



**WAUKEE CITY COUNCIL
REGULAR MEETING AGENDA**

**DATE: MONDAY, JUNE 21, 2021
TIME: 5:30 P.M.**

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

***Due to public health concerns and guidance, in accordance with Iowa Code Sections 21.4(1)(b) and 21.8, this meeting of the Waukee 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 Waukee 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 (Waukee.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 (REVISED OCTOBER 2018).]

E. AGENDA APPROVAL

Documents:

F. PRESENTATIONS

G. PUBLIC HEARINGS

- G.1. On An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From A-1 To R-2, R-3, R-4 And C-1, A Parcel To Be Known As Waukee Crossing 2

Documents:

[G01.PDF](#)

- G.2. On An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From K-OF/PD-1 To K-MF Stacked High/PD-1, A Parcel To Be Known As Kettlestone Apartments

Documents:

[G02.PDF](#)

- G.3. On The Intent To Commence A Public Improvement Project Known As Ute Avenue And Ashworth Road Intersection Improvement Project

Documents:

[G03.PDF](#)

- G.4. On Plans, Specifications, Form Of Contract And Estimate Of Cost [Douglas Parkway Extension Project]

Documents:

[G04.PDF](#)

- G.5. On Plans, Specifications, Form Of Contract And Estimate Of Cost [2021 Well Rehabilitation Phase 2 Project]

Documents:

[G05.PDF](#)

- G.6. On Plans, Specifications, Form Of Contract And Estimate Of Cost [Meredith Drive/Warrior Lane HMA Overlay Project]

Documents:

[G06.PDF](#)

H. PUBLIC HEARING ACTION ITEMS

- H.1. ORDINANCE: Consideration Of Approval Of An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From A-1 To R-2, R-3, R-4 And C-1, A Parcel To Be Known As Waukee Crossing 2 [Introduction; First Reading]

Documents:

[H01.PDF](#)

- H.2. ORDINANCE: Consideration Of Approval Of An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From K-OF/PD-1 To K-MF Stacked High/PD-1, A Parcel To Be Known As Kettlestone Apartments [Introduction; First Reading]

Documents:

[H02.PDF](#)

- H.3. RESOLUTION: Consideration Of Approval Of A Resolution Approving And Authorizing A Public Improvement Project To Construct The Ute Avenue And Ashworth Road Intersection Improvement Project, Funding Of Final Site-Specific Design, Final Route/Site Selection, To Acquire Land For The Project By Purchase And, If Necessary, To Authorize The Use And Acquisition Of Property By Eminent Domain

Documents:

[H03.PDF](#)

- H.4. Douglas Parkway Extension Project

- H.4.A. *RESOLUTION: Consideration Of Approval Of A Resolution Approving Plans, Specifications, Form Of Contract And Estimate Of Cost*

Documents:

[H04A.PDF](#)

- H.4.B. *RESOLUTION: Consideration Of Approval Of A Resolution Awarding Contract*

Documents:

[H04B.PDF](#)

- H.5. 2021 Well Rehabilitation Phase 2 Project

- H.5.A. *RESOLUTION: Consideration Of Approval Of A Resolution Approving Plans, Specifications, Form Of Contract And Estimate Of Cost*

Documents:

[H05A.PDF](#)

- H.5.B. *RESOLUTION: Consideration Of Approval Of A Resolution Awarding Contract*

Documents:

[H05B.PDF](#)

- H.6. Meredith Drive/Warrior Lane HMA Overlay Project

- H.6.A. *RESOLUTION: Consideration Of Approval Of A Resolution Approving Plans, Specifications, Form Of Contract And Estimate Of Cost*

Documents:

[H06A.PDF](#)

H.6.B. *RESOLUTION: Consideration Of Approval Of A Resolution Consenting To The City Of Clive's Making Award Of Construction Contract*

Documents:

[H06B.PDF](#)

I. ACTION ITEMS

I.1. CONSENT AGENDA

I.1.A. *Consideration Of Approval Of 06/21/2021 Bill List; 06/15/2021 Payroll*

Documents:

[I01A.PDF](#)

I.1.B. *Consideration Of Approval Of City Council Minutes Of 06/07/2021 Regular Meeting, 06/14/2021 Work Session, 06/16/2021 Special Meeting*

Documents:

[I01B.PDF](#)

I.1.C. *Consideration Of Approval Of 12-Month Class E Liquor License With Class B Wine, Class C Beer And Sunday Sales Privileges For Hy-Vee, Inc., D/B/A Hy-Vee Fast And Fresh #2 [155 W. Hickman Road]*

Documents:

[I01C.PDF](#)

