

MINUTES OF THE REGULAR MEETING OF THE AMES CITY COUNCIL

AMES, IOWA

JULY 25, 2017

The Regular Meeting of the Ames City Council was called to order by Acting Mayor Amber Corrieri at 6:00 p.m. on July 25, 2017, in the City Council Chambers in City Hall, 515 Clark Avenue, pursuant to law. In addition to Ms. Corrieri, present were Council Members Bronwyn Beatty-Hansen, Gloria Betcher and Tim Gartin. Council Member Peter Orazem joined the meeting telephonically. *Ex officio* Member Rob Bingham was also present. Council Member Chris Nelson was absent.

CONSENT AGENDA: Council Member Betcher requested that Item No. 8 (Encroachment Permit for a sign at 122 Hayward Avenue) and Item No. 11 (Requests from KHOI for 5th Birthday Celebration) be pulled from the Consent Agenda for separate discussion.

Moved by Betcher, seconded by Gartin, to approve the following items on the Consent Agenda:

1. Motion approving payment of claims
2. Motion approving Minutes of Regular Meeting of July 11, 2017, and Special Meeting of July 18, 2017
3. Motion approving Report of Contract Change Orders for July 1-15, 2017
4. Motion approving new Special Class C Liquor License for Ciao's Italian Restaurant, 217 South Duff Avenue (pending dram)
5. Motion approving ownership change for Class C Liquor License for JJC Ames 1 LLC, 2420 Lincoln Way, Ste. 103
6. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class E Liquor, C Beer, & B Wine – AJ's Liquor II, 2515 Chamberlain Street
 - b. Class B Beer – Pizza Ranch of Ames, 1404 Boston Avenue
 - c. Special Class C Liquor – HuHot Mongolian Grill, 703 S. Duff Avenue, Ste. #105
 - d. Class C Liquor, Catering, & Outdoor Service – Cyclone Experience Network, Jack Trice Stadium
 - e. Class C Liquor & Catering – Olde Main Brewing Co., 316 Main Street
 - f. Class C Liquor, B Native Wine, Catering, & Outdoor Service – The Mucky Duck Pub, 3100 South Duff Avenue
7. RESOLUTION NO. 17-455 approving and adopting Supplement No. 2017-3 to *Ames Municipal Code*
8. RESOLUTION NO. 17-457 setting August 8, 2017, as date of public hearing for sale of General Obligation Refunding Bonds in an amount not to exceed \$4,500,000
9. RESOLUTION NO. 17-458 setting August 8, 2017, as date of public hearing for vacation of portion of Public Utility Easement at 1404 Boston Avenue
10. Outside Counsel Services for Legal Department:
 - a. RESOLUTION NO. 17-461 approving additional funding for prosecution assistance from Coppola Law Firm
 - b. RESOLUTION NO. 17-462 approving additional funding for time-sensitive legal work from Hopkins and Huebner Law Firm
11. Public Art Commission:
 - a. RESOLUTION NO. 17-463 approving deaccession of “Bouquet”
 - b. RESOLUTION NO. 17-464 approving deaccession of “Change on Your Dollar”
12. Request from The Ames Foundation:
 - a. RESOLUTION NO. 17-465 authorizing staff to split Fall 2017 tree planting costs with the Ames Foundation

- b. RESOLUTION NO. 17-466 authorizing staff to finance full cost of Spring 2018 tree planting costs
 - 13. RESOLUTION NO. 17-467 approving renewal contract with EMC Risk Services, LLC, of Des Moines, Iowa, to provide third-party administration of worker's compensation and Municipal Fire and Police "411 System" claims for August 1, 2017, through July 31, 2018, at a cost not to exceed \$55,000
 - 14. RESOLUTION NO. 17-468 approving 2017/18 Intergovernmental Agreement with Metro Waste Authority for satellite Household Hazardous Materials collection and disposal operation at an annual cost of \$76,431.24
 - 15. RESOLUTION NO. 17-469 awarding contract for purchase of Two Truck Chassis from Stew Hansen Dodge City of Des Moines, Iowa, in the amount of \$81,906
 - 16. RESOLUTION NO. 17-470 waiving formal bidding requirements and approving purchase of Public Safety software maintenance from Superior Public Sector
 - 17. RESOLUTION NO. 17-471 waiving formal bidding procedures and approving purchase of financial software maintenance from Superior Public Sector
 - 18. RESOLUTION NO. 17-472 approving Change Order No. 22 with Knutson Construction Services, Inc., for New Water Plant - Contract 2
 - 19. RESOLUTION NO. 17-473 accepting completion of Unit No. 7 Crane Repair
- Roll Call Vote: 5-0. Resolutions/Motions declared adopted/approved unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

