

**MINUTES OF THE REGULAR MEETING  
OF THE AMES CITY COUNCIL**

**AMES, IOWA**

**JANUARY 8, 2008**

The regular meeting of the Ames City Council was called to order by Mayor Campbell at 7:00 p.m. on January 8, 2008, in the City Council Chambers in City Hall, 515 Clark Avenue. Present from the Ames City Council were Doll, Goodman, Larson, Mahayni, Popken, and Rice. *Ex officio* Member Luttrell was also present.

Mayor Campbell announced that Item No. 6, which was a request for a new Class C Liquor License for Sgt. Pepper's, 116 Welch Avenue, had been pulled by the applicant. Also, Item No. 26, the SCADA System Upgrade for Electric Services, had been pulled by staff.

**CONSENT AGENDA:** Moved by Popken, seconded by Goodman, to approve the following items on the Consent Agenda:

1. Motion approving payment of claims
2. Motion approving minutes of regular meeting of December 18, 2007
3. Motion approving certification of civil service applicants
4. Motion accepting Report of Contract Change Orders for December 1-15, 2007, and for December 16-31, 2007
5. Motion approving renewal of the following beer permits/liquor licenses:
  - a. Class B Liquor - Quality Inn & Suites Starlite Village Conference Center, 2601 E. 13<sup>th</sup> Street
  - b. Class C Liquor & Outdoor Service Privilege - Mangostino's, 604 E. Lincoln Way
  - c. Class B Beer - Pizza Pit, 207½ Welch Avenue
  - d. Class C Beer - Casey's General Store #2560, 3020 S. Duff Avenue
6. RESOLUTION NO. 08-001 approving and adopting Supplement No. 2008-1 to Ames Municipal Code
7. RESOLUTION NO. 08-002 approving Comprehensive Annual Financial Report for FY ended June 30, 2007
8. Motion approving awning/sign encroachment for Main Street Cultural District office at 312-314 Main Street
9. RESOLUTION NO. 08-003 approving Commission On the Arts (COTA) Spring 2008 Mini-Grant Contracts
10. RESOLUTION NO. 08-004 approving cash rent lease with Kaltenheuser Farms, Inc., for Airport farm land
11. RESOLUTION NO. 08-005 approving CEBA funding agreement between the City, Phasient Learning Technologies, and IDED and authorizing City Manager to enter into a Revolving Loan Fund Agreement
12. RESOLUTION NO. 08-006 awarding contract to Burns & McDonnell for engineering services for nitrogen oxide reduction at Power Plant
13. RESOLUTION NO. 08-007 awarding contract to Omicron Electronics Corp., USA, of Houston, Texas, in the amount of \$55,400 plus applicable sales taxes for purchase of Universal Relay Test Set for Electric Services
14. RESOLUTION NO. 08-008 approving change order to Engineering Services Contract for South Duff Avenue Improvement Project in an amount not to exceed \$13,500
15. RESOLUTION NO. 08-009 approving preliminary plans and specifications for Grand Avenue Extension– Underground Line Relocation; setting January 30, 2008, as bid due date and February

12, 2008, as date of public hearing

16. RESOLUTION NO. 08-010 approving preliminary plans and specifications for Power Plant Coal Handling Fire Protection; setting February 13, 2008, as bid due date and February 26, 2008, as date of public hearing
  17. RESOLUTION NO. 08-011 approving partial completion of public improvements and reducing security for Estates of Natures Crossing Subdivision
  18. RESOLUTION NO. 08-012 accepting completion of Water Supply Wells Nos. 25, 26, and 27 (Divisions 1 & 1A–Wells)
- Roll Call Vote: 6-0. Resolutions declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

**PUBLIC FORUM:** Erv Klaas, 1405 Grand Avenue, Ames, spoke in reference to the ice storm that occurred in Ames between December 9 -12, 2007. At that time, Mr. Klaas was out of town, and upon his return, there were nine to ten inches of solid ice on his sidewalks and driveway. Over a three-day period, Mr. Klaas was able to clear only his driveway and received a notice from the City that he had 24 hours to get the sidewalks cleared. He called City Administration to ask for a little more time due to the thickness of the ice and was informed that no municipal infractions would be issued until the weather warmed enough to help melt the ice. Mr. Klaas thanked the City for its patience. He also publicly thanked Nathan Meyer, a young man who stopped to help him chop ice.