I.1.D. *Consideration Of Approval Of Renewal Of 12-Month Class C Liquor License With Outdoor Service And Sunday Sales Privileges For Cork & Kerry, Inc., D/B/A Mickey's Irish Pub [50-54 SE Laurel Street]*

Documents:

[I01D.PDF](#)

I.1.E. *Consideration Of Approval Of 5-Day Special Class C Liquor License With Outdoor Service Privilege, Beginning July 13, 2021, For BEERCOE, LLC, D/B/A Beercoe [1255 S. Warrior Lane, Waukee Area Arts Council Art Festival]*

Documents:

[I01E.PDF](#)

I.1.F. *Consideration Of Approval Of A Fiscal Year 2022 Iowa Retail Permit Application For Cigarette/Tobacco/Nicotine/Vapor For The Following Businesses:*

1. Casey's Marketing Co., d/b/a Casey's General Store #2179
2. Casey's Marketing Co., d/b/a Casey's General Store #2538

3. Casey's Marketing Co., d/b/a Casey's General Store #3640
4. Kum & Go, LC, d/b/a Kum & Go #59
5. Kum & Go, LC, d/b/a Kum & Go #75
6. Kum & Go, LC, d/b/a Kum & Go #540
7. Kum & Go, LC, d/b/a Kum & Go #1202
8. Fareway Stores, Inc., d/b/a Fareway Stores, Inc. #989
9. Hy-Vee, Inc., d/b/a Hy-Vee
10. Hy-Vee, Inc., d/b/a Hy-Vee C-Store
11. Hy-Vee, Inc., d/b/a Hy-Vee Fast and Fresh
12. Hy-Vee, Inc., d/b/a Hy-Vee Fast and Fresh #2 (new)
13. Guns N Roeses, Inc., d/b/a Kenny's
14. Fleet Farm Wholesale Supply Co., LLC, d/b/a Fleet Farm
15. Fleet Farm Wholesale Supply Co., LLC, d/b/a Fleet Farm Fuel
16. Smoker's Genie, LLC, d/b/a Smoker's Genie
17. Leaf Brothers Cigars, LLC, d/b/a Leaf Brothers Cigars

Documents:

[I01F.PDF](#)

I.1.G. Block Party Permit Applications:

- I.1.G.1. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of SE Applewood Lane From SE Olson Drive South To The Terminus Of The Cul-De-Sac On Saturday, July 3, 2021, Between The Hours Of 5:00 P.m. And 11:00 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G1.PDF](#)

- I.1.G.2. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of SE Madrone Lane From 620 SE Madrone Lane East To Its Intersection With SE Crabapple Court On Sunday, July 4, 2021, Between The Hours Of 1:00 P.m. And 9:00 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G2.PDF](#)

- I.1.G.3. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of NE Fox Run Trail From 45 NE Fox Run Trail West To N. Warrior Lane On Sunday, July 4, 2021, Between The Hours Of 5:00 P.m. And 11:00 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G3.PDF](#)

- I.1.G.4. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of SE Carefree Lane From SE Melrose Drive To SE Marshall Drive On Sunday, July 4, 2021, Between The Hours Of 6:00 P.m. And 11:00 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G4.PDF](#)

- I.1.G.5. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of Ford Lane From S. Warrior Lane West To The Terminus Of The Cul-De-Sac, And Myles Court From Ford Lane South To The Terminus Of The Cul-De-Sac On Saturday, July 4, 2021, Between The Hours Of 12:00 P.m. To 11:45 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G5.PDF](#)

- I.1.G.6. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of Northview Drive From 4th Street To 6th Street On Saturday, July 10, 2021, With An Alternate Date Of Saturday, July 17, 2021, Between The Hours Of 11:00 A.m. And 3:00 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G6.PDF](#)

- I.1.G.7. Consideration Of Approval Of A Resolution Approving The Temporary Closing Of Whitepine Court From Silverleaf Lane South To The Terminus Of The Cul-De-Sac On Friday, July 16, 2021, Between The Hours Of 5:00 P.m. And 11:45 P.m. For The Purpose Of A Neighborhood Block Party

Documents:

[I01G7.PDF](#)

- I.1.H. *Consideration Of Approval Of A Resolution Approving FY2021 Transfers*

Documents:

[I01H.PDF](#)

- I.1.I. *Consideration Of Approval Of A Resolution Approving Job Description And Pay Grade [IT Specialist – Network & Security]*

Documents:

[I01I.PDF](#)

- I.1.J. *Consideration Of Approval Of Receipt And File Of The Purchase Of A 96 Inch Lazer Z Diesel ExMark Mower From Waukee Power Equipment Of Waukee, IA, In The Amount Of \$33,367.03 [Waukee Parks & Recreation Department]*

