



AGENDA
CITY OF CEDAR FALLS, IOWA
CITY COUNCIL MEETING
MONDAY, AUGUST 19, 2024
7:00 PM AT CITY HALL, 220 CLAY STREET

Call to Order by the Mayor

Roll Call

Pledge of Allegiance

Approval of Minutes

1. Approval of the minutes of the Regular City Council meeting of August 5, 2024.

Agenda Revisions

Public Forum. (Speakers will have one opportunity to speak for up to 5 minutes on topics relevant to City business.)

Staff Updates

Special Order of Business

2. Public hearing on the authorization of a Loan Agreement and issuance of not to exceed \$4,000,000 General Obligation Capital Loan Notes for essential corporate purposes (ECP).
 - a) Receive and file proof of publication of notice of hearing. (Notice published 08/06/24)
 - b) Written communications filed with the City Clerk.
 - c) Staff comments.
 - d) Public comments.
 - e) Resolution instituting proceedings to take additional action for the issuance of not to exceed \$4,000,000 General Obligation Capital Loan Notes for essential corporate purposes (ECP).
3. Public hearing on the authorization of a Loan Agreement and issuance of not to exceed \$750,000 General Obligation Capital Loan Notes for general corporate purposes (GCP).
 - a) Receive and file proof of publication of notice of hearing. (Notice published 08/06/24)
 - b) Written communications filed with the City Clerk.
 - c) Staff comments.
 - d) Public comments.
 - e) Resolution instituting proceedings to take additional action for the issuance of not to exceed \$750,000 General Obligation Capital Loan Notes for general corporate purposes (GCP).
4. Public hearing to consider entering into an Agreement for Private Development with BALOS, LLC.

- a) Receive and file proof of publication of notice of hearing. (Notice published 08/10/2024)
- b) Written communications filed with the City Clerk.
- c) Staff comments.
- d) Public comments.
- e) Resolution approving and authorizing execution of an Agreement for Private Development with BALOS, LLC.

Old Business

- 5. Pass Ordinance #3075, amending Chapter 2, Administration, of the Code of Ordinances relative to salary of members and salary of the Mayor, upon its second consideration.
- 6. Pass Ordinance #3076, amending Chapter 2, Administration, of the Code of Ordinances relative to oath; bond and powers and duties; bond, upon its second consideration.
- 7. Pass Ordinance #3077, amending Chapter 16, Offenses and Miscellaneous Provisions, of the Code of Ordinances relative to discharge of weapons, upon its second consideration.
- 8. Pass Ordinance #3078, amending Chapter 24, Utilities, of the Code of Ordinances relative to applicability, definitions and requirements for approval of stormwater management plan, upon its second consideration.

Consent Calendar: (The following items will be acted upon by voice vote on a single motion without separate discussion, unless someone from the Council or public requests that a specific item be considered separately.)

- 9. Receive and file the City Council Committee of the Whole minutes of August 5, 2024 relative to the following items:
 - a) Discussion on the Future Planning of the Current Cedar Falls High School Site and the MercyOne Cedar Falls Medical Center (formerly Sartori) Site.
 - b) Resilience Plan - Overview of the Plan Elements.
- 10. Receive and file communication from the Civil Service Commission relative to the following certified list:
 - a) Accountant.
- 11. Receive and file communication from the Civil Service Commission relative to the following certified list:
 - a) Administrative Assistant.
- 12. Receive and file revised bylaws for the Human Rights Commission.
- 13. Approve a request for a temporary sign at 2408 Waterloo Road with removal on September 30, 2024.
- 14. Approve the following applications for retail alcohol licenses:
 - a) Amigo, 5809 University Avenue, Class C retail alcohol & outdoor service - renewal.
 - b) Buffalo Wild Wings, 6406 University Avenue, Class C retail alcohol & outdoor service - renewal.
 - c) Whiskey Road Tavern & Grill, 402 Main Street, Class C retail alcohol & outdoor service - renewal.
 - d) B & B West, 3105 Hudson Road, Class E retail alcohol - renewal.
 - e) Fleet Farm, 400 West Ridgeway Avenue, Class B retail alcohol - change in ownership.
 - f) Berk's Main Street Pub, 207 Main Street, Class C retail alcohol - temporary outdoor service. (September 21-22, 2024)
 - g) Blue Room, 201 Main Street, Class C retail alcohol - temporary outdoor service. (September 21, 2024)
 - h) The Black Hawk Hotel/Bar Winslow, 115-117 Main Street, Class C retail alcohol - temporary outdoor service. (September 21, 2024)
 - i) The Brass Tap, 419 & 421 Main Street, Class C retail alcohol & outdoor service - temporary

additional outdoor service. (September 21, 2024)

j) The Landmark, 107 Main Street, Class C retail alcohol & outdoor service - temporary additional outdoor service. (September 21, 2024)

k) Community Main Street (District Street Party), Main Street from 1st - 5th Streets and to alleys on East and West of Main on 2nd, 3rd and 4th Streets - Special Class C retail alcohol & outdoor service - 5-day permit. (September 19 - 23, 2024)