ENCROACHMENT PERMIT FOR A SIGN AT 122 HAYWARD AVENUE: Council Member Betcher said that she had pulled this item from the Consent Agenda to confirm what the Council would actually be voting on. The confusion results from what is requested on the application and what is actually contained in the Council Action Form. Ms. Betcher clarified that the Council will only be voting on an Encroachment Permit for the sign and not for the awnings.

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-456 approving Encroachment Permit for a sign at 122 Hayward Avenue.

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

REQUESTS FROM KHOI FOR 5TH BIRTHDAY CELEBRATION ON AUGUST 12, 2017: Council Member Betcher indicated that she had pulled this item from the Consent Agenda because she wanted to give representatives from KHOI an opportunity to say something about the Celebration. She also wanted confirmation that KHOI representatives had talked with the business owners in the Downtown.

Allan Gildehaus, 3833 Welbeck Drive, Ames, advised that August 12 is the fifth year to the day since KHOI began to broadcast live from 410 Douglas Avenue. He said this is a real milestone for KHOI and for radio stations, in general. Mr. Gildehaus described the various activities that will be part of the Celebration.

Moved by Betcher, seconded by Beatty-Hansen, to approve the following requests from KHOI for 5th Birthday Celebration on Saturday, August 12, 2017:

- a. Motion approving blanket Temporary Obstruction Permit for closed area
- b. RESOLUTION NO. 17-459 approving closure of Douglas Avenue from 5th Street to alley north of Main Street from 3:00 p.m. to 11:59 p.m.

- c. RESOLUTION NO. 17-460 approving closure of 8 metered parking spaces and waiver of parking meter fees

In answer to Ms. Betcher's question, Mr. Gildehaus said that they had talked to the four affected businesses on Douglas Avenue, and he had received signatures from those businesses.

Council Member Betcher advised that she had heard some concerning comments about issues that are caused by late requests for closures. She said that the Council's approval of late requests present kind of a moving target for planning Public Works projects in the Downtown area. Ms. Betcher commented that it was worth the Council acknowledging that the later something is planned and requested from the City Council, the more burden that gets placed on any other project that might be going on in the Downtown to work around those things.

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

PUBLIC FORUM: Acting Mayor Corrieri opened Public Forum.

Cindy Hicks, 304 Main Street, Ames, advised that earlier this year, she had submitted an application for the Main Street Cultural District (MSCD) to receive the Iowa Great Places Designation, which is sponsored by the Iowa Department of Cultural Affairs. In May, the MSCD was notified that Ames was a finalist, and in June, they hosted a group from the state for a site visit. According to Ms. Hicks, the Designation is given to unique communities with a strong vision for innovation and enhancing vitality and quality of life while staying true to what makes the community unique. Once designated, it opens up opportunities for grants to support the development of new and existing infrastructure intended to cultivate unique qualities in neighborhoods, communities, and regions in Iowa. She said that the average grant amount is \$185,000. Ms. Hicks announced that the MSCD had been chosen for the Iowa Great Places Designation. She thanked the Mayor, City Council, and City staff for their support. Ms. Hicks commented that, because of that support, she was able to put together such a strong application.

Keith Denner, owner of Professional Property Management, 205 South Fifth, Suite 101, Ames, gave his business address as 5901 Vista Drive, West Des Moines, Iowa. Mr. Denner commented that he had been a business person in Ames for 40 years. Mr. Denner referenced Council Member Orazem's recent report (to encourage more construction so that rents will come down), stating that it had caused some consternation among his clients. Mr. Denner recommended that the City gather more information before moving on to encourage, discourage, or even discussing multi-family, such as:

1. There are a lot of vacancies. Mr. Denner noted many incentives that are being offered by landlords/property managers to get renters.
2. Find out what all the vacancies and lower rents are going to do to the tax base.

