

MINUTES OF THE REGULAR MEETING OF THE AMES CITY COUNCIL

AMES, IOWA

AUGUST 23, 2022

The Regular Meeting of the Ames City Council was called to order by Mayor John Haila at 6:00 p.m. on the 23rd day of August 2022, in the City Council Chambers in City Hall, 515 Clark Avenue, pursuant to law. Present were Council Members Bronwyn Beatty-Hansen, Gloria Betcher, Amber Corrieri, Tim Gartin, and Anita Rollins. *Ex officio* Member Bryce Garman was also present.

Council Member Junck entered the meeting at 6:01 p.m.

PROCLAMATION FOR “SUICIDE PREVENTION AWARENESS MONTH,” SEPTEMBER 2022: Mayor Haila proclaimed the month of September 2022, as Suicide Prevention Awareness Month. Accepting the Proclamation was Julie Saxton, Mental Health Advocate for the Ames Police Department, and Police Chief Geoff Huff. Ms. Saxton announced that the Story County Mental Health Expo will be hosted at the Iowa State University Memorial Union on September 20, 2022, with Lyndsey Fennelly as the keynote speaker. Chief Huff indicated that August 31, 2022, is National Overdose Awareness Day.

PROCLAMATION FOR “ATTENDANCE AWARENESS MONTH,” SEPTEMBER 2022: Mayor Haila proclaimed the month of September 2022, as Attendance Awareness Month. Accepting the Proclamation was Dr. Julious Lawson, Superintendent of the Ames Community School District, and Mr. Andy Fish, Education Initiative Coordinator with United Way of Story County.

PROCLAMATION FOR “AMES ART MONTH,” SEPTEMBER 2022: Mayor Haila proclaimed the month of September 2022, as Ames Art Month. Accepting the Proclamation was Heather Johnson, Director of the Octagon Center for the Arts, and numerous members from Ames arts and culture organizations. Ms. Johnson announced that the annual Octagon Arts Festival will be hosted in Downtown Ames from 10:00 a.m. to 4:00 p.m. on September 25, 2022.

CONSENT AGENDA: Mayor Haila indicated that the City Council was working from an amended agenda. He stated that Item 12 should read “The Bridge Home and YSS” and Item 14 had been pulled from the agenda per staff’s request as the signed contract had not been received prior to the start of the meeting.

Moved by Corrieri, seconded by Betcher, to approve the following items on the consent agenda, less Item 14.

4. Motion approving payment of claims
5. Motion approving Minutes of Regular Meeting held August 9, 2022
6. Motion approving Report of Change Orders for period August 1 - 15, 2022
7. Motion approving new Class C Liquor License and Sunday Sales - Margaritas Sport Bar Seafood, 823 Wheeler Street
8. Motion approving the renewal of the following Beer Permits, Wine Permits and Liquor Licenses:
 - a. Class C Liquor License with Sunday Sales and Outdoor Service - Daytime, 127 Dotson Dr

