



AGENDA

Regular City Council Meeting
Monday, July 19, 2021
6:30 p.m.

City Hall
City Council Chambers
901 Washington
Iowa Falls IA 50126

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

ACCEPTANCE OF THE AGENDA

(Note – items may be added for discussion only; no action is permissible until the next regular City Council meeting or until a special City Council meeting is called.)

PUBLIC COMMENT

(This is a time for the public to comment on items that are not on the agenda, no action can be taken on the items discussed. Please identify yourself and comment will be limited to 3 minutes.)

APPROVAL OF MINUTES (by Consent)

- a. Regular Meeting of June 21, 2021
- b. Special Meeting of June 28, 2021
- c. Special Meeting of July 6, 2021

APPROVAL OF MONTHLY CLAIMS AND FINANCIALS

SPECIAL REPORTS

- a. Mayor's Report
- b. City Council's Report
- c. City Manager's Report
- d. Hardin County Solid Waste Commission
- e. Engineer's Report
- f. Department Reports
- g. Hansen Family Hospital
- h. Iowa Falls Chamber/Main Street
- i. Iowa Falls Area Development Corporation

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CONSENT AGENDA: Items listed under the Consent Agenda are considered to be non-controversial by staff but not necessarily by the City Council. There will be no separate discussion of these items unless a request is made by staff, Council or a citizen prior to the time Council votes on the motion.

1. **Liquor Licenses**

- a. Class E Liquor License for Casey's at 1801 Washington Avenue.
- b. Class B Beer Permit for Timbukbru.

2. **Noise Ordinance Variance**

Noise ordinance variance for The 503 and The River Tap on July 27, 2021, from 5:00 p.m. until 12:30 a.m. on July 28, 2021, for live music.

OLD BUSINESS

3. **City Property Purchase**

- a. Public hearing on the sale of a portion of 1714 River Street to Mrlyn and Kathy Bartling.
- b. Consider approval of a Resolution approving the sale of a portion of the property at 1714 River Street, Iowa Falls, Hardin County, Iowa.

4. **CDBG Housing Rehab Project**

- a. Public hearing on the application for a \$210,000 Iowa Economic Development Authority Housing Sustainability application to improve 6 city wide qualified owner occupied housing units.
- b. Consider approval of a Resolution to approve the Iowa Falls Housing Rehabilitation application to the Iowa Economic Development Authority CDBG Housing Sustainability Fund.
- c. Consider approval of a Resolution to approve the City of Iowa Falls CDBG Exterior Rehabilitation Program Administrative Plan.

5. **Iowa Falls Water/Sewer Force Main Improvements**

- a. Public hearing on the proposed Bidding Requirements, Contract Documents and Estimate of Cost for the Iowa Falls Force Main Improvements.
- b. Consider approval of a Resolution approving Plans, Specifications, Form of Agreement and Opinion of Cost for Public Improvements.
- c. Review bid tab and Engineer's recommendation of award.

d. Consider approval of a Resolution awarding the Contract for Public Improvements, authorizing execution of the Contract and authorizing execution of Notice of Award.

6. **Cottrell Avenue CIPP Lining Improvements**

a. Public hearing on the proposed Bidding Requirements, Contract Documents and Estimate of Cost of the Cottrell Avenue CIPP Lining Improvements.

b. Consider approval of a Resolution approving Plans, Specifications, Form of Agreement and Opinion of Cost for Public Improvements.

c. Review bid tab and Engineer's recommendation of award.

d. Consider approval of a Resolution awarding the Contract for Public Improvements, authorizing execution of the Contract and authorizing execution of Notice of Award.

7. **2200 Block Alley Sewer Improvements**

a. Public hearing on the proposed Bidding Requirements, Contract Documents and Estimate of Cost for the 2200 Block Alley Sewer Improvements.

b. Consider approval of a Resolution approving Plans, Specifications, Form of Agreement and Opinion of Cost for Public Improvements.

c. Review bid tab and Engineer's recommendation of award.

d. Consider approval of a Resolution awarding the Contract for Public Improvements, authorizing execution of the Contract and authorizing execution of Notice of Award.

