

CALL TO ORDER

A regular meeting of the Council Bluffs City Council was called to order by Mayor Matthew J. Walsh on Monday, March 13, 2017 at 7:00 p.m.

ATTENDANCE

Council Members present: Melissa Head, Al Ringgenberg, Roger Sandau, Nate Watson and Sharon White. Staff present: Richard Wade and Marcia Worden.

CONSENT AGENDA

White and Watson moved and seconded to amend the agenda to move Item 4D to the end of the agenda; and approve the consent agenda; 3A. Reading, correction and approval of the February 27, 2017 City Council meeting minutes; 3B. Approval of agenda and tape recording of this proceeding to be incorporated into the official minutes; 3C. Resolution 17-55, accepting the work of Bluffs Paving and Utility Co. Inc., as complete and authorizing release of the retainage fee after 30 days if no claims are filed in connection with the N. 27th Street Rehab, Phase III (PW17-13); 3D. Resolution 17-56, accepting the work of Commonwealth Electric Company of the Midwest as complete and authorizing release of the retainage fee after 30 days if no claims are filed in connection with the I-80 Pump Station Control Panel Replacement (FY15-17A); 3E. Resolution 17-59, accepting the work of L.G. Roloff Construction Co. Inc., as complete and authorizing release of the retainage fee after 30 days if no claims are filed in connection with the Gifford Road Storm Outfall (FY16-08), 3F. Mayor's Appointments, and 3G. Claims (2). Unanimous, 5-0 vote.

PUBLIC HEARINGS

Resolution 17-46
(cont. from 2/27/2017)

Held Public Hearing, approving the Mayor's budget for fiscal year ending June 30, 2018. Heard from David Flavin, 3606 Avenue E, and Don Angeroth, 304 Glen Avenue. Watson and Head moved and seconded to amend the 2018 Fiscal Year Budget to include the following items: 1. The City of Council Bluffs is projected to receive \$2,871,000 from the State of Iowa Sales Tax fund. These funds were reclassified within the special revenue section of the budget from Local Option Sales Tax (LOST) to other State grants and reimbursements, 2. Bond revenue was lowered by \$1,880,550, 3. Capital project expense was lowered by \$1,750,000, which eliminates funding of additional street and sidewalk repairs for \$1,000,000 and eliminates the construction of a Salt Dome facility for \$750,000, and 4. Eliminated special revenue expense for the purchase of heavy equipment in the amount of \$355,552. Ringgenberg mentioned amendments were needed, and the corrected budget numbers were received last Wednesday. Sandau asked the City Clerk if the amended budget had been posted online; City Attorney Wade responded by indicating we did not want the amended budget posted until the public hearing was held, amendments can be made as long as the bottom line isn't changed. In favor of the budget, Watson indicated it's a complicated process, it's a fair and honest budget; and the only tax increase was for the Police Station Watson added. Supporting the budget, White added, the Department Heads did everything they could to hold costs down. Voice Vote: 4 Ayes, 1 Nay (Ringgenberg).

Ordinance 6285

Held Public Hearing, amending the zoning map as adopted by reference in Section 15.02.070, by rezoning Lots 2 through 20, Gethsemane Garden's from R-1/Single Residential District to R-2/Two-Family Residential District as defined in Chapter 15.09 (ZA-17-001). White and Ringgenberg moved and seconded approval. Unanimous, 5-0 vote. Watson and White moved and seconded, waiving 3rd reading. Unanimous, 5-0 vote. Ordinance 6285 passed into law.

Ordinance 6286

Held Public Hearing, amending Chapter 15.24, Supplemental Use and Site Development Regulation, by amending Section 15.14.060(3) "Yard Exceptions and Permitted Intrusions into Required Yards" (ZT-17-002). White and Sandau moved and seconded approval. Unanimous, 5-0 vote. Watson and Head moved and seconded, waiving 3rd reading. Unanimous, 5-0 vote. Ordinance 6286 passed into law.

RESOLUTIONS

Resolution 17-54
(con't. from 2/27/2017)

Watson and White moved and seconded by approving the Capital Improvement Program (CIP) for fiscal years 2017-18 through 2021-22. Heard from David Flavin, 3606 Avenue E, who asked what Local Option Sales Tax meant. Walsh explained when you make a purchase you pay seven cents sales tax; five cents goes directly to the State of Iowa, one cent goes to the kids, and the final penny goes to local government (city, county, and other government jurisdiction in the County). Voice Vote: 4 Ayes, 1 Nay (Ringgenberg).

Resolution 17-57

Head and Ringgenberg moved and seconded approval, by authorizing a joint application to the Iowa Economic Development Authority (IEDA) by the City of Council Bluffs and River's Edge Apartments, LLC for Workforce Housing Tax Incentive Program (WHTIP) benefits (WHTIP-17-003). Unanimous, 5-0 vote.