- b. Class E Liquor License with Class B Wine Permit, Class C Beer Permit (carryout beer) and Sunday Sales - Cyclone Liquors, 626 Lincoln Way
 - c. Class C Liquor License with Catering Privilege, Outdoor Service and Sunday Sales - Whiskey River, 132-134 Main Street - Pending Dram Shop Insurance
 - d. Class B Liquor License with Outdoor Service and Sunday Sales - Hilton Garden Inn Ames, 1325 Dickinson Avenue Pending Dram Shop Insurance
 - e. Class C Liquor License with Outdoor Service and Sunday Sales - Wallaby's Grille, 2733 Stange Road
9. Request for 36th Anniversary Run for the Roses on October 23, 2022
 - a. Motion approving Blanket Temporary Obstruction Permit
 - b. RESOLUTION NO. 22-463 approving full and partial closure of the following streets from 6:00 a.m. to 1:00 p.m.:
 - i. Fifth Street from Pearle Avenue to Douglas Avenue
 - ii. Douglas Avenue from Fifth Street to Sixth Street
 - iii. Sixth Street from Burnett Avenue to Douglas Avenue
 - iv. Burnett Avenue from Sixth Street to Main Street
 - v. Main Street from Burnett Avenue to Allan Drive
 - vi. Northwestern Avenue from Allan Drive to Sixth Street
 - vii. Sixth Street from Northwestern Avenue to University Boulevard
 - viii. University Boulevard from Sixth Street to Haber Road
 10. RESOLUTION NO. 22-464 approving the designation of Neil Weiss as the City's alternate voting representative to the Headwaters of the South Skunk River Watershed Management Authority
 11. RESOLUTION NO. 22-465 approving City Council DEI Training and Funding from Council Contingency Account
 12. RESOLUTION NO. 22-466 authorizing the Mayor to sign Certificate of Consistency with City's 2019-2023 CDBG Consolidated Plan on behalf of The Bridge Home and YSS for funding under the State of Iowa's Continuum of Care Grant Funding
 13. RESOLUTION NO. 22-467 approving Amendment to the Professional Services Agreement with Toole Design Group for the Bike and Pedestrian Master Plan to change the end date of the project
 - ~~14. Resolution approving the procurement of single source test drilling services, in accordance with the adopted Purchasing Policies, and award a contract to Cascade Drilling of Flint, Michigan, PFAS test drilling in the amount of \$85,575~~
 15. RESOLUTION NO. 22-469 approving Professional Services Agreement for 2021/22 Storm Water Erosion Control (Bloomington Waterway) with Bolton & Menk of Ames, Iowa, in an amount not to exceed \$52,000
 16. RESOLUTION NO. 22-470 approving Detour Agreement with Iowa Department of Transportation (Iowa DOT) for temporary I-35 detour routes during emergency closure
 17. RESOLUTION NO. 22-471 approving Sub-recipient Agreements with the Iowa Economic Development Authority (IEDA) in connection with the CDBG-CV Round 2 CARES Program:
 - a. Ames Community Preschool Center (ACPC)
 - b. University Community Childcare (UCC)
 - c. Mid Iowa Community Action (MICA)

18. RESOLUTION NO. 22-472 approving deaccession of “Monolith,” by Timothy Jorgensen, from City’s Public Art Inventory
19. RESOLUTION NO. 22-473 approving Change Order No. 3 with IES Commercial, Holdredge, Nebraska, for deduction of unperformed construction activities in the amount of (\$87,392.26)
20. RESOLUTION NO. 22-474 approving preliminary plans and specifications for 2021/22 Water System Improvements Program-US Highway 69 (South Duff Avenue, Grand Avenue); setting September 21, 2022, as bid due date and September 27, 2022, as date of public hearing
21. RESOLUTION NO. 22-475 approving preliminary plans and specifications for 2021/22 Shared Use Path System Expansion (Ioway Creek); setting September 20, 2022, as bid due date and September 27, 2022, as date of public hearing
22. RESOLUTION NO. 22-476 approving preliminary plans and specifications for 2021/22 Sanitary Sewer Rehabilitation (Ames High School and Veenker Golf); setting September 21, 2022, as bid due date and September 27, 2022, as date of public hearing
23. RESOLUTION NO. 22-477 approving preliminary plans and specifications to renovate the lobby and restrooms at the Power Plant, setting September 28, 2022 as bid due date and October 11, 2022 as the date of public hearing
24. RESOLUTION NO. 22-478 approving contracts for Fiscal Years 2022-23 and 2023-24 for the Emerald Ash Borer Response Plan to the following companies:
 - a. ArborPro Tree Service, Fort Dodge, Iowa for Ash Tree Removal in the amount not to exceed \$70,340
 - b. Pitts Lawn and Tree Service, Huxley, Iowa for Stump Grinding in the amount not to exceed \$6,270
 - c. Family Tree Care, LLC., Windsor Heights, Iowa for Treatment in the amount not to exceed \$38,528, and
 - d. Reject bid from ALPHA Landscapes, LLC., Slater, Iowa for Tree Replacement
25. RESOLUTION NO. 22-479 approving contract and bond for 2020/21 and 2021/22 Intelligent Transportation System Program (Phases 1 & 2)
26. RESOLUTION NO. 22-480 approving contract and bond for Cooling Tower Blowdown Sanitary Sewer Modifications
27. RESOLUTION NO. 22-481 approving contract and bond for 2021/22 Shared Use Path System Expansion

