

CITY OF WEST DES MOINES

COUNCIL AGENDA

date: August 7, 2017

time: 5:30 P.M.

MAYOR	STEVEN K. GAER	CITY MANAGER.....	TOM HADDEN
COUNCILMEMBER AT LARGE	RICK MESSERSCHMIDT	CITY ATTORNEY.....	RICHARD SCIESZINSKI
COUNCILMEMBER AT LARGE	JIM SANDAGER	CITY CLERK.....	RYAN JACOBSON
COUNCILMEMBER 1 ST WARD	KEVIN L. TREVILLYAN		
COUNCILMEMBER 2 ND WARD	JOHN MICKELSON		
COUNCILMEMBER 3 RD WARD.....	RUSS TRIMBLE		

1. Call to Order/Pledge of Allegiance/Roll Call/Approval of Agenda

2. Citizen Forum (Pursuant to City Council Procedural Rules citizen remarks are limited to five minutes under this agenda category - if additional time is desired the Mayor/Council may allow continuation as part of the Other Matters portion of the agenda)

3. Mayor/Council/Manager Report/Other Entities Update

4. Consent Agenda

- a. Motion - Approval of Minutes of July 24, 2017 Meeting
- b. Motion - Approval of Bill Lists
- c. Motion - Approval of Liquor Licenses:
 - 1. Casey's Marketing Company, d/b/a Casey's General Store #2150, 2125 Grand Avenue - Class BC Beer Permit with Sunday Sales - Renewal
 - 2. Chipotle Mexican Grill of Colorado d/b/a Chipotle Mexican Grill, 490 South 68th Street, Suite 110 - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
 - 3. Fox Brewing, LLC d/b/a Fox Brewing, 103 South 11th Street - Class B Beer Permit with Sunday Sales, Brew Pub, High Proof Brew Pub, and Outdoor Service Privileges - Renewal
 - 4. Hy-Vee, Inc. d/b/a Hy-Vee Meeting Room, 1725 Jordan Creek Parkway - Transfer Location Temporarily to 1236 Jordan Creek Parkway (SpringHill Suites) - August 23-24, 2017
 - 5. Taste of the Junction, Inc., d/b/a Taste of the Junction - Five-Day Class B Beer Permit with Outdoor Service for Street Party Event in the 400 Block of Railroad Place, September 2, 2017
 - 6. Moreno's Corporation d/b/a Tequila Limon y Sal Mexican Restaurant, 5014 EP True Parkway - Class LC Liquor License with Sunday Sales - Renewal

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7. Trader Joe's East, Inc. d/b/a Trader Joe's #721, 6305 Mills Civic Parkway - Class BC Beer Permit with Carryout Wine and Sunday Sales - Renewal
8. Stu's Petroleum, d/b/a Valley West Corner Store, 1400 Valley West Drive - Class BC Beer Permit with Carryout Wine and Sunday Sales - Renewal
- d. Motion - Approval of Special Event Lane Closure - 58th Street Block Party, August 12, 2017
- e. Motion - Approval of Contract - Aggregate for Unimproved Roads
- f. Motion - Approval of Contract Amendment - Custodial Services at City Hall
- g. Resolution - Approval of 28E Agreement - Public Works Mutual Assistance
- h. Resolution - Order Construction - Coachlight Drive (South Jordan Creek Parkway to South 81st Street) and South 77th Street (Coachlight Drive to Mills Civic Parkway)
- i. Resolution - Approval of Agreement with the Department of the Army - Walnut Creek Outfall Storm Sewer
- j. Resolution - Approval of Professional Services Agreements:
 1. Jordan Creek Pedestrian Underpasses Review
 2. EP True Parkway Widening - Jordan Creek Parkway to 81st Street
 3. Intersection Improvements - Intersection of Mills Civic Parkway and South Jordan Creek Parkway and Intersection of Coachlight Drive and South Jordan Creek Parkway
 4. Intersection Improvements - Intersection of South 51st Street and Mills Civic Parkway and Intersection of the Jordan Creek Town Center south entrance and Mills Civic Parkway
 5. South Grand Prairie Parkway - Stagecoach Drive to Mills Civic Parkway
 6. Valley West Drive and Westtown Parkway Sewer Improvements
 7. EP True Parkway Culvert along Fairmeadows Creek
 8. Nature Lodge - Lakeview Room Lighting
 9. Badger Creek Watershed Study
 10. Ashworth Road Reconstruction - I-80 Bridge to 98th Street
 11. South 33rd Street and Fuller Road Retaining Wall Improvements
- k. Resolution - Approval and Acceptance of Purchase Agreement and Conveyance of Property Interests - Walnut Creek Outfall Storm Sewer Improvements

5. Old Business

- a. Jordan Creek Business Park, Village View Drive between South 60th Street and South 64th Street - Specific Plan Amendment to Allow SIC 4225 "Self-Service Storage Facility - Interior Unit Access with no Outside Storage Yard" as a Permitted Use - Rueter & Zenor Company and Rueter Corporation (Continued from July 10, 2017)
 1. Motion - Continue to August 21, 2017

- b. Microsoft DSM09 (Osmium), generally located west of I-35 at the intersection of 110th Street and 10th Avenue in Madison and Warren County - Amend Zoning Map for Light Industrial for Construction of a Data Center - City Initiated
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