Charles Fisher, 223 Lynn Avenue, Ames, and Chelsy Kemmett, 208 Ash Avenue, spoke, representing the Iowa State University Dance Marathon, which will be held on January 26, 2008. Mr. Fisher explained that dancers stand for 15 straight hours to raise money for the Children’s Miracle Network and the University of Iowa Children’s Hospital. Additional ways to participate in this event and/or raise funds were also explained by Ms. Kemmett.

Joe Rippetoe, 419 Pearson Avenue, Ames, said that Wolford Development is in default of a key agreement with the City of Ames. He reminded the City Council members that the City Attorney had recommended that they take some action, but to date, the Council had failed to do so. He read announcements of store closings and decreases in sales experienced by many retailers. Mr. Rippetoe expressed his opinion that the City Council interfered with the market when it approved Wolford Development’s plans and again stated that “the Wolford project is not going to work.”

**PRESENTATION OF SUMMARY OF NADC WASTE DISPOSAL EVALUATION:** Director of Water and Pollution Control (WPC) John Dunn introduced Dr. Zuelke, the Director of the Animal Disease Lab. Mr. Dunn stated that, in Fall 2006, after a complaint was filed, the National Animal Disease Center (NADC) and the City jointly convened a Scientific Review Panel to assess practices used at NADC to treat liquid waste generated from facilities where prion disease research is conducted. The Panel was to identify acceptable prion decontamination methods, assess concerns raised about NADC’s methods, determine the risk posed to humans from possible environmental prion contamination, and provide scientifically sound approach for corrective action, if needed. On November 21, 2007, the Panel provided its findings and recommendations to representatives of NADC and the City. In summary: (1) The current process effectively inactivates infective material in the liquid steam to below what can currently be detected. (2) The current and past methods of treating the waste water at the NADC sufficiently inactivate the

potentially prion-contaminated waste from the research laboratories and animal-holding facilities. (3) The procedures in place also make the risk of exposure to prion-associated material, and subsequent human or animal disease, extremely unlikely. Mr. Dunn also advised that the Panel offered a number of recommendations, upon which the NADC has already acted.

Dr. Zuelke explained that one of the recommendations was that a formal reporting and audit system be developed between the City and NADC. Under that arrangement, NADC will certify the integrity of the isolation of the NADC discharges of water from exposed sites from direct discharge to the Ames sanitary sewer. Staff from NADC and the City concurred that the most appropriate format would be to include additional audit items to the bi-annual Industrial Inspection checklist. Dr. Zuelke stated that the process helped the Center to develop a more transparent audit process and to work more closely with the City of Ames. He emphasized the Center's commitment to the Ames community.

**REPAIRS TO PUMPS FOR PROCESSING WASTEWATER:** WPC Director John Dunn explained that three pumps at the Plant had failed. Two of the pumps are raw water pumps, and one is used to direct water to the primary clarifiers or the trickling filters. He advised that, in total, there are 14 pumps and all are needed to maintain operations during high-flow periods, so repair work is necessary before spring rains begin. No local firms were asked to provide a quote for repair work on the pumps due to their large size and because Fairbanks Morse has a proprietary pump design. The only authorized Fairbanks Morse distributor in this area is Zimmer & Francescon of Moline, Illinois.

Mr. Dunn further stated that a verbal quote was received before the pumps were shipped to the Fairbanks Morse repair facility in Kansas City, Kansas, and it was thought that the cost would be approximately \$10,000. However, upon inspection, it was determined that the pumps needed significantly more work than originally anticipated, and because of the change in the scope of the work being requested, Zimmer & Francescon recused itself from the repair process. Staff then submitted a formal Request for Proposals directly to Fairbanks Morse. The proposal received from Fairbanks Morse took exception to a number of the City's terms and conditions and substituted its own language. Staff discussed the proposed terms with Fairbanks Morse and was able to obtain concessions on a number of the more problematic terms and conditions, however, the contractor was unwilling to alter its Title and Lien Rights language.

City Attorney Doug Marek advised that accepting the manufacturer's standard Title and Lien Rights language does present some degree of risk to the City. He explained two provisions that Fairbanks Morse was not willing to relinquish in the terms of the contract. The company is highly specialized, and City staff understands its reasoning.

Mr. Dunn said that the City has had an ongoing good working relationship with Fairbanks Morse for the past 15 years. He explained that not proceeding with the necessary pump repairs comes with much more certain risks for the City. With the pumps inoperable, the hydraulic capacity of the WPC Plant is reduced substantially.

