



**City Council**  
September 24, 2024  
Regular Session

**Call to order**

Mayor Hoffman called the September 24, 2024, Regular Session of the North Liberty City Council to order at 6:00 p.m. in Council Chambers at 360 N. Main Street. Councilors present: Brian Leibold, Paul Park, Erek Sittig, Brent Smith, and Brian Wayson.

Others present: Tracey Mulcahey, Grant Lientz, Josiah Bilskemper, Ryan Rusnak, Allison Tippe, Diego Polito, William Gorman and other interested parties.

**Approval of the Agenda**

Park moved; Sittig seconded to approve the agenda. The vote was all ayes. Agenda approved.

**Consent Agenda**

Smith moved, Wayson seconded to approve the Consent Agenda including the City Council Minutes, Regular Session, September 10, 2024; Centennial Park Event Complex, Pay Application Number 1, Larson Construction, Co., Inc., \$325,090.63; Streets & Maintenance Facility Interior Remodel, Change Order Number 2, Peak Construction Group, Inc., \$2,426.84; Penn Street Railroad Crossing Improvements Project, Change Order Number 2, Midwest Concrete, Inc., \$15,000.00; Penn Street Railroad Crossing Improvements Project, Pay Application Number 2, Midwest Concrete, Inc., \$14,543.55; Liquor License Application, City of North Liberty, Nightmare on Ale Street, October 19, 2024; Liquor License Renewal, Mirabito's Italian; and the attached list of Claims. After discussion, the vote was all ayes. Consent Agenda approved.

**Public Comment**

No public comment was offered.

**City Engineer Report**

City Engineer Bilskemper reported on projects that are finishing up, Fox Run Pond Trail & Playground, the signals on Forevergreen Road, and Ranshaw Way, Phase 5.

**City Administrator Report**

No City Administrator report was offered.

**Mayor Report**

Mayor Hoffman proclaimed Domestic Violence Awareness Month and Hispanic Heritage Month. Allison Tippe, DVIP/RVAP, offered additional information on the Domestic Violence Awareness Month Proclamation. Diego Polito, a freshman at Liberty High School, offered additional information on the Hispanic Heritage Month Proclamation.

**Council Reports**

Councilor Smith passed along Council condolences for loss of DVIP team member in a bike accident. Herky on Parade has ended successfully. He spoke regarding the Johnson County Conservation bond on ballot in November. The African Festival of Arts and Culture is this coming weekend. Councilor Sittig attended the Greater IC Lunch Connections. He offered that the Pantry groundbreaking is on Oct. 1 at 4:30 p.m. Councilor Park attended program on trafficking in Iowa hosted by the Secretary of State. He attended the Liberty Homecoming parade. Councilor Leibold expressed appreciation for all the staff and elected officials for all the good things going on in the community. He attended the Liberty Homecoming parade.

### **Code of Ordinances Amendments**

At 6:19 p.m. Mayor Hoffman opened the Public Hearing regarding proposed amendments to the Code of Ordinances related to zoning and development. William Gorman of the Housing Action Team of the Johnson County Livable Community for Successful Aging Policy Board offered support for the draft including Accessory Dwelling Units. The public hearing was closed at 6:20 p.m.

Rusnak reported that staff and Planning Commission recommend approval with no conditions. He presented information on the proposed amendments. Council discussed the ordinance with staff. Sittig moved, Wayson seconded to approve the first consideration of Ordinance Number 2024-09, An Ordinance amending the Zoning Code and Subdivision Ordinance regulations for Preliminary Site Plans, Zoning Certificates, Defined terms, Residential Density, Permitted Uses and Use Standards, Parking Requirements, Parking Lot Landscaping, Fences and Walls, Yard Encroachments, Design Standards and Required Improvements for Subdivisions. Smith moved to remove Accessory Dwelling Units (ADUs) from the ordinance, Wayson seconded. After discussion, the vote on the amendment was: ayes – Wayson, Leibold, Smith; nays – Sittig, Park. Motion carried. Amendment approved. After discussion, the vote on the first consideration of the ordinance as amended was: ayes – Smith, Wayson, Sittig, Leibold, Park; nays – none. Motion carried.

### **Corridor Media Properties, LLC Rezoning**

Sittig moved, Leibold seconded to approve the first consideration of Ordinance Number 2024-08, An Ordinance amending the Zoning Map District designation for certain property located in North Liberty, Iowa from O/RP Office and Research Park District to C-3 Higher-Intensity Commercial District. After discussion, the vote was: ayes –Leibold, Sittig, Wayson, Smith; nays – none; abstain – Park. Motion carried.

### **Old Business**

No old business was presented.

### **New Business**

No new business was presented.

### **Adjournment**

Sittig moved; Park seconded to adjourn at 6:52 p.m. The vote was all ayes. Meeting adjourned.

**CITY OF NORTH LIBERTY**

By: \_\_\_\_\_  
Chris Hoffman, Mayor

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