



City Council
January 25, 2022
Regular Session

Call to order

Mayor Chris Hoffman called the January 25, 2022 Regular Session of the North Liberty City Council to order at 6:00 p.m. Councilors present: RaQuishia Harrington, Erek Sittig, Brent Smith, Brian Wayson; absent –none.

Others present: Ryan Heiar, Tracey Mulcahey, Ryan Rusnak, Kevin Trom, Grant Lientz, Brian Platz, Guy Goldsmith, Kaila Rome, Michael Pentecost, Andrew Gilpin, Rob Decker, John Marner, Angie Morgan and other interested parties.

Approval of the Agenda

Wayson moved; Smith seconded to approve the agenda. The vote was all ayes. Agenda approved.

Budget Presentation – FY 2023

Heiar presented information on the budget model in the Council Packet. Heiar summarized the take aways from last week's budget discussion.

Capital Improvements planned for FY 2023 were presented. Heiar reported that the Administrative Campus Project update will be on the February 8 City Council agenda.

Fire Projects

Heiar summarized the proposed projects. Chief Brian Platz presented information on the Department's proposed projects. Council discussed the projects with Chief.

Park Projects

Heiar summarized the proposed projects. Guy Goldsmith presented additional details on the proposed Parks projects. Council discussed the projects with Goldsmith.

Street Projects

Heiar presented a summary of the projects. Michael Pentecost offered information on the projects. Council discussed the projects with Pentecost.

Stormwater Project

Heiar presented information on the project. Council discussed the project with Heiar and Pentecost.

After the projects were presented, Heiar offered information on GO borrowing, TIF borrowing and other funding sources for the projects. He presented the tax rate for the upcoming fiscal year. Council discussed the proposed budget.

Council recessed at 6:50 p.m. Council reconvened at 6:55 p.m.

Consent Agenda

Harrington moved, Wayson seconded to approve the Consent Agenda including the City Council Minutes from the Regular Session on January 11, 2022; the City Council Minutes from the Special Session on January 18, 2022; the attached list of Claims; Liquor License Renewal, Urban Fuel; Liquor License Renewal, The Station II; Liquor License Renewal, Walgreens; Liquor License Renewal, Jalapeno; and the Liquor License Update, Kum & Go. The vote was all ayes. Consent Agenda approved.

Public Comment

Andrew Gilpin, 70 Heritage Drive, spoke regarding drainage concerns on his property from Highway 965/Ranshaw Way.

City Engineer Report

City Engineer Trom had no report. Council asked if there have been any traffic issues with new Casey's opening.

City Administrator Report

City Administrator Heiar reported that the February 8 meeting will have an update on City Hall Project. The audit Presentation is tentatively planned for the second meeting in February.

Mayor Report

Mayor Hoffman reported that starting at the first meeting in February, Council Reports will be added to the agenda. The University of Iowa will be installing President Wilson on Friday at Hancher. He is attending Iowa League of Cities Mayor training sessions. He and Councilor Wayson will be attending the MPOJC meeting tomorrow. Councilor Wayson provided information on Beat the Bitter happenings this weekend.

North Liberty Community Pantry

Harrington moved, Smith seconded to approve Resolution Number 2022-04, A Resolution approving the Social Services Funding Agreement between the City of North Liberty and the North Liberty Community Pantry (NLCP), a Division of the North Liberty United Methodist Church. After discussion with Kaila Rome, NLCP Director, the vote was: ayes – Smith, Wayson, Harrington; nays – none; abstain – Sittig. Motion carried.

Field Day Brewing Company Site Plan

Rusnak reported that staff and Planning Commission recommend approval with two conditions listed in the resolution. Council discussed the application with Rusnak.

Rob Decker was present on behalf of the applicant and offered to answer questions. Council discussed the application with the applicant.

Sittig moved, Smith seconded to approve Resolution Number 2022-05, A Resolution approving the Development Site Plan for Lot 7 and Lot 8 of Liberty Centre – Part One, North Liberty, Iowa. The vote was: ayes – Sittig, Smith, Wayson, Harrington; nays – none. Motion carried.

Taco Bell Restaurant Site Plan

Rusnak reported that staff and Planning Commission recommended approval with no conditions.