- c. Cedar Ridge Lots 3-8, north side of intersection of Mills Civic Parkway and South 91st Street - Consistency Zone approx. 9 acres from 'Unzoned' to Residential Estate - City Initiated
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

- d. Boston Property, 9975 Booneville Road - Designate Residential Medium Density Zoning on approx. 11.68 acres - Chayse Holding, LLC
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

- e. Phenix, northeast corner of 7th Street between Walnut Street and Locust Street - Amend the Planned Unit Development (PUD) to Remove Allowances for Development of Single Family Homes - City Initiated
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

- f. Villas on Ashworth, generally located at 8585 Ashworth Road - Amend Comprehensive Plan Land Use Map from Office to High Density Residential and Community Commercial and Designate Residential High Density Zoning and Community Commercial Zoning on approx. 36 acres - Fink Enterprises, LC (Continued from July 24, 2017)
 - 1. Motion - Continue to August 21, 2017

- g. Issuance of \$7,650,000 General Obligation Bonds, Series 2017A - City Initiated
 - 1. Resolution - Appoint Paying Agent, Registrar, and Transfer Agent
 - 2. Resolution - Authorizing the Issuance, Levying a Tax to Pay Said Bonds, and Approval of Tax Exemption Certificate and Continuing Disclosure Certificate

- h. Issuance of \$4,665,000 General Obligation Urban Renewal Bonds, Series 2017B - City Initiated
 - 1. Resolution - Appoint Paying Agent, Registrar, and Transfer Agent
 - 2. Resolution - Authorizing the Issuance, Levying a Tax to Pay Said Bonds, and Approval of Tax Exemption Certificate and Continuing Disclosure Certificate

- i. Issuance of \$9,130,000 General Obligation Urban Renewal Bonds, Series 2017C - City Initiated
 - 1. Resolution - Appoint Paying Agent, Registrar, and Transfer Agent
 - 2. Resolution - Authorizing the Issuance, Levying a Tax to Pay Said Bonds, and Approval of Tax Exemption Certificate and Continuing Disclosure Certificate

- j. Issuance of \$25,555,000 General Obligation Urban Renewal Bonds, Series 2017D - City Initiated
 - 1. Resolution - Appoint Paying Agent, Registrar, and Transfer Agent
 - 2. Resolution - Authorizing the Issuance, Levying a Tax to Pay Said Bonds, and Approval of Tax Exemption Certificate and Continuing Disclosure Certificate

- k. Issuance of \$3,470,000 General Obligation Refunding Bonds, Series 2017E - City Initiated
 - 1. Resolution - Appoint Paying Agent, Registrar, and Transfer Agent
 - 2. Resolution - Authorizing the Issuance, Levying a Tax to Pay Said Bonds, and Approval of Tax Exemption Certificate, Continuing Disclosure Certificate, and Refunding Trust Agreement

- 6. Public Hearings (5:35 p.m.)**
 - a. Amend City Code - Title 9 (Zoning), Chapter 3 (General Zoning Provisions) and Chapter 6 (Commercial, Office and Industrial Zoning District) - Amend Regulations Pertaining to Single Family Residential Uses in Non-Single Family Residential Designated Areas - City Initiated
 - 1. Ordinance - Approval of First Reading

 - b. Agreement for Private Development - IMT Insurance (Continued from July 24, 2017)
 - 1. Resolution - Approval of Agreement

 - c. 39th Street Parking Lot - City Initiated
 - 1. Resolution - Approval of Plans and Specifications
 - 2. Motion - Receive and File Report of Bids
 - 3. Resolution - Award Contract

 - d. Raccoon River Park Portable Toilet Enclosures - City Initiated
 - 1. Resolution - Approval of Plans and Specifications
 - 2. Motion - Receive and File Report of Bids
 - 3. Resolution - Award Contract

7. New Business

- a. Fareway Plat 1, southwest corner of 81st Street and Mills Civic Parkway - Subdivide Property into One Lot for Commercial Development - Fareway Stores, Inc.
 - 1. Resolution - Approval of Preliminary Plat
- b. 3900 Westown Teller Canopy Removal, 3900 Westown Parkway - Approval of Demolition of an Existing Bank Canopy - Jerry's Homes, Inc.
 - 1. Resolution - Approval of Minor Modification

8. Receive, File and/or Refer

- a. Trailside, 5003 EP True Parkway - Establish a Planned Unit Development (PUD) to Define Uses and Development Standards for Reuse of the Previous Dahl's Building - Ridgway Properties, LLC (Refer to Plan and Zoning Commission)
- b. Jordan Creek Crossing I, north side of Coachlight Drive between South 64th Street and South 68th Street - Amend Specific Plan Ordinance to Allow SIC 7999 (Court Games) as a Permitted Use, Update the Specific Plan Map and Architectural Precedent Images - 68th Street Properties, LLC (Refer to Plan and Zoning Commission)
- c. Amend City Code - Title 9 (Zoning) - Update Definitions and Regulations Pertaining to Accessory Structures - City Initiated (Refer to Plan and Zoning Commission)

9. Other Matters

CITY COUNCIL WORKSHOP

(immediately follows Council meeting)

- 1. Referendum for Local Option Sales Tax in Dallas County
- 2. Other Matters

The City of West Des Moines is pleased to provide accommodations to disabled individuals or groups and encourages their participation in city government. Should special accommodations be required please contact the Clerk's office at least 48 hours in advance, at 222-3600 to have accommodations provided.