



WAUKEE CITY COUNCIL MINUTES
March 7, 2022

- (A) **Call to Order** – The regular meeting of the Waukeee City Council was called to order by Mayor Clarke at 5:30 p.m. at Waukeee City Hall, 230 W. Hickman Rd. and electronically via Zoom.
- (B) **Pledge of Allegiance**
- (C) **Roll Call** – The following members were present: Mayor Courtney Clarke; Council Members R. Charles Bottenberg, Chris Crone, Larry R. Lyon (electronically), Anna Bergman Pierce (electronically), Ben Sinclair (electronically). Absent: None.

Also in attendance: City Administrator Tim Moerman, Assistant City Administrator Brad Deets, Community Development Director Andy Kass, Finance Director Linda Burkhart, Parks & Recreation Director Matt Jermier, Assistant Parks & Recreation Director Josh VandeKamp, Public Works Director/City Engineer Rudy Koester, Human Resources Director Michelle Lindsay, IT Director Son Le (electronically), Police Chief John Quinn, Police Officer Kathryn Guess, City Clerk Rebecca D. Schuett, City Attorney Steve Brick.

- (D) **Open Forum**
- (E) **Agenda Approval** – Council Member Crone moved to approve the agenda; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- (F) **Monthly Mayor’s Report** – Mayor Clarke will present the annual State of the City address on Mar. 10. Public Works crews are patching potholes when the weather allows. Registration is now open for the Parks & Recreation Department spring/summer programs.
- (G) **Presentations:**
 - 1) **Waukeee Betterment Foundation report** – Board President Todd McDonald reported the cost and fundraising summary for certain Triumph Park amenities. Also in attendance was Board Member Eric Kress.
- (H) **Public Hearings:**
 - 1) **On an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukeee, Iowa, by rezoning certain property from C-1 to M-1, a property to be known as Legacy Park West** – Mayor Clarke opened the public hearing and asked if any written correspondence had been received; City Clerk Schuett replied that none had been received in the clerk’s office. Community Development Director Kass reviewed the application for approximately 91.5 acres that were zoned C-1 when originally annexed by the City. The applicant received consent from property owners of 62% of the surrounding property. Mr. Kass added that, on their own initiative, the applicant reached out to surrounding property owners prior to submitting the rezoning application to the City. The development concept plan shows 11 lots accessible via a planned Prairie Bluff Dr. extension to the west. A 40-foot landscape buffer is required along certain proposed lots. The developer proposes a six-foot-high berm in certain areas where only a four-foot-high berm is required. The rezoning application is generally consistent with the City’s Comprehensive Development Plan. Erin Ollendike with Civil Design Advantage (CDA), addressed the council on behalf of the applicant, stating that she was available to answer any questions. No comments were made by the public in attendance.
 - 2) **On an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukeee, Iowa, by rezoning certain property from R-2 to R-2/PD-1 and R-4, a property to be known as Indi Run Plat 4** – Mayor Clarke opened the public hearing and asked if any written correspondence had been received; City Clerk Schuett replied that none had been received in the clerk’s office. Community Development Director Kass reviewed the application for approximately 16.5 acres. The applicant received consent from property owners of more than 50% of the surrounding property. The development concept plan includes single family lots and two townhome development outlots. City staff anticipates that Outlot U will be

combined with a similarly zoned lot adjacent to the north. Mr. Kass reviewed planned street extensions, including NW Sunrise Dr., and noted that the parkland dedication area will connect into the greater recreational trail system. The rezoning application is generally consistent with the City's Comprehensive Development Plan. No comments were made by the public in attendance.

- 3) **On an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-4 to R-3/PD-1, a property to be known as RealtyLink** – Mayor Clarke opened the public hearing and asked if any written correspondence had been received; City Clerk Schuett replied that none had been received in the clerk's office. Community Development Director Kass reviewed the application, stating that the applicant received consent from property owners of 67% of the surrounding property. The development concept plan shows three apartment and three villa-style buildings. Phase 1 of the development is planned to include the large apartment buildings. All units are proposed as rentals. The plan includes many outdoor amenities, such as a clubhouse, pool and dog park. The proposed PD-1 overlay would allow for buildings of greater height, more units per acre and smaller studio units. The number of studio units is limited to no more than 20% of each building phase. Ed Arp with Civil Engineering Consultants (CEC), participating electronically, addressed the council on behalf of the applicant, stating that he was available to answer any questions. No comments were made by the public in attendance.
- 4) **On an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1 to R-3, a property known as Stratford Crossing Plat 1, Outlot W** – Mayor Clarke opened the public hearing and asked if any written correspondence had been received; City Clerk Schuett replied that none had been received in the clerk's office. Community Development Director Kass reviewed the application, noting that the applicant did not obtain the minimum percentage of signatures from surrounding property owners. He also cited an email from an adjoining property owner in opposition to the request; the email was provided to both the Planning & Zoning Commission and City Council as part of agenda packets. The development concept plan includes some units with attached garages. Mr. Kass reviewed the landscape buffering requirements. He then noted that the City's Comprehensive Development Plan shows the subject property with light industrial/office uses but that it is not an uncommon request for a parcel off of a main corridor to be rezoned because it is difficult to develop with a commercial use. No comments were made by the public in attendance.
- 5) **On the annexation of consenting property by the City of Waukee, Iowa [William Fox Farm Company; Waukee Community School District; Fox Creek Meadows, LLC; Shoeman Family Trust]** – Mayor Clarke opened the public hearing and asked if any written correspondence had been received; City Clerk Schuett replied that none had been received in the clerk's office. Assistant City Administrator Deets reviewed the applications, encompassing approximately 230 acres. No comments were made by the public in attendance.

