



**WAUKEE CITY COUNCIL
REGULAR MEETING**

**DATE: MONDAY, FEBRUARY 7, 2022
TIME: 5:30 P.M.**

PLACE: WAUKEE CITY HALL, 230 W. HICKMAN RD., WAUKEE, IA 50263

****Full City Council meeting packet documentation is available at
<https://rms.waukee.org/Public/Browse.aspx?id=179133&dbid=0&repo=Waukee>**

***Due to public health concerns and guidance, in accordance with Iowa Code Sections 21.4(1)(b) and 21.8, this meeting of the Waukee City Council will be conducted with two different options for public participation: 1) Members of the public wishing to attend in person may do so in the Council Chambers at Waukee City Hall. 2) Members of the public wishing to participate electronically may do so via Zoom at the following link or phone numbers:**

**<https://zoom.us/j/352651371>
Meeting ID: 352-651-371**

Or by phone:

**+1 646-558-8656 or
+1 312-626-6799 or
+1 301-715-8592**

In-person meetings are subject to change under certain circumstances, including but not limited to higher than average participation or changes in health guidelines. If the meeting shall be held electronically only, notice shall be posted to the City website (Waukee.org) and City social media. Questions regarding meeting format may also be directed to the City Clerk's office at 515-978-7904.

- A. CALL TO ORDER**
- B. PLEDGE OF ALLEGIANCE**
- C. ROLL CALL**
- D. OPEN FORUM** [Pursuant to City Council Rules of Procedure, presentations under Open Forum shall be limited to three (3) minutes per individual. Please refer to the footnotes on this agenda for more detailed Open Forum procedures**.]
- E. AGENDA APPROVAL**
- F. MONTHLY MAYOR'S REPORT**
- G. PRESENTATIONS:**
 - 1) Ankeny Sanitation, Inc., annual report
- H. PUBLIC HEARINGS:**
 - 1) On an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from A-1 to R-2, R-2/PD-1 and R-4, a property to be known as Painted Woods West Phase 2
 - 2) On an FY2023 proposed property tax levy pursuant to Iowa Code 384.15A
- I. PUBLIC HEARING ACTION ITEMS:**
 - 1) **ORDINANCE:** Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from A-1 to R-2,

R-2/PD-1 and R-4, a property to be known as Painted Woods West Phase 2
[introduction; first reading]

- 2) **RESOLUTION:** Consideration of approval of a resolution approving FY2023 maximum property tax dollars

J. ACTION ITEMS:

- 1) **CONSENT AGENDA PART 1** [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 Council votes on the motion.]

- A. Consideration of approval of 02/07/2022 Bill List; 01/21/2022, 02/04/2022 Payrolls
- B. Consideration of approval of City Council Minutes of 01/17/2022 Regular Meeting, 01/24/2022 Work Session, 01/31/2022 Work Session
- C. Liquor License Applications, Renewals:
 - 1. Consideration of approval of Ownership Update and renewal of 12-month Class E Liquor License with Class C Beer Permit, Class B Wine Permit and Sunday Sales privileges for Casey's Marketing Company, d/b/a Casey's General Store #2538 [20 W. Hickman Road]
 - 2. Consideration of approval of renewal of 12-month Class E Liquor License with Class C Beer Permit, Class B Wine Permit and Sunday Sales privileges for Kum & Go, LC, d/b/a Kum & Go #540 [3105 Grand Prairie Parkway]
- D. Contracts, Agreements:
 - 1. Consideration of approval of a resolution approving membership in the Mid-Iowa Planning Alliance (MIPA) for Community Development
 - 2. Consideration of approval of a resolution approving foreUP Payments Services & Stripe Connect Services [Sugar Creek Municipal Golf Course]
 - 3. Consideration of approval of a resolution approving Agreement for Professional Consulting Services with Genus Landscape Architects [Stratford Neighborhood Park, Concept Development]
- E. Change Orders, Payment Estimates, Acceptance of Public Improvements, Releases of Retainage:
 - 1. Consideration of approval of Change Order No. 6 to Larson Construction Company, Inc., for the Triumph Park Project increasing the contract in the amount of \$81,680.87
 - 2. Consideration of approval of Payment Estimate No. 4 to Caliber Concrete, LLC, for the Kettlestone Greenway Improvements Phase 2 Project in the amount of \$144,986.91
 - 3. Consideration of approval of Change Order No. 4 to Concrete Technologies, Inc., for the Warrior Lane Improvements Phase 1 Project increasing the contract in the amount of \$22,792.46
 - 4. Consideration of approval of Payment Estimate No. 12 to Concrete Technologies, Inc., for the Warrior Lane Improvements Phase 1 Project in the amount of \$30,700.46
 - 5. Consideration of approval of Payment Estimate No. 5 to Absolute Concrete for the Douglas Parkway Extension Project in the amount of \$2,857.60
 - 6. Consideration of approval of Change Order No. 8 to Elder Corporation for the Waukee Public Library Stormwater Improvement Project increasing the contract in the amount of \$10,024.00
- F. Fixing Dates for Public Hearings:
 - 1. Consideration of approval of a motion setting March 7, 2022, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-2 [One & Two Family Residential District] to R-2 [One & Two Family Residential District]/ PD-1 [Planned Development Overlay District] and R-4 [Row Dwelling & Townhome District] (Indi Run Plat 4)
 - 2. Consideration of approval of a motion setting March 7, 2022, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1 [Community & Highway Service Commercial District] to M-1 [Light Industrial District] (Legacy Park West)
 - 3. Consideration of approval of a motion setting March 7, 2022, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-4 [Row Dwelling & Townhome District] to R-3 [Multi-Family Residential District]/PD-1 [Planned Development Overlay District] (RealtyLink)
 - 4. Consideration of approval of a motion setting March 7, 2022, as the date of public hearing on an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from C-1 [Community & Highway Service Commercial District] to R-3 [Multi-Family Residential District] (Stratford Crossing Plat 1, Outlot W)
 - 5. Consideration of approval of a motion setting March 7, 2022, as the date of public hearing on the annexation of consenting properties by the City of Waukee, Iowa with consideration of the annexation taking place immediately thereafter [William Fox Farm Company; Waukee Community School District; Fox Creek Meadows, LLC; Shoeman Family Trust]
 - 6. Consideration of approval of a motion setting March 21, 2022, as the date of public hearing on the adoption of the City of Waukee FY2023 budget
 - 7. Consideration of approval of a resolution setting March 21, 2022, as the date of public hearing to consider the proposed Capital Improvement Program for Fiscal Years 2023-2027
 - 8. Consideration of approval of a resolution ordering construction of Public Works 2nd Floor Expansion Project and fixing a date for hearing thereon and taking bids therefor

