CITY OF WEST DES MOINES

COUNCIL AGENDA

date: March 18, 2024 **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.....GRETA TRUMAN
CITY CLERK.....RYAN JACOBSON
DEPUTY CITY CLERK...JULIUS ARRINGTON

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: 843 999 980#

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. Presentation of Plaque - Clint Torp, Des Moines International Airport
b. Annual Update - Greg Edwards, Greater Des Moines Convention and Visitors Bureau

4. Consent Agenda

a. Motion - Approval of Minutes of March 4, 2024 Meeting
b. Motion - Approval of Bill Lists
c. Motion - Approval of Liquor Licenses:
   1. Apres Bar Co, LLC d/b/a Apres Bar Co, 1400 Buffalo Road - Five Day Class C Retail Alcohol License for Private Event on April 2, 2024
   2. BDA3sons, LLC d/b/a Chicken Coop Sports Bar and Grill, 5906 Ashworth Road - Class C Retail Alcohol License - Renewal
   3. Chipotle Mexican Grill of Colorado, LLC d/b/a Chipotle Mexican Grill, 1551 Valley West Drive, Suite #224 - Class C Retail Alcohol License with Outdoor Service - Renewal
   4. Brew DMC, LLC d/b/a Hi-Fi Brew Lounge, 103 South 11th Street - Class C Retail Alcohol License with Outdoor Service and Catering Privileges - New
   5. Daniel & Phillip, Inc. d/b/a Irina's Steak & Seafood, 650 South Prairie View Drive, Suite 100 - Class C Retail Alcohol License - Renewal

6. MLT Hospitality, LLC d/b/a The Pelican Post Bar & Grille, 265 50th Street - Class C Retail Alcohol License with Outdoor Service - Renewal
7. Hy-Vee, Inc. d/b/a The Ron Pearson Center, 5820 Westown Parkway - Class C Retail Alcohol License with Catering Privileges - Renewal
8. 6K Enterprises, LLC d/b/a Terra Cafe, 2800 University Avenue, Suite 400 - Class C Retail Alcohol License with Outdoor Service and Catering Privileges - Renewal
9. Carson Advertising, Inc. d/b/a Vista Pub, 7205 Vista Drive, #116 - Class C Retail Alcohol License with Outdoor Service - Renewal
10. Wasabi Group Inc. d/b/a Wasabi, 9500 University Avenue, Suite 2101 - Class C Retail Alcohol License with Outdoor Service - Renewal
11. W West Investments, LLC d/b/a Wellmans West, 597 Market Street - Class C Retail Alcohol License with Outdoor Service - Renewal
12. W West Investments, LLC d/b/a Wellman's West Rooftop, 597 Market Street (Rooftop) - Class C Retail Alcohol License with Outdoor Service - Renewal
13. W2005/Fargo Hotels (Pool C) Realty, LP d/b/a West Des Moines Residence Inn, 160 South Jordan Creek Parkway - Special Class C Retail Alcohol License - Renewal

d. Motion - Approval to Sell Surplus City Equipment
e. Motion - Approval of Agreement - Park Security Services
f. Motion - Approval of Contract - Southwoods Park Singletrack Trail Construction, Phase 2
g. Motion - Approval of Amendment No. 1 to Professional Services Agreement - Pearson Park North and South Bridge Replacement
h. Motion - Approval of Change Order #1 - Digital Enterprise Conduit Deployment Segment 4, Phase 4
i. Motion - Approval of Contract for Office Furniture - Law Enforcement Center Garage Conversion and HVAC Improvements
j. Motion - Approval of Contract Waiver with Ahlers & Cooney, P.C. Regarding Waukee Community School District
k. Resolution - Order Construction - 2024 HMA Resurfacing Program
l. Resolution - Approval of Professional Services Agreement - Supplemental Construction Observation Services
m. Resolution - Approval of Vacation Request for Sanitary Sewer Easement and Approval and Acceptance of a New Sanitary Sewer Easement - West Bank, 3330 Westown Parkway
n. Resolution - Approval of Termination of Development Agreement (Property Improvement Fund and Regulatory Compliance Fund) - PREAM, LLC and Junction Development Catalyst, LLC
o. Resolution - Establish Consultation Meeting and Public Hearing - Ruthenium Urban Renewal Area
p. Resolution - Approval and Acceptance of Property Interests:
   1. Mills Civic Parkway, Sugar Creek and Fox Creek Crossings
   2. Mills Civic Parkway Widening, South 81st Street to South 88th Street