Roll Call Vote: 6-0. Motion/Resolutions declared carried/adopted, signed by the Mayor, and hereby made a portion of these Minutes.

PUBLIC FORUM: Mayor Haila opened the Public Forum. No one came forward to speak and Mayor Haila closed the Public Forum.

LOCATION OF THE FITCH FAMILY INDOOR AQUATIC CENTER: City Manager Steven Schainker stated that presented to the City Council were the major pros and cons for each of the two potential sites: 122 North Oak Avenue (IDOT site) and 300 South Maple Avenue (O’Neil Park). He emphasized that it was not an all-inclusive list, nor did he try to prioritize the pros and cons. City Manager Schainker clarified that any decision to be made by the City Council was not a final decision on the matter, rather it would direct staff to proceed on a particular path.

Mayor Haila explained that there would be no Public Input on the Indoor Aquatic Center at the meeting, though the City Council received many emails and heard from constituents to gather comments and opinions on the proposed locations.

Council Member Betcher shared her main concerns regarding the proposed locations: 1) Sustainability and how the project fits with the goal to be a sustainable community; 2) Strong neighborhoods; 3) Ease of remediation efforts at the IDOT site; 4) Allowing the Reinvestment District to shape the decision-making process and plans; 5) Unknowns of the O'Neil Park site and the length of time it would take to complete the project at that site. Ms. Betcher affirmed that she is more confident now that the Indoor Aquatic Center should be built on the IDOT site rather than on the O'Neil Park site.

Keith Abraham, Director of Parks and Recreation, was asked by Council Member Gartin to answer a few questions as he found it important to be on the same page with respect to the level of contamination on the IDOT site. Director Abraham discussed the contamination, including the contaminants present, as well as the remediation strategies and the associated costs.

Council Member Gartin thanked Mr. Abraham along with Assistant City Manager Brian Phillips for the work they have completed for the site analysis. Mr. Gartin emphasized that his biggest concern was the contamination, citing fear of the unknown risks and long-term effects the contamination could have on staff and patrons that frequented the facility. He stated his favor for the O'Neil Park location noting the accessibility to the site by bus and the multi-use trail system and the likelihood of building the indoor walking track as part of the facility. He urged his fellow City Council members to consider O'Neil Park as well.

Council Member Rollins stated, after hearing from the experts, it is possible to remediate the contamination issues and build the Indoor Aquatic Center on the IDOT site. Ms. Rollins expressed her confidence in the City remediating contamination by citing the Hunziker Youth Sports Complex. She discussed each site in terms of costs and mentioned that regardless of the location, there is still a possibility to include an indoor walking track in the facility. Ms. Rollins also expressed that from the standpoint of equity, she cannot support replacing a neighborhood park in an area that is one of the few affordable neighborhoods.

Council Member Corrieri thanked Mr. Abraham, Mr. Phillips, and City Manager Schainker for the work they have put in. She stated that the City Council is at the point of deciding between these locations not because staff did not do their due diligence, but partially because the IDOT provided staff with inaccurate information and has been difficult to work with. Ms. Corrieri shared that she believes that either site would be a great location for the facility, and each would result in a facility that would be an asset to the entire community. She shared that for her, it really comes down to timing because for the nine years she has been on the City Council, the replacement to the Municipal Pool has been in discussion. She stated that because of this her preference was for the IDOT site, though she will continue to advocate for a top-of-the-line facility.

