

CITY OF WEST DES MOINES

COUNCIL AGENDA

date: November 16, 2020

time: 5:30 P.M.

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

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

Due to the State Public Health Emergency Declaration regarding COVID-19, this meeting will offer two options for public participation. Members of the public wishing to attend the meeting in person may do so in the Council Chambers at West Des Moines City Hall, where seats will be arranged to allow for social distancing. Members of the public wishing to participate telephonically, may do so by calling: 515-207-8241, Enter Conference ID: 825 223 900#

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**
 - a. Mayor's Pledge Task Force Report
4. **Consent Agenda**
 - a. Motion - Approval of Minutes of November 2, 2020 Meeting
 - b. Motion - Approval of Bill Lists
 - c. Motion - Approval of Liquor Licenses:
 1. 7 Stone, LLC d/b/a 7 Stone, 9350 University Avenue - Class BW Permit with Sunday Sales - Renewal
 2. Aldi, Inc. d/b/a Aldi, Inc. #40, 6050 Mills Civic Parkway - Class BC Beer Permit with Carryout Wine and Sunday Sales - Renewal
 3. Bonefish Grill, LLC, d/b/a Bonefish Grill, 650 South Prairie View Drive, Suite 100 - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
 4. Evergreen Properties Investment, LLC d/b/a Circle K, 3501 EP True Parkway - Class LE Liquor License with Carryout Beer, Carryout Wine, and Sunday Sales - New
 5. Mahajan, Inc. d/b/a Super Quick Liquor, 1800 22nd Street - Class LE Liquor License with Carryout Beer, Carryout Wine, and Sunday Sales - Renewal
 - d. Motion - Approval of Revised 2020-21 Committee and Other Assignments

- e. Motion - Approval of 2019-20 FY Tax Increment Financing Report
- f. Motion - Approval of 2021-22 FY Tax Increment Financing Indebtedness and Certification Reports
- g. Motion - Approval of Contract Agreements:
 - 1. City Parks System Custodial Services
 - 2. HVAC Repair Services
- h. Motion - Approval of Change Order #8 - MidAmerican Energy RecPlex, General Construction
- i. Resolution - Order Construction:
 - 1. 2020 Sanitary Sewer Rehabilitation Program
 - 2. Ashworth Road Reconstruction, Phase 4
 - 3. MidAmerican Energy RecPlex - Exterior Signage
 - 4. MidAmerican Energy RecPlex - Interior Signage
- j. Resolution - Award Contract:
 - 1. MidAmerican Energy RecPlex - Retractable Seating
 - 2. MidAmerican Energy RecPlex - Scoreboards
- k. Resolution - Accept Work:
 - 1. City Hall Renovations
 - 2. Fiber Conduit Interconnect Project - Purple Route and Duct Bank
- l. Resolution - Approval of Professional Services Agreement:
 - 1. South 115th Street, Booneville Road to Grand Avenue
 - 2. South Grand Prairie Parkway, Grand Avenue to South of Raccoon River
 - 3. SE County Line Road, Veterans Parkway to SE Soteria Avenue
- m. Resolution - Approval of Cost Share Funding Agreement - Central Iowa Watershed Management Authority
- n. Resolution - Approval of Proposal from MidAmerican Energy Company for Underground Electric - Grand Avenue Reconstruction, 1st Street to 4th Street
- o. Resolution - Approval of IEDA Economic Development Assistance Contract - Claim Doc, LLC
- p. Resolution - Approval of Amendment to IEDA Economic Development Assistance Contract - Midland National Life Insurance Company and North American Company for Life and Health Insurance
- q. Resolution - Approval and Acceptance of Right-of-Way and Sanitary Sewer Easements - The Shoppes at Valley West, 3330 Westown Parkway
- r. Resolution - Approval and Acceptance of Warranty Deed for Outlot X - Courtyards at Kings Landing
- s. Resolution - Approval and Acceptance of Condemnation Awards - Ashworth Road Reconstruction, Phase 4
- t. Resolution - Approval and Acceptance of Purchase Agreement and Property Interests - Sugar Creek Conveyance Improvements, Phase 2
- u. Resolution - Approval of Assignment of Portion of Permanent Public Utility Easement to MidAmerican Energy Company
- v. Proclamation - Small Business Saturday, November 28, 2020

