

# CITY OF WEST DES MOINES

## COUNCIL AGENDA

**date:** May 18, 2020

**time:** 5:30 P.M.

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MAYOR ..... STEVEN K. GAER  
COUNCILMEMBER AT LARGE ..... RENEE HARDMAN  
COUNCILMEMBER AT LARGE ..... MATTHEW MCKINNEY  
COUNCILMEMBER 1<sup>ST</sup> WARD ..... KEVIN L. TREVILLYAN  
COUNCILMEMBER 2<sup>ND</sup> WARD ..... GREG HUDSON  
COUNCILMEMBER 3<sup>RD</sup> WARD ..... RUSS TRIMBLE

CITY MANAGER.....TOM HADDEN  
CITY ATTORNEY.....RICHARD SCIESZINSKI  
CITY CLERK.....RYAN JACOBSON

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***Due to the State Public Health Emergency Declaration regarding COVID-19, this meeting will be conducted electronically pursuant to Iowa Code 21.8 and the Proclamation of Governor Kim Reynolds dated March 19, 2020. Members of the public wishing to participate in this meeting will only be able to do so telephonically, by calling: 515-207-8241, Enter Conference ID: 885 017 275#***

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 May 4, 2020 Meeting
  - b. Motion - Approval of Bill Lists
  - c. Motion - Approval of Liquor Licenses:
    1. Drury Development Corporation d/b/a Drury Inn & Suites, 5505 Mills Civic Parkway - Class LB Liquor License with Carryout Wine Privileges and Sunday Sales - Renewal
    2. VPC West Des Moines Pizza, LLC d/b/a Giordano's of West Des Moines, 120 Jordan Creek Parkway - Class LC Liquor License with Sunday Sales, Outdoor Service, and Catering Privileges - Renewal
    3. CTCC Rentals, LLC d/b/a Grand Junction Bar & Grill, 1970 Grand Avenue, #29 - Class LC Liquor License with Sunday Sales, Brew Pub, Outdoor Service, and Catering Privileges - Renewal
    4. Hy-Vee, Inc., d/b/a Hy-Vee Clubroom, 555 South 51<sup>st</sup> Street, Clubroom Area - Class BW Permit with Sunday Sales - Renewal
    5. Hy-Vee, Inc. d/b/a Hy-Vee Food Store #1, 1700 Valley West Drive - Class LE Liquor License with Carryout Wine, Carryout Beer and Sunday Sales - Renewal

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6. Kum & Go, LC d/b/a Kum & Go #8, 1293 8<sup>th</sup> Street - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  7. Kum & Go, LC d/b/a Kum & Go #50, 745 South 51<sup>st</sup> Street - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  8. Kum & Go, LC d/b/a Kum & Go #74, 141 South Jordan Creek Parkway - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  9. Kum & Go, LC d/b/a Kum & Go #2091, 5969 Ashworth Road - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  10. OTB Acquisition, LLC d/b/a On The Border, 140 South Jordan Creek Parkway - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
  11. RTI Holdings, LLC d/b/a R Taco, 9500 University Avenue, Suite 2109 - Class LC Liquor License with Sunday Sales and Outdoor Service Privileges - Renewal
  12. Vino 209, LLC d/b/a Vino 209, 209 5<sup>th</sup> Street - Class BW Permit with Carryout Wine, Sunday Sales, and Outdoor Service - Renewal
  13. Walgreen Co. d/b/a Walgreens #6623, 1660 22<sup>nd</sup> Street - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  14. Walgreen Co. d/b/a Walgreens #6677, 4900 Mills Civic Parkway - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  15. Walgreen Co. d/b/a Walgreens #6678, 1999 Grand Avenue - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  16. West Des Moines Hotel Associates, LLC d/b/a West Des Moines Marriott, 1250 Jordan Creek Parkway - Class LB Liquor License with Sunday Sales, Outdoor Service, and Catering Privileges - Renewal
- d. Motion - Approval of Extended Sound Permit - Glen Oaks Country Club, 1401 Glen Oaks Drive
- e. Motion - Approval of Appointments:  
1. Human Services Advisory Board  
2. Library Board of Trustees
- f. Motion - Approval of MidAmerican Energy RecPlex Lease and Hold Harmless Agreements - Des Moines University Osteopathic Medical Center
- g. Motion - Approval of Concessionaire Agreement - Raccoon River Park Boathouse
- h. Motion - Approval of Change Order #1 - Levee Trail Improvements
- i. Motion - Approval of Agreement Amendment - Sugar Creek Greenway Trail, Phase 1
- j. Motion - Approval of Amendment No. 1 to Professional Services Agreement - Valley Junction Business District Pavers and Sidewalk, Phase 1
- k. Motion - Approval of Professional Services Invoice - MidAmerican Energy RecPlex - Grading, Site Utilities and Site Improvements

