



**AGENDA  
CITY OF CEDAR FALLS, IOWA  
CITY COUNCIL MEETING  
MONDAY, AUGUST 07, 2023  
7:00 PM AT CITY HALL, 220 CLAY STREET**

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**Call to Order by the Mayor**

**Roll Call**

**Pledge of Allegiance**

**Approval of Minutes**

1. Regular meeting of July 17, 2023.

**Agenda Revisions**

**Special Presentations**

**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 proposed revised plans, specifications, form of contract & estimate of cost for the 2023 Sidewalk Assessment Project - Zone 1.
  - a) Receive and file proof of publication of notice of hearing. (Notice published 07/22/2023)
  - b) Written communications filed with the City Clerk.
  - c) Staff comments.
  - d) Public comments.
  - e) Resolution approving and adopting the revised plans, specifications, form of contract & estimate of cost for the 2023 Sidewalk Assessment Project - Zone 1.
3. Continuation of a public hearing to consider entering into an Agreement for Private Development, and to consider conveyance of certain city-owned real estate to Ryan Companies US, Inc.
  - a) Written communications filed with the City Clerk.
  - b) Staff comments.
  - c) Public comments.
  - d) Resolution approving and authorizing execution of an Agreement for Private Development, and approving and authorizing execution of a Deed Without Warranty conveying certain city-owned real estate to Ryan Companies US, Inc.

**Old Business**

4. Pass Ordinance #3031, amending the Zoning Map by removing approximately 2.26 acres of property located at 702 LeClair Street from the C-1, Commercial Zoning District and placing the same in the PC-2, Planned Commercial Zoning District, upon its third & final consideration.
5. Resolution approving and authorizing execution of a PC-2, Planned Commercial Zoning District Developmental Procedures Agreement with Randy W. Howe Revocable Trust, and approving a PC-2, Planned Commercial Master Plan relative to construction of a warehouse/storage building.
6. Pass Ordinance #3032, amending Chapter 26, Zoning, of the Code of Ordinances relative to allowance of vinyl siding on residential buildings with six or fewer dwelling units in the Neighborhood Frontages within the CD-DT, Downtown Character District, upon its third & final consideration.
7. Pass Ordinance #3034, amending Chapter 19, Streets and Sidewalks, of the Code of Ordinances relative to removal of snow and ice, upon its third & final consideration.
8. Pass Ordinance #3035, amending Chapter 23, Traffic and Motor Vehicle, of the Code of Ordinances relative to prohibiting parking on certain portions of Bluebell Road, upon its third & final consideration.
9. Pass Ordinance #3036, amending Chapter 3, Advertising, of the Code of Ordinances relative to political signs, upon its second consideration.
10. Pass Ordinance #3037, amending Chapter 2, Administration, of the Code of Ordinances relative to salaries for elected officials, 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.)

11. Receive and file the City Council Standing Committee minutes of July 17, 2023 relative to the following items:
  - a) Grow Cedar Valley Update.
  - b) Parking Permits for Downtown Residents.
  - c) City Council Emails on City Website.
  - d) Request for 4-Way Stop at the Lone Tree and Center Street Intersection.
12. Approve the following recommendations of the Mayor relative to the appointment of members to Boards and Commissions:
  - a) Nick Evens, Utilities Board of Trustees, term ending 08/31/2027.
  - b) Sandy Thomas, Visitors & Tourism Board, term ending 07/01/2026.
13. Receive and file Departmental Monthly Reports of June 2023.
14. Approve a request for a temporary sign/banner to be located on city-owned property at 205 West 1st Street for 60 days.
15. Approve the following applications for retail alcohol licenses:
  - a) Main Street Sweets, 307 Main Street, Special Class B retail native wine – renewal.
  - b) Amigo, 5809 University Avenue, Class C retail alcohol & outdoor service - renewal.
  - c) The Pump Haus Pub & Grill, 311 Main Street, Class C retail alcohol & outdoor service - renewal.
  - d) Wilbo, 118 Main Street, Class C retail alcohol & outdoor service - renewal.
  - e) Live to 9, 200 Block of State Street and 100 Block of East 2nd Street including adjacent sidewalks, Special Class C retail alcohol & outdoor service – 5-day permit.
  - f) Kwik Star, 4515 Coneflower Parkway, Class B 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 Memorandum of Understanding with the Iowa Department of Revenue relative to participation in the State Setoff Program.

