



City Council
October 10, 2023
Regular Session

Call to order

Mayor Hoffman called the October 10, 2023, Regular Session of the North Liberty City Council to order at 6:30 p.m. in the Council Chambers, 1 Quail Creek Circle. Councilors present: Ashley Bermel, RaQuishia Harrington, Erek Sittig, Brent Smith, and Brian Wayson.

Others present: Ryan Heiar, Tracey Mulcahey, Grant Lientz, Ryan Rusnak, Josiah Bilskemper, Greg Metternich, Mike Welch and other interested parties.

Approval of the Agenda

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

Consent Agenda

Smith moved, Harrington seconded to approve the Consent Agenda including the City Council Minutes, Regular Session, September 26, 2023; Liquor License Renewal for Sobremesa; City Hall Project, Pay Application Number 8, City Construction, \$497,609.42; Penn Meadows Park North Parking Lot Project, Pay Application Number 3, Midwest Concrete, Inc., \$282,562.63; and the attached list of Claims. The vote was all ayes. Consent Agenda approved.

Public Comment

No public comment was offered.

City Engineer Report

City Engineer Bilskemper reported that several projects are in design that will be bid soon, Penn Street Railroad Crossing Improvements, Fox Run Pond Trail Improvements. The Centennial Park Event complex is in the design development phase. Geothermal testing is happening in the park now. The Penn Meadows Park Parking Lot project concrete paving work is complete. The paver, asphalt and landscape installation are outstanding.

City Administrator Report

City Administrator Heiar reported that yard waste/compost that was scheduled to be picked up today will be picked up tomorrow. Staff continues to have ongoing conversations with LRS/Johnson County Refuse. New employees have been hired. Heiar asked about interest in attending the Greater Iowa City event.

Mayor Report

Mayor Hoffman reported he attended the monthly coffee connections at the Ranshaw House. He attended the second presentation to the Enhance Iowa Board for the Centennial Next Stage

Project. He encouraged all in the community to consider giving to keep the project moving ahead. Humpal Chiropractic hosted their grand opening. The Joint Meeting is scheduled for Monday, October 16 at the Iowa City Community School District main office. The City Election will be held on Tuesday November 7 with four candidates running for three seats.

Council Reports

Councilor Wayson attended the Emergency Management Agency meeting. The organization is working to find housing for big equipment, which is extremely challenging. Councilor Smith attended the coffee connection. He attended Vintage estates open house and is working with their HOA president for grants for an AED for pickleball court. Councilor Bermel reported on the Homecoming parade at Liberty High School. Councilor Sittig congratulated Officer Chuck Tygart on his retirement. He attended the Johnson County Affordable Housing Bus Tour. He thanked the Neighborhood Ambassadors for hosting events on Good Neighbor Day last Thursday.

Water System Facility Plan

Smith moved, Bermel seconded to approve Resolution Number 2023-111, A Resolution approving the Agreement for Technical Services and Task Order 23-01 between the City of North Liberty and Strand Associates, Inc. for the 2023 Water System Facility Plan. After discussion, the vote was: ayes – Bermel, Harrington, Sittig, Smith, Wayson; nays – none. Motion carried.

Casey's Property Acquisition

Sittig moved, Bermel seconded to approve Resolution Number 2023-112, A Resolution authorizing the completion of purchase of real property situated at 625 W. Zeller Street. After discussion, the vote was: ayes – Smith, Bermel, Sittig, Wayson, Harrington; nays – none. Motion carried.

A/V Contract – Centennial Events Center

Wayson moved, Sittig seconded to approve Resolution Number 2023-113, A Resolution approving the Prime Construction Contract between the City of North Liberty and Tri-City Electric Company for the Centennial Park Event Center Audio-Visual System. After discussion, the vote was: ayes – Smith, Sittig, Harrington, Wayson, Bermel; nays – none. Motion carried.

Liberty Commons Preliminary Plat

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

Mike Welch was present on behalf of the applicant and offered to answer questions.

Harrington moved, Sittig seconded to approve Resolution Number 2023-114, A Resolution approving the Preliminary Subdivision Plat for Liberty, Commons, North Liberty, Iowa. The vote was: ayes – Wayson, Sittig, Harrington, Bermel, Smith; nays – none. Motion carried.

