

# CITY OF WEST DES MOINES

## COUNCIL AGENDA

**date:** October 18, 2021

**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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### West Des Moines City Hall - City Council Chambers 4200 Mills Civic Parkway

*Members of the public wishing to participate telephonically, may do so by calling:  
515-207-8241, Enter Conference ID: 975 882 370#*

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. Sally Dix, Bravo Greater Des Moines
  - b. Acknowledgement of CALEA Reaccreditation
4. **Consent Agenda**
  - a. Motion - Approval of Minutes of October 4, 2021 Meeting
  - b. Motion - Approval of Bill Lists
  - c. Motion - Approval of Liquor Licenses:
    1. Thawee Wathana, LLC d/b/a BananaLeaf Asian Bistro, 5515 Mills Civic Parkway, Suite #140 - Class BW Permit with Sunday Sales - New
    2. Des Moines Golf and Country Club d/b/a Des Moines Golf and Country Club, 1600 Jordan Creek Parkway - Class LC Liquor License with Carryout Wine, Sunday Sales, and Outdoor Service Privileges - Renewal
    3. Firebirds of West Des Moines, LLC d/b/a Firebirds Wood Fired Grill, 440 South 68<sup>th</sup> Street, Suite 101 - Class LC Liquor License with Sunday Sales - Renewal
    4. Kiss My Grits, LLC, d/b/a The Irish, 560 South Prairie View Drive - Class LC Liquor License with Sunday Sales and Outdoor Services - Renewal

5. 52 Gracedieu DBA Memory Lane Antiques, LLC d/b/a Memory Lane Antiques Collectibles & Gifts, 208 5<sup>th</sup> Street - Class B Native Wine Permit with Sunday Sales - Renewal
  6. Monterrey III, LLC, d/b/a Monterrey III, 6630 Mills Civic Parkway, Unit 3116 - Class LC Liquor License with Sunday Sales - Renewal
  7. Pho Shobu, LLC d/b/a Pho Shobu, 8950 University Avenue, Suite 103 - Class LC Liquor License with Sunday Sales - Renewal
  8. SA Petro Mart, Inc., d/b/a SA Petro Mart, 136 1<sup>st</sup> Street - Class LE Liquor License with Carryout Wine, Carryout Beer, and Sunday Sales - Renewal
  9. Tallgrass Theatre Company d/b/a Tallgrass Theatre Company, 2019 Grand Avenue, Suite 100 - Class BW Permit with Sunday Sales - New
  10. InterMountain Management, LLC d/b/a TownePlace Suites, 125 South 68<sup>th</sup> Street - Class LB Liquor License with Sunday Sales - Renewal
  11. Shri Hari, LLC d/b/a West D Liquors, 5014 EP True Parkway - Class LE Liquor License with Carryout Beer, Carryout Wine, and Sunday Sales - Renewal
- d. Motion - Approval of Appointments:
1. Bicycle Advisory Commission
  2. Library Board of Trustees
  3. Water Works Board of Trustees
- e. Motion - Approval of Contract Agreement - Snow Removal and Ice Control Services for Sidewalks and Crossing Guard Areas
- f. Motion - Approval of Addendum to MidAmerican Energy RecPlex Lease and Hold Harmless Agreement - Des Moines University Osteopathic Medical Center
- g. Motion - Approval of Change Orders:
1. MidAmerican Energy RecPlex Technology and Services, #3
  2. MidAmerican Energy RecPlex Site Improvements, #8
- h. Motion - Approval of Memorandum of Understanding - Central Iowa Code Consortium
- i. Motion - Approval of Cooperative Agreement with the Iowa Department of Transportation - Crossroads Park Parking Lot and Water Quality Improvements
- j. Resolution - Approval of Interfund Transfers
- k. Resolution - Order Construction:
1. 2021 Sewer Rehabilitation Program
  2. Raccoon River Drive Bridge over Realigned Johnson Creek
- l. Resolution - Accept Work - Digital Enterprise 2021 Single Family Drop Conduit Installation
- m. Resolution - Approval of Professional Services Agreement - SE County Line Road, Veterans Parkway to SE Orilla Road

- n. Resolution - Approval to Release Lot 2 of Ginger West Plat 1 from the Development Agreement and Minimum Assessment Agreement with Microsoft Corporation for Project Ginger West
- o. Proclamation - Extra Mile Day - November 1, 2021

