

SUMMARY OF MINUTES OF THE REGULAR MEETING OF THE AMES CITY COUNCIL

AMES, IOWA

OCTOBER 24, 2023

The Regular Meeting of the Ames City Council was called to order by Mayor John Haila at 5:59 p.m. on the 24th day of October, 2023, in the City Council Chambers in City Hall, 515 Clark Avenue, pursuant to law. Present were Council Members Bronwyn Beatty-Hansen, Amber Corrieri, Tim Gartin, Rachel Junck, and Anita Rollins. *Ex officio* Jeff Clark was also present. Council Member Gloria Betcher joined the meeting telephonically.

RECOGNITION OF CITY OF AMES ANIMAL SHELTER AND ANIMAL CONTROL ON ACHIEVING A 90% SAVE RATE FOR THE 2022 CALENDAR YEAR: Mayor Haila presented the award which was accepted by Chief of Police Geoff Huff and Animal Control Supervisor Ron Edwards as well as staff from the Ames Animal Shelter.

PROCLAMATION FOR “COMMUNITY PLANNING MONTH,” OCTOBER 2023: Mayor Haila presented Director of Planning and Housing Kelly Diekmann and members of the Planning and Housing Department Benjamin Campbell, Amelia Schoeneman, and Eloise Sahlstrom with the proclamation.

CONSENT AGENDA: Moved by Corrieri, seconded by Beatty-Hansen, to approve the consent agenda.

1. Motion approving payment of claims
2. Motion approving Summary Minutes of Regular Meeting on October 10, 2023
3. Motion approving Report of Change Orders for period October 1-15, 2023
4. Motion approving Premise Update for Class C Retail Alcohol License – Rinconcito Hispano Tienda y Taqueria, 823 Wheeler Street
5. Motion approving Premise Update for Class C Retail Alcohol License – Levy @ Scheman Building, 1805 Center Street
6. Motion approving Ownership Update for Special Class C Retail Alcohol License – Hampton Inn & Suites, 2100 Southeast 16th Street
7. Motion approving new 5-Day (October 27 – October 31, 2023) Class C Retail Alcohol License – Mucky Duck Pub, 2601 East 13th Street
8. Motion approving the renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class C Retail Alcohol License – Sams Place, 125 Main Street, Pending Dramshop Review
 - b. Special Class C Retail Alcohol License – Chicha Shack Ames Inc, 131 Welch Avenue
9. Motion approving request from ISU Homecoming Central Committee for Fireworks Permit for display from ISU Central Campus at midnight on Friday November 3, 2023, for Mass Campaniling
10. Motion directing City Attorney to Draft an Ordinance establishing No Parking on Bailey Avenue

11. Requests from ISU Homecoming Central Committee for ISU Homecoming Events on Friday November 3rd, 2023:
 - a. ExCYtement in the Streets
 - i. Motion approving Blanket Temporary Obstruction Permit
 - ii. RESOLUTION NO. 23-552 approving closure of portions of Sunset Drive, Ash Avenue, Gray Avenue, and Pearson Avenue from 4:00 p.m. to 12:00 a.m.
 - iii. RESOLUTION NO. 23-553 approving suspension of parking regulations for closed areas from 4:00 p.m. to 12:00 a.m. on Friday, November 3rd, 2023
12. RESOLUTION NO. 23-554 approving the addition of seven 45-watt LED lights on 35' bronze fiberglass street light poles at a total cost of \$54.95 plus energy charge and taxes per month to existing Alliant Energy Electric Tariff #1
13. Final Plat for Ansley Subdivision, 1st Addition (3210 Cedar Lane)
 - a. RESOLUTION NO. 23-555 approving Final Plat and Public Improvements Agreement
- ~~14. RESOLUTION NO. 23-556 authorizing and approving a Loan Agreement, providing for the sale and issuance of General Obligation Corporate Purpose Bonds, Series 2023D, and providing for the levy of taxes to pay the same~~
15. RESOLUTION NO. 23-557 setting November 14, 2023, as date of public hearing for approving sale of City-owned Lot 1 in the Baker Subdivision to Habitat for Humanity of Central Iowa
16. RESOLUTION NO. 23-558 approving professional services agreement with Sustainable Environmental Consultants, West Des Moines, Iowa, for design associated with FY 2023/24 Story County Edge-of-Field Project
17. RESOLUTION NO. 23-559 awarding contract to Ziegler Caterpillar of Minneapolis, Minnesota for purchase of three 2023 Caterpillar 430 Tractor-Loader-Backhoes with comprehensive 5-year warranty
18. RESOLUTION NO. 23-560 awarding contract to Farris Engineering, of Omaha, Nebraska, for Engineering Services to Design Load Center Replacement at the Power Plant, in the amount not to exceed \$122,822
19. RESOLUTION NO. 23-561 awarding contract to Farris Engineering, of Omaha, Nebraska, for Engineering Services to Design Standby Generation at the Power Plant, in the amount not to exceed \$100,118
20. RESOLUTION NO. 23-562 approving Change Order No. 1 with In Situ Archeological Consulting for the North River Valley Wellfield and Pipeline Project in the amount of \$35,240
21. RESOLUTION NO. 23-563 accepting the 2022/23 Asphalt Street Pavement Improvements (28th Street) project as completed by Manatt's Inc., of Ames, Iowa in the amount of \$867,082.40