Per Mr. Dunn, the total repair costs for three pumps exceeds \$50,000, and under the City's Purchasing Policies, that would normally require formal bids. Because of the specialized nature

of the repair work and the lack of additional firms in the region able to complete the work, staff requested that the bidding requirements be waived and a single source be allowed for this project. Funding for the unbudgeted repairs is available from the WPC Plant Equipment CIP, using funds originally allocated for the digester boiler project. That project is on hold as staff evaluates the effectiveness of modified maintenance procedures that might make the boiler unnecessary.

Moved by Goodman, seconded by Mahayni, to adopt RESOLUTION NO. 08-013 waiving Purchasing Policies and awarding a contract to Fairbanks Morse Pump Services Group of Kansas City, Kansas, in the amount of \$74,697 for repairs to three pumps for processing wastewater at Water Pollution control Plant and authorizing budget amendment.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

**HEARING ON TEXT AMENDMENT TO OFFICIAL FLOOD PLAIN ZONING MAP**

**ORDINANCE:** Building Official David Brown explained that there are no substantive changes to the Official Flood Plain Map; it merely formalizes the combination of the City's and the County's flood maps into one document. Mr. Brown said that FEMA has imposed a mandatory date of February 20, 2008, for adoption of the Map as a condition for Ames' continued participation in and coverage under the National Flood Insurance Program. However, FEMA requires all changes to be entered into its database 30 days prior to that date; if not, the community's name will be included in the Federal Register Notice listing communities that have not adopted the new map. Mr. Brown requested suspension of the rules for adoption of an ordinance so Ames would not be in violation.

Council Member Doll asked if the maps had been reviewed since 1993 when major flooding had occurred. He pointed out that there had been substantial build-up of some properties in the flood plain. Assistant City Attorney Bob Kindred advised that the City is in the process of upgrading its GIS tools available for the prediction of flooding, and the maps will be reviewed as part of that process.

Moved by Mahayni, seconded by Popken, to pass on first reading a text amendment to the Official Flood Plain Zoning Map Ordinance.

Roll Call Vote: 6-0. Motion declared carried unanimously.

Moved by Mahayni, seconded by Larson, to suspend the rules necessary for the adoption of an ordinance.

Roll Call Vote: 6-0. Motion declared carried unanimously.

Moved by Goodman, seconded by Popken, to pass on second and third readings and adopt a revised Official Flood Plain Zoning Map ORDINANCE NO. 3938.

Roll Call Vote: 6-0. Ordinance declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

**UPDATE ON RFP CONCEPT TO IMPLEMENT WI-FI HOT SPOTS:** Finance Director Duane Pitcher and Information Services Manager Stan Davis were present. Mr. Pitcher recalled that, based on the results of the study performed by Columbia Telecommunications Corporation, it was

recommended that the City Council not pursue the implementation of a City-wide Wi-Fi system, but instead, implement a series of Wi-Fi hot spots. Mr. Pitcher said that, because City-owned network infrastructure is already in place or planned in City Hall, the Ice Arena, Community Center, Municipal Pool, and the new Aquatic Center, it would be best for the City to own and operate Wi-Fi access points in those locations. That option has an estimated \$70,635 capital cost and \$44,245 annual operating expense.

Mr. Pitcher further explained that, for the other proposed hot spot locations, the City does not have infrastructure in place; therefore, Wi-Fi service at those locations may be more economically and efficiently provided by a private sector business with infrastructure in the area. To evaluate implementation of Wi-Fi in hot spot locations, City staff is proposing to issue an RFP. The City will then compare the proposals with the consultant's cost estimates.

Council Member Goodman wanted to make sure that the City would involve ICS and other local ISPs in the RFP process. City Manager Schainker said discussions should be held with them regarding development of the RFP, not just to bid, but to get suggestions on the RFP before it is sent out. Council Member Larson suggested that the RFP be more broad in nature so as to glean ideas as to the best method to provide Wi-Fi service from those submitting a proposal.

Council Member Popken suggested that Bandshell Park be evaluated as a future location for a Wi-Fi hot spot. Council Member Larson concurred, stating that additional locations that were high on the Citizens' Satisfaction Survey should be included to get pricing. Mr. Pitcher said that the RFP would be structured with deducts.