Council Member Junck shared her thoughts on the important role the Reinvestment District has played in the process of planning for an Indoor Aquatic Center to help reduce the burden on the taxpayer. She stated that out of two bad options, sticking with the IDOT site is the best option. Ms. Junck noted that she trusts the City can remediate the contamination safely and will have success in making the site safe for the Indoor Aquatic Center. She further stated that the placement of the Indoor Aquatic Center on the IDOT site aligns with the Lincoln Way Corridor Plan and will be a great amenity.

Council Member Beatty-Hansen thanked the community members for providing their input. She stated that the level of public input shows that the community is passionate about having an Indoor Aquatic Center and also cares about O'Neil Park. Ms. Beatty-Hansen shared her agreement with some of Council Member Gartin's points and believes that the neighborhood would come to love the facility. She said, however, that she has ultimately come to favor the IDOT site and is sure that the City is well positioned to successfully mitigate the risks through remediation.

Ex officio Bryce Garman shared it was fascinating to see the number of emails regarding the decision of where to locate the Indoor Aquatic Center and the level of community involvement to where residents feel like they can come to the City Council to voice their opinions. He noted that after reviewing all the materials and listening to the City Council, he does lean more towards the IDOT site.

Council Member Gartin voiced his concern on how expediency is driving the discussion. As much as the City Council and the Ames community would like to have an Indoor Aquatic Center right now, he explained, it must be done right. Mr. Gartin said that as a data-driven city, it is baffling how the decision comports with that. He stated that time will tell whether or not his fear regarding the contamination is misplaced, but he channeled the fear of the parents who want a facility that is safe to take their children to. He worried that the members of the City Council will look back on this meeting and realize that a hasty decision was made. Mr. Gartin concluded that thankfully there is a City Council where members can disagree without being disagreeable and he stated his respect for his fellow members' decisions.

Council Member Betcher responded to Mr. Gartin noting that she does not fear a reverse referendum and it is not in her mind that the City Council has to be expedient about the decision. She said that when looking at the pros and cons of each site, she is not looking at it through a lens of fear, but rather basing her decision off what the community seems to want. She stated that she is also trying to trust the experts when it comes to remediation because she knows that brownfield rehabilitation is one of the best ways to do infill.

Moved by Beatty-Hansen, seconded by Junck, to direct staff to proceed with the IDOT location for the Fitch Family Indoor Aquatic Center.

Roll Call Vote: 5-1. Voting Aye: Beatty-Hansen, Betcher, Corrieri, Junck, Rollins. Voting Nay: Gartin. Motion declared carried.

City Manager Schainker shared the next steps in moving forward with the project.

NORTH DAYTON INDUSTRIAL PARK TIF AGREEMENT: Kelly Diekmann, Planning and Housing Director, stated that at the April 12th City Council meeting, the City Council directed staff to prepare a Development Agreement with Dayton Avenue Development, LLC. The proposal that City Council accepted in April consisted of a subdivision of 13 lots with seven lots being one and three-acres in size and six lots being between three and 10 acres in size. Speculative buildings were to be constructed on the small lots consistent with the proposed terms of the development agreement. Since April, the developer moved into the preliminary plat stage to put the design together for that project. The developer has proposed to change the layout of the subdivision to be amended to five small lots between one and three acres and five large lots between three acres and 11 acres in size. Since only the City Council is authorized to accept this type of proposal and approve any subsequent Development Agreement with a TIF incentive, the City Council must determine whether it is willing to accept an amendment to the April proposal. Director Diekmann stated that staff believes that with the new proposal having half of the lots as small lots still meets the original intent of the RFP for qualifying for TIF.

Council Member Betcher asked when the size of small lots versus large lots was determined, what was the basis for that decision for the RFP. Director Diekmann stated that the original RFP looked back at how the Ames Community Development Park phases over the last 20 years had been done through TIF incentives. Staff saw a pattern that the lots less than three acres in size were considered small lots and some speculative building requirements only apply to the small lots. Mr. Diekmann noted that overall, 10 acres and under is still relatively small for an industrial lot.