Mr. Denner also requested that the City ask the City Assessor for feedback and do an analysis if rents went down. He also would like the Council to request that staff, perhaps from Planning and Housing, do a survey on what the market is like and the vacancies. Mr. Denner believes that lower rents will mean a significant reduction in the tax base for the City and the School Districts.

According to Mr. Denner, when the number of vacancies climbs, more crime often results. As the City focuses on what it wants to do with multi-family, they need to think about these things. Mr. Denner commented that what is happening right now is that property managers/landlords are not even checking references because they just want renters; he has personal knowledge of that occurring. Mr. Denner asked that Ames determine what it really wants and ask if lowering rents would be a good thing. Mr. Denner also recommended that every building that is built in Ames be built to the Crime-Free Property specifications. He also suggested that, on every new and renewed Occupancy Permits, the developer/owner sign up for the Crime-Free Property Program.

No one else came forward to speak, and Public Forum was closed.

2007/18 SHARED USE PATH SYSTEM EXPANSION (BLOOMINGTON ROAD TO ADA HAYDEN HERITAGE PARK) AND 2016/17 CONCRETE PAVEMENT IMPROVEMENTS PROJECT (DAWES DRIVE): Municipal Engineer Tracy Warner and Mark Gansen, Civil Engineer with the City's Public Works Department, were present. Mr. Gansen provided the background on this project since May 2017.

Mr. Gansen pointed out that the original concept location was to have the path on the west side of U. S. Hwy. 69. Through coordination with the Iowa Department of Transportation (Iowa DOT), it was determined that Dawes Drive would need to be shifted to the west to create room between Dawes Drive and the existing guardrail for the path. According to Mr. Gansen, the common denominator is extending the shared use path along the east side of Dawes Drive north from Bloomington Road through the extents of the existing guardrail. That opens up additional options. Design Alternative A was shown. That Alternative would have the path then cross Dawes Drive and continue along the west side to Ada Hayden. It would allow for the extension of the Skunk River Trail along U. S. Highway 69, as well as the path adjacent Dawes Drive. That option requires minimal changes to both sets of design plans, and the 2016/17 Concrete Pavement Improvements could be bid in the fall while the 2007/08 Shared Use Path System Expansion could be bid in the winter. Construction for both projects would be completed in 2018.

Council Member Betcher asked for clarification of what was meant by adjacent to the shared use path. She asked if that meant that the shared use path would be on the road with a painted line for the shared use path. Mr. Gansen explained that the preliminary plans show a two-foot raised median between the roadway and the path.

Mr. Gansen noted that the City would be responsible for clearing the snow along the path. The path along Dawes crosses several driveways, and that snow plowing would block those drives. The residents would be responsible for clearing the snow from those areas of their driveways after the path and/or street have been plowed. The property owners would not be responsible for clearing the path along their frontage. If the sidewalk alternative is explored, it would be the property owners' responsibility to clear snow from the sidewalk.

Council Member Gartin noted that \$100,000 seemed like a large sum of money, but in light of the kind of expenditures that the City has for bike improvements, it is a fairly reasonable amount of money given the scope of this project. Municipal Engineer Warner compared the project to some of the Skunk River Trail sections, which equate to be around a \$1 million project. She also noted that there is project savings from prior roadway improvement projects.

Ms. Betcher also noted concerns expressed by property owners that the path on the west would be encroaching on the smaller lots on the north end of Dawes. Mr. Gansen replied that there will be no permanent impacts on those lots through that area. However, there is one lot where there might need to be a retaining wall.

According to Ms. Betcher, she had also heard that the Skunk River Trail could be damaging to properties. She asked if there would be access through the lots on the east side for large trucks to go in during construction or if the path was going to be cut as they go. Mr. Gansen answered that the path would be cut as the construction is completed on each section.