Moved by Popken, seconded by Goodman, to adopt RESOLUTION NO. 08-014 authorizing City staff to implement City Hall, Ice Arena, Community Center, Municipal Pool, and the Aquatic Center Wi-Fi hot spots.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

Council Member Larson suggested that those submitting a proposal be required to bid on the core project, but add alternates for the additional seven locations that were listed as having a high priority based on potential use.

Moved by Popken, seconded by Rice, to direct City staff to issue a Request for Proposals for hot spot services at Tom Evans Plaza, Brookside Park, Campus Town Court, and the Hunziker Youth Sports Complex and add alternates for the additional seven locations: Country Gables Park, Ada Hayden Park, Bandshell Park, Emma McCarthy Lee Park, Moore Memorial Park, Daley Park and greenbelt, and Inis Grove Park.

Council Member Doll suggested that the RFP include only the four pilot project sites (Tom Evans Plaza, Brookside Park, Campus Town Court, and the Hunziker Youth Sports Complex) first to ascertain the feasibility of the project.

Council Member Mahayni asked if there was any lineal relationship among the proposed sites. Mr. Pitcher said that he thought that would be answered through the RFP process.

Vote on Motion: 6-0. Motion declared carried unanimously.

**REPORT ON RECOMMENDATIONS ON BOARDS AND COMMISSIONS APPOINTMENTS:**

City Attorney Marek introduced Amanda Laird, a recent law school graduate and prosecutor intern in the Legal Department, who helped compile information for this report. Mr. Marek reminded the City Council that it had requested an analysis and recommendations for changes in the terms of appointments for members of City boards and commissions. Differences in lengths of terms and eligibility for reappointments have caused confusion, and in some situations, difficulty in identifying qualified and interested residents to fill vacancies. Additionally, inconsistencies in ordinance language concerning the role of the Council in finalizing the appointments of the Mayor have led to uncertainty about what standard should be applied to Council review.

Mr. Marek reviewed the term and limitations for each City board or commission in two categories: (A) those that are established by Iowa Code or by resolution and cannot be changed by ordinance, and (B) those that are established by ordinance and can only be modified by amendments to the Municipal Code. Three factors were considered: term lengths, eligibility for reappointment, and what role the City Council members play in affirming the appointments made by the Mayor. He pointed out that the International Partner Cities group is a non-profit corporation set up with the cooperation of the City, but the Council does not have authority to change it by ordinance or resolution. Mr. Marek also stated that any changes to the Library Board of Trustees would need to be decided by voters at a Regular City Election. He noted that the Library Board of Trustees is considering some revisions to the appointment provisions as well as to the Board's charge. It is likely that a recommendation will come from the Trustees to the City Council, and at that time, the Council will have the option to direct that it be placed on the ballot for the next election. Not included on the list was the Student Affairs Commission, for which ordinance changes pertaining to the appointment provisions were recently approved.

It was said by Mr. Marek that there had been some difficulty in identifying qualified interested persons to serve on some of the boards/commissions that were established by ordinance. In some cases, the longer terms have discouraged people from becoming involved. There has also been confusion over the reappointment process when the person is filling an unexpired term. A general recommendation for the boards/commissions established by ordinance is that the terms will be three years with eligibility for reappointment up to two full consecutive terms. If a person is filling an unexpired term, he or she will finish that term and be eligible for serving an additional two full consecutive terms. It is also being recommended that the term for the Historic Preservation Commission be changed to three years with a term limit of two full consecutive terms. Mr. Marek noted that the Historic Preservation Commission had requested that there be no limit on reappointments.

The Council was told that a specific recommendation for a change to the EUORAB was requested by Electric Services Director Donald Kom. The suggestion was to not only require its members to be residents of Ames, but also to be customers of the Ames Municipal Electric since that Board will be making recommendations on rates.

Mr. Marek also alluded to the difficulty expressed by staff in filling positions that have certain restrictions, such as the Human Relations Commission hearing officers. He explained that for the

Human Relations Commission, there are three designations: Commission, Hearing Officers, and Investigative and Conciliation Officers. The current ordinance contains a requirement that there be seven Conciliation Officers; however, staff has stated that they have great difficulty locating seven qualified and interested people to fill those positions. Therefore, it is being recommended that the ordinance state “up to seven.”

The Council was informed by Mr. Marek that he had not taken his recommendations before each board or commission. There may also be policy issues that the Legal Department was not made aware of before making the recommendations.