Mayor Haila opened the Public Input and closed it when no one came forward to speak.

Moved by Betcher, seconded by Rollins, to move Option 1: Accept the amended Development Proposal of five small lots and five large lots with an allowance to enlarge the maximum lot size to 11 acres.

Vote on Motion: 6-0. Motion declared carried unanimously.

DEVELOPMENT AGREEMENT WITH SUMMIT AVIATION, LLC FOR A NEW PRIVATE HANGAR AT THE AMES MUNICIPAL AIRPORT: Mayor Haila invited City Attorney Mark Lambert to announce a clarification on the development agreement and land lease as it is recorded on the agenda. City Attorney Lambert stated that the agenda lists the development agreement and land lease as being with Summit Agricultural Group, LLC. He noted that entity was being dealt with in the arrangement of the documents; however, at the last minute, it was decided to list the business' alternate LLC, Summit Aviation, LLC on both documents.

Mayor Haila asked if City Attorney Lambert was comfortable with the City Council taking action on the item with Summit Aviation, LLC in lieu of Summit Agricultural Group, LLC. Mr. Lambert replied in the affirmative.

The City was approached by Summit Agricultural Group, LLC (Summit) with a proposal to construct a new private hangar at the Airport, explained Traffic Engineer Damion Pregitzer. For

the project, potential locations on Airport property were evaluated in accordance with the Airport's Master Plan. Following this evaluation, Summit proposed a site plan through the City's Development Review Committee (DRC) process and received conditional approval for the site northwest of the old terminal building where the Ramp Service building is located. Mr. Pregitzer noted that one of the conditional items is that Summit receives a land lease similar to the other private hangar land leases.

Engineer Pregitzer noted that normally, the City would be responsible for clearing the site for development. To expedite the project, Summit has agreed to take the lead and contract for the demolition and asbestos abatement. In return for this work, the Development Agreement calls for the City to provide an annual rent rebate of \$6,000 to reimburse Summit for the actual demolition costs, not to exceed \$90,000 (no more than 15 years).

The lease payment will increase by the percentage called for in the Lease Agreement which is 2.7% annually for the first five years, and Mr. Pregitzer elaborated on the positive financial benefit for the airport.

Council Member Gartin noted that there is a fuel tank area outlined on the site plan and asked if the hangar will have its own opportunity for refueling. Engineer Pregitzer replied in the affirmative and noted that it would be similar to the two other hangars on the east side of the facility that have private fuel storage. Mr. Gartin asked for a reminder on how the fuel works if a hangar is getting their fuel through the FBO versus supplying their own fuel. Engineer Pregitzer stated that if a hangar has an exclusive fuel agreement with the FBO, the City of Ames waives the land area that the tank is on because the FBO under their contract has rights on the airport to sell fuel. If a hangar chooses a third-party for fuel, explained Mr. Pregitzer, the land lease rate for the footprint of the hangar is applied to the fire code buffer area of the fuel tank as an additional monthly fee, which increases annually at the same rate as the land lease. Engineer Pregitzer clarified that Summit proposed the use of third-party fuel so the additional monthly fee for the fuel tank area will be applied to their lease. Mayor Haila asked Engineer Pregitzer whether the FBO agreed with the fuel operation outlined in the development agreement. Engineer Pregitzer discussed the financial benefits to the FBO including grant opportunities that are reliant on the number of aircraft supported by the facility.

Mayor Haila declared the Public Input open. The Public Input was closed when no one came forward to speak.

Council Member Gartin noted that this was an exciting project and when the airport improvements project went forward, there was the hope that it would be catalytic for future development.