(I) **Public Hearing Action Items:**

- 1) **Ordinance: *Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1 to M-1, a property to be known as Legacy Park West [introduction; first reading]*** – Council Member Crone introduced the ordinance and moved to approve the first reading in title only; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- 2) **Ordinance: *Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-2 to R-2/PD-1 and R-4, a property to be known as Indi Run Plat 4 [introduction, first reading]*** – Council Member Crone introduced the ordinance and moved to approve the first reading in title only; seconded by Council Member Bottenberg. Mayor Clarke asked for a discussion on the percentage of homes on smaller lots as part of a future work session. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.

- 3) **Ordinance: Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-4 to R-3/PD-1, a property to be known as RealtyLink [introduction, first reading]** – Council Member Crone introduced the ordinance and moved to approve the first reading in title only; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- 4) **Ordinance: Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1 to R-3, a property known as Stratford Crossing Plat 1, Outlot W [introduction, first reading]** – Council Member Crone introduced the ordinance and moved to approve the first reading in title only; seconded by Council Member Bottenberg. Council Member Sinclair stated that while he appreciated that the property is being rezoned due to lack of interest in it developing as a commercial lot, he hoped to see more commercial property in Stratford Crossing; Community Development Director Kass reviewed some of the existing commercial lots in the area. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- 5) **Resolution: Consideration of approval of a resolution approving the annexation of consenting property by the City of Waukee, Iowa [William Fox Farm Company; Waukee Community School District; Fox Creek Meadows, LLC]** – Council Member Bottenberg moved to approve the resolution; seconded by Council Member Crone. Assistant City Administrator Deets stated that the properties included in the resolution were not offered tax transitioning because there are not buildings on the parcels. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-073)
- 6) **Resolution: Consideration of approval of a resolution approving the annexation of consenting property by the City of Waukee, Iowa [Shoeman Family Trust]** – Council Member Bottenberg moved to approve the resolution; seconded by Council Member Crone. Assistant City Administrator Deets noted that the annexation included tax transitioning as the property includes an existing homestead. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-074)

(J) Action Items:

- 1) **Consent Agenda:** Council Member Crone moved to approve the Consent Agenda; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.

A. Consideration of approval of 03/07/2022 Bill List; 03/04/2022 Payroll:

Total Unpaid Bills Presented for Approval :	\$725,726.43
Total Checks Issued Prior to Council Approval:	
(A) Prior to Last Council Meeting	30.00
(B) After Last Council Meeting	27,297.46
(C) Payroll Taxes & Reimbursements	313,724.12
(D) Utility Refunds	2,531.27
Payroll Checks Issued:	
(E) 03/04/2022	294,473.91
*TOTAL *	\$1,363,783.19

FY 2022 Fund Recap:

	Expenditures		Revenues	
	Budgeted	Year To Date	Budgeted	Year To Date
010 General Fund	\$16,326,795	\$11,134,854	\$16,767,357	\$8,387,004
011 General Fund-Hotel/Motel Tax	13,800	14,107	48,100	49,423
060 Road Use Tax Fund	3,266,914	1,875,362	3,127,850	1,896,841
070 Firemen's Association	-	-	-	-
080 Library Foundation	-	-	-	-

085 Asset Forfeitures	-	-	-	-
090 North Residential TIF	91,444	326	-	-
091 Hickman West Indust Park TIF	758,806	-	819,208	892,827
092 Enterprise Business Park TIF Fund	-	-	-	-
093 Waukee Urban Renewal Area TIF Fund	6,949,333	3,223	4,344,814	2,499,785
094 Gateway Urban Renewal	1,991,977	805,323	2,610,558	1,474,069
095 Autumn Ridge Urban Renewal	492,992	-	716,298	358,058
096 Waukee West Urban Renewal	2,500	-	-	-
097 Southwest Business Park	93,000	26,219	93,182	49,552
098 Waukee Central URA	176,800	92,428	179,086	-
110 Debt Service Fund	14,538,957	1,674,734	16,172,409	3,008,570
111 Special Assessments Fund	-	-	-	18,555
210 Employee Benefits Fund	2,600,000	-	2,651,127	1,455,163
211 Local Option Sales Tax	1,097,969	-	3,176,500	2,621,080
212 Public Improvement Fund	-	-	-	502,740
327 Capital Projects	45,120,941	19,843,155	22,315,000	25,313,898
330 City Wide SA Sidewalk Project	-	-	-	1,234
510 Water Utility Fund	8,197,060	4,227,424	6,397,300	7,883,489
520 Sewer Utility Fund	7,179,626	5,125,818	6,460,900	5,916,812
521 University Ave Trunk Sewer Project	-	-	-	717
522 Waste Water Treatment Pl	-	-	-	71
523 E Area Pump Sta Treatment	-	-	-	248
540 Gas Utility Fund	9,400,209	6,780,129	8,554,950	8,216,655
560 Storm Sewer Utility Fund	1,306,771	387,563	1,192,200	917,868
570 Utility Bill Fund	442,610	245,914	417,600	237,743
590 Solid Waste Collect & Rcycl Fund	1,528,400	1,076,826	1,527,500	1,059,384
750 Golf Course Fund	582,532	294,371	600,000	405,495
810 Equipment Revolving Fund	30,000	-	-	323
TOTAL	\$122,189,436	\$53,607,775	\$98,171,939	\$73,167,601

