

CITY OF WEST DES MOINES

COUNCIL AGENDA

date: June 20, 2022

time: 5:30 P.M.

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

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

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: 251 900 504#*

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. Bank Iowa - Presentation of Check for Historic West Des Moines Pilot Housing Programs
4. **Consent Agenda**
 - a. Motion - Approval of Minutes of June 6, 2022 and June 13, 2022 Meetings
 - b. Motion - Approval of Bill Lists
 - c. Motion - Approval of Liquor Licenses:
 1. Midwest Ventures 6, LLC d/b/a The Breakfast Club, 5525 Mills Civic Parkway, Suite 100 - Addition of Outdoor Service Privileges to Existing Class LC Liquor License - New
 2. Fordad, Inc., d/b/a Cattoor's on Grand, 1306 Grand Avenue - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal
 3. CEC Entertainment, LLC d/b/a Chuck E. Cheese's #958, 1431 22nd Street - Class BW Permit with Sunday Sales - Renewal
 4. Blue Monday, LLC d/b/a Eggs & Jam, 1907 EP True Parkway, Suite 101 - Class LC Liquor License with Sunday Sales and Outdoor Service - Renewal

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5. El Fogoncito, Inc. d/b/a El Fogon, 5465 Mills Civic Parkway, Suite 101 - Class LC Liquor License with Sunday Sales, Outdoor Service, and Catering Privileges - Renewal
 6. Hy-Vee, Inc., d/b/a Hy-Vee Gas #3, 7280 University Avenue - Class LE Liquor License with Carryout Beer, Carryout Wine and Sunday Sales - Renewal
 7. 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
 8. Red Lobster Restaurants, LLC d/b/a Red Lobster #0796, 3838 Westown Parkway - Class LC Liquor License with Sunday Sales - Renewal
 9. Top it Off, LLC d/b/a Top it Off, LLC, 101 Jordan Creek Parkway (The Lake District at Jordan Creek) - Six-Month Class B Beer Permit with Sunday Sales - New
 10. West Des Moines Soccer Club d/b/a West Des Moines Soccer Club, 1875 SE Walnut Woods Drive - Six-Month Class B Beer Permit with Outdoor Service - New
- d. Motion - Approval of Cigarette/Tobacco Permits
- e. Motion - Approval of Special Event Lane Closure - Flatland Cup Triathlon, July 10, 2022
- f. Motion - Approval of Appointments:
1. Human Services Advisory Board
 2. Library Board of Trustees
- g. Motion - Approval of Enterprise License Agreement and Payment - ESRI
- h. Motion - Approval of Expansion of 911 Telephone System at Westcom
- i. Motion - Approval of Memorandum of Understanding - IT Support Services for Westcom
- j. Motion - Approval of Extension of Professional Services Agreement - Meeting Facilitation - Dave Lyons, The Iowa Institute
- k. Motion - Approval of Amendments to Professional Services Agreements:
1. Digital Enterprise Conduit Deployment Segment 4, #2
 2. Raccoon River Pedestrian Bridge at Raccoon River Park, #2
 3. South Area Trunk Sewer - Western Extension, #2
- l. Resolution - Approval of Pay Plan - EMS Department
- m. Resolution - Approval and/or Ratification of Fees and Charges Effective July 1, 2022
- n. Resolution - Order Construction:
1. 2022 Street Repair Retainer Contract
 2. Blue Creek Stormwater Detention Facilities - Utility Relocations
 3. Fiber Conduit Interconnect Project - Brown and Relocated Purple Routes
- o. Resolution - Accept Work - 2021 HMA Resurfacing Program
- p. Resolution - Approval of Professional Services Agreement - Construction Testing Services
- q. Resolution - Approval of Deferral of Sewer Connection Requirement - Schulz Property, 9010 Wendover Road
- r. Resolution - Approval of Vacation of Rear Yard Buffer Easement - Cedar Ridge Plat 2, Lots 19-23

- s. Resolution - Approval of Resolutions of Support:
 - 1. Workforce Rental Housing Program - Greater Des Moines Supportive Housing Redevelopment of 3535 Westtown Parkway
 - 2. Workforce Housing Tax Credit Program - Keystone Phase II, LLC
- t. Resolution - Approval and Acceptance of Property Interests:
 - 1. 8th Street Reconstruction, I-235 to Clegg Road
 - 2. Prairie View Drive and Ashworth Road Intersection Improvements
 - 3. Woodland Hills Greenway Trail
- u. Resolution - Approval of Reservation of Public Road Right-of-Way - SE County Line Road Improvements