18. Resolution approving and authorizing execution of a Master Services Agreement with CivicPlus relative to content management software for the City's web site.
19. Resolution approving and authorizing execution of an Agreement with ByWater Solutions relative to an Integrated Library System (ILS) for the Waterloo and Cedar Falls Public Libraries.
20. Resolution approving and authorizing execution of an Agreement with Tree Town Consultants, LLC for the purchase and training of a dual-purpose police dog.
21. Resolution approving and authorizing execution of a First Amendment to the Wellness Program Services Agreement with TMA @ Your Service, LLC, d/b/a "Wellworks For You" relative to a platform for the City's employee wellness program.
22. Resolution approving and authorizing execution of an Offer to Buy Real Estate and Acceptance for 8,000 square feet of city-owned property adjacent to 6317 Development Drive within the West Viking Road Industrial Park.
23. Resolution approving and authorizing execution of a Owner-Occupied Rehabilitation Contract with Daniels Home Improvement relative to a Community Development Block Grant (CDBG) housing rehabilitation project.
24. Resolution approving and authorizing execution of an 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 FY2024 (Federal Fiscal Year 2023).
25. Resolution approving and authorizing execution of an Agreement with Iowa Northland Regional Council of Governments (INRCOG) for technical services related to Home Investment Partnerships Program (HOME) Funding Project Delivery for FY2024 (Federal Fiscal Year 2023).
26. Resolution approving and authorizing the expenditure of funds for the purchase of a pickup truck for the Parks Section.
27. Resolution approving and authorizing submission of an Application for Site-Specific Traffic Safety Improvement Program (TSIP) funding to the Iowa Department of Transportation (IDOT) relative to the Prairie Parkway and Viking Road Intersection Improvements Project.
28. Resolution approving and authorizing execution of a License Agreement with Windstream Intellectual Property Services, LLC relative to installing a fiber optic telecommunications system within the public right-of-way along Leverage Road.
29. Resolution approving the Certificate of Completion for the 2021 Public Sidewalk Repair and Infill Project.
30. Resolution approving the Certificate of Completion and accepting the work of Peterson Contractors, Inc. for the 2021 Street Construction Project, and approving and authorizing the transfer of funds from the Street Construction Fund, GO 2022, Sanitary Sewer Rental Fund and Golf Improvement Fund to the Street Repair Fund (LOST).
31. Resolution approving the Certificate of Completion and accepting the work of Peterson Contractors, Inc. for the 2022 Street Construction Project, and approving and authorizing the transfer of funds from the Street Construction Fund, GO 2022, Sanitary Sewer Rental Fund and Golf Improvement Fund to the Street Repair Fund (LOST).
32. Resolution approving the Certificate of Completion and accepting the work of Benton's Sand & Gravel, Inc. for the Clay Street Park Water Quality Improvements Project.
33. Resolution setting August 21, 2023 as the date of public hearing on the proposed conveyance of certain vacated city right-of-way along Hudson Road.

34. Resolution setting August 21, 2023 as the date of public hearing on proposed amendments to Chapter 26, Zoning, of the Code of Ordinances relative to parking requirements for institutional uses in the Downtown Character District (CD-DT).

#### **Ordinances**

35. Pass an ordinance amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to establishing temporary long-term daily permits for municipal parking lots or facilities, upon its first consideration.
36. Pass an ordinance amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to prohibiting parking on certain portions of Dakota Street, upon its first consideration.
37. Pass an ordinance amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to establishing a 4-way stop at the intersection of Center Street & Lone Tree Road, upon its first consideration.

#### **Allow Bills and Claims**

38. Allow Bills and Claims for August 7, 2023.

#### **Council Updates and Announcements**

#### **Council Referrals**

#### **Executive Session**

39. 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; and to discuss the City Administrator's performance pursuant to Iowa Code Section 21.5(1)(i) and City Code Section 2-217.

#### **Adjournment**