

AGENDA
REGULAR MEETING OF THE AMES CITY COUNCIL
COUNCIL CHAMBERS - CITY HALL - 515 CLARK AVENUE
OCTOBER 23, 2018

NOTICE TO THE PUBLIC: The Mayor and City Council welcome comments from the public during discussion. **If you wish to speak, please complete an orange card and hand it to the City Clerk. When your name is called, please step to the microphone, state your name for the record, and limit the time used to present your remarks in order that others may be given the opportunity to speak.** The normal process on any particular agenda item is that the motion is placed on the floor, input is received from the audience, the Council is given an opportunity to comment on the issue or respond to the audience concerns, and the vote is taken. On ordinances, there is time provided for public input at the time of the first reading. In consideration of all, if you have a cell phone, please turn it off or put it on silent ring.

CALL TO ORDER: 4:45 p.m.

1. Meeting with development consultant to discuss alternate concept for residential subdivisions

PROCLAMATION:

2. Proclamation for National Planning Month, October 2018

CONSENT AGENDA: All items listed under the consent agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Council members vote on the motion

3. Motion approving payment of claims
4. Motion approving Minutes of Regular Meeting of October 9, 2018, and Special Meeting of October 11, 2018
5. Motion approving Report of Contract Change Orders for October 1-15, 2018
6. Motion to set the following City Council meeting dates/times:
 - a. December 18, 2018, as Regular Meeting Date and canceling December 25, 2018, Regular Meeting Date
 - b. January 15, 2019, at 5:15 p.m. for CIP Workshop
 - c. February 1, 2019, at 2:00 p.m. for Budget Overview
 - d. February 5, 6, and 7, 2019, at 5:15 p.m. for Budget Hearings
 - e. February 12, 2019, at 5:15 p.m. for Budget Wrap-Up
 - f. March 5, 2019, at 6:00 p.m. for Regular Meeting and Final Budget Hearing
7. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class E Liquor, B Wine, & C Beer - CVS Pharmacy #10452, 2420 Lincoln Way, #104
 - b. Class C Liquor - Arcadia Café, 116 Welch Ave.
 - c. Class C Beer & B Wine - Aldi, Inc. #48, 108 S. 5th Street
 - d. Class E Liquor, C Beer, & B Wine
 - e. Class C Liquor - North Grand Cinema, 2801 Grand Ave., Ste. 1300
8. Motion approving Carry-Out Wine Privilege for Class C Liquor - Bar la Tosca, 400 Main Street