CHECKS ISSUED PRIOR TO COUNCIL APPROVAL 03/07/2022:

AMAZON CREDIT PLAN	FEBRUARY 2022 STATEMENT	\$2,030.84
ATLANTIC BOTTLING COMPANY	POP MACHINE PAYOUT TO PERSONAL	
BAXTER CONSTRUCTION CO	FILL	30.00
BIRKNER, JADEN E	UTILITY REFUND	3.24
BROWN, JEANNETTE	UTILITY REFUND	68.12
CITY OF WAUKEE	UTILITY REFUND	48.37
CLAYTON PROPERTIES, DBA SUMMIT HOMES	HEALTH INSURANCE DEDUCTION	13,882.48
EFTPS	UTILITY REFUND	214.12
GROVES, GABRIELLE	FICA TAX WITHHOLDING	108,415.93
HUBBELL HOMES, LLC	UTILITY REFUND	48.37
ICMA RETIREMENT TRUST 457	UTILITY REFUND	107.72
IOWA DEPT OF HUMAN SERVICES	ICMA RETIREMENT	12,755.54
IPERS	CHILD SUPPORT	754.66
ISOLVED BENEFIT SERVICES, INC	IPERS DEDUCTIONS	134,223.26
J LARSON HOMES, LLC	SECTION 125 MEDICAL DEDUCTIONS	8,470.63
JOHANNNS, PIPER L	UTILITY REFUND	99.78
K JOHNSON CONSTRUCTION	UTILITY REFUND	38.08
KARAJICA, ELMIR	UTILITY REFUND	471.92
LIFETIME ATHLETIC	UTILITY REFUND	15.46
LYDDON, DAKOTA A	JANUARY/FEBRUARY TENNIS LESSONS	1,383.20
MI-FIBER, LLC	UTILITY REFUND	100.00
PHIL DICKEY	MARCH 2022 STATEMENT- PUBLIC SAFETY	653.90
PUGH, JASON A	SESSION 3 KARATE CLASSES	1,440.00
PURCHASE POWER, INC.	UTILITY REFUND	40.07
	POSTAGE METER REFILL	2,185.82

SAGE HOMES LLC	UTILITY REFUND	276.59
SAGE HOMES LLC	UTILITY REFUND	578.56
SAGE HOMES LLC	UTILITY REFUND	334.49
SUMMAS LLC	UTILITY REFUND	7.76
TREASURER STATE OF IOWA	STATE WITHHOLDING TAXES	35,221.62
US POSTAL SERVICE	FEBRUARY 2022 REGULAR BILLS	3,209.48
WAUKEE POWER EQUIPMENT	ZSPRAY MAX XL 60 GAL 7 GPM 220 LB HOPPER	13,519.00
WD DESIGNS	YOUTH BASKETBALL SHIRTS	2,027.66
WELLS FARGO COMMERCIAL CARD	WELLS FARGO CREDIT CARD	5,718.12
ZIEMKE, DONALD J	UTILITY REFUND	78.62
TOTAL		\$348,453.41

UNPAID BILLS PRESENTED FOR APPROVAL 03/07/2022:

# 1 LAWN CARE AND LANDSCAPING, LLC	MOWING- MEDIANS	\$1,500.00
ACCUJET LLC	VAC BORE MUD OUT OF 8" MAIN PLIERS/NUTS/FLOOD	3,323.07
ACME TOOLS	LIGHT/SCREWDRIVER	434.80
AD STARR	MIRACLE LEAGUE EQUIPMENT	146.85
ALL STAR PRO GOLF	PENCILS	257.28
AMAZON.COM	PAPER/RAIN PONCHOS/STICKY NOTES/PENS/TRASH BAGS	1,160.18
AMERITAS LIFE INSURANCE COMPANY	MAR '22 VISION INSURANCE PREMIUM	2,815.88
ANOVA	TRIUMPH PARK BIKE RACKS CITY HALL FRONT ENTRY	2,603.15
AUTOMATIC DOOR GROUP	MAINTENANCE	135.00
AUTOZONE	AUTO INTERIOR CLEANER/MICROFIBER TOWELS	33.59
BACKGROUND INVESTIGATION BUREAU, LLC	YOUTH BASKETBALL BACKGROUND CHECKS	35.85
BAX SALES INC	WASHERS/NUTS/BOLTS/CHAINS	167.69
BDI SIGNS BUSINESS DESIGNS INC	ROSE BOWL BANNERS	6,830.00
BOOT BARN INC	BOOTS/PANTS- PIZINGER	378.86
BOUND TREE MEDICAL	OXYGEN FLOWMETER	129.96
BRICK GENTRY BOWERS SWARTZ	JANUARY 2022 STATEMENT Z SCREENS/ L SCREENS/ HOME PLATE	19,484.00
BSN SPORTS	MATS	22,751.02
BUSINESS NETWORK LONG DISTANCE	FEBRUARY 2022 STATEMENT	34.18
CALLAWAY GOLF	GOLF BALLS	2,596.92
CENTURYLINK	FEBRUARY 2022 STATEMENT	55.94
CINTAS CORPORATION	BLANK MINI KIT	8,230.32
CITY OF WAUKEE	FEBRUARY 2022 STATEMENT OCT 2021 SE ASHWORTH RD	15,583.71
CITY OF WAUKEE - AR	CORRIDOR IMPROVEMENTS	25,518.75
COLTON & MICHELLE LORBER	FURNACE REBATE	150.00
CONTROL SYSTEM SPECIALISTS, LC	HEAD END NAMES CHANGED/KEYPAD REPROGRAMMED	515.00
CORE & MAIN LP	METERS	1,985.00
CRYSTAL CLEAR BOTTLED WATER	WATER	3.90
DATAVIZION, LLC	IT AT TRIUMPH PARK	6,465.28
DELTA DENTAL	MAR '22 DENTAL INSURANCE PREMIUM	11,123.76
DES MOINES PRINTING	BUSINESS CARDS	138.00
DES MOINES REGISTER	MARCH 2022 SUBSCRIPTION	37.00
DES MOINES STEEL FENCE	CENTENNIAL FENCE PROJECT FREEZER MEAL WORKSHOP	121,482.00
DINNER DELIGHTS	FEBRUARY 2022	1,560.00
DIRECTV	FEBRUARY 2022 STATEMENT	135.27
DOG WASTE DEPOT	DOG WASTE BAGS	218.46
DOREEN GOODING	REFUND - COMMUNITY CENTER RENTAL	180.00
ELDER CORPORATION - CIP	10" GAS MAIN PROJECT	1,430.00