Roll Call Vote: 5-0. Motions/Resolutions declared carried/adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

PUBLIC FORUM: Mayor Haila opened the Public Forum.

Richard Deyo, 505 8th Street #102, Ames, shared his concerns with community involvement.

Bob Haug, 3517 Oakland Street, Ames, presented alternatives to the current waste management system in Ames.

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

PURCHASE OF MOBILE OPERATIONS TRAILER: Fire Chief Rich Higgins presented the Council Action Form (CAF).

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

Moved by Rollins, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 23-564 awarding contract to JHB Group, Inc. for the purchase of a Mobile Operations Trailer, in the amount of \$214,233.60.

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

GENERAL OBLIGATION CORPORATE PURPOSE BONDS, SERIES 2023D: Mayor Haila noted that an item on the consent agenda should have been pulled for discussion.

Moved by Beatty-Hansen, seconded by Junck, to reconsider the motion to approve consent.

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

Moved by Beatty-Hansen, seconded by Corrieri, to approve the consent agenda less Item No. 14.

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

Finance Director Corey Goodenow presented the CAF.

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

Moved by Gartin, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 23-556 authorizing and approving a Loan Agreement, providing for the sale and issuance of General Obligation Corporate Purpose Bonds, Series 2023D, and providing for the levy of taxes to pay the same.

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

2023/24 INTELLIGENT TRANSPORTATION SYSTEM PHASE 3: Civil Engineer Mark Gansen and Traffic Engineer Damion Pregitzer presented the CAF.

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

Moved by Corrieri, seconded by Junck, to adopt RESOLUTION NO. 23-565 approving conceptual design.

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

ESTABLISHMENT OF SPEED LIMITS ON OAKWOOD ROAD AND TIMBERLAND ROAD: Engineer Pregitzer presented the CAF.

Mayor Haila opened the Public Input.

Will Determan, 1008 Lincoln Way, shared his suggestion to reduce the speed limit to 30 MPH.

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

Moved by Gartin, seconded by Rollins, to direct City Attorney to Draft an Ordinance establishing 35 MPH speed limit on Oakwood Road from University Boulevard to Timberland Road, and 40 MPH from Timberland Road to State Avenue.

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

2024/25 SOUTH 16TH STREET ROADWAY WIDENING DESIGN PROJECT: Municipal Engineer Tracy Peterson presented the CAF.

Mayor Haila opened the Public Input.

Will Determan, 1008 Lincoln Way, stated his belief that a focus on safety was important with the number of citizens who live in the proposed construction zone.

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

Moved by Gartin, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 23-566 approving professional services agreement with Shive Hattery, West Des Moines, Iowa, for the 2024/25 South 16th Street Roadway Widening Design Project in an amount not to exceed \$273,250.

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

STAFF REPORT ON PURSUING A GRANT APPLICATION FOR CHAUTAUQUA PARK-RIDGEWOOD HISTORIC DISTRICT: Planner Sahlstrom presented the Staff Report.

Mayor Haila opened the Public Input.

Helen Jensen, 929 Brookridge Avenue, Ames, shared her experience of the overwhelming support from the community for pursuing the grant.

David Russell, 1212 Parkway Drive, Ames, shared the unique history of the area and the pride the neighborhood would have in this designation.

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

Moved by Betcher, seconded by Beatty-Hansen, to pursue Option 1- Direct staff to prepare a grant application in 2023/24 and upon notice of grant award to implement the project in FY 2024/25.
Vote on Motion: 6-0. Motion declared carried unanimously.

STAFF REPORT ON REDUCED AFFORDABLE HOUSING PARKING RATE: Planner Schoeneman presented the Staff Report.