Moved by Gartin, seconded by Rollins, to adopt RESOLUTION NO. 22-482 approving Development Agreement with Summit Aviation, LLC for a new private hangar at the Ames Municipal Airport.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

ADDENDUM TO THE FIXED BASE OPERATOR (FBO) AGREEMENT WITH CHARLES CITY AERONAUTICS, INC., D/B/A CENTRAL IOWA AIR SERVICE TO REMOVE THE RAMP SERVICE BUILDING: An addendum to the Fixed Base Operator (FBO) agreement is needed in response to the Summit Aviation, LLC hangar development at the Airport as the Ramp Service Building will need to be demolished and will no longer be available to the FBO. Engineer Pregitzer noted that the addendum is reflective of the loss of the building to make the contract with the FBO whole after the new hangar is built.

The Public Input was declared opened and closed by Mayor Haila when no one came forward to speak.

Moved by Corrieri, seconded by Betcher, to adopt RESOLUTION NO. 22-483 approving addendum to the Fixed Base Operator (FBO) Agreement with Charles City Aeronautics, Inc., d/b/a Central Iowa Air Service to remove the Ramp Service Building.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON LONG TERM PRIVATE HANGAR LAND LEASE AT AMES MUNICIPAL AIRPORT: Engineer Pregitzer pointed out that the structure of the lease is identical to all the other private hangar leases on the Airport except for the Airport's right to terminate the lease since Summit will be carrying a mortgage on the project. Mr. Pregitzer clarified that after the building is paid off and Summit no longer has a mortgage, the language would revert to the same language that the other leases have.

Council Member Gartin noted that he appreciated the flexibility that staff is allowing for the financing piece of the project.

Mayor Haila declared the Public Hearing to be open. It was closed when no one came forward to speak.

Moved by Gartin, seconded by Corrieri, to adopt RESOLUTION NO. 22-468 approving lease for 10, five-year periods with Summit Aviation Group, LLC.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON REZONING, WITH MASTER PLAN, 3898 UNIVERSITY BOULEVARD FROM "RI" (RESEARCH PARK INNOVATION ZONING DISTRICT) TO "RI" (RESEARCH PARK INNOVATION ZONING DISTRICT) WITH A REVISED MASTER PLAN: A Master Plan was adopted along with the initial zoning of the area for the purpose of distinguishing a commercial core area known as the "Hub," from traditional industrial uses planned for Phase III of the Iowa State University Research Park. The requested zoning is specifically to amend the Master Plan's internal boundaries of the Hub Activity Area. The proposed change maintains the RI zoning overall, but the Master Plan change allows for the Hub Activity Area to

expand south, which in turn will allow for expansion of commercial activities. Planning and Housing Director Kelly Diekmann explained that the Ames Fitness Center desires to acquire six acres of additional land to enlarge its property to construct more tennis courts. This proposed rezoning will move the whole of the planned Ames Fitness Center site into the Hub Activity Area in anticipation of future approval of boundary line adjustment. Director Diekmann stated that staff is in support of the rezoning because it leaves a significant amount of land along University Boulevard that meets the intent for industrial and employment expansion in that area.

Director Diekmann clarified that the Ames Fitness Center property is within a TIF District that was created by the City to finance infrastructure construction. He stated that when the property lines are moved to encompass the new tennis courts on the Ames Fitness Center property, the TIF District boundaries will also need to be modified to maintain tax district consistency with property lines. This future TIF District boundary change will require Council approval, explained Mr. Diekmann.

Mayor Haila sought clarification on the graphic where it showed the red area of the Ames Fitness Center expansion but along South Riverside Drive there is a blue rectangle that says “area of Master Plan Expansion.” He asked if that is also included on the motion. Director Diekmann replied in the affirmative and explained that the Iowa State University Research Park did not own the land outlined in blue when the Master Plan was created but has acquired it since and the land already is zoned as RI.

The Public Hearing was opened and closed by Mayor Haila after no one came forward to speak.

Moved by Betcher, seconded by Rollins, to pass on first reading an ordinance on rezoning, with Master Plan, 3898 University Boulevard from “RI” (Research Park Innovation Zoning District) to “RI” (Research Park Innovation Zoning District) with a Revised Master Plan.

Vote on Motion: 6-0. Motion declared carried unanimously.

