



**Council Agenda, City of Council Bluffs, Iowa  
Regular Meeting February 26, 2018, 7:00 PM  
Council Chambers, 2nd Floor, City Hall  
209 Pearl Street**

**AGENDA**

- 1. PLEDGE OF ALLEGIANCE**
- 2. CALL TO ORDER**
- 3. CONSENT AGENDA**
  - A. Approval of Agenda & tape recordings of these proceedings to be incorporated into the official minutes.
  - B. Reading, correction and approval of the February 12, 2018 City Council Meeting Minutes.
  - C. Resolution 18-37 (Continued from February 12, 2018 Meeting)  
Resolution of intent to dispose of City owned property former railroad property surrounding 1227 South Main Street and setting a Public Hearing for March 12, 2018 at 7:00 p.m.
  - D. Resolution 18-53  
Resolution of intent to dispose of City Owned property being former railroad property surrounding 1023 South Fourth Street and setting a Public Hearing for March 12, 2018 at 7:00 p.m. (West of Conagra facility).
  - E. Resolution 18-54  
Resolution of Intent to Dispose of City property legally described as the South 58 feet of Lot 47, Johnson Addition and setting a Public Hearing for March 12, 2018 at 7:00 p.m. (Formerly known as 315 Benton Street).
  - F. Resolution 18-55  
Resolution of Intent to dispose of City property legally described as the East Half of Lot 9 and the East Half of Lot 10, Block 1, William's Subdivision of Mill Lot and setting a Public Hearing for March 12, 2018 at 7:00 p.m.(Formerly known as 616 Mill Street).
  - G. Resolution 18-56  
Resolution of intent to dispose of City property legally described as the West 45 feet of Lot 12, except for the North 6th feet for alley, Block 25, Everett Addition and setting a Public Hearing for March 12, 2018 at 7:00 p.m. (Formerly known as 1618 7th Avenue).

H. Resolution 18-57

Resolution setting a Public Hearing for March 12, 2018 at 7:00 p.m., on the proposition of the issuance of not to exceed \$364,000 General Obligation Bonds of the City of Council Bluffs, State of Iowa (for general corporate purposes), and providing for publication of notice thereof.

I. Resolution 18-58

Resolution fixing date for a Public Hearing for March 12, 2018 at 7:00 p.m., on the proposition of the issuance of not to exceed \$12,186,000 General Obligation Bonds of the City of Council Bluffs, State of Iowa (for essential corporate purposes), and providing for publication of notice thereof.

J. January 2018 Financial Reports

K. Mayor's Appointments

- 1) Civil Service Commission
- 2) Historic Preservation Commission

L. Notice of Right of Redemption

M. Claims

N. Lawsuit (R&F)

O. Offer to Buy

**4. PUBLIC HEARINGS**

A. Resolution 18-59

Resolution approving the City of Council Bluffs Budget for Fiscal Year Ending June 30, 2019

B. Resolution 18-60

Resolution to dispose of City property legally described as Lots 9 and 10, Block 5, McMahon Cooper Jeffris Addition. (Northeast corner of South 13<sup>th</sup> Street and 6<sup>th</sup> Avenue).

C. Resolution 18-61

Resolution to dispose of City property legally described as Lots 3 and 4, Block 31, Burns Addition, except former railroad property. (Location: North of 1917 South 9th Street).

D. Resolution 18-62

Resolution to dispose of City property legally described as Lot 22, Nash Subdivision, Replat One (Location: Avenue M Way)

E. Resolution 18-63

Resolution to dispose of City property legally described as that part of 11th Avenue right-of-way abutting properties legally described as Lot 6, Block 11, Riddles Subdivision and the East one-half of the vacated alley adjacent along with Lot 1, Block 14, Riddles Subdivision; and to vacate that part of 11th Avenue right-of-way extending from the East right-of-way line of South 6th Street to the West right-of-way line of South Main Street; and former railroad property being Lot 1, part of Lot 2, part of Lot 14, Block 15, Riddle's Subdivision, lying south of vacated 11th Avenue (Location: 11th Avenue, West of South Main St)

**5. ORDINANCES ON 1ST READING**

A. Ordinance 6320

Ordinance to amend the zoning map, as adopted by reference in Section 15.02.070, by rezoning property legally described as Lots 1 and 2, INRIP Subdivision Tract 3, from I-2/General Industrial District to PC/Planned Commercial District as defined in Chapter 15.18. (Northeast corner of South 35th Street and Nebraska Avenue).

B. Ordinance 6321

Ordinance to Amend the zoning map as adopted by reference in Section 15.02.070, by rezoning property located at 1001 South 6th Street and surrounding area more particularly described in the staff report and to repeal Ordinance No. 6174 which appended a PR/Planned Residential Overlay.