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

Moved by Beatty-Hansen, seconded by Junck, to pursue Option 1 - Direct staff to proceed with preparing a draft ordinance consistent with Attachment A for staff approval of a reduction to 1.0 parking spaces for two bedrooms or less and for 1.5 spaces per unit for 3- and 4-bedroom units and to allow City Council approval of additional reductions all subject to approval of minimum of a 30-year affordability agreement.

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

PLANNING DIVISION WORK PLAN UPDATE: Director Diekmann presented the plan update and requested feedback from the City Council on its priorities.

Moved by Corrieri, seconded by Beatty-Hansen, to ask staff to reach out to Alliant and inform them that they can proceed with applying for a Zoning Text Amendment.

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

Moved by Corrieri, seconded by Rollins, to ask staff to proceed with changes to *Municipal Code* Chapter 22 regarding the Pullman Street request.

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

Moved by Betcher, seconded by Beatty-Hansen, to ask the Historic Preservation Commission to clarify why it believes *Municipal Code* Chapter 31 needs to be revised.

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

HEARING ON 2023 CDBG/HOME CONSOLIDATED ANNUAL PERFORMANCE REPORT (CAPER): Housing Coordinator Baker-Latimer presented the CAF.

Moved by Corrieri, seconded by Gartin, to adopt RESOLUTION NO. 23-567 approving the submittal of the City's 2022/23 CAPER.

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

HEARING ON 2022/23 TRAFFIC SIGNAL PROGRAM – STATE & MORTENSEN: The Public Hearing was opened and closed by Mayor Haila when no one came forward to speak.

Moved by Beatty-Hansen, seconded by Rollins, to accept the report of bids.

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

Moved by Rollins, seconded by Gartin, to adopt RESOLUTION NO. 23-568 approving final plans and specification and awarding contract for 2022/23 Traffic Signal Program to Kline Electric dba Heartland Underground Solutions of Des Moines, Iowa, in the amount of \$140,755.

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

Moved by Beatty-Hansen, seconded by Junck, to adopt RESOLUTION NO. 23-569 awarding traffic signal poles purchase to Valmont Industries of Omaha, Nebraska, in the amount of \$64,676 for the 2022/23 Traffic Signal Program.

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

HEARING ON 2023 CDBG/HOME CONSOLIDATED ANNUAL PERFORMANCE REPORT (CAPER): Mayor Haila noted that the Public Hearing was mistakenly not opened on the CAPER. The Public Hearing was opened and closed by Mayor Haila when no one came forward to speak.

HEARING ON AMENDMENTS TO THE DOWNTOWN URBAN REVITALIZATION AREA: Director Diekmann and Planner Campbell presented the CAF.

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

Moved by Rollins, seconded by Gartin, to continue the Public Hearing to November 14, 2023.

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

Moved by Beatty-Hansen, seconded by Rollins, to table the item until November 14, 2023.

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

Moved by Rollins, seconded by Gartin, to notify the affected parties on the 100 Block of Kellogg Avenue of the proposed amendments to the Downtown Urban Revitalization Area.

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

HEARING ON ZONING TEXT AMENDMENT FOR LANDSCAPE AND OPEN SPACE EXCEPTIONS RELATED TO ELECTRIC VEHICLE CHARGING EQUIPMENT: The Public Hearing was opened and closed by Mayor Haila when no one came forward to speak.

Moved by Corrieri, seconded by Junck, to approve on first reading an Ordinance on Zoning Text Amendment for Landscape and Open Space Exceptions related to Electric Vehicle Charging Equipment.

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

DISPOSITION OF COMMUNICATIONS TO COUNCIL: Mayor Haila noted that there were three items to consider.

A memo from the Historic Preservation Commission regarding *Municipal Code* Chapter 31 revisions was first.

Mayor Haila noted that this memo had been addressed in conjunction with a previous item.

Next, an email from Rebecca Flint addressing a request to limit the hours of garbage hauler operations was discussed.

Moved by Beatty-Hansen, seconded by Junck, to request Mayor Haila respond that the City Council is looking into waste management systems.

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

Keith Abraham, Parks and Recreation Director, submitted a memo about USDA Forestry Grant Acceptance. City Manager Steve Schainker stated this item was for information only and would come back with an agreement at a later date.

COUNCIL COMMENTS: The Mayor and Council Members reported on various meetings attended, upcoming meetings, community events, and items of interest.

ADJOURNMENT: Moved by Beatty-Hansen, seconded by Corrieri, to adjourn at 7:48 p.m.

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

Grace A. Bandstra, Deputy City Clerk

John A. Haila, Mayor

Renee Hall, City Clerk

Subject to change as finalized by the City Clerk. For a final official copy, contact the City Clerk's Office at 515-239-5105.