Documents:

[I01J.PDF](#)

- I.1.K. *Consideration Of Approval Of A Resolution Approving 28E Agreement Between Waukee Community School District And City Of Waukee, Iowa, For Share Use Of Fiber Optic Network*

Documents:

[I01K.PDF](#)

- I.1.L. *Consideration Of Approval Of A Resolution Approving Iowa Department Of Transportation Agreement For Maintenance And Repair Of Primary Roads In Municipalities*

Documents:

[I01L.PDF](#)

- I.1.M. *Consideration Of Approval Of A Resolution Approving Agreement For Professional Consulting Services Between Snyder & Associates, Inc., And The City Of Waukee, IA [2021-2022 Miscellaneous Traffic Engineering Services]*

Documents:

[I01M.PDF](#)

- I.1.N. *Consideration Of Approval Of A Resolution Approving Supplemental Agreement For Additional Services No. 1 With Snyder & Associates, Inc. [Ute Avenue & Ashworth Road Intersection Improvement Project]*

Documents:

[I01N.PDF](#)

- I.1.O. *Consideration Of Approval Of A Resolution Approving Amended And Restated Storm Sewer Easement [Glynn Village Homeowners Association]*

Documents:

[I01O.PDF](#)

- I.1.P. *Consideration Of Approval Of A Resolution Approving Purchase Agreement, Warranty Deed And Easements Between Kimberly A. And Damon Pierson And The City Of Waukee [Ute Avenue And Ashworth Road Intersection Improvement Project]*

Documents:

[I01P.PDF](#)

- I.1.Q. *Consideration Of Approval Of A Resolution Approving Construction Drawings [Timber Creek Plat 1]*

Documents:

[I01Q.PDF](#)

- I.1.R. *Consideration Of Approval Of A Resolution Approving Construction Drawings [Prairie Rose Plat 4]*

Documents:

[I01R.PDF](#)

- I.1.S. *Consideration Of Approval Of A Resolution Awarding Quote [Centennial Park Ball Field Fencing Project]*

Documents:

[I01S.PDF](#)

- I.1.T. *Consideration Of Approval Of A Resolution Awarding Quote [2021 University Avenue Pavement Patching Project]*

Documents:

[I01T.PDF](#)

- I.1.U. *Consideration Of Approval Of A Resolution Approving Contract And Bond [Transite Water Main Replacement Phase 2 Project]*

Documents:

[I01U.PDF](#)

- I.1.V. *Consideration Of Approval Of Payment Estimate No. 8 To Larson Construction Company, Inc., For The Triumph Park Project In The Amount Of \$2,363,756.99*

Documents:

[I01V.PDF](#)

- I.1.W. *Consideration Of Approval Of Payment Estimate No. 2 To Alliance Construction Group, LLC, For The SE Ashworth Road Corridor Improvement Project, SE Parkview Crossing Drive To SE Glacier Trail, In The Amount Of \$147,720.25*

Documents:

[I01W.PDF](#)

- I.1.X. *Consideration Of Approval Of Payment Estimate No. 4 To Concrete Technologies, Inc., For The Warrior Lane Improvements Phase 1 Project In The Amount Of \$147,265.75*

Documents:

[I01X.PDF](#)

- I.1.Y. *Consideration Of Approval Of Payment Estimate No. 2 To Elder Corporation For The NW 2nd Street Construction Project, NW Venture Drive To NW Douglas Parkway, In The Amount Of \$128,237.18*

Documents:

[I01Y.PDF](#)

- I.1.Z. *Consideration Of Approval Of Payment Estimate No. 18 To Absolute Concrete Construction, Inc., For The NW 10th Street Improvement Project, W. Hickman Road To NW Douglas Parkway, In The Amount Of \$362,558.50*

Documents:

[I01Z.PDF](#)

- I.1.AA. *Consideration Of Approval Of Payment Estimate No. 2 To J&K Contracting, LLC, For The Southwest Area Trunk Sewer Extension Phase 2 Project In The Amount Of \$92,348.00*

Documents:

[I01ZAA.PDF](#)

- I.1.BB. *Consideration Of Approval Of Payment Estimate No. 2 To Priority Excavating, LLC, For The Little Walnut Creek North Trunk Sewer Phase 1 And Water Main Extension Project In The Amount Of \$154,053.62*

Documents:

[I01ZBB.PDF](#)

- I.1.CC. *Consideration Of Approval Of Change Order No. 7 To Elder Corporation For The Waukee Public Library Stormwater Improvement Project Increasing The Contract In The Amount Of \$6,800.00*

