



**City Council**  
August 9, 2022  
Regular Session

**Call to order**

Mayor Pro Tem Brian Wayson called the August 9, 2022, Regular Session of the North Liberty City Council to order at 6:30 p.m. Councilors present: RaQuishia Harrington, Erek Sittig, Brent Smith, and Brian Wayson; absent: Mayor Chris Hoffman and Ashley Bermel.

Others present: Ryan Heiar, Tracey Mulcahey, Grant Lientz, Mike Bails, Jon Marner, Luke Newton, Molly Parker, and other interested parties.

**Approval of the Agenda**

Sittig moved; Smith seconded to approve the agenda with the amendment of the addition of staff recommendation and applicant presentations on development related agenda items. The vote was all ayes. Agenda approved.

**Consent Agenda**

Smith moved, Harrington seconded to approve the Consent Agenda including the City Council Minutes from the Regular Session on July 26, 2022; the attached list of claims; Liquor License Application, Micky's Irish Pub; Liquor License Renewal, Liberty View Wine & Spirits; Liquor License Renewal, Tin Roost; Jones Boulevard Improvements Project, Change Order Number 1, Schrader Excavating and Grading, \$50,811.42; Jones Boulevard Improvements Project, Pay Application Number 3, Schrader Excavating and Grading, \$170,196.23; Ranshaw Way Phase 5 Improvements, Pay Application Number 19, Peterson Contractors, Inc., \$15,288.92. The vote was all ayes. Consent Agenda approved.

**Public Comment**

No public comment was offered.

**City Administrator Report**

City Administrator Heiar reported that the Dubuque Street project is proceeding nicely. Staff is working closely with the school as the project moves ahead. The Ranshaw Way Project contractor is digging for bioswales. Once the seeding window opens, the amount of work will increase. The goal is to be open in early September. At the next City Council meeting, there will be a presentation on the Centennial Park Project design. Staff is planning to submit the grant application by the end of the month. The City Hall plans and specifications were sent out on August 2 and bids are due back at the end of the month. Bids will be considered at the September 13 City Council meeting. Staff is concerned with the bids due to costs on other local projects. Council discussed the report with Heiar.

## **Mayor Report**

No report was available.

## **Council Reports**

Councilor Wayson attended the UAY fundraiser at Fin and Feather to provide outdoor activities for youth.

## **North Central Junior High School**

Heiar presented the staff and Commission recommendations for this application. Staff and the Planning Commission recommend approval of the project. Luke Newton, MMS Consultants, was present on behalf of the applicant and offered floor plans and to offer questions. Harrington moved, Sittig seconded to approve Resolution Number 2022- 85, A Resolution approving the Development Site Plan for 180 East Forevergreen Road, North Liberty, Iowa. The vote was: ayes – Sittig, Smith, Wayson, Harrington; nays – none; absent – Bermel. Motion carried.

## **Forevergreen Estates Part One**

Smith moved, Harrington seconded to approve Resolution Number 2022-86, A Resolution approving the Developer's Agreement for Forevergreen Estates Part One, North Liberty, Iowa. After discussion, the vote was: ayes – Harrington, Wayson, Sittig, Smith; nays – none; absent – Bermel. Motion carried.

## **Forevergreen Estates Lot 25**

Heiar reported that staff and the Planning Commission both recommend approval of the application. Mike Bails was present on behalf of the applicant and offered to answer questions. Council discussed the application with Bails. Harrington moved, Smith seconded to approve Resolution Number 2022-87, A Resolution approving the Development Site Plan for Lot 25, Forevergreen Estates, North Liberty, Iowa. The vote was: ayes- Harrington, Sittig, Wayson, Smith; nays – none; absent – Bermel. Motion carried.

## **Greenbelt Trail Parking**

Harrington moved, Sittig seconded to approve Resolution Number 2022-88, A Resolution approving Parking Control Devices in the City of North Liberty, Iowa. The vote was: ayes –Sittig, Smith, Wayson, Harrington; nays – none; absent – Bermel. Motion carried.

## **Mickelson Rezoning**

Harrington moved, Smith seconded to approve the second consideration of Ordinance Number 2022-16, An Ordinance amending the Zoning Map District Designation for property located in North Liberty, Iowa from the RS-6 Single-Unit Residence District to those set forth in the Municipal Code for the RD-10 Two-Unit Residence District. After discussion, the vote was: ayes – Wayson, Smith, Harrington, Sittig; nays – none; absent – Bermel. Motion carried.

## **CMW Properties Rezoning**

Smith moved, Harrington seconded to approve the second consideration of Ordinance Number 2022-17, An Ordinance amending the Zoning Map District Designation for certain property located

in North Liberty, Iowa from the ID-Interim Development District to the C-3 Higher-Intensity Commercial District. The vote was: ayes – Harrington, Wayson, Smith, Sittig; nays – none; absent – Bermel. Motion carried.

### **Scanlon and Trustees of Penn Township Rezoning**

Harrington moved, Sittig seconded to approve the second consideration of Ordinance Number 2022-18, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from the ID-Interim Development District to the RS-4 Single-Unit Residence District. The vote was: ayes – Wayson, Harrington, Sittig, Smith; nays – none; absent – Bermel. Motion carried.

### **ITC Midwest Franchise**

Harrington moved, Sittig seconded to approve the second consideration of Ordinance Number 2022-19, An Ordinance granting to ITC Midwest LLC, a wholly owned subsidiary of ITC Holdings Corp., its successors and assigns (The “Company”), the right and franchise to acquire, construct, reconstruct, erect, maintain, operate and remove in the City of North Liberty, Johnson County, Iowa, a transmission system for electric Power and Energy and the right to erect and maintain the necessary poles, lines, wires, conduits and other appliances, equipment and substations for the transmission of electric current and telecommunications along, under and upon the streets, avenues, alleys and public places in the City of North Liberty, Johnson County, Iowa, for the period of ten (10) years; and granting the right of eminent domain. The vote was: ayes – Sittig, Smith, Wayson, Harrington; nays – none; absent – Bermel. Motion carried.

### **Zoning Ordinance Amendment**

Harrington moved, Sittig seconded to approve the second consideration of Ordinance Number 2022-20, An Ordinance amending Chapters 165, 168, 169, and 180 of the North Liberty Code of Ordinances regarding the Construction Plan Approval Process and Standards, Surface and Subsurface Drainage Requirements, Restoring Building Trades and Services to Use Matrix and adding and relocating certain uses within the Use Matrix, clarifying Landscaping Plan Requirements and amending Dumpster Enclosure Requirements. The vote was: ayes – Harrington, Smith, Sittig, Wayson; nays – none; absent – Bermel. Motion carried.

### **Old Business**

Councilor Harrington expressed concerns over the price range of new homes. Council had a discussion on home prices in North Liberty.

### **New Business**

No new business was presented.

### **Adjournment**

Harrington moved, Sittig seconded to adjourn at 7:10 p.m. The vote was all ayes. Meeting adjourned.

## **CITY OF NORTH LIBERTY**

By: \_\_\_\_\_  
Brian Wayson, Mayor Pro Tem

Attest: \_\_\_\_\_  
Tracey Mulcahey, City Clerk