ELECTRICAL ENGINEERING EQUIPMENT CO	GEL 22935 MXR150/U/MED	129.52
ELECTRONIC ENGINEERING CO	NON INVENTORY/SUPPLIES	230.00
FARNSWORTH GROUP, INC	PUBLIC WORKS BUILDING 2ND FLOOR EXPANSION	5,769.94
FASTENAL COMPANY	SAFETY EQUIPMENT	648.55
FOREUP GOLF SOFTWARE	SOFTWARE SETUP/ ANNUAL FEES	5,694.00
GALL'S INC	SHIRT- JOHNSON	194.85
GO STAGESTRUCK	4TH OF JULY STAGE RENTAL	1,328.00
HEARTLAND TIRE & AUTO	TIRES	275.00
HOLMES MURPHY	MAR '22 HMA MONTHLY CONSULTING FEE	4,557.42
INDUSTRIAL SALES COMPANY INC- WF	DRISCO 6500 BF RDCR 6X4 IPS11.0 REDUCER	254.53
INFRASOURCE CONSTRUCTION, LLC	DIRECTIONAL BORE	40,761.00
IOWA ASSOCIATION OF CODE ENFORCEMENT	2022 MEMBERSHIP RENEWAL- CARPENTER	110.00
IOWA ASSOCIATION OF MUNICIPAL UTILITIES	MARCH 2022 - FEBRUARY 2023 MEMBER DUES	12,716.00
IOWA DEPT OF TRANSPORTATION	PCC LEVEL II CERTIFICATION- STIFEL	600.00
IOWA MUNICIPAL FINANCE OFFICERS ASSOCIATION	MEMBERSHIP DUES- BECKY SCHUETT	50.00
IOWA SIGNAL INC	TEMPORARY TRAFFIC SIGNALS DOUGLAS & ALICE'S	1,935.00
IOWA WATER ENVIROMENT ASSOCIATION	2022 IAWEA MAINTENANCE CONFERENCE- ROYER	230.00
ISOLVED BENEFIT SERVICES, INC	FEB '22 PEPM FEES FOR DEPENDENT CARE/MEDICAL/HRA	529.30
JM IMPRESSIONS	SPRING/SUMMER 2022 PROGRAM GUIDE DESIGN	1,500.00
JOHN TRUEX	CARPET CLEANING	385.00
KING'S MATERIAL INC	MULCH	304.52
LANGUAGE LINE SERVICES	TRANSLATING	41.10
LENA DOUGLAS	VOLLEYBALL OFFICIATING	100.00
LISA BUELOW	VOLLEYBALL OFFICIATING	650.00
LOGAN CONTRACTORS SUPPLY INC	FALCON HOT BOX & ASPHALT	31,960.00
LOGOED APPAREL & PROMOTIONS	SWEATSHIRT- KNUDSEN	1,148.00
MARK STUCHEL INC.	SOCKETS	239.25
MARTIN MARIETTA AGGREGATE, INC.	ROAD STONE	964.50
MATHESON TRI-GAS INC	WELDING MIX	209.82
MATTHEW PARKER	VOLLEYBALL OFFICIATING	400.00
MENARDS	HOLLY'S TOOLS	518.93
METRO WASTE AUTHORITY	STREET SWEEPER DUMPING FEE	2,644.77
MID AMERICAN ENERGY	FEBRUARY 2022 STATEMENT	7,894.99
MID IOWA FOUNTAIN SERVICES	VINEYARD POND	417.17
MID-IOWA SOLID WASTE EQUIPMENT CO	SEWER CLEANING & MAINTENANCE TOOLS	1,289.47
MMC CONTRACTORS IOWA, INC	RESTROOM REPAIRS	557.19
MOBILE VISION	CAMERA REPAIR	139.00
MURPHY TRACTOR & EQUIPMENT	FILTERS	141.11
MUTUAL OF OMAHA	MAR '22 LIFE & DISABILITY PREMIUM	5,949.57
NAPA AUTO PARTS STORE	BATTERIES	73.74
NATIONWIDE OFFICE CLEANERS LLC	CLEANING SERVICES- CITY HALL FOLDERS/MARKERS/PAPER/NOTEPAD/	2,040.92
OFFICE DEPOT	WHITE OUT	101.24
ONE SOURCE	PRE-EMPLOYMENT BACKGROUND CHECK	84.50
ORKIN PEST CONTROL	PEST CONTROL- CITY HALL	475.00
PEAK SOFTWARE SYSTEMS INC	RECEIPT PRINTER/CASH DRAWER	1,284.28
PEREZ CLEANING SERVICES LLC	TRIUMPH CONCESSIONS	1,560.00
PRESTIGE FLAG	CLEANING SERVICES- PD	469.78
RAY O'HERRON CO., INC.	FLAGS/DIRT GUARDS	469.78
	GAS MASKS/CARRIERS/FILTERS	10,485.96