5. Old Business

- a. 1st Street Redevelopment, southwest corner of 1st Street and Grand Avenue - Amend the Planned Unit Development (PUD) to Modify Wall Sign Requirements for Buildings Less Than 1,000 Square Feet - First Street Limited Partnership
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- b. 1700 Vine Street and 1710 Grand Avenue - Amend the Zoning Map to Establish Neighborhood Commercial Land Use and Zoning - K&E Limited Partnership
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- c. Holiday Park, 1701 Railroad Avenue - Vacate 19,625 sq. ft. of Right-of-Way Including an Excess of approx. 450 ft. of Public Alleys and 107 ft. of Maple Street Located Near the Intersection of Maple Street and 14th Street - City Initiated
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- d. Amendment to City Code - Title 9 (Zoning), Chapter 6 (Commercial, Office and Industrial Zoning District) and Chapter 15 (Off-Street Parking and Loading) - Modify Zoning District Regulations Related to 'SIC 7832' (Movie Picture Theaters, except Drive In) - Tallgrass Theatre Company
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- e. Amendment to City Code - Title 7 (Public Ways and Property), Chapter 12 (Library Regulations), Section 2 (Rules and Regulations) - Behavior of Library Patrons - Library Board of Trustees
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption
- f. Amendment to City Code - Title 4 (Health and Safety Regulations), Chapter 8B (Stormwater Fees and Charges) - Modification of Fees and Charges - City Initiated
 - 1. Ordinance - Approval of Second, Third Readings and Final Adoption

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

- a. The Shoppes at Valley West, 3330 Westown Parkway - Amend the Comprehensive Plan Land Use Map and the Planned Unit Development (PUD) to Change the Zoning of the Western Two-Thirds of the Property from Regional Commercial to Professional Commerce Park and Amend Current Regulations Applicable to that Portion of the Property to Accommodate an Office Building - West Bank, LLC
 - 1. Motion - Continue Public Hearing to July 5, 2022

- b. Amendment to City Code - Title 9 (Zoning), Chapter 6 (Commercial, Office and Industrial Zoning District) - Modify Regulations Pertaining to Allowed Zoning Districts for Fireworks Sales - City Initiated
 - 1. Ordinance - Approval of First Reading, Waiver of Second and Third Readings, and Final Adoption

Note: Due to the importance and time sensitive nature regarding Item 6(b), the City Council may conduct a first reading, waive the second and third readings, and vote on adoption of this ordinance in final form.

- c. Amendment to City Code - Title 2 (Boards and Commissions), Title 9 (Zoning), and Title 10 (Subdivision Regulations) - Modify or Remove Inaccurate Indications of Plan and Zoning Commission Decision and Appeal Authority of Development Related Applications and Matters - City Initiated
 - 1. Ordinance - Approval of First Reading

- d. Amendment to City Code - Title 9 (Zoning) - Address Regulations Pertaining to Accessory Structures Necessary for Recreational Facilities - City Initiated
 - 1. Motion - Continue Public Hearing to July 5, 2022

- e. Community Development Block Grant Program - Amended 2021-22 Annual Action Plan - City Initiated
 - 1. Resolution - Approval of Amended Annual Action Plan

- f. Community Development Block Grant Program - 2022-23 Annual Action Plan - City Initiated
 - 1. Resolution - Approval of 2022-23 Annual Action Plan

7. New Business

- a. Jordan Ridge, northwest corner of South Jordan Creek Parkway and Booneville Road - Approval of a Preliminary Plat to Create 28 Single Family Lots, Eight Outlots, and Four Street Lots - High Point Group, LLC and Jordan Ridge, LLC
 - 1. Resolution - Approval of Preliminary Plat

- b. 485 South 19th Street - Approval of a Site Plan to Allow Construction of a Two-Story Duplex Building - Silo 9 Plat 1, LLC
 - 1. Resolution - Approval of Site Plan

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- c. Della Vita Townhomes Plat 5, northeast corner of EP True Parkway and Wendover Lane - Approval of a Site Plan to Allow Construction of Attached and Detached Townhomes - Della Vita, LLC
 - 1. Resolution - Approval of Site Plan
 - d. Fountain Terrace Apartments, 655 South 88th Street - Approval of a Site Plan to Allow Construction of a 146-unit Apartment Complex - Fountain Terrace Apartments, LLC
 - 1. Resolution - Approval of Site Plan
 - e. Dowling Catholic High School, 1400 Buffalo Road - Approval of a Major Modification to Allow Construction of a 4,800 sq. ft. Bus Facility - Dowling College
 - 1. Resolution - Approval of Major Modification
 - f. Redevelopment Incentive Programs (Property Improvement Fund and Regulatory Compliance Fund) - City Initiated
 - 1. Resolution - Approval of Subcommittee Recommendations
 - g. Inter-Fund Loan between the General Fund and the Westcom 911 Service Fund - City Initiated
 - 1. Resolution - Approval of Inter-Fund Loan
- 8. Receive, File and/or Refer**
- a. Andrew O’Leary Resignation - Human Rights Commission
- 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.