



**AGENDA
CITY OF CEDAR FALLS, IOWA
CITY COUNCIL MEETING
MONDAY, FEBRUARY 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 February 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 to consider entering into an Amended and Restated Agreement for Private Development with CV Commercial, L.L.C.
 - a) Receive and file proof of publication of notice of hearing. (Notice published 02/10/2024)
 - b) Written communications filed with the City Clerk.
 - c) Staff comments.
 - d) Public comments.
 - e) Resolution approving and authorizing execution of an Amended and Restated Agreement for Private Development with CV Commercial, L.L.C.
3. Public hearing on the proposed plans, specifications, form of contract & estimate of cost for the North Cedar Heights Area Reconstruction Project Phase 2.
 - a) Receive and file proof of publication of notice of hearing. (Notice published 02/10/2024)
 - b) Written communications filed with the City Clerk.
 - c) Staff comments.
 - d) Public comments.
 - e) Resolution approving and adopting the plans, specifications, form of contract & estimate of cost for the North Cedar Heights Area Reconstruction Project Phase 2.
4. Hearing on the proposed condemnation of property located at 109 East 2nd Street.

- a) Written communications filed with the City Clerk.
- b) Oral comments.
- c) Resolution declaring the property located at 109 East 2nd Street to be a nuisance due to being structurally unsafe, a fire hazard, or otherwise dangerous to human life and health, and ordering abatement of said nuisance by removal, repair or demolition of said property and requiring the owner of said property to abate said nuisance or submit a viable plan by March 18, 2024.

Old Business

- 5. Pass Ordinance #3047, imposing the one percent local sales and services tax within the City of Cedar Falls and allocating the revenue derived therefrom, upon its third & final consideration.
- 6. Pass Ordinance #3048, amending the Zoning Map located North of Aldrich Elementary School and South of West Greenhill Road from R-1, Residential District & MU, Mixed Use Residential to RP, Planned Residence District, upon its second consideration.

OR

Suspend the rules requiring ordinances to be considered at three separate meetings (requires at least six aye votes), and pass the ordinance upon its third & final consideration.

- 7. Pass Ordinance #3049, amending Chapter 17, Parks and Recreation, of the Code of Ordinances relative to the Cemetery Section, upon its second consideration.
- 8. Pass Ordinance #3050, amending Chapter 23, Traffic and Motor Vehicle, of the Code of Ordinances relative to the speed limit on certain portions of West 27th Street, 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 Standing Committee minutes of February 5, 2024 relative to the following items:
 - a) City Council Training Update.
 - b) Hearst Project Update.
- 10. Receive and file the 2023 Annual Reports of the Planning & Zoning Commission, Board of Adjustment, Historic Preservation Commission, Group Rental Committee/Board of Rental Housing Appeals, Housing Commission and Bicycle & Pedestrian Advisory Committee.
- 11. Receive and file the following resignation of members from Boards and Commissions:
 - a) Gina Weekley, Human Rights Commission.
- 12. Approve the following recommendations of the Mayor relative to the appointment of members to Boards and Commissions:
 - a) Gordon Sorensen, Planning & Zoning Commission, term ending 11/01/2025.
 - b) Maureen Henderson, Planning & Zoning Commission, term ending 11/01/2026.
 - c) Brent Johnson, Planning & Zoning Commission, term ending 11/01/2028.
- 13. Receive and file communications from the Civil Service Commission relative to the following certified list:
 - a) Waste Water Treatment Plant Operator II.
- 14. Approve the application of Casey's #4279, 1620 W 1st St, for a cigarette/tobacco/nicotine/vapor permit.
- 15. Approve the following applications for retail alcohol licenses:
 - a) Asian Fusion Vietnamese and Thai Cuisine, 5725 University Avenue, Special Class C retail alcohol - renewal.
 - b) Cottonwood Canyon, 419 Washington Street, Special Class C retail alcohol & outdoor service -

renewal.

c) The Wine Shop, 305 Main Street, Special Class C retail alcohol & outdoor service - renewal.

d) Chad's Pizza & Restaurant, 909 West 23rd Street, Class C retail alcohol - renewal.

e) Sakura Japanese Steakhouse & Sushi Bar, 5719 University Avenue, Class C retail alcohol - renewal.

f) Casey's, 1620 West 1st Street, Class E retail alcohol - new.

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.)

16. Resolution Calendar with items considered separately.
17. Resolution approving and authorizing execution of a Water Service Territory Transfer Agreement with Iowa Regional Utilities Association (IRUA) relative to water service rights affecting properties along South Union Road.
18. Resolution approving and authorizing execution of an Addendum of a Master Service Agreement with IP Pathways, LLC, relative to providing support services.
19. Resolution designating July 5 and July 6, 2024 (9 a.m.-10 p.m.) as additional days of use for consumer fireworks within the City limits.
20. Resolution approving and authorizing execution of an Agreement with Professional Lawn Care, a/k/a ProLawn, relative to yard maintenance services for private properties in violation with City of Cedar Falls Ordinances.
21. Resolution approving and authorizing expenditure of funds for the purchase of a solid waste transfer trailer for the Public Works Department.
22. Resolution approving and accepting Completion and Final Acceptance of Work of Owen Contracting, Inc. for the Lake Street Trail Project.
23. Resolution receiving and filing, and setting March 4, 2024 as the date of public hearing on, the proposed plans, specification, form of contract & estimate of cost for the 2024 Street Restoration Project.
24. Resolution setting April 1, 2024 as the date of the public hearing on the proposed property tax rate and creating a proposed property tax rate for the City of Cedar Falls FY2025 Budget.

Allow Bills and Claims

25. Allow Bills and Claims for February 19, 2024.

Council Updates and Announcements

Council Referrals

Executive Session

26. Executive Session to discuss Information contained in records in the custody of a governmental body that are confidential records pursuant to Iowa Code Section 22.7(50); and 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