5. Old Business

a. Midtown Redevelopment, 1221, 1245, and 1261 8th Street - Amend the Planned Unit Development (PUD) Ordinance to Designate and Regulate Multi-Use Medium Land Use for the Development Parcel(s) for Midtown Redevelopment PUD - Keystone Phase II, LLC

1. Ordinance - Approval of Second, Third Readings and Final Adoption

b. Amendment to City Code - Title 7 (Public Ways and Property), Chapter 1 (Streets, Sidewalks and Alleys), Section 2 (Definitions) - Add Definitions of Abutting Property Owner and Right-of-Way to Help Clarify the Responsibility of the Property Owner which Abuts Public Right-of-Way - City Initiated

1. Ordinance - Approval of Second, Third Readings and Final Adoption

c. Browns Woods Hollow Plat 2, SE Hollow Court west of Veterans Parkway - Acceptance of Surety and Approval and Release of Final Plat to Create 18 Lots for Single-Family Development, One Outlot for Wetlands, One Lot for Parkland, and Two Street Lots - Browns Woods, LLC

1. Resolution - Acceptance of Surety and Approval and Release of Final Plat

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

a. Issuance of Not to Exceed $13,000,000 General Obligation Bonds (ECP) - City Initiated

1. Resolution - Instituting Proceedings to Take Additional Action

b. Issuance of Not to Exceed $700,000 General Obligation Bonds (GCP-1) - City Initiated

1. Resolution - Instituting Proceedings to Take Additional Action

c. Issuance of Not to Exceed $700,000 General Obligation Bonds (GCP-2) - City Initiated

1. Resolution - Instituting Proceedings to Take Additional Action

d. Issuance of Not to Exceed $700,000 General Obligation Bonds (GCP-3) - City Initiated

1. Resolution - Instituting Proceedings to Take Additional Action

e. Issuance of Not to Exceed $700,000 General Obligation Bonds (GCP-4) - City Initiated

1. Resolution - Instituting Proceedings to Take Additional Action

f. 2024 PCC Patching Program - City Initiated

1. Resolution - Approval of Plans and Specifications
2. Motion - Receive and File Report of Bids
3. Resolution - Award Contract

g. Pearson Park North and South Bridge Replacement - City Initiated
   1. Resolution - Approval of Plans and Specifications
   2. Motion - Receive and File Report of Bids
   3. Resolution - Award Contract

h. 2023 Sport Court Improvements - City Initiated
   1. Resolution - Approval of Plans and Specifications
   2. Motion - Receive and File Report of Bids
   3. Resolution - Award Contract

i. 2023 Sewer Manhole Rehabilitation 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. Porsche Des Moines, 7220 Lake Drive - Approval of Phased Site Plan to Allow Grading and Construction of Footings, Foundations, and Private Utilities - LBP Des Moines, LLC
   1. Resolution - Approval of Phased Site Plan

b. Raccoon River Greenway Boat Access, 104 South 1st Street - Approval of Site Plan to Allow Construction of Access to Raccoon River - City of West Des Moines
   1. Resolution - Approval of Site Plan

c. Issuance of $15,945,000 General Obligation Bonds or Capital Loan Notes, Series 2024A - City Initiated
   1. Resolution - Authorizing the Issuance and Levying a Tax

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.