G. Consideration of approval of a resolution approving construction drawings for Prairie Village Plat 2

2) CONSENT AGENDA PART 2 [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 Council votes on the motion.]

A. Consideration of approval a resolution approving Ahlers & Cooney, P.C., Engagement Agreement, 2022 Public Improvement Contract Proceedings

- 3) MAYOR'S APPOINTMENT AND RESOLUTION:** Consideration of approval of a resolution approving mayor's appointment of Executive Committee Subarea Nominee to the Des Moines Area Metropolitan Planning Organization (MPO) for 2022
- 4) ORDINANCE:** Consideration of approval of an ordinance to amend Chapter 169, Zoning Ordinance, City of Waukee, Iowa, by rezoning certain property from R-3 to R-4, a property known as Prairie Village Townhomes Plat 1 [second reading]
- 5) ORDINANCE:** Consideration of approval of an ordinance to adopt Chapter 28, Triumph Park [second, third (final) readings]
- 6) RESOLUTION:** Consideration of approval of a resolution approving Community Attraction and Tourism (CAT) Grant Agreement between the Vision Iowa Board and the City of Waukee [All-Inclusive Area at Triumph Park]
- 7) RESOLUTION:** Consideration of approval of a resolution approving Development Agreement with Maple Grove Place, LLC [Maple Grove Place]
- 8) RESOLUTION:** Consideration of approval of a resolution approving preliminary plat for Maple Grove Place
- 9) RESOLUTION:** Consideration of approval of a resolution approving preliminary plat for Converge NW Plat 1
- 10) RESOLUTION:** Consideration of approval of a resolution approving construction drawings for Converge NW Plat 1
- 11) RESOLUTION:** Consideration of approval of a resolution approving final plat for Converge NW Plat 1
- 12) RESOLUTION:** Consideration of approval of a resolution approving site plan for Converge NW Plat 1 [350 NW 6th Street]
- 13) RESOLUTION:** Consideration of approval of a resolution approving preliminary plat for James Pointe Plat 2
- 14) RESOLUTION:** Consideration of approval of a resolution approving final plat for James Pointe Plat 2
- 15) RESOLUTION:** Consideration of approval of a resolution approving site plan for James Pointe Plat 2 Lot 1
- 16) RESOLUTION:** Consideration of approval of a resolution concerning founding of Central Iowa Water Works

- K. REPORTS:**
- A. City Administrator Report
 - B. City Attorney Report
 - C. Council Member Reports

ADJOURNMENT

*Pursuant to §21.4(2) of the Code of Iowa (2021), the City has the right to amend this agenda up until 24 hours before the posted meeting time.

The City of Waukee is pleased to provide accommodations to disabled individuals or groups and encourages their participation in city government. Should special accommodations be required, please contact the Clerk's office at least 48 hours in advance at 978-7904 or email bschuett@waukee.org to have reasonable accommodations provided.

Rules of Order and Decorum for the Zoom Meeting

Any member of the public who would like to ask questions or make comments during either the Open Forum or Public Hearing portions of the meeting may participate by using the RAISE HAND feature. Participants must be recognized by the presiding officer and must state their full name and address before addressing the City Council. If you are participating via phone, the

raise and lower hand feature can be activated by using *9. After you are recognized, use *6 to unmute your audio. The Chat and Q&A functions will be turned off during the meeting.

Questions or comments for the Public Hearing portion of the meeting may also be submitted in advance by emailing bschuett@waukeee.org before 5:00 p.m. the day of the meeting. Any questions or comments submitted by this deadline will be read aloud by City staff during that particular Public Hearing.