Resolution Calendar: (The following items will be acted upon by roll call vote on a single motion without separate discussion, unless someone from the Council or public requests that a specific item be considered separately.)

15. Resolution Calendar with items considered separately.
16. Resolution approving and authorizing execution of a Subordination Agreement with Banklowa, in conjunction with the North Cedar Heights Drive Phase 2 Project.
17. Resolution approving and accepting the Special Warranty Deed and approving and authorizing execution of an Encroachment Agreement, in conjunction with the Viking Road & Prairie Parkway Intersection Improvements Project.
18. Resolution approving and authorizing execution of a Service/Product Agreement with Iowa Northland Regional Council of Governments (INRCOG) for administration and technical services related to Community Development Block Grant (CDBG) Funding Project Delivery for FY2025 (Federal Fiscal Year 2024).
19. Resolution approving and authorizing execution of a Service/Product Agreement with Iowa Northland Regional Council of Governments (INRCOG) for administration and technical services related to Home Investment Partnerships Program (HOME) Funding Project Delivery for FY2025 (Federal Fiscal Year 2024).
20. Resolution approving and authorizing execution of an Agreement for Design/Graphic Design Services with Scott Easton relative to the 2025 Cedar Falls Visitor Guide.
21. Resolution approving and authorizing execution of an Agreement with TMA @ Your Service, LLC (d/b/a "Wellworks For You") relative to the City's employee wellness program.
22. Resolution approving and authorizing execution of an Agreement with Plumb Tech Inc. relative to replacement of the Falls Aquatic Center water heaters.
23. Resolution approving and authorizing execution of a Service/Product Agreement with The Waldinger Corporation relative to the purchase and installation of a HVAC replacement unit for the Public Safety Department.
24. Resolution approving and authorizing execution of an Agreement for Use of City Parks and Services with Sturgis Falls Entertainment Group Inc.
25. Resolution approving and authorizing execution of a Joint Funding Agreement for Water Resource Investigations with the U.S. Geological Survey relative to the Cedar River Streamgage Station.
26. Resolution receiving and filing the bids, and approving and accepting the low bid of Owen Contracting, Inc. in the amount of \$2,217,802.80, for the Viking Road & Prairie Parkway Intersection Improvements Project.
27. Resolution approving the Certificate of Completion and accepting the work of OEL Construction Services, Inc. for the 2021 CDBG Sidewalk Infill Project.
28. Resolution approving and authorizing execution of Amendment Number Two to the Subaward Agreement with the Iowa Department of Homeland Security and Emergency Management Division (HSEMD) for an extension of the Building Resilient Infrastructure and Communities (BRIC) Program grant funding relative to Stormwater Resilience Planning.

29. Resolution setting September 9, 2024 as the date of consultation and directing mailing of notice of consultation, and setting October 21, 2024 as the date of public hearing, directing publication of notice of hearing, directing the mailing of notice of hearing, and approving an application for voluntary annexation of real estate to the City of Cedar Falls.
30. Resolution appointing City Councilmember Chris Latta as a representative of the City of Cedar Falls for a Consultation with representatives of Black Hawk County Board of Supervisors and the Cedar Falls Township Trustees relative to applications for voluntary annexation of certain real estate to the City of Cedar Falls.

Allow Bills and Claims

31. Allow Bills and Claims for August 19, 2024.

Council Updates and Announcements

Council Referrals

32. Refer to a City Council agenda approving and adopting the May 18, 2022 Cedar Falls Resilience Plan as presented by Perkins & Will.
33. Refer to staff to draft a revised city ordinance to remove prohibitions on parking/storing recreational items such as boats and towable travel trailers on rear yards.

Executive Session

34. Executive Session to discuss Property Acquisition per Iowa Code Section 21.5(1)(j) to discuss the purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property or reduce the price the governmental body would receive for that property.

Adjournment