RDG PLANNING & DESIGN	TRAILS MASTER PLAN	18,800.00
REGAL UNDERGROUND CONSTRUCTION, INC.	DIRECTIONAL BORE GAS SERVICE	2,760.00
RICK'S TOWING	TOWING	145.00
SANDRY FIRE SUPPLY LLC	FIRE HOODS	4,760.75
SENSIT TECHNOLOGIES	CALBTL 2.5 CH4 100PPM CO 221L	274.79
SHIVE HATTERY INC.	UNIVERSITY AVE EXT- 10TH ST TO SE LA GRANT PKWY	116,194.34
SKOLD DOOR & FLOOR COMPANY INC	DOOR 2 MAINTENANCE	393.75
STAPLES BUSINESS CREDIT	MEMBERSHIP FEE	578.71
STIVERS FORD	REPLACE BATTERY	169.07
STREET COLLECTIVE	BIKE MONTH SPONSORSHIP	500.00
STRYKER SALES CORPORATION	AED CABINETS AT TRIUMPH PARK	1,041.60
STUART C IRBY CO	METERS	75,971.57
SUNFLOWER FINE ART LLC.	ART CLASSES	720.00
SUSAN DUNN	REFUND - COMMUNITY CENTER RENTAL	90.00
TAYLOR MADE GOLF COMPANY	GOLF BALLS	4,673.07
THE HOME DEPOT PRO	TRASH BAGS/ PAPER TOWELS	297.91
THE MIRACLE LEAGUE	2022 ANNUAL MEMBERSHIP FEE	500.00
THE WALDINGER CORP	HVAC MAINTENANCE	252.28
THOMSON REUTERS - WEST	SOFTWARE SUBSCRIPTION	260.49
TREASURER STATE OF IOWA	FEB '22 WATER EXCISE TAXES	23,503.61
TREASURER STATE OF IOWA	FEB '22 SEWER SALES TAXES	4,354.44
TREASURER STATE OF IOWA	FEB '22 GAS SALES TAXES	23,071.96
TREASURER STATE OF IOWA	FEB '22 STORM WATER SALES TAXES	2,360.26
TRUCK EQUIPMENT INC	LIGHTBAR	199.88
TYLER TECHNOLOGIES INC	CIS/CRM ANNUAL FEES APRIL 2022-MARCH 2023	1,828.20
UNITED PARCEL SERVICE	SHIPPING	21.31
UNIVERSITY OF IOWA HYGIENE	TESTING FEES	270.00
US CELLULAR	FEBRUARY 2022 STATEMENT	641.53
USA BLUE BOOK	FACE SHIELDS/SHOE COVERS	239.93
UTILITY SAFETY AND DESIGN INC.	RETAINER FEES	4,015.00
VAN-WALL EQUIPMENT INC	TRIUMPH PARK SOD CUTTER	5,268.13
VERIZON WIRELESS	FEBRUARY 2022 STATEMENT	6,126.57
WASTE SOLUTIONS OF IA	4TH OF JULY RESTROOM RENTAL	2,384.00
WAUKEE COMMUNITY SCHOOL DISTRICT - FUEL	JANUARY 2022 STATEMENT- PD	12,157.40
WAUKEE HARDWARE & VARIETY	JANUARY 2022 STATEMENT- PARKS & REC	195.83
WAUKEE POWER EQUIPMENT	MOWER REPAIR	193.11
WEST DES MOINES WATER WORKS	MARCH 2022 WATER TOWER RENT	838.35
<i>*TOTAL*</i>		\$725,726.43

PAYROLL 03/04/2022:

ABRAMOWITZ, LEVI	\$2,104.86
ADKINS, COREY	1,436.49
ADKISSON, JENNIFER	489.92
AHRENS, ELIZA	30.80
ALDRICH, SHAWN	2,041.01
ANDERSON, SARA	1,576.09
ANNIS, JEREMY	147.53
ANTON, MARY	143.24
ARIAS, HECTOR	2,587.85
BAKER, RANDY	1,838.24
BAUMAN, LISA	1,293.68
BECKER, CHEYANNE	830.82
BECKNER, HALEY	1,631.61
BEDFORD, SAMANTHA	1,396.41