Council Member Popken advised that a number of his constituents questioned whether a certain number of the persons appointed to the Historic Preservation Commission should be required to live in the Historic District. City Attorney Marek said there is a bit of a danger in getting too specific in the appointment restrictions.

Discussion ensued about one-year terms, initially designed to encourage students to apply for those positions. City Attorney Marek advised that he had heard from staff, specifically regarding the Parks & Recreation Commission, that the persons applying for one-year terms had not been students. Mayor Campbell explained that oftentimes students do not apply, and those positions are filled by persons who would be interested in serving more than one year, but currently are restricted by term limits. Council Member Goodman asked if it were possible for the one-year terms to not be viewed as a full term. Mr. Marek advised that it would be possible to state that a one-year term is not a full term.

Moved by Popken, seconded by Doll, to direct the City Attorney to draft ordinances for review that would include the changes recommended by the City Attorney as well as: (a) Human Relations Commission would include appointment of “up to seven” Investigative and Conciliation Officers, (b) language that states one-year terms do not constitute a full term, and © EUORAB members will not only be Ames residents, but also be customers of the Ames Municipal Electric.

Council Member Goodman asked if City Attorney Marek will meet with the Boards on the proposed changes. He indicated that he will communicate with staff, who will then take the recommendations to the board/commission meeting or will send them out for review. Mr. Goodman noted that the Historic Preservation Commission had requested that there be no term limits. He pointed out that the Council was recommending that the terms be for three years with a limit of two full consecutive terms, but he would be interested in hearing from that Commission if it was very passionate about its request.

Vote on Motion: 6-0. Motion declared carried unanimously.

**“GREEN MACHINE:”** Public Works Director John Joiner advised that, at a joint meeting between the City Council and the Government of the Student Body (GSB), it was requested that the City work to improve the cleanliness of the Campustown Business District. Several approaches to satisfy that objective have been adopted:

1. Additional trash receptacles were added, and the pick-up schedule was adjusted.
2. Persons ordered by the court system to perform community service are assigned to “litter patrol” in the Campustown business area.
3. Public Works will contract with a private company to power wash the sidewalks along Welch Avenue and the north side of Lincoln Way in early Spring 2008.

Mr. Joiner explained that the three initiatives undertaken are working very well and are extremely cost-effective. The cost of the cleaning machine would cost \$27,960.80. Approving its purchase will cost the City \$42,294 (\$5,000 for part-time labor; \$9,333 for depreciation; and, \$27,961 for purchase of the sweeper).

Council Member Larson said that he has heard from Campustown business owners that those initiatives have made a vast improvement in the cleanliness of the sidewalks. He asked to know the costs to the City associated with the initiatives. Director Joiner advised that the trash receptacles cost approximately \$10,000 and the only recurring cost is for trash bags. There is no cost for the community service workers. Power washing the sidewalks will cost approximately \$1,500.

Council Member Goodman pointed out that the benefit of the proposed machine will depend on the days that it will be operated. He also said that the machine would be best used on the Campustown streets with unique topography.

Council Member Rice pointed out that the machine would be used in areas other than in Campustown.

Council Member Larson said that he feels owners should be responsible for trash that they generate or that accumulates on their own property. He likened it to the requirement for property owners to remove snow from sidewalks. Mr. Larson would prefer to see an ordinance that requires cleanliness instead of creating a situation where citizens start to believe that it is the City’s job to pick up trash on or in front of their properties. For that reason, he will not support the purchase of the sidewalk sweeper.

Moved by Rice, seconded by Mahayni, to adopt RESOLUTION NO. 08-015 approving the purchase of a 2008 Green Machine and Big Tex trailer from Trans-Iowa of Ankeny, Iowa, in the amount of \$27,960.80.

Roll Call Vote: 5-1. Voting aye: Doll, Goodman, Mahayni, Rice, Popken. Voting nay: Larson. Resolution declared adopted, signed by the Mayor, and hereby made a portion of these minutes.

**POWER PLANT SCADA SYSTEM UPGRADE:** This item was pulled from the Agenda by staff.

**BOILER AND COOLING TOWER TREATMENT SERVICES:** Electric Services Director Don Kom recalled that the City Council awarded a contract to GE Water & Process Technologies of Omaha, Nebraska, on October 23, 2007, for chemical treatment services and supplies for the Power Plant. However, GE refused to sign the contract, citing objections to the contract language in the areas of insurance and liability.