Resolution 16-58

Sandau and Head moved and seconded approval, by authorizing a joint application to the Iowa Economic Development Authority (IEDA) by the City of Council Bluffs and BP Quality Homes, LL for Workforce Tax Incentives Program (WHTIP) benefits (WHTIP-17-002). Unanimous, 5-0 vote.

APPLICATIONS FOR PERMITS & CANCELLATIONS

Watson and Sandau moved and seconded approval of Items 6A through 6C inclusive: Items 6A. (1, 2). Renewal of Beer/Liquor/Wine and Outdoor Permit Applications: 1. Buffalo Wild Wings, 3701 Metro Drive, 2. Glory Days, 106 West Broadway (contingent upon department approval); Items 6B. (1 -3). Miscellaneous Permits (Ownership Updates): 1. Walgreens #3700, 535 East Broadway, 2. Walgreens #4405, 2508 West Broadway, 3. Walgreen’s #5306, 624 West Bennett Avenue and Item 6C. Cigarette Permit for Palm Beach Vapors, 142 West Broadway. Unanimous, 5-0 vote.

Resolution 17-60
(P.H. con’t. from
2/27/2017)

Held Public Hearing, to modify the corridor master plan for the reconstruction of West Broadway that was approved by this City Council on October 10, 2016, by eliminating all medians but adding thereto such aesthetics and enhancements as deemed appropriate by this City Council. Heard from the following individuals in opposition of the medians in Phase 2: Tom Riley, 132 West Graham, Don Angerth, 304 Glen Avenue, Jim Kaiser, 23118 McPherson Avenue, David Drake, 2909 6th Avenue, Mark Mitchell, 5440 L Street, Omaha, Bruce Kelly, 864 McKenzie Avenue, who suggested turn lanes, Linda Spencer, 416 North 23rd Street, Chad Belt, Riverpark Apartments, Jeff Ballenger, 12606 Greystone Court, Jeff Jorgensen, 201 Shaley Circle, Jeff Griffis, 104 Cambridge Circle, Jeremy Eickman, Jimmy Johns, 1640 West Broadway. The following individuals spoke in favor of the medians: Martha Bruckner, 17597 Turnberry Ridge, BenVanHeuvelen, 507 North 27th Street, Kurt Madsen, 2660 Avenue J, Barry Cleaveland, 1435 McPherson Avenue, Jon Burns, 131 Norwood Drive, Justin James 200 S. 4th Street, and Chris Rochleau, 23867 Dogwood Road. White and Watson moved and seconded to deny the resolution and keep the current plan in place. Originally in favor of the medians, Head mentioned the businesses are the ones invested in the area; and there are still good things in Phase 1. Head thanked everyone for their input, it really does make a difference. We talked about an alternative and that would be Phase 1 Sandau reported, which includes pedestrian lighting, decorative fencing, stamped concrete and alternate coloring for the center lanes. Of course this is dependent upon the various funding sources, and if their still willing to continue to contribute Watson said; my concern is will the Iowa West Foundation reconsider their contribution of \$9 million for the project. We’re elected by the people and we’re responding to the people who signed the petition Ringgenberg mentioned. We need to listen to both sides White added, but as Council Members we also need to do our research, get involved, study and attend special meetings. White “called the question”, second by Watson. Voice Vote: 3 Nays; 2 Ayes (Watson, White). Sandau and Head moved and seconded, that all medians be eliminated from plans of the West Broadway Corridor Master Plan and the future phases of the plan be consistent with the design of Phase 1. Watson questioned if that included the existing median entrance at 36th & West Broadway. Sandau and Ringgenberg moved and seconded, by amending the original motion by Sandau and Head to remove all medians from the plan, and not remove the existing entrance median at 36th & Broadway. Unanimous, 5-0 vote. To recap, the current motion on the table is, “to amend the resolution that all medians be eliminated from the Master Plan and all future phases be consistent with design of Phase 1. Voice Vote: 3 Ayes; 2 Nays (Watson, White). Sandau and Ringgenberg moved and seconded, voting on the original motion as amended. Voice Vote: 3 Ayes; 2 Nays (Watson, White)

ADJOURNMENT

With no further business at hand Mayor Walsh adjourned the meeting at 10:05 p.m.

The tape recording of this proceeding, though not transcribed, is part of the record of each respective action of the City Council. The tape recording of this proceeding is incorporated into these official minutes of this Council meeting as if they were transcribed herein. The minutes are a draft and not official until approved by the City Council.

Matthew J. Walsh, Mayor

ATTEST:

Marcia L. Worden, City Clerk