BERGMAN, ANNASTASIA	637.86
BOTTENBERG, RICHARD	640.91
BOYLE, GAVIN	1,630.53
BROWN, ANGALEA	1,458.61
BROWN, JENNIFER	2,207.13
BROWN, NATHAN	2,594.24
BRUENING, BENJAMIN	208.70
BRUNS, RACHEL	2,295.90
BURKHART, LINDA	3,144.26
BURKHART, MARK	22.50
CAMPBELL, SCOTT	1,869.49
CARPENTER, PAUL	1,742.73
CARROLL, JOSEPH	2,137.17
CHAMBERS, KYLE	1,744.42
CHRISTENSEN, ABAGAIL	1,302.47
CICHOSKI, KELLI	1,913.84
CLARKE, COURTNEY	1,117.81
CLEMEN, ANTHONY	2,096.87
COGGESHELL, LEE	1,832.81
CORKREAN, JENNIFER	1,645.09
COUGHLIN, TONI	1,049.24
CRAVEN, GAYLA	138.58
CRONE, CHRISTINE	551.57
CROSS, JONATHAN	594.18
CUNNINGHAM, SCOTT	2,882.47
DANIEL, COLE	1,907.55
DEBOER, MELISSA	1,122.79
DEETS, BRADLY	3,752.28
DEZEEUW, DAVID	2,519.83
DODGE, JUSTIN	2,059.67
EDWARDS, DANAE	1,979.19
EVANS, SUMMER	2,937.14
FLUGGE-SMITH, JAMIE	2,084.20
FREDERICK, JUSTIN	2,160.97
FREDERICKSEN, BROCK	1,573.44
FREEMAN, MATTHEW	1,516.24
FROEHLICH, WILLIAM	581.65
FYFE, JUSTIN	1,670.25
GARLICH, ELIZABETH	184.47
GAVIN, HALEY	245.55
GIBBS, AUSTIN	1,867.02
GIBSON IV, WILLIAM	1,798.89
GILCHRIST, NICHOLAS	1,501.92
GITZEN, ROBERT	2,952.65
GOINS, ANDREA	2,390.44
GROVE, BRIAN	327.65
GUESS, CHRISTOPHER	1,950.62
GUESS, KATHRYN	1,987.02
HANSON, LAURA	1,657.58
HEIMANN, RONALD	2,016.71
HENTGES, ERIC	2,101.54
HERRICK, ROBERT	2,540.53
HILGENBERG, ADAM	2,276.80
HOLMES, HOLLY	1,548.15
HUSTED, TROY	1,962.55
HUTTON, JOSHUA	1,865.24
JACKSON, COLE	2,093.93
JERMIER, MATTHEW	3,109.45

JOHNSON, WYATT	1,405.11
KAMMERER, EMMILY	133.09
KAPPOS, SARA	2,744.42
KASS, ANDREW	2,653.34
KASZINSKI, BRETT	377.06
KELLER, CHRISTOPHER	2,107.52
KICKBUSH, CHRISTOPHER	1,764.37
KINNEY, SCOTT	1,913.91
KLEINWOLTERINK, COLE	1,952.68
KLEVER, JUDY	855.92
KNEPPER, AARON	115.67
KNUDSEN, DYLAN	2,045.86
KNUST, DANIEL	1,684.23
KOESTER, RUDY	3,532.21
KOSTECKI, BROOKE	533.50
KREFT, ALEXUS	517.08
LARSON, KENNETH	575.51
LARSON, KRISTINE	3,063.73
LAUGHRIDGE, DANIEL	1,674.21
LE, SON	3,140.66
LEMKE, NEIL	2,054.28
LEVSEN, BRYAN	1,818.21
LINDSAY, MICHELLE	1,963.91
LONG, JEREMY	3,011.08
LOVETINSKY, TRACY	1,688.88
LYNCH, JEREMY	1,313.06
LYON, LARRY	638.22
MAGNUSSEN, JACK	601.01
MANNING, JOSHUA	2,408.30
MAREAN, JOSHUA	1,466.07
MAREK, JAMES	1,838.66
MCCAY, BRENDA	225.08
MCCOY, CARA	521.37
MEEKER, BRYCE	1,882.50
MELLENCAMP, JEFFREY	2,821.96
METTEE, WILLIAM	1,893.88
MINAR, VANESSA	1,185.43
MINIKUS, JOSHUA	1,954.51
MOERMAN, TIMOTHY	4,925.46
MONA, RACHEL	1,508.90
MORRIS, ASHLEY	1,575.91
MURRA, BRIAN	2,124.54
NEWBURY, NICHOLAS	1,731.74
NICHOLS, ANDREW	1,693.45
NICODEMUS, BLAKE	742.19
OLDHAM, JAMES	1,929.29
OSBORN, RYAN	560.84
OSBORN, SARAH	1,620.66
OSTRING, KATHLEEN	1,743.47
OWENS, TANNER	594.18
PARISH, TONJA	1,546.59
PATTERSON, KEVIN	1,780.37
PAYNE, THOMAS	1,581.45
PERKINS, JACOB	1,804.70
PETTIT, BRANDON	2,565.48
PIZINGER, JAMES	1,409.02
PURVIS, KATHRYN	1,383.79
QUAM, BRADLEY	1,595.20

QUICK, TIMOTHY	297.46
QUINN, JOHN	3,515.37
RASH, RONALD	2,113.06
RICHARDSON, DACE	1,925.91
RICHARDSON, ELIZABETH	1,637.48
ROBBINS, CORBY	2,300.78
ROBINSON, CLINT	3,671.32
ROBINSON, NATHANIEL	597.07
ROSENOW, MELANIE	466.87
ROTH, TITO	1,401.20
ROTSCHAFFER, CARMEN	1,450.54
ROYER, TIMOTHY	3,038.88
SAENGKIO, DONNY	2,282.53
SCHAUFENBUEL, KARI	928.41
SCHETTLER, RODNEY	2,292.52
SCHUETT, REBECCA	2,579.34
SCHULTZ, JEFFREY	1,851.21
SEDDON, JOSH	2,074.00
SEELY, AUSTEN	860.68
SHAFFER, CHET	204.05
SINCLAIR, BENJAMIN	638.22
SLYCORD, JASON	1,806.28
SMITH, BLAKE	1,588.47
SNOW, SUSAN	160.64
SOFFEN, NATASHA	34.42
SPOSETO, MACKENZIE	2,535.00
STEINKE, KURT	868.70
STEPHENS, CLINT	687.50
STEWART, ERIC	1,853.53
STIFEL, DALTON	1,707.14
STOTZ, MELISSA	821.63
SULLIVAN, RYAN	796.48
TAYLOR, CHRISTINA	79.37
THAYER, CHANDLER	2,009.95
TOWNSEND, MCKENNA	1,983.26
TRUMAN, GRAHAM	116.93
TYSDAL, THOMAS	2,983.49
VANDEKAMP, JOSHUA	2,194.85
VENTO, NICHOLAS	1,429.45
WERNIMONT, THOMAS	358.92
WERTS, DANIEL	2,061.52
WESTON STOLL, KERI	1,813.13
WHITE, JASON	1,387.61
WHITHAM JOHNSON, JENNIFER	316.45
WIGGINS, MATHEW	2,110.87
WILLIAMS, NATHAN	828.10
WILLIAMS, SUSAN	2,013.90
WINTERS, TROY	740.34
WISE, NATHAN	2,874.30
WOOD, DANIEL	947.04
WRIGHT, MICHAEL	1,819.47
YOUNG, JOHNATHAN	2,123.60
YOUSO, ANTHONY	1,549.11
TOTAL	\$294,473.91