Deana Kizer and her mother, Dorothy Kizer, 3919 Dawes Drive, Ames, were present. Deana Kizer stated that 3919 Dawes Drive had been their family's home for 51 years. She indicated that they are in favor of Design Alternative A: to construct two shared use paths. Deana Kizer commented that there is a need for a bike path and the Highway 69 DOT right-of-way is the best place for that, as the bicyclists would be racing around at higher speeds. She also noted that it is a dangerous situation when people are walking down Dawes Drive to get to Ada Hayden; they are actually walking in the middle of the street and literally dodging cars. According to Deana Kizer, she and her mother are not thrilled about having a shared use path through their front yard, but something has to be done about the dangerous situation. She noted that the project had been scaled back a little bit so that it was more friendly to homeowners along Dawes Drive, so they "could live with it." Those that are most impacted are the property owners who have the shortest front yards. Deana Kizer suggested that the City build a shared use path that is similar to what is on 13th Street. After being asked by Council Member Gartin, Deana Kizer said that both the distance and the design are bothersome to the Kizers. Addressing that concern, Mr. Gansen said that the design called for a 26-foot roadway with a two-foot median. That would be 13 feet for the vehicle travel lane and a ten-foot-wide path with a two-foot shoulder; that would equate to 25.5 from the centerline. It was noted that the 13th Street path is eight feet. Deana Kizer suggested that it be scaled back to eight feet from Adams Street to Top-O-Hollow because it is relatively flat and then be ten feet from Adams Street to Ada Hayden. She felt that that would save some of the trees, would be less invasive to homeowners, and perhaps would be less costly. Deana Kizer also recommended that the median be eliminated. She felt that if someone were to fall, they could get hurt worse than without the median. Deana Kizer pointed out that this neighborhood is unique because of its location near Ada Hayden.

Kay Berger, 4121 Dawes Drive, Ames, noted that she had seen an increase in traffic on Dawes Drive. She and her husband have lived at that location for 44 years. Ms. Berger commented that the most important thing to her is safety. She supports whatever has to be put in place for the safety of people. "Racers" could use a path down by Highway 69. Also, she commented that there is currently a problem with the terrain on the way down to Ada Hayden; it falls off on the east side. Ms. Berger thanked the City for taking its time and trying to get this right.

Roger Berger, 4121 Dawes Drive, Ames, echoed the concern of Deana Kizer about the median. However, he said he has trust in the City's engineering staff that they know that the median is the right thing to do.

Lori Layman, 3906 Dawes Drive, Ames, made a suggestion that the City turn Dawes Drive into a one-way street. If that were done, she felt some of the benefits would be that the street would not need to be as wide, and the shared use path could still share the street. It might also reduce some

of the traffic on Dawes. She is also concerned about the trees, especially when construction begins. Her concerns were if the trees would have to come down or if they would not survive if their roots were compromised by the construction. Council Member Gartin asked Ms. Layman if she had talked to her neighbors about her suggestion. Ms. Layman said that one neighbor is not opposed to making Dawes a one-way street if it increases safety; however, it was not an overwhelmingly positive idea, but it could be if it were to be presented.

Howard Hammond, 104 E. 4th Avenue, Slater, Iowa, stated that he is a member of the County Advisory Committee on Trails. He said he is a little bit confused about the plan. He saw a red line and he saw a path down Dawes Drive. Mr. Hammond commented that there is a little park by Connolly's Trucking, but there is no signage that people will be coming down Dawes Drive to get on the path. It appeared that safety was paramount to the residents on Dawes.

Moved by Beatty-Hansen, seconded by Betcher, to adopt RESOLUTION NO. 17-474 approving selection of Design Alternative 1A, which is to construct two shared use paths (extend the one along the east side of Dawes Drive north from Bloomington Road through the extents of the existing guardrail and allow for the extension of the Skunk River Trail along U. S. Hwy. 69, and maintain the ten-foot width.

Council Member Betcher pointed out that there are two purposes: one is a recreational trail and one is a commuter trail. She felt that behooved the Council to spend a little more to get two trails.

Council Member Gartin commented that Alternative 1 A is the "best of both worlds."

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

Moved by Beatty-Hansen, seconded by Betcher, to adopt RESOLUTION NO. 17-475 allocating an additional \$100,000 from unobligated General Obligation Bond funds toward the project .

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

STAFF REPORT ON LINCOLN WAY PEDESTRIAN STUDY (CAMPUSTOWN), PHASE

I: John Joiner, Director of Public Works, and Damion Pregitzer, Traffic Engineer, were present. Cathy Brown, Iowa State University (ISU) Facilities Planning and Management, was also present. Director Joiner stated that this is a joint effort to study the safety and operations of the Lincoln Way Corridor on the segment of roadway between the main ISU Campus and the Campustown Business District. The Study focused on pedestrian safety and operations for those users traveling north-south across Lincoln Way between ISU Campus and the City. It also evaluated the interactions between those pedestrians and all other modes, such as vehicles, bikes, and transit buses. Mr. Joiner provided the findings of Phase 1 from the Report prepared by Consultants SRF. He advised that Phase II, if directed, would be to look for ways to enhance the pedestrian environment and compliance at two specific intersections: Welch and Sheldon.

