



City Council
March 11, 2025
Regular Session

Call to order

Mayor Hoffman called the Tuesday, March 11, 2025, 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: Ryan Heiar, Tracey Mulcahey, Josiah Bilskemper, Grant Lientz, Ryan Rusnak, Brandon Pratt, Lori Durian, Dani, Zach, Kacie Bonjour, Jon Marner, and other interested parties.

Approval of the Agenda

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

Consent Agenda

Wayson moved, Smith seconded to approve the Consent Agenda including the City Council Minutes, Regular Session, February 25, 2025; Centennial Park Event Complex Phase 1, Pay Application Number 6, Larson Construction Co., Inc., \$251,978.89; XOLO Liquor License Application; El Azul Liquor License Renewal; Izumi Liquor License Renewal; and the attached list of Claims. The vote was all ayes. Consent Agenda approved.

Public Comment

Lori Durian read her email sent to Council into the record. Dani expressed support for the proclamation. Zach presented statistics regarding trans people.

City Engineer Report

City Engineer Bilskemper reported on the Centennial Events Center project. Council discussed the report with Bilskemper.

City Administrator Report

City Administrator Heiar reported on the proposed property tax legislation. He reported that it is pothole season and encouraged reports on potholes to be directed to City Hall. Council discussed the report with Heiar.

Mayor Report

Mayor Hoffman thanked Council for the questions and discussion on the proclamation. He thanked the community for showing up for the input and feedback. He expressed the importance of these conversations. Mayor Hoffman proclaimed March 31, 2025, as Trans Day of Visibility.

Council Reports

Councilor Wayson reported it is severe weather season. Emergency Management encourages residents to be aware and prepared. Councilor Smith reported on Think Iowa City Board's Strategic Plan for the next 10 years. Councilor Sittig attended the Johnson County Affordable Housing Coalition and Night of 1000 dinners. He congratulated Think Iowa City and the Sports Coalition for hosting Women's Wrestling Championship. Councilor Park attended the Optimists Pancake Breakfast. He offered a shout out to streets crew for pothole fix. Councilor Leibold offered thanks to tonight's attendees. He attended the conversation with State Legislators held in City Hall. He thanked First Interstate Bank for hosting Coffee Connections.

Economic Development Presentation

Mayor Hoffman stated that the goal of this agenda item is for staff to receive feedback from the City Council. Sittig recused himself from the discussion on the presentation. Heiar presented background on the proposed project. Brandon Pratt presented detailed information on the Urban Central District Project. Council discussed the project with Pratt and staff. Leibold moved, Smith seconded to develop an economic development agreement and establish an urban renewal area. The vote was: ayes – Park, Wayson, Smith, Leibold; nays – none; abstain – Sittig.

Kwik Star Preliminary Site Plan

Rusnak reported that staff and the Planning Commission recommend approval with no conditions. Kacie Bonjour was present on behalf of the applicant and offered additional information on the application. Council discussed the application with Bonjour.

Park moved, Sittig seconded to approve Resolution Number 2025-30, A Resolution approving the Preliminary Site Plan for Kwik Star, North Liberty, Iowa. After discussion, the vote was: ayes – Sittig, Leibold, Park, Wayson, Smith; nays – none. Motion carried.

Kevin Watts Preliminary Plat

Rusnak reported that staff and the Planning Commission recommend approval with no conditions. Jon Marner, MMS Consultants, was present on behalf of the applicant and offered to answer questions.

Sittig moved, Park seconded to approve Resolution Number 2025-31, A Resolution approving the Preliminary Plat for Watts First Subdivision, North Liberty, Iowa. The vote was: ayes – Wayson, Leibold, Sittig, Smith, Park; nays – none. Motion carried.

Community Center Rates

Smith moved, Leibold seconded to approve Resolution Number 2025-32, A Resolution approving the Recreation Fee Structure. After discussion, the vote was: ayes – Smith, Leibold, Park, Wayson, Sittig; nays – none. Motion carried.

South Fiber Project

Wayson moved, Leibold seconded to approve Resolution Number 2025-33, A Resolution authorizing the execution of Services Agreement between the City of North Liberty and Shive-Hattery, Inc. for the South Fiber Project. After discussion, the vote was: ayes – Wayson, Sittig, Park, Smith, Leibold; nays – none. Motion carried.

Buck Moon Villas Final Plat

Sittig moved, Wayson seconded to approve Resolution Number 2025-34, A Resolution approving an Amended and Restated Developer's Agreement and Easements for Buck Moon Villas Subdivision. After discussion, the vote was: ayes – Leibold, Wayson, Smith, Sittig, Park; nays – none. Motion carried.

Sittig moved, Wayson seconded to approve Resolution Number 2025-35, A Resolution approving the Surety Agreement for Buck Moon Villas Subdivision between the City of North Liberty and Buck Moon Villas, LLC. After discussion, the vote was: ayes – Park, Sittig, Smith, Leibold, Wayson; nays – none. Motion carried.

Sittig moved, Wayson seconded to approve Resolution Number 2025-36, A Resolution approving the Final Plat for Buck Moon Villas Subdivision – North Liberty, Iowa. The vote was: ayes – Smith, Wayson, Sittig, Leibold, Park; nays – none. Motion carried.

Off-Road Utility Vehicles (UTVs) Ordinance Amendment

Park moved, Smith seconded to approve the third consideration and adoption of Ordinance Number 2025-03, An Ordinance amending Chapter 75 of the North Liberty Code of Ordinances governing the use of Off-Road Utility Vehicles (UTVs). The vote was: ayes – Leibold, Park, Smith, Wayson, Sittig; nays – none. Motion carried.

Snow Emergency and Parking Citation Appeals Ordinance Amendment

Wayson moved, Sittig seconded to approve the third consideration and adoption of Ordinance Number 2025-04, An Ordinance amending Chapters 69 and 70 of the North Liberty Code of Ordinances concerning Snow Emergencies and Contested Parking Citation Appeals. The vote was: ayes – Leibold, Wayson, Park, Sittig, Smith; nays – none. Motion carried.

Zoning Code Ordinance Amendment

Leibold moved, Wayson seconded to approve the third consideration and adoption of Ordinance Number 2025-05, An Ordinance amending Chapters 167 and 169 of the North Liberty Code of Ordinances governing definitions of and regulations for fences and accessory structures and uses. The vote was: ayes – Smith, Wayson, Leibold, Park, Sittig; nays – none. Motion carried.

Old Business

Councilor Park complimented staff on work done.

New Business

Councilor Wayson reported on the Police Department report including statistics regarding 40% of accidents were due to distracted drivers and Flock camera data. Bilskemper updated that Centennial Event Center completion date is September 1. Sittig spoke regarding the proposed resolution reaffirming city's stance regarding civil rights.

Adjournment

Wayson moved; Sittig seconded to adjourn at 7:40 p.m. The vote was all ayes. Meeting adjourned.

CITY OF NORTH LIBERTY

By: _____
Chris Hoffman, Mayor

Attest: _____
Tracey Mulcahey, City Clerk