**5. Old Business**

- a. West Des Moines/Cumming Annexation Moratorium and Subdivision Review Agreement - City Initiated (Continued from September 7, 2021 and October 4, 2021)
  - 1. Resolution - Approval of Agreement

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

- a. High Point, generally north and south of Stagecoach Drive between South 81<sup>st</sup> Street and South 85<sup>th</sup> Street - Amend Comprehensive Plan Land Use Map and Amend the Zoning Map to Establish the High Pointe Planned Unit Development (PUD) for Development of Attached and Detached Residential Dwellings - Coyote Ridge, LC
  - 1. Motion - Acceptance of Withdrawal
- b. Village at Sugar Creek, northeast corner of South 88<sup>th</sup> Street and Booneville Road - Amend Comprehensive Plan Land Use Map to Designate Medium Density Residential, Neighborhood Commercial and Open Space, Repeal the Midwest Technology Business Park Planned Unit Development (PUD) and Establish the Village at Sugar Creek PUD Regulating Development of Attached Townhomes and Apartments, Commercial Area and Open Space - DB Booneville, LLC
  - 1. Resolution - Approval of Comprehensive Plan Amendment
  - 2. Ordinance - Approval of First Reading
- c. Amendment #12 to the Amended & Restated Mills Parkway Urban Renewal Area - City Initiated
  - 1. Resolution - Approval of Urban Renewal Plan Amendment
- d. 2020-2021 FY Community Development Block Grant Program - Consolidated Annual Performance Evaluation Report (CAPER) - City Initiated
  - 1. Resolution - Approval of CAPER
- e. 2021-22 FY Operating and Capital Budget - Amendment #1 - City Initiated
  - 1. Resolution - Approval of Budget Amendment #1
- f. Grand Avenue West Segment 3 Sewer Extension - City Initiated
  - 1. Resolution - Approval of Acquisition of Agricultural Property
- g. South Service Area Segment 4 and 10 Sewers - City Initiated
  - 1. Resolution - Approval of Acquisition of Agricultural Property

- h. Railroad Park Restrooms - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Motion - Defer Award of Contract
  
- i. 8<sup>th</sup> Street Reinforced Concrete Box (RCB) Repairs - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
  
- j. 2021 Sewer Cleaning and Televising 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. Hy-Vee Fast and Fresh, 300 Grand Avenue - Approval of a Preliminary Plat to Create One Lot for Commercial Development and Approval of a Phased Site Plan to Allow Paving and Private Utilities Related to the Construction of a Convenience Store with Gas Pumps, Hy-Vee, Inc.
  - 1. Resolution - Approval of Preliminary Plat and Phased Site Plan
  
- b. 4125 Westown Parkway Urban Renewal Area - Terminate the Urban Renewal Area and Repeal Ordinance No. 1990 - City Initiated
  - 1. Resolution - Approval to Terminate the Urban Renewal Area
  - 2. Ordinance - Approval of First Reading
  
- c. Historic West Des Moines Housing Programs - City Initiated
  - 1. Resolution - Approval of the Creation of the Historic West Des Moines Pilot Housing Programs
  
- d. Amendment to City Code - Title 6 (Motor Vehicles and Traffic), Chapter 9 (Traffic Schedules), Section 5 (No Parking Zones) - Delavan Drive, Grand Avenue to terminus of Delavan Drive (south side) and 56<sup>th</sup> Street, EP True Parkway to 85 feet south of Highland Court (east side) - City Initiated
  - 1. Ordinance - Approval of First Reading
  
- e. Amendment to City Code - Title 6 (Motor Vehicles and Traffic), Chapter 9 (Traffic Schedules), Section 10 (Special Speed Zones) - Grand Avenue, 680 feet west of west I-35 Ramp to western terminus of Grand Avenue - City Initiated
  - 1. Ordinance - Approval of First Reading
  
- f. Amendment to City Code - Title 7 (Public Ways and Property), Chapter 1 (Streets, Sidewalks and Alleys), Section 1 (Use of Public Ways Restricted) - Allow Approval of the Use of City Property for Construction Staging - City Initiated
  - 1. Ordinance - Approval of First Reading

- 8. Receive, File and/or Refer**
  
- 9. Other Matters**
  
- 10. Executive Session**
  - a. Pending/Threatened Litigation

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.