C. Ordinance 6322

Ordinance to amend the zoning map, as adopted by reference in section 15.02.070, by rezoning proposed Lots 1 through 30 and Outlot a, being a Replat of a portion of Lot 117, Fox Run Landing, from A-2/Parks, Estates and Agricultural District to R-1/Single-Family Residential District as defined in Chapter 15.08b and to append a PR/Planned Residential overlay. (continuation of carriage road).

**6. ORDINANCES ON 2ND READING**

A. Ordinance 6318

Ordinance to amend Chapter 3.52 - Secondhand Dealers.

B. Ordinance 6319

Ordinance to amend Chapter 13.25 "Floodplain Management Standards" by amending Sections 13.25.050 "definitions" and 13.25.240 "accessory structures".

## **7. ORDINANCES ON 3RD READING**

### **A. Ordinance 6317**

Ordinance to amend the zoning map as adopted by reference in Section 15.02.070, by rezoning property legally described as Parcel A of Lot 115, Fox Run Landing from A-P/Administrative-Professional District and C-2/Commercial District to A-P/Administrative-Professional District as defined in Chapter 15.13. (Location: Lying south of Veterans Memorial Highway and West of Council Pointe Road.)

## **8. RESOLUTIONS**

### **A. Resolution 18-64**

Resolution authorizing the use of eminent domain in connection with West Broadway Reconstruction, Segment 2. Project #PW18-20.

### **B. Resolution 18-65**

Resolution authorizing the Mayor and City Clerk to execute Iowa Department of Transportation Federal Aid Agreement No. 04-18-HDP-13 for the Eastern Hills Drive Segment D, Highway 92 to the Intersection of Eastern Hills Drive and State Orchard Road. Project #PW19-16A.

### **C. Resolution 18-66**

Resolution authorizing the Mayor to execute a Water Main Extension Agreement - Phase II with the Council Bluffs Water Works in conjunction with the River's Edge Subdivision Project.

### **D. Resolution 18-67**

Resolution certifying the FY2018 Water, Sewer and Refuse Collection lien schedule for nonpayment to the County Treasurer to be assessed against the owner's property.

### **E. Resolution 18-68**

Resolution authorizing compliance with the Iowa Department of Transportation Title VI program and authorizing the Mayor to execute the Title VI Non-Discrimination Agreement and all other documents to consummate the matter between the City of Council Bluffs and the Iowa Department of Transportation.

### **F. Resolution 18-69**

Resolution approving Change Order #1 adding \$55,747.62 to the contract amount for the Levee Certification Project, Drainage MR\_2. Project # FY17-06B.

### **G. Resolution 18-70**

Resolution granting approval of tax abatement on improvements made to real property at 1831 East Kanessville Boulevard in the Hawkeye Heights Phase II Urban Revitalization Area during the 2018 tax assessment year.

H. Resolution 18-71

Resolution granting approval of tax abatement on improvements made to real property at 25 South Linden Avenue in the Gunn School Urban Revitalization Area during the 2018 tax assessment year.

I. Resolution 18-72

Resolution of the City Council of the City of Council Bluffs, Iowa granting approval of tax abatement on improvements made to real property at 1610 Avenue N in the Bluffs Northway Urban Revitalization Area during the 2018 tax assessment year.

J. Resolution 18-73

Resolution authorizing the Mayor to execute the First Addendum to the Development Agreement between the City of Council Bluffs and BHI Development, Inc. Dated October 26th 2015.

K. Resolution 18-74

Resolution to append a PR/Planned Residential Overlay and adopt the associated development plan for the proposed East Fox Run Subdivision, being a replat of Lot 117, Fox Run Landing Subdivision. (Continuation of Carriage Road).

L. Resolution 18-75

Resolution granting Preliminary Plan approval for a 31-lot Residential Subdivision to be known as East Fox Run, being a Replat of a portion of lot 117, Fox Run Landing (continuation of carriage road).

**9. APPLICATIONS FOR PERMITS AND CANCELLATIONS**

A. Liquor License Applications

1. Dodge Riverside Golf Course, 2 Harrah's Blvd (New Application)
2. Lansky's, 1131 N Broadway
3. Super Saver, 1141 North Broadway

**10. CITIZENS REQUEST TO BE HEARD**

**11. OTHER BUSINESS**

**12. ADJOURNMENT**

**DISCLAIMER:**

*If you plan on attending this meeting and require assistance please notify the City Clerk's office at (712) 328-4616, by 5:00 p.m., three days prior to the meeting.*