Traffic Engineer Pregitzer provided more information on the data collection. Consultants analyzed the results of the Survey to see if the lack of compliance was indicating a problem. Ultimately, it was determined that any issues in the Corridor are related to pedestrian behavior, rather than street design or the physical environment. A key observation in the Corridor was confirmation of the level of

pedestrian non-compliance with “walk” indicators for persons crossing Lincoln Way. Except for Sheldon Avenue, compliance with pedestrian crossing indications was below 50% of the persons approaching intersections. Videos were shown of Ash Avenue, Sheldon Avenue, Lynn Avenue/Morrill Road, Welch Avenue, and Lincoln Way.

Council Member Betcher noted that a problem that she did not see captured in the Report is non-compliance with the posted speed limit on Lincoln Way. Mr. Pregitzer showed a chart of the average speed and the average gap between lights. According to Mr. Pregitzer, extending the signal for pedestrians would reduce the speed of vehicles.

Mr. Pregitzer advised that, in general, Phase I of the Study concluded that there are not significant safety issues for pedestrians crossing throughout the Corridor. It was also determined that any safety issues in the Corridor are related to pedestrian behavior, rather than street design or the physical environment. The Study did find that there was operational capacity in the traffic signal timings that could be better optimized to provide a higher priority level for pedestrians (shorter wait times). Two intersections along Lincoln Way, at Sheldon Avenue and Welch Avenue, have lower-than-desired safety performance, such that alternatives should be developed under Phase II of the Study that would mitigate issues at those intersections.

Cathy Brown stated that ISU had good representation on the committee and good discussions. She said that she had expected to find some challenges, which they did not find. Ms. Brown commented that the infrastructure seems to be relatively sound. Ms. Betcher referenced the stairs on Stanton and asked if they should be removed. She felt that those stairs that can lead to Campus might be enticing people to cross at Stanton. Ms. Brown stated that if there were to remove the stairs down to Lake Laverne, another type of physical barrier would need to be added.

Council Member Betcher stated that the unpredictable behavior of pedestrians is problematic. She is not overly confident that any type of educational campaign is going to change those behaviors. Ms. Betcher believes that the speed of vehicles is the problem, at least from Lynn to Beach. Council Member Corrieri asked when the data were taken. Mr. Pregitzer said that the counts were 24-hour and were taken during the school semester. Ms. Betcher said that she is also concerned about the date that the counts were taken; the date on the data that they had said March 9, 2016. Ms. Betcher didn't feel that that was a particularly good date to take a traffic count. It was not a particularly warm day. There wasn't much bicycle traffic. Mr. Pregitzer assured her that the count was taken in the spring 2016. Relative to the survey that had been conducted, Mr. Pregitzer wanted to clarify that poor compliance is not necessarily the issue, but it is a symptom to indicate what area(s) they should focus on. Council Member Beatty-Hansen said she was surprised that vehicular traffic was not factored in as part of the Study. It was noted that there are about 18,000 cars on Lincoln Way per day. Council Member Betcher said that one of the scariest things about this Corridor is the unpredictability of behaviors. She is always looking for someone to jut into the street. Ms. Betcher said that she was not overly confident that any educational campaign is going to change those behaviors that have developed over years.

Council Member Gartin referenced the email from Trevin Ward, which stated that the report was “disgraceful, deceitful, morally bankrupt, and it will kill people...”. He asked Mr. Pregitzer to explain the philosophy and the methodology of the Study. Traffic Engineer Pregitzer reminded the Council how the City came to do an analysis of the current state of the Corridor. There were no preconceived results. The Study was actually a precursor to the design. Council Member Gartin commented that the City takes the safety of pedestrians in this area, who are mainly Iowa State University students,

very seriously. Ms. Beatty-Hansen said the goal is to make the Corridor pedestrian-friendly and safe. She said that her interpretation of Mr. Ward's email was that you have to count in vehicular traffic as well as pedestrians to really affect the safety of the pedestrians. His concern was that the study was putting all the blame on the pedestrians.