B. Consideration of approval of City Council Minutes of 02/22/2022 Regular Meeting, 02/28/2022 Work Session

- C. Consideration of approval of receipt and file of the purchase of two (2) radio detention locator units from Subsurface Solutions of Omaha, NE, in the amount of \$12,965.02 [Waukee Public Works Department]
- D. Consideration of approval of receipt and file of the purchase of a 2022 Elgin Pelican Street Sweeper from MacQueen Equipment of Ankeny, IA, in the amount of \$169,310.00 [Waukee Public Works Department, Streets Division]
- E. Consideration of approval of a resolution approving job description and pay grade [Fire Prevention Specialist – Inspector] (Resolution #2022-075)
- F. Consideration of approval of a motion approving Fireworks Display Permit for the City of Waukee for July 4, 2022, in Centennial Park (rain date July 5, 2022)
- G. Liquor License Applications, Renewals:
 - 1. Consideration of approval of Ownership Update of 12-month Class E Liquor License with Class C Beer Permit, Class B Wine Permit and Sunday Sales privileges for Hy-Vee, Inc., d/b/a Hy-Vee C-Store [1025 E. Hickman Road]
 - 2. Consideration of approval of Ownership Update of 12-month Class E Liquor License with Class C Beer Permit, Class B Wine Permit and Sunday Sales privileges for Hy-Vee, Inc., d/b/a Hy-Vee [1005 E. Hickman Road]
 - 3. Consideration of approval of Ownership Update of 12-month Class C Liquor License with Outdoor Service and Sunday Sales privileges for Hy-Vee, Inc., d/b/a Hy-Vee Market Grille [1005 E. Hickman Road, Café Area]
 - 4. Consideration of approval of Ownership Update of 12-month Class C Liquor License with Catering and Sunday Sales privileges for Hy-Vee, Inc., d/b/a Hy-Vee Tasting Room [1005 E. Hickman Road, Tasting Area]
 - 5. Consideration of approval of a 12-month Class C Liquor License with Sunday Sales privilege for le tran ly, LLC, d/b/a Shanghai Chinese Restaurant [33 NE Carefree Lane]
 - 6. Consideration of approval of renewal of 12-month Class C Liquor License with Outdoor Service and Sunday Sales privileges for MDS, LLC, d/b/a The 'Kee [360 and 370 6th Street], pending fire marshal approval
- H. Contracts, Agreements:
 - 1. Consideration of approval of a resolution approving Agreement with Midwest Inflatables, LLC [4th of July Celebration] (Resolution #2022-076)
 - 2. Consideration of approval of a resolution approving Agreement with Musco Lighting for MuscoVision [Triumph Park] (Resolution #2022-077)
 - 3. REMOVED PRIOR TO POSTING
 - 4. Consideration of approval of a resolution approving Agreement for Professional Consulting Services with Veenstra & Kimm, Inc. [2022 Ashworth Road Pavement Patching Project] (Resolution #2022-078)
 - 5. Consideration of approval of a resolution approving Agreement for Professional Consulting Services with Foth Infrastructure and Environment, LLC [Kettlestone Burt Property, Environmental Services] (Resolution #2022-079)
 - 6. Consideration of approval of a resolution approving Amendment No. 1 to Agreement for Professional Consulting Services with Farnsworth Group [Public Works 2nd Floor Expansion Project] (Resolution #2022-080)
 - 7. Consideration of approval of a resolution approving Amendment No. 1 to Agreement for Professional Consulting Services with Snyder & Associates, Inc. [Grand Prairie Parkway and SE Tallgrass Lane Traffic Signals Project] (Resolution #2022-081)
 - 8. Consideration of approval of a resolution approving Amendment No. 1 to Agreement for Professional Consulting Services with Snyder & Associates, Inc. [Hickman Road and SE Brick Drive Intersection Project] (Resolution #2022-082)
 - 9. Consideration of approval of a resolution approving Iowa Department of Transportation Addendum to Agreement No. 4-21-USTEP-004 [Hickman Road Improvements Project, SE Waco Place/Berkshire Parkway to SE Brick Drive] (Resolution #2022-083)
 - 10. Consideration of approval of a resolution approving Amendment No. 1 to Agreement for Professional Consulting Services with Snyder & Associates, Inc. [Miscellaneous Engineering Services 2021-2022] (Resolution #2022-084)
 - 11. Consideration of approval of a resolution approving First Amendment to 28E Agreement By and Between the City of Waukee, Iowa; Xenia Rural Water District; and the Board of Water Works Trustees of the City of Des Moines, Iowa (Resolution #2022-085)
 - 12. Consideration of approval of a resolution approving Satisfaction of Agreement [Philip E. Broderick, LLC; Charlotte R. Broderick, LLC; Philip E. Broderick Revocable Trust; Charlotte R. Broderick Revocable Trust] (Resolution #2022-086)
 - 13. Consideration of approval of a resolution approving Satisfaction of Development Agreement [Philip E. Broderick, LLC; Charlotte R. Broderick, LLC; Signature Development of Iowa, LLC] (Resolution #2022-087)
 - 14. Consideration of approval of a resolution approving Satisfaction of Property Acquisition Agreement [Philip E. Broderick, LLC; Charlotte R. Broderick, LLC] (Resolution #2022-088)
 - 15. Consideration of approval of a resolution approving Release and Satisfaction of Development Agreement pertaining to Westown Parkway Improvements (Resolution #2022-089)

