



**AGENDA  
CITY OF CEDAR FALLS, IOWA  
CITY COUNCIL MEETING  
MONDAY, JANUARY 06, 2020  
7:00 PM AT CITY HALL**

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**Call to Order by the Mayor**

**Roll Call**

**Approval of Minutes**

1. Regular Meeting of December 16, 2019.

**Agenda Revisions**

**Special Order of Business**

2. Public hearing on proposed plans, specifications, form of contract & estimate of cost for the Downtown Streetscape and Reconstruction Project.
  - a) Receive and file proof of publication of notice of hearing. (Notice published December 20, 2019)
  - b) Written communications filed with the City Clerk.
  - c) Oral comments.
3. Resolution approving and adopting the plans, specifications, form of contract & estimate of cost for the Downtown Streetscape and Reconstruction Project.
4. Public hearing on proposed Amendment No. 1 to the College Hill Urban Renewal Plan.
  - a) Receive and file proof of publication of notice of hearing. (Notice published December 19, 2019)
  - b) Written communications filed with the City Clerk.
  - c) Oral comments.
5. Resolution determining an area of the City to be an economic and blighted area, and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the City; designating such area as appropriate for urban renewal projects; and adopting the Amendment No. 1 to the College Hill Urban Renewal Plan.
6. Public hearing on proposed rezoning from R-1, Residence District, to C-1, Commercial District, of property located at 4911 University Avenue.
  - a) Receive and file proof of publication of notice of hearing. (Notice published December 27, 2019)
  - b) Written communications filed with the City Clerk.
  - c) Oral comments.
7. Pass an ordinance amending Section 26-118 of the Code of Ordinances by removing property located at 4911 University Avenue from the R-1, Residence District, and placing the same in the C-1,

Commercial District, pursuant to provisions of a conditional zoning agreement, upon its first consideration.

### **Old Business**

8. Pass Ordinance #2960, recreating the College Hill Self-Supported Municipal Improvement District (SSMID), upon its second consideration.

### **New Business**

**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 resignation of Robert M. Green as Cedar Falls City Council Member At Large.
10. Receive and file the report of the Mayor relative to the appointment of the Mayor Pro Tempore.
11. Receive and file the report of the Mayor relative to the appointment of the Administration, Public Works and Community Relations and Planning Committees.
12. Receive and file the City Council Goal Setting Report of December 9, 2019 and December 10, 2019.
13. Receive and file the Abstract of Votes for the November 5, 2019 Municipal Election and the December 3, 2019 Municipal Runoff Election.
14. Receive and file Departmental Monthly Reports of November 2019.
15. Approve the following applications for liquor licenses:
  - a) Cedar Falls Family Restaurant, 2627 Center Street, Special Class C liquor - renewal.
  - b) Fraternal Order of Eagles, 2125 West Lone Tree Road, Class C liquor & outdoor service - change in ownership.

**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 approving the recommendation of the Director of Public Safety Services and City Administrator by appointing Craig Berte as Acting Police Chief.
17. Resolution approving and adopting certain revised Personnel Policies.
18. Resolution approving and authorizing execution of a Contracted Education Proposal with Black Hawk County Conservation/Hartman Reserve Nature Center and the cities of Elk Run Heights, Evansdale, Hudson, Raymond and Waterloo relative to providing public outreach and educational programs related to improving water quality and stormwater runoff.
19. Resolution approving and accepting completion of public improvements in Sands Addition.
20. Resolution approving the Certificate of Completion and accepting the work of Minturn, Inc. for the 2019 Bridge Maintenance Project.
21. Resolution approving the Certificate of Completion and accepting the work of S.M. Hentges & Sons Inc. for the Dry Run Creek Sanitary Sewer Improvements Project, Phase 2.
22. Resolution approving and authorizing execution of a Professional Service Agreement with AECOM Technical Services, Inc. for the Olive Street Box Culvert Replacement Project.
23. Resolution approving and accepting a Temporary Easement from CF Gateway Park, Inc., in conjunction with Gateway Business Park at Cedar Falls I.
24. Resolution approving and accepting a Temporary Easement from Shri Mahaganapati and Hanumanta, Inc., in conjunction with Gateway Business Park at Cedar Falls I.

25. Resolution approving and authorizing execution of a First Amendment to Developmental Procedures Agreement with CF Gateway Park, Inc. relative to Gateway Business Park at Cedar Falls I.
26. Resolution approving and accepting completion of public improvements in Gateway Business Park at Cedar Falls I. (contingent upon approval of related First Amendment to Developmental Procedures Agreement)
27. Resolution approving and authorizing execution of Supplemental Agreement No. 1 to the Professional Service Agreement with Ferrell Madden, LLC for the College Hill Area Study Amendment relative to the Cedar Falls Visioning & Zoning Code Update Project.
28. Resolution setting January 20, 2020 as the date of public hearing on the proposed FY2020-FY2025 Capital Improvements Program (CIP).
29. Resolution setting January 20, 2020 as the date of public hearing to consider entering into a proposed Agreement for Private Development with SDC Real Estate, L.L.C.
30. Resolution setting January 20, 2020 as the date of public hearing to consider entering into a proposed Second Agreement for Private Development with Standard Distribution Co.
31. Resolution setting January 20, 2020 as the date of public hearing to consider entering into a proposed Amended and Restated Agreement for Private Development with Owen 5, L.L.C.

#### **Ordinances**

32. Pass an ordinance amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to establishing parking regulations, in conjunction with the implementation of recommendations from the Downtown and College Hill parking studies, upon its first consideration.

#### **Fill Council Vacancy**

33. Resolution approving the filling of the At-Large City Council vacancy by appointment, directing publication of notice of the same, and establishing the application filing deadline and date of appointment.

OR

Resolution calling for a special election to fill the At-Large City Council vacancy.

#### **Allow Bills and Payroll**

34. Allow Bills and Payroll of January 6, 2020.

#### **City Council Referrals**

#### **City Council Updates**

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

#### **Adjournment**