

## AGENDA

NEWTON CITY COUNCIL  
City Hall  
101 West 4<sup>th</sup> Street South

SPECIAL MEETING  
October 13, 2008  
12:00 p.m.

AMERICANS WITH  
DISABILITIES ACT  
COMPLIANCE

*IS THERE ANYONE PRESENT WHO MAY REQUIRE SPECIAL ASSISTANCE IN BEING ABLE TO PARTICIPATE IN THIS PUBLIC MEETING?*

CALL TO ORDER

Roll Call

RESOLUTIONS

**1. Resolution Approving Submission Of An Application For A Physical Infrastructure Assistance Program (PIAP) Forgivable Loan From The Iowa Department Of Economic Development (Council Report 08-146)**

- The State of Iowa is working with TPI, which is considering an expansion of its new wind blade facility in Newton. The company would provide at least 300 additional jobs, which would have a strong positive impact on the local economy. In order to facilitate this expansion, the State is putting together an incentive package. One component of that package is proposed to be a \$1,000,000 forgivable loan from the Physical Infrastructure Assistance Program (PIAP)). This program requires the City of Newton to officially endorse the application.

**2. Resolution Authorizing Petition Of Waiver For A Physical Infrastructure Assistance Program Funding Application Before The Iowa Department Of Economic Development (Council Report 08-147)**

- The Iowa Values Fund requires that incentivized jobs meet an average wage of 130% of the current County average. The current state numbers, due to a built-in lag time, still reflect some Maytag wages. A waiver is proposed to remove the Maytag wages from that calculation, since these jobs are no longer in existence and use the resulting wage rate to calculate future eligibility for incentives. The request for a waiver from State rules essentially accelerates the time frame of removing the current Maytag wages from the County averages.
- The waiver request is important for an immediate prospect. TPI is proposing to expand its manufacturing facility in Newton, and would employ an additional 300 people on top of the 500 to which it has already committed. The waiver would allow these jobs to have an average and median wage of at least \$13.95. With benefits [health, dental, life, 401(k)], the effective wage would be \$18.05.

CLOSED SESSION

**3. To Discuss Strategy with Counsel in Matters that Are Presently in Litigation or Where Litigation is Imminent Where its Disclosure Would be Likely to Prejudice or Disadvantage the Position of the Governmental Body in that Litigation, Which Discussions are Exempt from the Open Meetings Law Pursuant to the Provision of Section 21.5(1)(c), Code of Iowa 2008**

RETURN TO OPEN SESSION

4.

RESOLUTION

**5. Resolution Approving Modification To Maytag Demolition Project Phase 3 (Council Report 08-148)**

- Change Order #11 \$40,550 This includes reconstruction of the north wall of Building #36. This wall has been deemed not structurally sound and needs to be replaced.
- Change Order #12 \$70,480 This includes additional labor to demolish the upper portion of Building #19 as asbestos containing material. The DNR has ruled that this area must be disposed of as asbestos containing even though Phase 1 contractor abated this area to the best of his ability. A \$25,000 allowance is included in this amount in case there is damage to nearby EIFS but will only be used if necessary.

- Change Order #13 \$5,957 This includes additional work to abate asbestos along Building #13/#36. This work was not included in the Phase 1 contract.
- Change Order #14 \$73,905 This includes expenses related to the disposal of the asbestos containing materials at Building #13 and #19 on a per ton basis. It is estimated that this will entail removal of 650 tons of debris, but the project will be charged based on actual tonnage only with a not to exceed amount of 650 tons.

**ADJOURN**