16. Consideration of approval of a resolution approving Corrective Partial Release of Development Agreement pertaining to the northwest corner of Grand Prairie Parkway and SE Tallgrass Lane [Tallgrass Improvements Agreement] (Resolution #2022-090)
17. Consideration of approval of a resolution accepting Certificate of Completion [Hurd Kettlestone, LLC] (Resolution #2022-091)
- I. Fixing Dates for Public Hearings:
 1. Consideration of approval of a motion setting April 4, 2022, 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] and R-1 [Single Family Residential District]/PD-1 [Planned Development Overlay District] to R-1 [Single-Family Residential District] (Broderick Holdings Property)
 2. Consideration of approval of a motion setting April 4, 2022, as the date of public hearing concerning the vacation and disposal of public property pursuant to Iowa Code Sections 354.23 and 364.7 (2022) [Outlot Y, Clayton Estates Plat 2]
 3. Consideration of approval of a resolution ordering construction of NW Meredith Drive Overlay Project, NW 10th Street to N Warrior Lane, and fixing a date for hearing thereon and taking bids therefor (Resolution #2022-092)
- 2) **Ordinance: Consideration of approval of an ordinance to amend Chapter 77, Waukee Municipal Code, regarding the use of skateboards on public rights of way [introduction; first reading]** – Council Member Crone introduced the ordinance and moved to approve the first reading in title only; seconded by Council Member Bottenberg. Parks & Recreation Director Jermier noted that the amended ordinance addressed motorized scooters. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- 3) **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 K-MF Stacked Medium to K-MF Stacked Medium /PD-1, a property to be known as Edencrest at Kettlestone [second reading]** – Council Member Crone moved to approve the second reading of the ordinance in title only; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0.
- 4) **Ordinance: Consideration of approval of an ordinance to amend Chapter 165, Zoning Regulations, Definitions and General Regulations, by adding provisions for Mobile Food Units [second, third (final) readings]** – Council Member Crone moved to approve the second reading of the ordinance in title only, waive the third reading and place the ordinance on final passage; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Ordinance #3019)
- 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 to R-2, R-2/PD-1 and R-4, a property to be known as Painted Woods West Phase 2 [third (final) reading]** – Council Member Crone moved to approve the third reading of the ordinance in title only and place it on final passage; seconded by Council Member Bottenberg. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Ordinance #3020)
- 6) **Resolution: Consideration of approval of a resolution approving preliminary plat for Morgan Plat 2** – Council Member Bottenberg moved to approve the resolution; seconded by Council Member Crone. Community Development Director Kass reviewed both the preliminary and final plats for the Apple property, including one platted lot and outlots for future phases of development. He also reviewed property ingress/egress and utility extensions. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-093)
- 7) **Resolution: Consideration of approval of a resolution approving final plat for Morgan Plat 2** – Council Member Bottenberg moved to approve the resolution; seconded by Council Member Crone. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-094)
- 8) **Resolution: Consideration of approval of a resolution approving construction drawings for Project Morgan Public Improvements** – Council Member Crone moved to approve the resolution; seconded by Council Member Bottenberg. Community Development Director Kass briefly reviewed the plans for utility extensions and an urban section of S Ave.

Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-095)

9) Resolution: *Consideration of approval of a resolution awarding quote for ash tree removal* – Council Member Crone moved to approve the resolution; seconded by Council Member Bottenberg. Public Works Director/City Engineer Koester reviewed a map of the trees slated for removal, recommending awarding quote to Turnbull Tree Service of Norwalk, IA, in the amount of \$60,375.00. Council Member Bottenberg asked if City staff was confident with the vendor; Mr. Koester replied in the affirmative. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-096)

10) Resolution: *Consideration of approval of a resolution approving the appointment of City Administrator for the City of Waukee and establishing terms of employment* – Council Member Crone moved to approve the resolution; seconded by Council Member Bottenberg. Mayor Clarke read aloud the proposed resolution to appoint Brad Deets as City Administrator, effective April 1. Results of vote: Ayes: Bottenberg, Crone, Lyon, Pierce, Sinclair. Nays: None. Motion carried 5 – 0. (Resolution #2022-097)

(K) Reports – Reports made by City Administrator Moerman, City Attorney Brick.

Council Member Bottenberg moved to adjourn; seconded by Council Member Crone. Ayes: All. Nays: None. Motion carried 5 – 0.

Meeting Adjourned at 6:31 p.m.

Courtney Clarke, Mayor

Attest:

Rebecca D. Schuett, City Clerk