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COMMUNITY DEVELOPMENT

Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement

MEMORANDUM

To: Mayor and City Council Members
Cc: Gregg Mandsager, City Administrator
From: Steven Boka, Director of Community Development
Date: December 12, 2011
Re: Airport – Agricultural Lease Extension – Public Hearing

INTRODUCTION: The City owns and operates the Muscatine Municipal Airport on approximately 642 acres of real estate. Of that amount, 356 acres is either used directly for airport related activities and cannot be used for any other purpose. The remaining 286 acres is located within the airport fence and has been acquired to prevent construction within a variety of aircraft approach zones. The remaining 286 acres may be utilized for agricultural use.

BACKGROUND: Over the last 20+ years, the city has leased a portion of the airport property for agricultural use. The current lease holder, Bartenhagen Farms, has continued to farm the property by mutual agreement for the last few years. After determining their continued interest in farming the airport property, staff negotiated a proposed extension of the existing lease, new lease rate, consideration of the property that has been removed from agricultural use, property being utilized for the growth of non-cash crops, etc.

RECOMMENDATION/RATIONALE: The city has been pleased with the performance of the Bartenhagen family, their understanding of airport use regulations, security requirements, and construction activities that have disrupted their operations. Since the lease extension involves a duration of more than two years, the Code of Iowa requires a public hearing prior to executing the lease extension. It is therefore recommended that the City Council set a public hearing for January 5, 2012 and publish the attached Notice of Public Hearing in the Muscatine Journal as required.

BACKUP INFORMATION:

1. Resolution Setting the Public Hearing
2. Public Notice of the Hearing

RESOLUTION NO. _____

**A RESOLUTION SETTING THE TIME AND DATE OF A PUBLIC
HEARING TO EXTEND THE TERM OF AN AGRICULTURAL LEASE IN
THE CITY OF MUSCATINE, IOWA**

WHEREAS, the City of Muscatine leases agricultural land located at the Muscatine municipal Airport to the Bartenhagen family; and

WHEREAS, the existing lease, extended by mutual agreement, is proposed to be extended until December 31, 2022, with a provision for an annual review; and

WHEREAS, a public hearing is required on said extension;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF MUSCATINE, IOWA, that a public hearing be scheduled for January 5, 2012 at 7:00 P.M. in the City Hall Council Chambers.

PASSED, APPROVED AND ADOPTED this 15th day of December, 2011.

BY THE CITY COUNCIL OF THE CITY OF
MUSCATINE, IOWA

ATTEST: _____

Richard W. O'Brien, Mayor

Gregg Mandsager, City Clerk

PUBLIC NOTICE

Public notice is hereby given the City Council of the City of Muscatine, Iowa will conduct a public hearing relating to the lease of approximately 260 acres of agricultural land located at the Muscatine Municipal Airport. The intent is to extend the term of the lease agreement until December 3, 2022.

The public hearing will be held in the City Hall Council Chambers on January 5, 2012 at 7:00 P.M. The public is invited to attend and comment at that time.

Gregg Mandsager, City Clerk