



**WAUKEE CITY COUNCIL
REGULAR MEETING**

DATE: MONDAY, MARCH 20, 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. PRESENTATIONS: NONE**
- G. PUBLIC HEARINGS:**
 - 1) On an ordinance to amend Chapter 169, Zoning Regulations, District Regulations, by amending Chapter 169.01, Districts Established; and Chapter 169.02, Official Zoning Map, by repealing said sections and enacting in lieu thereof the re-adoption of the Official Zoning Map
 - 2) On plans, specifications, form of contract and estimate of cost [Stratford Crossing Park Project]
- H. PUBLIC HEARING ACTION ITEMS:**
 - 1) **ORDINANCE:** Consideration of approval of an ordinance to amend Chapter 169, Zoning Regulations, District Regulations, by amending Chapter 169.01, Districts Established; and Chapter 169.02, Official Zoning Map, by repealing said sections and enacting in lieu thereof the re-adoption of the Official Zoning Map [introduction; first reading]

2) **Stratford Crossing Park Project**

- A. **RESOLUTION:** Consideration of approval of a resolution approving plans, specifications, form of contract and estimate of cost
- B. **RESOLUTION:** Consideration of approval of a resolution awarding contract
- C. **RESOLUTION:** Consideration of approval of a resolution approving contract and bond

I. **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 03/20/2023 Bill List; 03/17/2023 Payroll
- B. Consideration of approval of City Council Minutes of 03/06/2023 Regular Meeting
- C. Retail Alcohol License Applications, Renewals:
 - 1. Consideration of approval of ownership update and automatic renewal application for 12-month Class E Retail Alcohol License for Casey's Marketing Company d/b/a Casey's General Store #2179 [1955 SE University Avenue]
 - 2. Consideration of approval of ownership update and automatic renewal application for 12-month Class E Retail Alcohol License for Casey's Marketing Company d/b/a Casey's General Store #2538 [20 W. Hickman Road]
- D. Receipt and File:
 - 1. Consideration of approval of receipt and file of 03/01/2023 correspondence from Mediacom regarding rate adjustments
 - 2. Consideration of approval of receipt and file of the purchase of a Ford E-Series Cutaway Box Truck from MacQueen Equipment of Ankeny, IA, in the amount of \$266,802.00 [Waukee Public Works Department]
 - 3. Consideration of approval of receipt and file of the purchase of a Crafcro Patcher II from Logan Contractors Supply, Inc., of Des Moines, IA, in the amount of \$79,897.00 [Waukee Public Works Department]
 - 4. Consideration of approval of receipt and file of the purchase of a E88 R2-Series Bobcat Compact Excavator from Capital City Equipment Co. of Des Moines, IA, in the amount of the \$56,173.97 [Waukee Public Works Department]
 - 5. Consideration of approval of receipt and file of the purchase of a Dodge Ram 3500 Pick Up Truck from Stew Hansen Dodge City Jeep of Urbandale, IA, in the amount of \$53,468.00 [Waukee Fire Department]
- E. Change Orders, Payment Estimates, Acceptance of Public Improvements, Releases of Retainage:
 - 1. Consideration of approval of Payment Estimate No. 14 to Core Construction Services, LLC, for the Waukee Public Works Site Expansion Phase 1 Project in the amount of \$49,381.75
 - 2. Consideration of approval of Payment Estimate No. 15 to Concrete Technologies, Inc., for the Ute Avenue and Ashworth Road Intersection Project in the amount of \$63,992.06
 - 3. Consideration of approval of Change Order No. 5 to Alliance Construction Group, LLC, for the SE Ashworth Road Corridor Improvements, SE Parkview Crossing Drive to SE Glacier Trail, increasing the contract in the amount of \$1,650.00
 - 4. Consideration of approval of Payment Estimate No. 19 to Alliance Construction Group, LLC, for the SE Ashworth Road Corridor Improvements, SE Parkview Crossing Drive to SE Glacier Trail, in the amount of \$5,210.75
 - 5. Consideration of approval of Payment Estimate No. 11 to Absolute Concrete Construction, Inc., for the Warrior Lane Improvements Phase 2 Project in the amount of \$23,655.00
 - 6. Consideration of approval of Payment Estimate No. 6 to Rognes Corporation for the West Area Trunk Sewer Extension Phase 2 Project in the amount of \$121,086.47
- F. Fixing Dates for Public Hearings:
 - 1. Consideration of approval of a resolution setting date of hearing to consider an Amendment to an Option to Purchase Agreement with Northpointe Development II Corporation for Affordable Housing Project
 - 2. Consideration of approval of a resolution fixing date for a meeting on the proposition to issue Not to Exceed \$35,000,000 General Obligation Urban Renewal Bonds or Capital Loan Notes (UR)
 - 3. Consideration of approval of a resolution fixing date for a meeting on the proposition to issue Not to Exceed \$700,000 General Obligation Bonds or Capital Loan Notes (GCP)
 - 4. Consideration of approval of a resolution fixing date for a meeting on the proposition to issue Not to Exceed \$25,000,000 General Obligation Local Option Sales Tax Bonds
 - 5. Consideration of approval of a resolution ordering construction of 3rd Street Elevated Storage Tank Replacement Project and fixing a date for hearing thereon and taking bids therefor
 - 6. Consideration of approval of a motion setting April 17, 2023, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1A [Neighborhood Commercial District]/ PD-1 [Planned Development Overlay] to C-1 [Community and Highway Service Commercial District]/ PD-1 [Planned Development Overlay] (Waukee Towne Center)
- G. Consideration of approval of a resolution approving Cost-Share Grant Contract between the Iowa Department of Agriculture and Land Stewardship (IDALS) and the City of Waukee [Little Walnut Creek Headwaters Wetland & Greenway, Contract No. Urban23ARPA-015]

H. Consideration of approval of a resolution approving Senior Bond Issuance Certificate of WRA Participating Community

- 2) **RESOLUTION:** Consideration of approval of a resolution approving site plan for Vince Meyer Learning Center North Parking Lot Improvements [430 Ashworth Drive]
- 3) **RESOLUTION:** Consideration of approval of a resolution approving a Collective Bargaining Agreement with International Brotherhood of Teamsters Local 238 (July 1, 2023, through June 30, 2026)
- 4) **RESOLUTION:** Consideration of approval of a resolution approving amendments to City of Waukee Employee Handbook [5.2 Pay for Holidays Worked and areas covered in the collective bargaining agreement with International Brotherhood of Teamsters Local 238]

- J. 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 Waukee 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@waukee.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@waukee.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.