FIRST PASSAGE OF ORDINANCE PROHIBITING PARKING AT ALL TIMES ON THE EAST SIDE OF HOOVER AVENUE FROM 24TH STREET TO 30TH STREET AND FROM BLOOMINGTON ROAD TO ADAMS STREET: Mayor Haila opened the Public Input.

Grant Olsen, 3812 Ontario Street, stated that staff believes the proposed change will “improve safety and traffic flow.” Mr. Olsen said that there can be improved safety for all modes or improved car flow; unfortunately, there cannot be both on Hoover Avenue and other streets. He provided an analogy to think of a street like a drainpipe. He noted that water slows down in a drainpipe when stuff collects on the side of the pipe. Mr. Olsen explained that if what is on the interior walls of the pipe is removed, the water will flow faster. Thus, he stated, that if parking is cleared on the side of the street, the cars will flow faster. If cars flow faster, the conditions for people outside cars are less safe, he said. The paradox for street design, explained Mr. Olsen, is that when the street feels dangerous it is usually safer. The odds of a traffic fatality on narrow Main Street are much less than the odds of a death on a 45-mph speed limit section of Duff Avenue, he noted. Mr. Olsen elaborated that if his fourth grader were walking in a crosswalk and were hit, it is not the screen that the driver is looking at that would

kill his son; the cause of death would be listed as blunt force trauma. If the goal is safer streets, said Mr. Olsen, there needs to be slower streets, and to have slower streets, there needs to be the friction that current parking rules on Hoover Avenue can create. Mr. Olsen encouraged the City Council to vote for option two.

Mayor Haila closed the Public Input when no one else came forward to speak.

City Manager Schainker explained that when the project for repaving Hoover Avenue was initiated, it was a request from a neighborhood resident to not allow parking on both sides of the street and staff agreed with it as the current parking standards mark the street as being too narrow for parking on both sides.

Council Member Gartin noted that the City Council has voted to change parking on a number of streets and questioned the rationale for this project. Council Member Beatty-Hansen stated that it appeared as though parking was allowed on both sides of this particular section of Hoover Avenue but on the rest of the street it was only allowed on one side. She continued that this proposal is to take it away from one side of the street on Hoover Avenue so that it matches the rest of the roadway. Assistant City Manager Brian Phillips replied in the affirmative and explained that when the Public Works Department began working on the reconstruction, they realized that the width of the street does not meet the current standards to have parking on both sides of the street, if staff were to build it brand new today.

Discussion was had on traffic flow in regard to Mr. Olsen's comment during the Public Input. Council Member Beatty-Hansen added that it is her preference to limit the amount of available parking to encourage multi-modal transportation. Council Member Junck replied that taking away parking on one side of the street may also help increase visibility when crossing Top-O-Hallow Road.

Council Member Betcher asked if the width of the street with parking on both sides allows emergency vehicles to get through that area easily and noted that had been one of the City Council's concerns. City Manager Schainker reiterated that the street does not meet the standard for width to have parking on both sides with two considerations that factor in being accessibility for emergency vehicles and snow removal.

Further discussion was had on traffic flow and taking parking away. Council Member Gartin added that parking is an important aspect of a person's home and people in this area of town may be dependent upon the availability of street parking if they do not have a garage.

Moved by Beatty-Hansen, seconded by Junck, to pass on first reading an ordinance on prohibiting parking at all times on the east side of Hoover Avenue from 24th Street to 30th Street and from Bloomington Road to Adams Street.

Roll Call Vote: 6-0. Motion declared carried unanimously.

SECOND PASSAGE OF REZONING, WITH MASTER PLAN, 798 NORTH 500TH AVENUE FROM "A" (AGRICULTURAL) TO "FS-RL" (FLOATING SUBURBAN

RESIDENTIAL LOW DENSITY): Moved by Betcher, seconded by Junck, to pass on second reading an ordinance on the Rezoning, with Master Plan, 798 North 500th Avenue from “A” (Agricultural) to “FS-RL” (Floating Suburban Residential Low Density).