- l. Motion - Approval of Cooperative Agreement with Iowa Department of Transportation - Ashworth Road Reconstruction, Phase 4
- m. Resolution - Approval of Interfund Transfers
- n. Resolution - Order Construction - Northeast Basin Storm Sewer Improvements, Connections to 4<sup>th</sup> Street and Ashworth Road
- o. Resolution - Approval of Extensions of Entitlement:
  - 1. Alameda Office Building, 6770 Vista Drive
  - 2. Waterbury Building, 7765 Office Plaza Drive North
  - 3. Willow Creek Villas
- p. Resolution - Initiate Development Agreement - Galloway Holdings, LLC
- q. Resolution - Establish Consultation Meeting and Public Hearing:
  - 1. Amendment #8 to Amended and Restated Mills Parkway Urban Renewal Area (Subdistrict 8)
  - 2. Ponderosa Urban Renewal Area
- r. Resolution - Approval and Acceptance of Offer to Purchase and Agreement for Future Public Safety Facility:
  - 1. M.A.K. Investments, Inc.
  - 2. Timothy and Maureen Hildreth Revocable Trust
- s. Proclamation - Public Works Week, May 17-23, 2020

**5. Old Business**

- a. Amendment to City Code - Title 4 (Health and Safety Regulations), Chapter 4 (Nuisances), Section 10 (Specified Crime Property; Declaration and Abatement) - Clarify the Process Regarding Disorderly and Nuisance Property Violations - City Initiated
  - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- b. Amendment to City Code - Title 4 (Health and Safety Regulations), Chapter 4 (Nuisances) - Add Section 11 (Disorderly and Nuisance Properties) to the City Code - City Initiated
  - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

**6. Public Hearings (5:35 p.m.)**

- a. Banks Landing, northwest corner of 88<sup>th</sup> Street and Booneville Road - Amend the Comprehensive Plan Land Use Map to Change approx. 12.47 acres of Neighborhood Commercial to Single Family and Medium Density Residential Land Use and Amend the Tallyn's Reach Planned Unit Development (PUD) to Change Parcel I from Neighborhood Commercial to Parcel J (Residential Single Family) and Parcel G (Medium Density Residential) and Establish Regulations to Accommodate Development of 52 Rowhouses and 21 Single Family Homes - Clark Family Investors
  - 1. Motion - Continue Public Hearing to June 1, 2020
- b. 2019-20 FY Operating and Capital Budget - Amendment #3 - City Initiated
  - 1. Resolution - Approval of Budget Amendment #3

**7. New Business**

- a. Grand Valley Plat 3, northeast corner of South 35<sup>th</sup> Street and Grand Avenue - Subdivide Property into 45 Single Family Lots, One Street Lot and One Outlot - Grand Valley, LLC
  - 1. Resolution - Approval and Release of Final Plat
- b. Allied Construction, 2825 SE 1<sup>st</sup> Street - Phased Site Plan to Allow Site Work and Installation of Utilities and Footing and Foundations - Allied Construction Services, Inc.
  - 1. Resolution - Approval of Phased Site Plan
- c. Spring Crest Townhomes, southwest corner of Westown Parkway and Sedona Drive - Phased Site Plan to Allow Grading and Installation of Private Utilities – Spring Crest Townhomes WDM, LLC
  - 1. Resolution - Approval of Phased Site Plan
- d. Brookview Elementary Classroom Additions, 8000 EP True Parkway – Approx. 6,900 sq. ft. of Classroom Additions and Modifications to Storm Water Detention Facilities - Waukee Community School District
  - 1. Resolution - Approval of Major Modification
- e. Convenience Store and Office Plat of Survey, northwest corner of Grand Avenue and Glen Oaks Drive - Create a Parcel for Transfer of Ownership - Kum & Go, LC
  - 1. Resolution - Approval and Release of Plat of Survey
- f. Parcel “2016-66” Plat of Survey, southwest corner of 1<sup>st</sup> Street and Ashworth Road - Create Parcel for Transfer of Ownership - City Initiated
  - 1. Resolution - Approval and Release of Plat of Survey

**8. Receive, File and/or Refer**

**9. 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.