Angie Morgan was present on behalf of the applicant and offered to answer questions. Council discussed the application with the applicant and Rusnak.

Harrington moved, Wayson seconded to approve Resolution Number 2022-06, A Resolution approving the Development Site Plan for Lot 3 Liberty Centre – Part One, North Liberty, Iowa. The vote was: ayes – Harrington, Smith, Wayson, Sittig; nays – none. Motion carried.

Watts Rezoning

Rusnak reported that staff and Planning Commission recommend approval with no conditions.

John Marner was present on behalf of the applicant and offered additional information. Council discussed the application with Marner.

At 7:28 p.m., Mayor Hoffman opened the public hearing regarding proposed amendment of the Zoning Map. No oral or written comments were received. The public hearing was closed.

Harrington moved, Sittig seconded to approve the first Consideration of Ordinance Number 2022-01, An Ordinance amending Chapter 167 of the North Liberty Code of Ordinances by amending the use regulations on property located on the south side of Denison Avenue approximately 130 feet east of Brook Ridge Avenue located in North Liberty, Iowa to those set forth in the Municipal Code for the RD-10 Two Unit Residence District. The vote was: ayes – Harrington, Wayson, Sittig, Smith; nays – none. Motion carried.

Zoning Code

Rusnak presented information on the Zoning Code amendment process. Council discussed the presentation with Rusnak. He reported that staff and Planning Commission recommended approval with no conditions.

At 7:54 p.m., Mayor Hoffman opened the public hearing regarding proposed amendments to the Zoning Code. John Marner offered positive feedback on the procedural parts of the amendments. The public hearing was closed.

Harrington moved, Smith seconded to approve the first Consideration of Ordinance Number 2022-02, An Ordinance amending Chapters 165 through 170 and 173 of the North Liberty Code of Ordinances, governing the administration, organization, enforcement and definitions of Zoning Districts, development and sign regulations. The vote was: ayes – Sittig, Smith, Wayson, Harrington; nays – none. Motion carried.

Rental Code

Rusnak reported that staff and Planning Commission recommend approval with no conditions.

At 7:56 p.m., Mayor Hoffman opened the public hearing regarding proposed amendments to the Rental Code. No oral or written comments were received. The public hearing was closed.

Harrington moved, Wayson seconded to approve the first Consideration of Ordinance Number 2022-03, An Ordinance amending Chapter 146 of the North Liberty Code of Ordinances, governing rental housing procedures and regulations and structure procedure requirements. The vote was: ayes – Harrington, Sittig, Smith, Wayson; nays – none. Motion carried.

Comprehensive Plan Land Use Map Amendment

Rusnak presented information on the amendment. He reported that staff and Planning Commission recommend approval with no conditions.

Harrington moved, Sittig seconded to approve Resolution Number 2022-07, A Resolution approving the Comprehensive Plan Land Use Map Amendment. The vote was: ayes – Sittig, Harrington, Wayson, Smith; nays -none. Motion carried.

City Rezoning

Rusnak presented information on the application. He reported that staff and Planning Commission recommend approval with no conditions.

At 8:00 p.m., Mayor Hoffman opened the public hearing regarding proposed rezonings. No oral or written comments were received. The public hearing was closed.

Harrington moved, Smith seconded to approve the first consideration of Ordinance Number 2022-04, An Ordinance amending zoning on various properties in the City of North Liberty, Iowa. The vote was: ayes – Smith, Harrington, Wayson, Sittig

Council Vacancy

Council discussed holding a special election versus appointing to fill the vacancy. The earliest an election can be held is March 15. The vote would be canvassed on March 22. Wayson moved to hold a special election. Sittig seconded. After discussion, the vote was: ayes –Harrington, Wayson, Sittig; nays – Smith. Motion carried.

Old Business

No old business was presented.

New Business

Councilor Wayson reported that the Emergency Management meeting is on Thursday.

Adjournment

Smith moved, Sittig seconded to adjourn at 8:35 p.m. The vote was all ayes. Meeting adjourned.

CITY OF NORTH LIBERTY

By: _____
Chris Hoffman, Mayor

Attest: _____
Tracey Mulcahey, City Clerk