Roll Call Vote: 6-0. Motion declared carried unanimously.

THIRD PASSAGE AND ADOPTION OF ORDINANCE NO. 4476 ADOPTING THE ZONING TEXT AMENDMENT, AS AMENDED, TO REDUCE MEDICAL PARKING RATES FOR BUILDINGS FEWER THAN 50,000 SQUARE FEET AND UPDATE MEDICAL OFFICE DEFINITIONS: Moved by Beatty-Hansen, seconded by Junck, to pass on third reading and adopt ORDINANCE NO. 4476 approving Zoning Text Amendment, as amended, to Reduce Medical Parking Rates for buildings fewer than 50,000 square feet and update Medical Office Definitions.

Roll Call Vote: 6-0. Ordinance declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

DISPOSITION OF COMMUNICATIONS TO COUNCIL: Mayor Haila noted that there were two items to consider. The first item was a letter from Dylan Kline, Director of Business Development for the Ames Economic Development Commission, with respect to Façade Grants being tied to tax abatement.

Moved by Junck, seconded by Corrieri, to ask staff for a memo providing background on the Downtown Tax Abatement.

Vote on Motion: 6-0. Motion declared carried unanimously.

Mayor Haila stated that the second item was an email from Roxanne Dass-Strike regarding the availability of affordable housing in Ames.

Moved by Rollins, seconded by Betcher, to refer this item to staff to provide a response that includes what staff can say about the current state of affordable housing in Ames and also include the things that will be coming forward.

Vote on Motion: 6-0. Motion declared carried unanimously.

COUNCIL COMMENTS: Council Member Rollins stated that she is anxious to hear about Welcome Weekend and noted that it appeared initially that some strategies were successful.

Council Member Gartin presented a proposal regarding the position of the Diversity, Equity, and Inclusion (DEI) Coordinator. He discussed the success of the position of Anderson Sainci with the City of Dubuque, Iowa and whether elements of his position as the Director of the Office of Shared Prosperity and Neighborhood Support would be applicable to the position of DEI Coordinator.

Moved by Gartin, seconded by Junck, to reach out to Director Sainci with the City of Dubuque and schedule a compatible time to learn more about his position, and determine whether there would be interest from Council to clarify the DEI Coordinator role.

Discussion was had as to the timing of posting the position and the scope of the role for the DEI Coordinator. Council Member Gartin clarified that the reason for his motion was to create a broader mission for the position of DEI Coordinator because there are community members who are struggling financially.

Council Member Gartin withdrew the motion.

Moved by Gartin, seconded by Corrieri, to hold off posting the DEI position and the subject of the job description for the DEI coordinator placed on a future agenda so that position may be clarified in light of community outreach efforts.

There was discussion regarding staff duties and the role of the City Council in establishing policy with Council Member Betcher noting that she believed this topic would be better addressed in the City Council's Goal Update with concern that the issue goes beyond having a job description tweaked.

Council Member Gartin shared his care for all of the Ames Community regardless of their economic status and withdrew the motion.

Mayor Haila noted that all of the City Council cares about those needs and he thinks that the members are trying to delve into the policy aspect.

Council Member Betcher shared that herself and Council Member Rollins had the opportunity to attend the Iowa Arts Summit and gathered ideas for how the arts can be used as part of economic development. She stated that she looks forward to sharing those ideas more broadly with the City Council in the future.

Mayor Haila welcomed back all of the students. He announced the start of Ames Community School District classes and congratulated the District on the impressive new facility they have built for Ames High School. He stated that a ribbon cutting and tours would be held at Ames High School on Saturday, August 27th starting at 11:30 a.m.

ADJOURNMENT: Moved by Betcher, seconded by Corrieri, to adjourn the meeting at 8:04 p.m. Vote on Motion: 6-0. Motion carried unanimously.

Carly M. Watson, Principal Clerk

John A. Haila, Mayor

Renee Hall, City Clerk