Documents:

[I01ZCC.PDF](#)

- I.1.DD. *Consideration Of Approval Of Change Order No. 1 To Vanderpool Construction, Inc., For The 2020 Downtown Manhole Rehabilitation Project Increasing The Contract In The Amount Of \$4,124.50*

Documents:

[I01ZDD.PDF](#)

- I.1.EE. *Consideration Of Approval Of Payment Estimate No. 2 (Final) To Vanderpool Construction, Inc., For The 2020 Downtown Manhole Rehabilitation Project In The Amount Of \$61,061.25*

Documents:

[I01ZEE.PDF](#)

- I.1.FF. *Consideration Of Approval Of Release Of Retainage To All Star Concrete For The Alice Nizzi Park Project In The Amount Of \$31,269.75*

Documents:

[I01ZFF.PDF](#)

- I.1.GG. *Consideration Of Approval Of Release Of Retainage To All Star Concrete For The Glynn Village South Park And Trail Amenity Project In The Amount Of \$26,976.85*

Documents:

[I01ZGG.PDF](#)

- I.1.HH. *Consideration Of Approval Of A Motion Setting July 19, 2021, As The Date Of Public Hearing On An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From A-1 [Agricultural District] To R-2 [One And Two Family Residential District], R-3 [Rental Multi Family Residential District], R-4 [Row Dwelling And Townhome Dwelling District], R-2 [One And Two Family Residential District]/PD-1 [Planned Development Overlay District], R-4 [Row Dwelling And Townhome Dwelling District]/PD-1 [Planned Development Overlay District], And C-1 [Community And Highway Service Commercial District] (Prairie Village)*

Documents:

[I01ZHH.PDF](#)

- I.1.II. *Consideration Of Approval Of A Resolution Approving Various Agreements Concerning Construction Of Fence*

Documents:

[I01ZII.PDF](#)

- I.1.JJ. *Consideration Of Approval Of A Resolution Approving An Agreement Concerning Construction Of Pool And Fence [990 NE Badger Lane]*

Documents:

[I01ZJJ.PDF](#)

- I.2. MAYOR'S APPOINTMENT AND RESOLUTION: Consideration Of Approval Of A Resolution Approving The Mayor's Appointment Of Citizen Members To The Library Board Of Trustees For Three-Year Terms To End June 30, 2024

Documents:

[I02.PDF](#)

- I.3. RESOLUTION: Consideration Of Approval Of A Resolution Approving Fifth Amended And Restated Intergovernmental Agreement For The Ownership And Operation Of A Consolidated 911 Emergency Communications Center [Westcom]

Documents:

[I03.PDF](#)

- I.4. ORDINANCE: Consideration Of Approval Of An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From A-1 And COS To R-2, R-3, R-4 And C-1, A Parcel To Be Known As Parkside [Second Reading]

Documents:

[I04.PDF](#)

- I.5. ORDINANCE: Consideration Of Approval Of An Ordinance To Amend Chapter 169, Zoning Ordinance, City Of Waukee, Iowa, By Rezoning Certain Property From A-1 And COS To R-3/PD-1 And R-4/PD-1, A Parcel To Be Known As The Courtyards At Parkside [Second Reading]

Documents:

[I05.PDF](#)

- I.6. ORDINANCE: Consideration Of Approval Of An Ordinance Adopting The Code Of Ordinances Of The City Of Waukee, Iowa [Third (Final) Reading]

Documents:

[I06.PDF](#)

- I.7. RESOLUTION: Consideration Of Approval Of A Resolution Approving Preliminary Plat For Painted Woods South Townhomes

Documents:

[I07.PDF](#)

- I.8. RESOLUTION: Consideration Of Approval Of A Resolution Approving Final Plat For Painted Woods South Townhomes

Documents:

[I08.PDF](#)

- I.9. RESOLUTION: Consideration Of Approval Of A Resolution Approving Site Plan For Painted Woods South Townhomes

Documents:

[I09.PDF](#)

- I.10. RESOLUTION: Consideration Of Approval Of A Resolution Approving Site Plan For Keystone Construction Services [1650 NW Gettysburg Lane]

Documents:

[I10.PDF](#)

- I.11. RESOLUTION: Consideration Of Approval Of A Resolution Approving Wage Or Salary Rates Of Non-Represented City Of Waukee Employees As Of July 1, 2021

Documents:

[I11.PDF](#)

J. REPORTS

- A. City Administrator Report
- B. City Attorney Report
- C. Council Member Reports

K. ADJOURNMENT

*Pursuant to §21.4(2) of the Code of Iowa (2021), 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 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.