Mr. Marek stated that there were two major issues: (1) worker's compensation coverage and (2) liability for bad chemicals. GE made a major concession on the first issue and was satisfied with the City's language. On the second issue, GE wanted a limitation on regular liability, but that limitation would not apply to any damages, including the cost incurred by the City to purchase power, to the extent that such damages arose from the gross negligence of the provider. Both the City Attorney and Risk Manager have reviewed the language and have approved it.

Discussion ensued about allowing exceptions after the bid documents are received. Council Member Larson said that he felt that was unfair to bidders.

Moved by Mahayni, seconded by Rice, to adopt RESOLUTION NO. 08-016 awarding a contract to GE Water & Process Technologies of Omaha, Nebraska, in the amount of \$184,256.34 for Boiler and Cooling Tower Treatment Services from November 1, 2007, through June 30, 2008. Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

**WATERSHED IMPROVEMENT REVIEW BOARD (WIRB) GRANT AGREEMENT:** Municipal Engineer Tracy Warner advised that the Public Works Department, in partnership with Iowa State University (ISU) Landscape Architecture scientists, has been awarded a grant in the amount of \$304,335 from the WIRB for improvements to College Creek. The goal of this project is to reduce sediment delivery specifically from unstable streambanks and degrading stream channels on the Creek.

Mimi Wagner, representing ISU, showed a map depicting the location of College Creek. She said that the main area of focus along College Creek will be from the west corporate limits to South Dakota Avenue. Ms. Wagner presented data on channel stability and explained the improvements that will be made to stream bank stability. Stream edge plantings will also be added to enhance 90 acres near the stream. She showed slides of problem areas around College Creek. Ms Wagner said that the intent of the grant is to reduce flow into storm drain systems and over stream banks; that will be accomplished through rain gardens. Those will be built on private property with the consent of the owners. This project will allow much work to be done by volunteers, particularly school students, to help with plantings.

Moved by Goodman, seconded by Doll, to adopt RESOLUTION NO. 08-017 approving the Agreement with WIRB.  
Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

Moved by Mahayni, seconded by Goodman, to approve the request for partial allocation of funds from WIRB.  
Vote on Motion: 6-0. Motion declared carried unanimously.

**ORDINANCE REGULATING PARKING ON SOUTH 5<sup>TH</sup> AND SOUTHEAST 5<sup>TH</sup> STREETS:**  
Moved by Mahayni, seconded by Doll, to pass on third reading and adopt ORDINANCE NO. 3937 regulating parking on South 5<sup>th</sup> and Southeast 5<sup>th</sup> Streets.

Roll Call Vote: 6-0. Ordinance declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

**COMMENTS AND FUTURE AGENDA ITEMS:** Moved by Rice, seconded by Goodman, to refer to staff the request from Main Street Cultural District regarding Downtown Dollar Days.  
Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Rice, seconded by Mahayni, to refer to staff the request from Chuck Winkleblack, on behalf of the owners of property located at 2228-229th Place, for waiver of subdivision requirements.  
Vote on Motion: 6-0. Motion declared carried unanimously.

Council Member Rice asked that an update on the Wolford Development Agreement be given. City Attorney Marek indicated that City staff has a meeting scheduled with Mr. Wolford's staff for later this week.

*Ex officio* Member Luttrell recalled that she had asked for an update on Campustown economic development. She would like to see some discussion or progress before her term is up in May 2008. It was noted that she had originally asked for a joint meeting with the Ames Economic Development Commission, but it was decided that Council minutes would be reviewed to see if there had been any discussion on ideas for economic development in Campustown. City Manager Schainker advised that he would check into it.

Referencing the newly formed Inclusive Community Task Force, Ms. Luttrell said that it had been brought to her attention that no students were included. It was her feeling that to be an "inclusive" task force, students should be included; they constitute 26,000 of the City's population. Mayor Campbell said that she took responsibility for that. She said that Ms. Luttrell pointed out a very valid issue. It had been determined to create a core task force that would then subdivide into specific areas. Its first meeting will be January 10. She will pass on Ms. Luttrell's concern to the co-chairs of the Task force.

**ADJOURNMENT:** Moved by Doll, seconded by Goodman, to adjourn the meeting at 9:05 p.m.

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Diane R. Voss, City Clerk

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Ann H. Campbell, Mayor