Elizabeth Wentzel, 1125 Marston Avenue, Ames, acknowledged that she is a member of the Ames Bicycle Coalition (ABC), the Walking College, and a part of Healthiest Ames. Ms. Wentzel expressed her thoughts as well as those of the ABC. According to Ms. Wentzel, the ABC and she recommended that the City reject Phase II of the Lincoln Way Pedestrian Study. She feels that Phase I represents a biased and outdated approach to best management practices and threatens the good work that has already been done. Ms. Wentzel noted that Phase I of the Study had concluded that there were not significant safety issues for pedestrians along Lincoln Way. She believes it is terrifying for pedestrians trying to cross Lincoln Way. Ms. Wentzel encouraged the Council to adopt a Complete Streets Policy for Ames. She also suggested that the Mayor and City Council literally walk the routes to see if they support vehicles and pedestrians. Ms. Wentzel believes that "Complete Streets" will help keep the Ames community safer. She disagreed with the finding that there are not significant safety issues pertaining to street design or the physical environment in the Corridor. Council Member Gartin asked Ms. Wentzel what could be done differently. She recommended that speed limits be reduced and would also like Welch Avenue from the clock tower to Lincoln Way be made into a ped mall. Ms. Wentzel commented that speed of vehicles is definitely a problem; the speed limit should be lowered.

Ex officio Member Bingham asked to know the City's rationale behind the two streets that were chosen (Welch and Stanton). Mr. Pregitzer said that one of the things that was looked at was what had the opportunity to make the most impact.

Council Member Betcher asked to know the time line for Phase II. She asked if there were things that could be done in the meantime. Mr. Pregitzer listed the timing of the signals as being on the "short list" and possibly taking the suggestion to making it "no right turn on red" might be things that could be done quickly. Ms. Betcher asked what would be the value in doing Phase II if it is going to be months out and some things can be done now to increase safety. Director Joiner noted that the Public Works Department was already working with the Police Department on an educational campaign to encourage compliance and reward good behavior.

Council Member Gartin advised that he wants to look at what other university towns are doing. There are other university towns that have high-volume intersections.

Moved by Gartin, seconded by Orazem, to adopt RESOLUTION NO. 17-476 authorizing Phase II.

Council Member Orazem asked why there was a 30-mph speed limit around the University. Reducing the speed limit seems to him to be a reasonable thing to do. Mr. Pregitzer stated that Lincoln Way is a major east-west arterial; reducing the speed limit would have a big impact on traffic flow.

Council Member Beatty-Hansen asked how the timing of Phase II coincides with the timing of Complete Streets. Mr. Pregitzer said more than likely they will not time out together; the Complete Streets Policy will take a while. If things go as planned, staff hopes to bring back information on a consultant for the Complete Streets Policy at the Council meeting of August 8.

Ms. Brown commented that it made sense to her to accelerate the timing of the lights. She recommended that they have a conversation with the consultant to see if there are any negative impacts of doing that. According to Ms. Brown, the University is advocating moving forward with Phase II. Council Member Beatty-Hansen pointed out that things like signal timing can be done more quickly and some items that will be naturally delayed.

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

AMESNET REGIONAL HIGH-SPEED INTERNET CONCEPT: Public Works Joiner explained the proposal of Iowa State University for a “AmesNet: Wireless Living Lab for Real-Time Cyber-Physical-Human Systems” for submittal to the national Platforms for Advanced Wireless Research (PAWR) program. AmesNet would provide a wireless network platform across ISU, Ames, Nevada, and a portion of Des Moines. The proposal does not require any financial commitment from the City for the development and deployment. However, the City is being asked to allow the network infrastructure in the right-of-way and cooperate in finding appropriate locations for transmission equipment on electric poles, street lights, and traffic signals. The first five years of installation, development, deployment, operation, and management would be entirely funded by the NSF Grant. Following that period, the City is being asked to provide representation on an AmesNet Consortium controlling board and on operational working groups. The City would also provide advice to the Consortium on developing strategies for the long-term viability for the AmesNet system. Additionally, a portion of the bandwidth of the network would be dedicated to the City as a living lab for providing municipal services. According to Mr. Joiner, the network is not intended as an internet service provider for individual customers, but rather to provide a platform for a “living lab” for wireless research related to municipal services.

It was noted that the proposal submission is due by July 31, 2017. As part of the submittal, a support letter from the City has been requested. The winning projects will be announced during the early part of 2018.