5. Old Business

- a. Glen Oaks PUD Parcel 'L', northwest corner of Raccoon River and Grand Avenue - Amend the Planned Unit Development (PUD) to Remove a Portion of Parcel 'L' from the PUD and Consistency Zone the Property to Office - JCG Equity, LLC
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption (PUD Amendment)
 - 2. Ordinance - Approval of Second, Third Readings and Final Adoption (Consistency Zoning)

- b. Glen Oaks, south of Mills Civic Parkway at Glen Oaks Drive - Amend the Planned Unit Development (PUD) to Remove PUD Parcels K and K1, Add Property to Parcel E and Change the Zoning from Open Space to Medium Density Residential, and Add Property to Parcel G and Change the Zoning from Open Space to Residential Single Family - GOCC Investments, LLC
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

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

- a. Amendment to City Code - Title 5 (Police Regulations) and Title 9 (Zoning) - Modify Regulations Pertaining to Keeping of Animals - City Initiated
 - 1. Ordinance - Approval of First Reading

- b. Amendment #10 to the Amended and Restated Mills Parkway Urban Renewal Area - City Initiated
 - 1. Resolution - Approval of Urban Renewal Plan Amendment

- c. Purchase Agreement with Hope Development & Realty, LLC and Daniel J. Stanbrough - Acquisition of Property Located at 7630 Ashworth Road - City Initiated
 - 1. Resolution - Approval of Purchase Agreement

- d. Conveyance of Excess Property to Warren County Conservation - Approximately 5.84 Acres Located at the Southwest Corner of Veterans Parkway and the Great Western Bike Trail - City Initiated (Continued from November 2, 2020)
 - 1. Resolution - Approval of Conveyance of Property

- e. Lease of Property to the Iowa Armory Board - Lots 4, 5, 6, and 7 of Brubaker Estates - City Initiated
 - 1. Resolution - Approval of Lease

- f. Issuance of Not to Exceed \$17,000,000 General Obligation Urban Renewal Bonds - City Initiated
 - 1. Resolution - Instituting Proceedings to Take Additional Action
 - 2. Resolution - Direct Advertisement for Sale, Approval of Electronic Bidding Procedures and Approval of Official Statement

- g. 2020 Pavement Markings and On-Street Bike Markings Program - City Initiated
 - 1. Resolution - Approval of Plans and Specifications
 - 2. Motion - Receive and File Report of Bids
 - 3. Resolution - Award Contract

- h. 2020 Stormwater Intake Repair Program - 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. Willow Creek Rowhomes, west side of Veterans Parkway at SE Salix Drive - Subdivide Property into 46 Footprint Lots for Attached Rowhomes, Six Outlots, and One Public Street Lot - Jerry's Homes
 - 1. Resolution - Acceptance of Surety and Approval and Release of Final Plat

- b. The Preserve Estates Plat 1, east side of SW Grand Prairie Parkway, south of the Raccoon River - Subdivide Property into 12 Single Family Lots and One Street Lot - Raccoon River Land Co., LLC
 - 1. Resolution - Acceptance of Public Improvements and Approval and Release of Final Plat

- c. Amendment to City Code - Title 10 (Subdivision Regulations), Chapter 2 (Plats and Procedures) - Extend the Time a Preliminary Plat Approval is Valid - City Initiated
 - 1. Ordinance - Approval of First Reading

8. Receive, File and/or Refer

9. Other Matters

CITY COUNCIL WORKSHOP

(immediately follows Council meeting)

1. Westown Parkway Realignment Discussion
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.