Aldi Store #57

Wayson moved, Sittig seconded to approve Resolution Number 2023-115, A Resolution approving the Site Plan Agreement between the City of North Liberty and Aldi, Inc. that establishes the terms and conditions under which Aldi Store #57 will be developed in the City of North Liberty, Iowa. The vote was: ayes – Smith, Bermel, Wayson, Sittig, Harrington; nays – none. Motion carried.

Bermel moved, Smith seconded to approve Resolution Number 2023-116, A Resolution approving the Stormwater Management Facilities Maintenance Agreement and Easement between the City of North Liberty and Aldi, Inc. that establishes the terms and conditions under which stormwater management facilities will be maintained for Aldi Store #57 in the City of North Liberty, Iowa. The vote was: ayes – Harrington, Sittig, Smith, Wayson, Bermel; nays – none. Motion carried.

Wayson moved, Sittig seconded to approve Resolution Number 2023-117 Easement, A Resolution approving the Public Vehicle Access and Snow Removal Easement Agreement between Aldi Inc and the City of North Liberty. The vote was: ayes- Bermel, Wayson, Smith, Harrington, Sittig; nays -none. Motion carried.

Water Tower Place Lot 11 Preliminary Site Plan

Sittig moved, Harrington seconded to approve Resolution Number 2023-118, A Resolution approving the Preliminary Site Plan for Lot 11 of Water Tower Place Subdivision, North Liberty, Iowa. After discussion, the vote was: ayes – Sittig, Wayson, Smith, Harrington, Bermel; nays – none. Motion carried.

Greenbelt Trail Part 3 Revised Preliminary Plat

Harrington moved, Sittig seconded to approve Resolution Number 2023-119, A Resolution approving the Preliminary Subdivision Plat for Greenbelt Trail Subdivision Revised Part Three, North Liberty, Iowa. The vote was: ayes – Smith, Bermel, Sittig, Wayson, Harrington; nays – none. Motion carried.

Solomon's Landing Part 2 Developers Agreement

Harrington moved, Wayson seconded to approve Resolution Number 2023-120, A Resolution approving the Developer's Agreement for Solomon's Landing, Part Two, North Liberty, Iowa. The vote was: ayes- Sittig, Smith, Wayson, Bermel, Harrington; nays – none. Motion carried.

Pratt Real Estate Management, Inc. Zoning Map Amendment

Smith moved, Bermel seconded to approve the third consideration and adoption of Ordinance Number 2023-22, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from RS-9 Single-Unit Residence District to RD-10 Two-Unit Residence District. The vote was: ayes – Harrington, Wayson, Bermel, Smith, Sittig; nays – none. Motion carried.

Pratt Real Estate Management, Inc. Zoning Map Amendment and Preliminary Subdivision Plat PAD

Smith moved, Sittig seconded to approve the third consideration and adoption of Ordinance Number 2023-23, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from ID Interim Development District and RS-9 Single-Unit District to RD-10 PAD Two-Unit Residence District Planned Area Development and approving the Planned Area Development Preliminary Plat and waivers pursuant to Chapter 168.05(3)(B). The vote was: ayes- Harrington, Wayson, Sittig, Bermel, Smith; nays -none. Motion carried.

Scanlon Family, LLC Zoning Map Amendment

Sittig moved, Harrington seconded to approve the third consideration and adoption of Ordinance Number 2023-24, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from RS-6 Single-Unit Residence District to RD-8 Two-Unit Residence District. The vote was: ayes – Bermel, Sittig, Harrington, Smith; nays – Wayson. Motion carried.

Street Vacation

Wayson moved, Harrington seconded to approve the third consideration and adoption of Ordinance Number 2023-25, An Ordinance vacating a portion of the North Front Street right of way in North Liberty, Iowa. The vote was: ayes – Wayson, Sittig, Smith, Harrington, Bermel; nays – none. Motion carried.

Zoning Ordinance Amendments

Sittig moved, Harrington seconded to approve the third consideration and adoption of Ordinance Number 2023-26, An Ordinance amending Chapters 139, 165, 166, 167, 168, 169 and 173 of the North Liberty Code of Ordinances. After discussion, the vote was: ayes – Bermel, Harrington, Wayson, Smith, Sittig; nays – none. Motion carried.

Old Business

No old business was presented.

New Business

Councilor Wayson reported that lots of kids' activities are happening this month.

Adjournment

Harrington moved; Smith seconded to adjourn at 7:06 p.m. The vote was all ayes. Meeting adjourned.

CITY OF NORTH LIBERTY

By: _____
Chris Hoffman, Mayor

Attest: _____
Tracey Mulcahey, City Clerk