

# CITY OF WEST DES MOINES

## COUNCIL AGENDA

**date:** April 1, 2024

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

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MAYOR ..... RUSS TRIMBLE  
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 ..... DOUG LOOTS

CITY MANAGER.....TOM HADDEN  
CITY ATTORNEY.....GRETA TRUMAN  
CITY CLERK.....RYAN JACOBSON  
DEPUTY CITY CLERK...JULIUS ARRINGTON

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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: 770 046 515#*

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. Neighborhood Finance Corporation Presentation
  - b. West Des Moines Chamber of Commerce Update
4. **Consent Agenda**
  - a. Motion - Approval of Minutes of March 18, 2024 and March 26, 2024 Meetings
  - b. Motion - Approval of Bill Lists
  - c. Motion - Approval of Liquor Licenses:
    1. T&K Ventures, LLC d/b/a Early Bird, 9250 University Avenue, Suite 107 - Class C Retail Alcohol License with Outdoor Service - Renewal
    2. El Rey Corporation d/b/a El Rey Burritos, 1310 Grand Avenue - Class C Retail Alcohol License - Renewal
    3. Git-N-Go Convenience Stores, Inc. d/b/a Git-N-Go Convenience Store #4, 1325 Grand Avenue - Class B Retail Alcohol License - Renewal
    4. Historic Valley Junction Foundation d/b/a Historic Valley Junction Foundation, 137 5th Street - Eight-Month Special Class C Retail Alcohol License with Outdoor Service - New
    5. LEROY'S PLACE, LLC d/b/a LeRoy's Place, 4825 EP True Parkway, Suite 112 - Class C Retail Alcohol License with Outdoor Service - Renewal

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6. Miranda Brothers Corporation d/b/a Mi Patria, 1410 22<sup>nd</sup> Street - Class C Retail Alcohol License - Renewal
  7. Jai Jai, LLC d/b/a Mills Grocery & Liquor, 6630 Mills Civic Parkway, Suite 3110 - Class E Retail Alcohol License - Renewal
  8. West Tower Entertainment, LLC d/b/a Prime and Providence, 595 South 60<sup>th</sup> Street, Suite 100 - Class C Retail Alcohol License with Outdoor Service and Catering Privileges - New
  9. Tori's Angels Foundation d/b/a Tori's Angels Foundation, 4000 Turnberry Drive - Five Day Special Class C Retail Alcohol License for Private Event on April 11, 2024
  10. Wall to Wall, LLC d/b/a Wall to Wall Wine and Spirits, 375 South Jordan Creek Parkway - Class C Retail Alcohol License - New
- d. Motion - Approval of Order for Violation of Alcohol Laws
  - e. Motion - Approval of Tobacco Permit
  - f. Motion - Approval of Extended Sound Permits - Wellman's Pub & Rooftop, 597 Market Street
  - g. Motion - Approval of Parking on School Property Grass - Valley High School Commencement Ceremony, May 26, 2024
  - h. Motion - Approval of Agreement with Trees Forever for Planting Trees on City Property
  - i. Motion - Approval of Artist Agreements - 2024 Art on the Campus
  - j. Motion - Approval of Amendment No. 1 to Professional Services Agreement - Prairie View Drive and Ashworth Road Intersection Improvements
  - k. Motion - Approval of Purchase of Stream Credits (McCorkle Stream Mitigation Bank) - Mills Civic Parkway, South 91<sup>st</sup> Street to South Grand Prairie Parkway
  - l. Resolution - Approval of Interfund Transfers
  - m. Resolution - Approval of Revised Petty Cash Levels
  - n. Resolution - Establish Public Hearing - 2024-25 FY Operating and Capital Budget
  - o. Resolution - Approval of Professional Services Agreement - Fire Administration Building Exterior Improvements
  - p. Resolution - Approval of Resolutions of Support for Housing Tax Credit Program Applications to the Iowa Finance Authority:
    1. Hubbell Realty Company
    2. Newbury Living
  - q. Resolution - Approval of Extension of Entitlement - The Pines at Glen Oaks
  - r. Resolution - Approval and Acceptance of Property Interests:
    1. Mills Civic Parkway Widening, South 81<sup>st</sup> Street to South 88<sup>th</sup> Street
    2. Valley Junction Alley Improvements, Phase 8
  - s. Resolution - Approval and Acceptance of Settlement Agreement - Fredrick and Lynne Bell
  - t. Proclamation - Approval of Proclamations:
    1. Fair Housing Month, April 2024
    2. National Library Week, April 7-13, 2024
    3. National Public Safety Telecommunicators Week, April 14-20, 2024

**5. Old Business**

- a. Amendment to City Code - Title 9 (Zoning), Chapter 5 (Agricultural/Open Space and Residential Zoning District) and Chapter 6 (Commercial, Office, and Industrial Zoning District) - Modify Regulations Pertaining to Uses Permitted in the Open Space Zoning District and Amusement and Recreational Service Uses in Non-Residential Zoning Districts - City Initiated (Continued from October 16, 2023, November 20, 2023, December 4, 2023, January 16, 2024, February 5, 2024, and March 4, 2024)
  - 1. Ordinance - Approval of Second Reading

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

- a. Eagle Brook, south of Veterans Parkway and east of SE 35<sup>th</sup> Street - Amend the Zoning Map to Establish R-1 Single Family Residential Zoning - Eagle Brook, LLC
  - 1. Ordinance - Approval of First Reading
- b. Amendment to City Code - Title 9 (Zoning), Chapter 6 (Commercial, Office and Industrial Zoning District) - Modify Land Uses Permitted in the Business Park, General Industrial, and Light Industrial Zoning Districts - Spraytec Fertilizers, LLC
  - 1. Ordinance - Approval of First Reading
- c. Sale of City-Owned Property Locally Known as 1205 and 1207 Locust Street - City Initiated
  - 1. Resolution - Approval of Sale of Property to Greater Des Moines Habitat for Humanity
- d. 2023 Parking Lot Repair Program - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- e. Valley Junction Alley Improvements, Phase 8 - City Initiated
  - 1. Resolution - Approval of Plans and Specifications
  - 2. Motion - Receive and File Report of Bids
  - 3. Resolution - Award Contract
- f. 2023 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

**7. New Business**

- a. South Branch Business Park Plat 2, southwest corner of SE 42<sup>nd</sup> Street and SE Army Post Road - Acceptance of Surety and Approval of Final Plat to Create Three Lots for Industrial Development - SBBP JV21, LLC
  - 1. Resolution - Acceptance of Surety and Approval and Release of Final Plat
  
- b. 2024-25 FY Hotel/Motel Tax Allocations - City Initiated
  - 1. Motion - Approval of Subcommittee Recommendation
  
- c. Amendment to City Code - Title 6 (Motor Vehicles and Traffic), Chapter 6 (Parking Authorized to Remove) - Add the Power to Remove Illegally Parked Vehicles on Public/City Owned Parking Lots by the Police Department - City Initiated
  - 1. Ordinance - Approval of First Reading
  
- d. Amendment to City Code - Title 6 (Motor Vehicles and Traffic), Chapter 9 (Traffic Schedules), Section 5 (No Parking Zones) - Allow Parking on North Side of Street and Remove Parking on South of Street - Cedar Drive, Woodland Avenue East to Woodland Avenue West - City Initiated
  - 1. Ordinance - Approval of First Reading

**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.