

CITY OF ALTOONA COUNCIL MEETING
MONDAY, MARCH 21, 2022, 6:30 P.M.
AT THE ALTOONA CITY HALL COUNCIL CHAMBERS

1. **CALL TO ORDER**

Roll Call at 6:30 pm

Mayor O'Connor- present
Boka - absent

Burns-Thompson - present
Duer - present

Dunwoody- present
Willey - present

City Officials Present: Randy Pierce, Jared Ogbourne, Greg Stallman, John Shaw, John Dostart, Scott Atzen, Daniel Scott, Chad Quick, Jeff Bierl, Kim Kietzman, City Attorney Bob Laden

Audience Present: Joe Shepherd, Jen Lindberg, Phyllis Murphy, Jamie Myers, Sam Karutori, Alex Payne, Kristy Granlund, Wally Pelds

2. **Perfecting and approval of the agenda**

Mayor O'Connor requested remove item #11 from the agenda.

Roll Call Vote:

A Boka Y Burns-Thompson Y Duer 2 Dunwoody 1 Willey (4-0)

3. **Approval of March 7, 2022 Council Minutes**

Mayor Dean O'Connor requested to approve the agenda as presented.

Roll Call Vote:

A Boka Y Burns-Thompson 1 Duer 2 Dunwoody Y Willey (4-0)

4. **Citizens request to address council**

No one came forward.

5. **Swear in new firefighters and promotion recognition to Lieutenant**

Josh Snetzler, Kyle Mason, Clayton Weltha, Zachary Stebniski, Nolan Brunsen were sworn in. Sean McAndrew was recognized for his promotion to lieutenant.

6. **Public hearing to consider a rezoning request from the Terrace View, LLC to rezone the property of 8267 NE 46th Avenue from A-1 (Agricultural District) to R-5 (Planned Unit Development) (John S.)**

Community Development Director John Shaw explained Terrace View, LLC is seeking to rezone 8.4 acres from A-1 (Agricultural District) to R-5 (Planned Unit Development). The owners are looking to ultimately construct townhomes on this lot. The lot is located to the north of Scenic Ridge Plat 1, zoned R-2, Single-Family Residential.

Open hearing: 6:40pm

Comments: Wally Pelds of Pelds Design Services located at 2323 Dixon St. Des Moines, provided an overview of the future project.

Closed hearing: 6:41pm

7. **Ordinance #03-21-2022 #01 (600) TO REZONE 8.4 ACRES FROM A-1 (AGRICULTURAL DISTRICT) TO R-5 (PLANNED UNIT DEVELOPMENT)(1ST READING)**

Roll Call Vote (1st Reading):

A Boka Y Burns-Thompson 2 Duer Y Dunwoody 1 Willey (4-0)

Roll Call Vote (To waive 2nd & 3rd Reading):

A Boka Y Burns-Thompson 1 Duer 2 Dunwoody Y Willey (4-0)

Roll Call Vote (To publish):

A Boka Y Burns-Thompson 1 Duer Y Dunwoody 2 Willey (4-0)

8. **Public hearing to consider Comprehensive Plan update**

Director Shaw introduced the comprehensive plan amendment and the reasoning behind the need for the update.

Open hearing: 6:45pm

Comments: John Peterson of Peterson Planning Strategies located at 709 NE 10th St. Ankeny, provided an overview and analysis of the following: growth areas, vision and goals, how the plan will be used, population projections, economy, housing stock, and future housing needs, existing and future land uses, transportation and mobility, parks, trails, and open space, utility infrastructure. A new concept - "blue belts" - are stream and creek areas that are part of the storm sewer system - not part of the park system. There is also additional information on the parks' system.

Closed hearing: 7:11pm

9. **Resolution to approve the Altoona Comprehensive Plan**
No action taken.

10. **Public hearing to consider a public improvement project which may require acquisition of agricultural land (Adventureland Dr. Public Improvements)**
City Clerk Randy Pierce explained this is a public hearing that is required when a public improvement project may require the acquisition of agricultural land.
Open hearing: 7:11pm
Council Member Josh Dunwoody motioned to continue the public hearing.
Roll Call Vote:
A Boka Y Burns-Thompson 2 Duer 1 Dunwoody Y Willey (4-0)

11. ~~Resolution approving the record of lot ties for the two adjoining parcels, locally to be known as 706 1st Avenue South and the northern remnant parcel~~

12. **Resolution #03-21-2022 #01 ACCEPTING CENTRAL IOWA WATER WORKS FOUNDING**
Mayor Dean O'Connor provided an explanation of this is a non-binding resolution of initial support towards the establishment of a regional water utility of which the City of Altoona would be a founding member. The purpose of the resolution is to allow continued discussion to occur towards establishing a regional water utility along with operational agreements and initial costs.
Roll Call Vote:
A Boka Y Burns-Thompson 1 Duer Y Dunwoody 2 Willey (4-0)

13. **Consider request from Bridalwood Apartments owners to reduce or waive building inspections fees assessed from the City of Altoona**
Bridalwood Apartments' Manager Kristy Granlund expressed the wish to have the fines and fees assessed be waived and provided the background information of her point of view. Building Official Derik Strait provided background information from the building department in regards to the issue. Council member Scott Duer motioned for Bridalwood Apartments to pay \$12,154.00 and if not paid within 30 days, then the amount will increase to \$18,279.00.
Roll Call Vote:
A Boka 2 Burns-Thompson 1 Duer Y Dunwoody Y Willey (4-0)