8. **City Wells**

a. Consider approval on first reading an Ordinance amending the Code of Ordinances of the City of Iowa Falls, Iowa, by amending the section name and adding a new section setting provisions pertaining to separation distances from wells.

b. Consider suspension of the rules and placing on third and final reading

c. Consider approval on third and final reading an Ordinance amending the Code of Ordinances of the City of Iowa Falls, Iowa, by amending the section name and adding a new section setting provisions pertaining to separation distances from wells.

9. **CIP Purchase**

Consider approval of the purchase of a compact tractor for the Parks & Recreation Department.

10. **Development Agreement**

a. Public hearing on the proposal to enter into a Development Agreement with Nimrod Meats, LLC and Damiano Holdings, LLC.

b. Consider approval of a Resolution approving and authorizing execution of a Development Agreement by and among the City of Iowa Falls, Nimrod Meats, LLC, and Damiano Holdings, LLC.

11. **Airport Projects**

a. Consider approval of Pay Request in the amount of \$1,033,440.61 to Godbersen-Smith Construction Co. for the Construct Parallel Taxiway B Project.

b. Consider approval of payment to McClure Engineering in the amount of \$34,087.43 for the Construct Parallel Taxiway B Project.

c. Consider approval of Pay Request in the amount of \$238,849.33 to Godbersen-Smith Construction Co. for the Rehabilitate Runway 13/31.

d. Consider approval of payment to McClure Engineering in the amount of \$26,981.39 for the Rehabilitate Runway 13/31.

12. **RAGBRAI**

a. Consider approval of a Resolution closing Main Street from Washington south to the alley on Tuesday, July 27, 2021.

b. Consider approval of a Class B Beer Permit for the RAGBRAI event in Estes Park.

13. **South Drainage Project**

Consider approval of an agreement with Wayne and Lisa Dewey.

NEW BUSINESS

14. **City Limits Deer Bow Hunting**

Consider request from Todd Fischer, K-Van Construction Company to include their property in the deer bow hunting area.

15. **Street Closure**

Consider approval of a Resolution closing the parking on the Estes side of the Open Bible Church on July 27, 2021, for a fund raiser for Wiggles & Giggles Daycare.

16. **Blight Remediation Grant Program**

Consider approval of a Resolution adopting the Iowa Falls Economic Development/Blight Remediation Grant Program.

17. **Development Agreement – R & T Enterprises**

Consider approval of a Resolution fixing date for a public hearing on the proposal to enter into a Development Agreement with R & T Enterprises, Inc. and providing for publication of notice thereof.

18. **Hotel/Motel Tax Applications**

a. Consider approval of the Hotel/Motel Board's recommendation for a \$15,000 grant to the Iowa Falls Chamber/Main Street Business Improvement Committee and Design Committee for Project Facelift with the funds coming Economic Development Funds.

b. Consider approval of the Hotel/Motel Board's recommendation for a \$19,000 grant to the Iowa Falls Scenic City Civic Foundation for the Community Electronic Sign with the funds coming from Tourism Funds.

19. **Appointments**

a. Appointment of the City Manager for a one-year term to end the third Monday of July 2022.

b. Appointment of the City Clerk for a one-year term to end the third Monday of July 2022.

c. Appointment, by the Mayor, of the City Treasurer for a one-year term to end the third Monday of July 2022.

d. Appointment of the Deputy City Clerk for a one-year term to end the third Monday of July 2022.

e. Appointment, by the Mayor, of the Police Chief for a one-year term to end the third Monday of July 2022

f. Appointment of the Fire Chief for a one-year term to end the third Monday of July 2022.

g. Appointment of the City Attorney for a one-year term to end the third Monday of July 2022.

PUBLIC COMMENT

20. **Closed Session**

Consider going into closed session as allowed in Iowa Code Section 21.5.1.j to discuss land acquisition and disposal and Iowa Code Section 21.5.1.c to discuss possible litigation.

PUBLIC COMMENT

ADJOURNMENT