



WAUKEE CITY COUNCIL
REGULAR MEETING

DATE: MONDAY, MARCH 6, 2023
TIME: 5:30 P.M.

PLACE: WAUKEE CITY HALL, 230 W. HICKMAN RD., WAUKEE, IA 50263

****Full City Council meeting packet is available at
<https://rms.waukeee.org/Public/Browse.aspx?id=162574&dbid=0&repo=Waukeee>**

*Due to public health concerns and guidance, in accordance with Iowa Code Sections 21.4(1)(b) and 21.8, this meeting of the Waukeee City Council will be conducted with two different options for public participation: 1) Members of the public wishing to attend in person may do so in the Council Chambers at Waukeee City Hall. 2) Members of the public wishing to participate electronically may do so via Zoom at the following link or phone numbers:

<https://zoom.us/j/352651371>
Meeting ID: 352-651-371

Or by phone:

+1 646-558-8656 or
+1 312-626-6799 or
+1 301-715-8592

In-person meetings are subject to change under certain circumstances, including but not limited to higher than average participation or changes in health guidelines. If the meeting shall be held electronically only, notice shall be posted to the City website (Waukeee.org) and City social media. Questions regarding meeting format may also be directed to the City Clerk's office at 515-978-7904.

- A. CALL TO ORDER
- B. PLEDGE OF ALLEGIANCE
- C. ROLL CALL
- D. OPEN FORUM [Pursuant to City Council Rules of Procedure, presentations under Open Forum shall be limited to three (3) minutes per individual. Please refer to the footnotes on this agenda for more detailed Open Forum procedures**.]
- E. AGENDA APPROVAL
- F. MONTHLY MAYOR'S REPORT
- G. PRESENTATIONS: NONE
- H. PUBLIC HEARINGS:
 - 1) On certain agreements with Northpointe Development II Corporation for an affordable housing project
- I. PUBLIC HEARING ACTION ITEMS:
 - 1) *Affordable Housing Project*
 - A. RESOLUTION: Consideration of approval of a resolution approving and executing an Option to Purchase Agreement with Northpointe Development II Corporation
 - B. RESOLUTION: Consideration of approval of a resolution approving Development Agreement with Northpointe Development II Corporation

J. ACTION ITEMS:

- 1) CONSENT AGENDA** [All items listed under the Consent Agenda will be considered for approval through one motion and second. There will be no separate discussion of these items unless there is a motion and second by Council for an item or items to be considered as separate action items.]
- A. Consideration of approval of 03/06/2023 Bill List; 03/03/2023 Payroll
 - B. Consideration of approval of City Council Minutes of 02/21/2023 Regular Meeting
 - C. Retail Alcohol License Applications, Renewals:
 - 1. Consideration of approval of an extended outdoor service area for March 17, 2023, in conjunction with a Class C Retail Alcohol License held by Cork & Kerry, Inc., d/b/a Mickey's Irish Pub [50 SE Laurel Street]
 - 2. Consideration of approval of automatic renewal application for 12-month Class E Retail Alcohol License for RAYA, LLC, d/b/a Waukee Liquor & Food Mart [763 SE Alice's Road]
 - D. Consideration of approval of a resolution approving a job description and pay grade [Division Chief of Training/EMS (Career)]
 - E. Consideration of approval of a resolution approving Permanent Construction Easements and Temporary Construction Easement between the Cities of Waukee and Urbandale, Iowa [NE Outfall Sewer Project]
 - F. Contracts, Agreements:
 - 1. Consideration of approval of a resolution approving and authorizing execution of a Second Amendment to the Agreement for Private Development by and between the City of Waukee and The Quarter at Waukee, LLC
 - 2. Consideration of approval of a resolution approving contract and bond [Heart of the Warrior Trail West Extension Project]
 - 3. Consideration of approval of a motion approving waiver and consent with Ahlers & Cooney, P.C
 - G. Change Orders, Payment Estimates, Acceptance of Public Improvements, Releases of Retainage:
 - 1. Consideration of approval of Payment Estimate No. 2 to Bergstrom Construction, Inc., for the Waukee City Hall Security Upgrades Project in the amount of \$69,101.10
 - 2. Consideration of approval of Change Order No. 3 to Absolute Concrete Construction, Inc., for the Warrior Lane Improvements Phase 2 Project, decreasing the contract in the amount of \$9,026.60
 - 3. Consideration of approval of Payment Estimate No. 7 to WRH, Inc., for the Lift Station No. 2 Rehabilitation Project in the amount of \$465,693.80
 - 4. Consideration of approval of a resolution accepting public improvements [Triumph Park Fishing Pier Project]
 - 5. Consideration of approval of release of retainage to MNM Concrete Specialists for the 2021/2022 ADA Sidewalk Improvements Project in the amount of \$4,550.74
 - H. Fixing Dates for Public Hearings:
 - 1. Consideration of approval of a motion setting April 3, 2023, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Regulations, District Regulations, Waukee, Iowa, by adding consumer fireworks sales as a permitted use to commercial zoning districts
 - 2. Consideration of approval of a motion resetting April 17, 2023, as the date of public hearing on the adoption of the City of Waukee FY2024 budget
 - 3. Consideration of approval of a resolution resetting April 17, 2023, as the date of public hearing to consider the proposed Capital Improvement Program for Fiscal Years 2024-2028
- 2) Converge NW Phase 2**
- A. RESOLUTION:** Consideration of approval of a resolution approving preliminary plat
 - B. RESOLUTION:** Consideration of approval of a resolution approving final plat
 - C. RESOLUTION:** Consideration of approval of a resolution approving site plan
- 3) RESOLUTION:** Consideration of approval of a resolution approving site plan for Waukee High School Baseball and Softball [975 S. Warrior Lane]
- 4) RESOLUTION:** Consideration of approval of a resolution approving site plan for Cove at Kettlestone Plat 4, Lot 1 [1450 SE University Avenue]

- K. REPORTS:**
- A. City Administrator Report
 - B. City Attorney Report
 - C. Council Member Reports

ADJOURNMENT

*Pursuant to §21.4(2) of the Code of Iowa (2023), the City has the right to amend this agenda up until 24 hours before the posted meeting time.

The City of Waukeee 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 515-978-7904 or email bschuett@waukeee.org to have reasonable accommodations provided.

Rules of Order and Decorum for the Zoom Meeting

Any member of the public who would like to ask questions or make comments during either the Open Forum or Public Hearing portions of the meeting may participate by using the RAISE HAND feature. Participants must be recognized by the presiding officer and must state their full name and address before addressing the City Council. If you are participating via phone, the raise and lower hand feature can be activated by using *9. After you are recognized, use *6 to unmute your audio. The Chat and Q&A functions will be turned off during the meeting.

Questions or comments for the Public Hearing portion of the meeting may also be submitted in advance by emailing bschuett@waukeee.org before 5:00 p.m. the day of the meeting. Any questions or comments submitted by this deadline will be read aloud by City staff during that particular Public Hearing.