Moved by Orazem, seconded by Beatty-Hansen, to authorize the Mayor to submit a letter of support for Letter of Support for AmesNet Regional High-Speed Internet concept spearheaded by Iowa State University.

Vote on Motion: 5-0. Motion declared carried unanimously.

AMENDMENT TO MUNICIPAL POOL AGREEMENT BETWEEN CITY OF AMES AND AMES COMMUNITY SCHOOL DISTRICT: City Manager Steve Schainker provided the background of the Agreement between the City and the Ames Community School District pertaining to the Municipal Pool. Both parties are now exploring options for accommodating their aquatic needs into the future. The City is focused on recreational opportunities and the School District is committed to providing a new competitive venue for its athletic teams. On July 17, 2017, the Ames Community School District approved the amendment to the existing agreement through June 30, 2020.

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-477 approving amendment to Municipal Pool Agreement between City of Ames and Ames Community School District.

Roll Call Vote: 5-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby

made a portion of these Minutes.

NEW WATER TREATMENT PLANT - CONTRACT NO. 1 (UTILITIES) WITH S. M. HENTGES & SONS: Water and Pollution Control Director John Dunn explained that this Contract was for the interconnecting piping between the old and new Water Treatment Plant locations. Mr. Dunn provided a summary of claims asserted by the City.

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-478 approving the Settlement Agreement.

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

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-479 approving Change Order Nos. 5, 6, and 7.

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

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-480 accepting completion of the project.

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

HEARING ON REZONING OF PROPERTY, WITH MASTER PLAN, AT 3115, 3119, 3301, 3325, 3409, AND 3413 SOUTH DUFF AVENUE (BRICK TOWNE DEVELOPMENT): City Planner Charlie Kuester gave a brief history of the actions that the City had taken on this subject. He said that the owners, Dickson and Luann Jensen, are now seeking to change the zoning to Planned Residence District to allow for flexibility in development of the apartments on individual lots and to retain HOC zoning along the north frontage of the site. The applicant has submitted a rezoning request for 40.62 acres as Planned Residence District (F-PRD) with 5.29 acres remaining as HOC. A Master Plan was also submitted with the application indicating approximately 500-700 apartment units in the Planned Residence District zone with commercial to be located at the new intersection with Crystal Street. According to Mr. Kuester, the Major Site Development Plan that also accompanied the rezoning request is the controlling plan for development within the Planned Residence District and specifies 572 dwelling units in the project, of which 416 are one-bedroom, 136 are two-bedroom, and 20 are three-bedroom units.

Mr. Kuester said that the overall development intensity is consistent with the previously approved conceptual plan and with the rezoning contract approved last fall that limited development to no more than 750 units with a mix of bedrooms. It was noted by Planner Kuester that the proposed changes will require an addendum to the Contract Rezoning Agreement that had been approved by the City Council last fall. The addendum will recognize that F-PRD zoning is now being sought, that the boundaries of the zoning districts will slightly change and that the concept plan is being replaced with a Master Plan. All other requirements of that Agreement would remain in effect, including the need to have a fully executed Avigation Easement prior to site plan approval. There are no changes to the term of development intensity or improvement obligations are proposed with the rezoning.

Planner Kuester advised that the developer is responsible for all on-site utilities and for construction of the regional storm water improvements for the Tea Garden area. The storm water improvements must be in place by October 2018, and the City is in the process of designing the Highway 69 road widening with a target for construction in 2018.

Luke Jensen, 2519 Chamberlain, Ames, speaking on behalf of the property owners, said that the developers wanted a little more flexibility in the design of the project. Mr. Kuester also advised that the landscaping plan that had been submitted by the developer was a little bit different than what staff normally sees. The proposal included over-story trees and native prairie grasses. It was noted that the new Landscaping Ordinance allows for the differences.

Acting Mayor Corrieri opened the public hearing. The hearing was closed after no one came forward to speak.

Moved by Betcher, seconded by Gartin, to adopt RESOLUTION NO. 17-481 approving an amendment to the Contract Rezoning Agreement.

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

Moved by Betcher, seconded by Gartin, to pass on first reading the ordinance rezoning property, with Master Plan, located at 3115, 3119, 3301, 3325, 3409, and 3413 South Duff Avenue (Brick Towne Development) from Highway-Oriented Commercial (HOC) and High-Density Residential (RH) to Planned Residence District (F-PRD) and Highway-Oriented Commercial (HOC).