14. **Consider approval of Independence Day Parade on July 4, 2022, which requires 8th St. SE/8th St. SW closure from 17th Ave. SW to 8th Ave. SE from approximately 8:00am - 12:00pm**
Roll Call Vote:
A Boka 2 Burns-Thompson Y Duer Y Dunwoody 1 Willey (4-0)

15. **Consider Consent Agenda**
 - a) Allow Bills
 - b) Pay Apps
 - B1) Change Order - Edge Commercial, LLC. - Terrace Hills Clubhouse- \$6,697.68
 - B2) Pay App - Edge Commercial, LLC. - Terrace Hills Clubhouse - \$23,080.90
 - B3) Change Order - Jackson Creek Enterprises, L.C. - 2021 Water Main Replacement Project - \$9,144.00

- B4) Pay App - Jackson Creek Enterprises, L.C. - 2021 Water Main Replacement Project - \$59,108.81
- c) Resolution #03-21-2022 #02 TO PURCHASE LAND BY WARRANTY DEED FOR THE 1ST AVE. RECONSTRUCTION PROJECT (WILLIAM & JESSICA WAMBEKE - \$1,215.00)
 - d) Resolution #03-21-2022 #03 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (WILLIAM & JESSICA WAMBEKE - \$1,140.00)
 - e) Resolution 03-21-2022 #04 TO PURCHASE LAND BY WARRANTY DEED FOR THE 1ST AVE. RECONSTRUCTION PROJECT (ARLENE EDGINGTON - \$1,805.00)
 - f) Resolution #03-21-2022 #05 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (ARLENE EDGINGTON - \$1,500.00)
 - g) Resolution #03-21-2022 #06 TO PURCHASE LAND BY WARRANTY DEED FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JEFF BUCKLIN & AARON J. BUCKLIN - \$3,385.00)
 - h) Resolution #03-21-2022 #07 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JEFF BUCKLIN & AARON J. BUCKLIN - \$2,800.00)
 - i) Resolution #03-21-2022 #08 ACCEPTING TEMPORARY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (DENNIS R. ELLIS - \$316.11)
 - j) Resolution #03-21-2022 #09 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (DENNIS R. ELLIS - \$594.41)
 - k) Resolution #03-21-2022 #10 ACCEPTING TENANT CONSENT FOR CONSTRUCTION OF THE 1ST AVE. RECONSTRUCTION PROJECT (MIKE ELLIS - \$1,671.00)
 - l) Resolution #03-21-2022 #11 ACCEPTING TEMPORARY EASEMENT FOR THE 1ST AVE. SOUTH SEWER EXTENSION (REVEIZ FARMS, INC. - \$3,737.00)
 - m) Resolution #03-21-2022 #12 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. SOUTH SEWER EXTENSION (REVEIZ FARMS, INC. - \$9,118.00)
 - n) Resolution #03-21-2022 #13 ACCEPTING TEMPORARY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JUDITH & DAVID PORTER - \$0.00)
 - o) Resolution #03-21-2022 #14 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JUDITH & DAVID PORTER - \$2,640.00)
 - p) Resolution #03-21-2022 #15 ACCEPTING TEMPORARY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JUDITH & DAVID PORTER - \$0.00)
 - q) Resolution #03-21-2022 #16 ACCEPTING PERMANENT PUBLIC UTILITY EASEMENT FOR THE 1ST AVE. RECONSTRUCTION PROJECT (JUDITH & DAVID PORTER - \$2,640.00)
 - r) Resolution #03-21-2022 #17 ACCEPTING TEMPORARY EASEMENT FOR THE MUCHIKINOCK CREEK TRUNK SEWER (REX R. & CHRISTINE K. RANKIN - \$132.00)
 - s) Resolution #03-21-2022 #18 ACCEPTING PERMANENT CITY UTILITY EASEMENT FOR CONSTRUCTION OF THE ALTOONA PHASE I FIBER DEPLOYMENT (SIGNATURE REAL ESTATE HOLDINGS - \$0.00)
 - t) Set public hearing for Monday, April 4, 2022 at 6:30pm to consider a development agreement with Altoona Lots II, LLC. & Temple Holdings, LP.
 - u) Beer and Liquor Permits
 - U1) Git N Go #47 - Class C Beer Permit, Class E Liquor License, Class B Wine Permit, Sunday Sales
 - U2) Altoona Adult Softball Association - Class B Beer Permit, Sunday sales
 - U3) Fireside Grill LLC - Class C Liquor License, Catering, Sunday and Outdoor sales

Roll Call Vote:

A Boka Y Burns-Thompson 1 Duer 2 Dunwoody Y Willey (4-0)

16. Department Head Reports & Updates

The following gave updates: Police Department - Greg Stallman, Fire Department - Jared Ogbourne, Public Utilities - Dan Scott, Engineering - John Dostart, Community Development - John Shaw, Economic Development - Chad Quick, Library - Kim Kietzman, IT - Jeff Bierl, Finance - Randy Pierce

17. General Business

18. Closed Session - Iowa Code 21.5c (Pending Litigation)

To enter closed session:

Roll Call Vote:

A Boka Y Burns-Thompson 2 Duer 1 Dunwoody Y Willey (4-0)

To return to regular session:

Roll Call Vote:

A Boka Y Burns-Thompson 1 Duer 2 Dunwoody Y Willey (4-0)

19. Adjourn at 8:00pm

Roll Call Vote:

A Boka 1 Burns-Thompson Y Duer Y Dunwoody 2 Willey (4-0)

Attest to:

Randy Pierce, City Clerk

Dean O'Connor, Mayor