

AMENDED**
AGENDA
REGULAR MEETING OF THE AMES CITY COUNCIL
COUNCIL CHAMBERS - CITY HALL - 515 CLARK AVENUE
JULY 23, 2019

NOTICE TO THE PUBLIC: The Mayor and City Council welcome comments from the public during discussion. **If you wish to speak, please complete an orange card and hand it to the City Clerk. When your name is called, please step to the microphone, state your name for the record, and limit the time used to present your remarks in order that others may be given the opportunity to speak.** The normal process on any particular agenda item is that the motion is placed on the floor, input is received from the audience, the Council is given an opportunity to comment on the issue or respond to the audience concerns, and the vote is taken. On ordinances, there is time provided for public input at the time of the first reading. In consideration of all, if you have a cell phone, please turn it off or put it on silent ring.

CALL TO ORDER: 6:00 p.m.

PROCLAMATION:

1. Proclamation for “US Army Corporal Ralph L. Bennett Coming Home Day.” August 3, 2019

CONSENT AGENDA: 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 the Council members vote on the motion.

2. Motion approving payment of claims
3. Motion approving Minutes of Special Meeting held July 12, 2019, and Regular Meeting held July 9, 2019
4. Motion approving Report of Change Orders for July 1-15, 2019
5. Motion approving Class A Liquor License Premise Update - Green Hills Residents’ Association, 2200 Hamilton Drive, Suite 100
6. Motion approving new 5-day Class C Liquor License (July 30 - August 3, 2019) - Dublinbay Pub, 320 S. 16th Street, pending approval from Iowa State University
7. Motion approving new 12-month Class C Liquor License - La Fiesta Bar & Grill, 823 Wheeler St., Ste. 5, pending Food Establishment License and Dram Shop
8. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class E Liquor License with Class B Wine and Class C Beer and Sunday Sales - AJ's Liquor II, 2515 Chamberlain
 - b. Special Class C Liquor License with Sunday Sales - Huhot Mongolian Grill, 703 S. Duff Avenue, Suite #105
 - c. Special Class C Liquor License with Outdoor Service and Sunday Sales - India Palace, 120 Hayward Avenue
 - d. Class C Liquor License with Catering, Outdoor Service and Sunday Sales - Cyclone Experience Network, 1800 S. 4th St - Jack Trice Stadium
 - e. Class E Liquor License with Class B Wine and Class C Beer - Fareway Meat Market #189, 3720 Lincoln Way
9. Requests from Octagon Center for the Arts for 49th Annual Octagon Art Festival on Sunday,

September 22, 2019

- a. Motion approving a blanket Temporary Obstruction Permit and a blanket Vending License for the Central Business District
 - b. Resolution approving closure of the following streets from 6:00 a.m. to 6:00 p.m.
 - i. Main Street, east of Clark to just west of Duff Avenue
 - ii. Douglas Avenue between 5th Street and Main Street
 - iii. Kellogg Avenue between south of the alley and Main Street
 - iv. Burnett Avenue between south of the alley and Main Street
 - c. Resolution approving waiver of fees for blanket Vending License
 - d. Resolution allowing usage of electricity and approving waiver of costs of electricity
10. Resolution approving Quarterly Investment Report for Period Ending June 30, 2019
 11. Alley Right-of-Way North of Lincoln Way and East of Elm Avenue:
 - a. Resolution setting August 27, 2019, as date of public hearing on first reading of Ordinance vacating 180' x 16' alley right-of-way
 - b. Resolution setting September 24, 2019, as date of public hearing to convey vacated alley right-of-way to Forest Park Properties, LLC
 12. Resolution approving funding request for Census 2020 education campaign in the amount of \$35,000
 13. Resolution authorizing an additional full-time position in Finance Department for the period between August 1, 2019, and November 1, 2019
 14. Resolution approving renewal of contract with EMC for Workers' Compensation and Municipal Fire and Police System Medical Claims Administration
- **Additional Item:** Resolution approving Certification of Local Government Approval on behalf of Local Non-Profit Organizations Receiving Emergency Shelter Grant Funds
15. Resolution approving an exception to City Purchasing Policies and approving an award to General Electric Steam Services, Inc., of Midlothian, Virginia, to provide technical field advisor services for Unit 7 Overhaul in an amount not to exceed \$200,000
 16. Resolution approving Amendment to Engineering Services Agreement with WHKS & Co., of Ames, Iowa, for Sanitary Sewer Rehabilitation Construction Observation in an amount not to exceed \$39,000
 17. Resolution accepting donation of five acres of land on Woodland Street (Old Edwards Elementary School) from Ames Community School District for use as a City neighborhood park
 18. ~~Update on Urban Deer Management Program – Bow Hunting~~ *Resolution approving bow hunting within the Park System, on City property, and at other eligible property as detailed in Urban Deer Management Ordinance and rule
 19. Resolution approving preliminary plans and specifications for 2018/19 Asphalt Pavement Improvements (Reliable, Delaware, Florida, and Hutchison); setting August 21, 2019, as bid due date and August 27, 2019, as date of public hearing
 20. Resolution approving contract and bond for Water Plant Radio Telemetry Upgrades
 21. Resolution approving contract and bond for Campustown Public Improvements - Water Service Replacement
 22. Resolution approving contract and bond for Power Plant Maintenance Contract
 23. Resolution approving contract renewal for FY 2019/20 with Itron, Inc., of Liberty Lake,