9. Resolution setting date of public hearing for November 13, 2018, on Development Agreement with Barilla America, Inc., with tax increment rebate incentives and project development requirements, not to exceed \$3 million
10. Resolution approving Quarterly Investment Report for period ending September 30, 2018
11. Resolution approving award of 2018 Edward Byrne Memorial Justice Assistance Grant by the Police Department
12. South Grand Extension Project:
 - a. Resolution approving Purchase Agreement for two Walter Estate properties
 - b. Resolution approving Purchase Agreement for Tall Timber property
 - c. Resolution approving Purchase Agreement with Stone Court Apartment Corporation Housing Association
13. Resolution approving Amendment to Professional Services Agreement with WHKS regarding Flood Mitigation - River Flooding
14. Resolution approving waiver of parking enforcement and meter fees at polling locations with metered parking
15. Resolution approving street closure of northbound lane of Clark Avenue to facilitate installation of new domestic water service and fire line to 602 Clark Avenue
16. Resolution approving street closure of northbound lane of Welch Avenue to facilitate installation of new domestic water service and fire line to 206 Welch Avenue
17. Resolution awarding contract to Ames Ford of Ames, Iowa, for the purchase of four 2018 Ford Focus Sedans for Customer Service Division in the total amount of \$62,435.04
18. Resolution approving preliminary plans and specifications for WPC Screw Pump Drive Replacement Project; setting November 28, 2018, as bid due date and December 11, 2018, as date of public hearing
19. Resolution approving preliminary plans and specifications for Unit 7 Boiler Repair Project; setting December 19, 2018, as bid due date and January 8, 2019, as date of public hearing
20. Resolution approving contract and bond for WPC Facility Digester Improvements, Phase 2
21. Resolution accepting completion of City Hall Parking Lot project (South Skunk River Basin Watershed Improvements)
22. Resolution accepting completion of the contract with Electrical Engineering and Equipment Co., for the FY2017/18 Motor Repair Contract at a total cost of \$60,402.77
23. Resolution accepting completion of the contract with ProEnergy Services LLC for the FY2017/18 Power Plant Maintenance Services Contract at a total cost of \$4,250.00
24. Resolution accepting completion of the contract with Tri-City Electric Company of Iowa, for the FY2017/18 Electrical Maintenance Services Contract for the Power Plant at a total cost of \$124,654.72
25. Resolution accepting completion of the contract with All American Scaffold, LLC, for the FY2017/18 Scaffolding and Related Services and Supplies for the Power Plant contract at a total cost of \$74,938.06
26. Resolution accepting completion of the contract with Clean Harbors Environmental Services, Inc., for the FY 2017/18, Specialized Wet Dry Vacuum, Hydro Blast, and Related Cleaning Services contract at a total cost of \$31,739.36
27. Resolution accepting partial completion of public improvements and reducing amount of security being held for conservation management for Quarry Estates Subdivision, 2nd Addition

28. Resolution accepting partial completion of public improvements and reducing amount of security being held for The Irons Subdivision
29. Resolution accepting completion of public improvements and releasing security for Aspen Heights (Breckenridge)

PUBLIC FORUM: This is a time set aside for comments from the public on topics of City business other than those listed on this agenda. Please understand that the Council will not take any action on your comments at this meeting due to requirements of the Open Meetings Law, but may do so at a future meeting. The Mayor and City Council welcome comments from the public; however, at no time is it appropriate to use profane, obscene, or slanderous language. The Mayor may limit each speaker to three minutes.

PLANNING & HOUSING:

30. Staff Report regarding Short-Term Rentals:
 - a. Motion directing staff to publish notice of Public Hearing regarding a Zoning Text Amendment pertaining to short-term rentals within single-family and two-family dwellings

ADMINISTRATION:

31. Presentation of the Residential Satisfaction Survey 2018 results

PUBLIC WORKS:

32. Flood Mitigation - River Flooding:
 - a. Motion directing staff to immediately negotiate acquisition of a permanent easement for both 1016 S. Duff Avenue (front parcel) and 1008 S. Duff Avenue (rear parcel), using local funding

HEARINGS:

33. Hearing on Zoning Text Amendment related to development standards of the Neighborhood Commercial Zoning District:
 - a. First passage of ordinance
34. Hearing on Zoning Text Amendment to allow alternative landscape plan approval in conjunction with a Special Use Permit
 - a. First passage of ordinance
35. Hearing on Amendment to Major Site Development Plan for Green Hills Planned Residence District:
 - a. Resolution approving Amendment to Major Site Development Plan
36. Hearing on 2017-18 Consolidated Annual Performance and Evaluation Report (CAPER):
 - a. Resolution approving Report
37. Hearing on Lease Agreement with Youth and Shelter Services, in term of three years, for Parking Lot P:
 - a. Resolution approving Lease Agreement

ORDINANCES:

38. Second passage of ordinance regarding exceptions to Minimum Stories and Minimum Floor Area Ratio for the Downtown Service Center
39. Third passage and adoption of ORDINANCE NO.4372 to allow remote parking as an accessory use in the Neighborhood Commercial Zoning District

DISPOSITION OF COMMUNICATIONS TO COUNCIL:

COUNCIL COMMENTS:

ADJOURNMENT:

Please note that this Agenda may be changed up to 24 hours before the meeting time as provided by Section 21.4(2), *Code of Iowa*.