Roll Call Vote: 5-0. Motion declared carried unanimously.

Moved by Gartin, seconded by Betcher, to adopt RESOLUTION NO. 17-482 approving the Preliminary Plat with conditions, as follows:

1. Prior to any grading or earthwork, approval of the storm water management plan is required.
2. Prior to any grading or earthwork, the owner will need to prepare a maintenance and mitigation plan to ensure that a permanent wet pool will not impact airport operations (this plan will be recorded with the Story County Recorder).
3. Prior to any grading or earthwork, the owner will need City of Ames approval for the proposed grading on Airport property.

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

Moved by Betcher, seconded by Gartin, to adopt RESOLUTION NO. 17-483 approving the Major Site Development Plan.

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

HEARING ON REZONING PROPERTY, WITH MASTER PLAN, AT 1114 SOUTH DAKOTA AVENUE: City Planner Julie Gould explained the request from Dickson and Luann Jensen to rezone the property located at 1114 South Dakota Avenue. She also provided the history

of the property in question since 1997. It was noted that a Zoning Change Agreement will be needed prior to the third reading of the Ordinance.

Luke Jensen, speaking on behalf of the developer, explained comments from the Planning & Zoning Commission meeting.

The public hearing was opened. No one came forward to speak, and the hearing was closed.

Moved by Beatty-Hansen, seconded by Betcher, to pass on first reading an ordinance rezoning property, with Master Plan, at 1114 South Dakota Avenue from Planned Residence District (F-PRD) to Community Commercial/Residential (CCR).

Roll Call Vote: 5-0. Motion declared carried unanimously.

HEARING ON 2016/17 DOWNTOWN STREET PAVEMENT IMPROVEMENTS (SHERMAN AVENUE): Acting Mayor Corrieri opened the hearing and closed same after no one asked to speak.

Moved by Beatty-Hansen, seconded by Gartin, to adopt RESOLUTION NO. 17-484 approving final plans and specifications and awarding a contract to Con-Struct, Inc., of Ames, Iowa, in the amount of \$307,184.50.

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

ORDINANCE CREATING EXCEPTIONS FOR PARKING LOT MINIMUM SETBACKS AND LANDSCAPE PERCENTAGE: Moved by Gartin, seconded by Betcher, to pass on second reading an ordinance creating exceptions for parking lot minimum setbacks and landscape percentage.

Roll Call Vote: 5-0. Motion declared carried unanimously.

ORDINANCE PERTAINING TO APPEALS OF ADMINISTRATIVE DECISIONS REGARDING ZONING-RELATED ISSUES: Moved by Gartin, seconded by Betcher, to pass on second reading an ordinance pertaining to appeals of administrative decisions regarding zoning-related issues.

Roll Call Vote: 5-0. Motion declared carried unanimously.

ORDINANCE CREATING BARILLA TAX INCREMENT FINANCING DISTRICT: Moved by Betcher, seconded by Gartin, to pass on second reading an ordinance creating the Barilla Tax Increment Financing District.

Roll Call Vote: 5-0. Motion declared carried unanimously.

COUNCIL COMMENTS: Council Member Betcher said that at the International Town and Gown Conference, she was part of a session presented by Michigan State University, which has been involved in a pilot project to determine where students are living off campus. She noted that it is important that the University be on board to require students to tell the City where they are living; it is mandated at Michigan State. Ms. Betcher said its purpose is to ascertain what kind of demand there might be for rental units for students. This information also could be useful to better address public health issues if something was making its rounds in areas where students are residing. She

felt that would be useful to gather more data and could be pursued at Iowa State University. Ms. Betcher said she would be bringing that forward in the future.

Moved by Beatty-Hansen, seconded by Betcher, to refer to staff for a memo the request from Habitat for Humanity to allow parking on the west side of Kingsbury Avenue where the street is wider.

Vote on Motion: 4-0-1. Voting aye: Beatty-Hansen, Betcher, Corrieri, Orazem. Voting nay: None. Abstaining due to a conflict of interest: Gartin. Motion declared carried.

ADJOURNMENT: Moved by Gartin to adjourn the meeting at 8:50 p.m.

Diane R. Voss, City Clerk

Ann H. Campbell, Mayor