Washington, to furnish water meters, radio units, and related parts in an aggregate amount not to exceed \$450,400

24. Resolution accepting completion of Year Three of Water Pollution Control Facility Biosolids Disposal Operations

****Additional Item:** Resolution approving Plat of Survey for 110 S Duff Avenue

PUBLIC FORUM: This is a time set aside for comments from the public on topics of City business other than those listed on this agenda. Please understand that the Council will not take any action on your comments at this meeting due to requirements of the Open Meetings Law, but may do so at a future meeting. The Mayor and City Council welcome comments from the public; however, at no time is it appropriate to use profane, obscene, or slanderous language. The Mayor may limit each speaker to three minutes.

ADMINISTRATION:

25. Discussion with ASSET volunteers regarding 2020/21 ASSET Priorities:
 - a. Motion approving City of Ames ASSET Priorities for FY 2020/21 funding cycle

ELECTRIC:

26. Community Solar Project:
 - a. Update on development and operation of Community Solar Farm:
 - i. Resolution approving Energy Services Agreement with ForeFront Power of San Francisco, California, to construct and maintain a 2-MW Community Solar Farm at the Airport site
27. Retail Solar Net Metering Update

FIRE/INSPECTIONS:

28. Discussion of proposed Rental Housing Code changes

PLANNING & HOUSING:

29. Staff Report on Vacation Lodging:
 - a. Motion providing direction to staff

HEARINGS:

30. Hearing on proposed amendments to the Zoning Code (Chapter 29) and the Rental Code (Chapter 13) and the creation of a new Chapter 35 to establish zoning definitions, standards, and enforcement procedures for permitting/licensing of guest lodging in specified zoning districts:
 - a. First passage of ordinance amending Chapter 29 pertaining to guest lodging in specified zoning districts
 - b. First passage of ordinance amending Chapter 13 pertaining to guest lodging
 - c. First passage of ordinance creating Chapter 35 pertaining to guest lodging
31. Hearing regarding conveyance of City-owned property located at 734 E. Lincoln Way (Parcel No. 09-11-226-115):
 - a. Resolution approving conveyance of approximately 5,808 square feet of City-owned property located at 734 E. Lincoln Way to DHN Investments, LLC, for the sale price of \$10,489
32. Hearing on vacation of Public Utility, Surface Water Flowage, and Storm Sewer Easements at

397 Wilder Avenue:

- a. Motion to continue hearing until August 13, 2019, to approve vacation of Easements
 - b. Motion to table until August 13, 2019, accepting donation of Parcel A from Sunset Ridge Property Owners' Association for future park land
33. Hearing on PRD Amendment with a Major Site Development Plan for property located at 130 Wilder Avenue:
- a. Resolution approving PRD Amendment and Major Site Development Plan
 - b. Resolution approving Preliminary Plat
34. Hearing on Asbestos Remediation and Related Services and Supply Contract for Power Plant:
- a. Resolution approving final plans and specifications and awarding contract to Earth Services & Abatement, LLC, in the amount not to exceed \$80,000
35. Hearing on Non-Asbestos Insulation and Related Services and Supplies for Power Plant:
- a. Resolution approving final plans and specifications and awarding contract to HTH Companies, Inc., in the amount not to exceed \$80,000
36. Hearing on South Grand Avenue, South 5th Street to Squaw Creek Drive, and South 5th Street, South Grand Avenue to 600' west of South Duff Avenue:
- a. Resolution approving final plans and specifications and awarding contract to Peterson Contractors Inc. (PCI), of Reinbeck, Iowa, in the amount of \$3,159,304.15, contingent upon IDOT concurrence

PUBLIC WORKS:

37. Resolution approving Agreement with JCorp and authorizing payment to JCorp of Ames, Iowa in the amount of \$57,339.05 from unobligated General Obligation Bond funds regarding Tripp Street Extension project
38. Flood Mitigation - River Flooding Land Acquisition (Tom Carney property on South Duff Avenue)

ORDINANCES:

39. Second passage or ordinance on zoning text amendment to Chapter 29.401(5) to allow multiple buildings on single lots in certain zoning districts
40. Third passage and adoption of ORDINANCE NO. 4389 rezoning 3315 S. Riverside Drive from Agricultural to Research Park Innovation District

DISPOSITION OF COMMUNICATIONS TO COUNCIL:

COUNCIL COMMENTS:

ADJOURNMENT:

Please note that this Agenda may be changed up to 24 hours before the meeting time as provided by Section 21.4(2), *Code of Iowa*.