

**City Council**

August 26, 2025

Regular Session

Call to order

Mayor Hoffman called the Tuesday, August 26, 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; absent: None.

Others present: Ryan Heiar, Tracey Mulcahey, Josiah Bilskemper, Grant Lientz, Ryan Rusnak, Nick Shimmin, Eva Anderson, Jennie Garner, Bryan Hardin, Mitchell Bidermann, and other interested parties.

Approval of the Agenda

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

Consent Agenda

Smith moved, Park seconded to approve the Consent Agenda including the City Council Minutes from the Regular Session on August 12, 2025; South Fiber Project, Midwest Underground Contractors, Inc., Pay Application Number 1, \$138,605.00; Liquor License Application, Grave Rave, October 24, 2025, and the attached list of Claims. The vote was all ayes. Consent Agenda approved.

Public Comment

The Good Neighbor Group, represented by Nick Shimmin and Eva Anderson, presented information on the book club created through the Neighborhood Ambassadors.

City Engineer Report

City Engineer Bilskemper reported on the I380/Penn Street Project, Freedom Park Trail Project, North Liberty Road Trail Project, Community Center Parking Lot Project, and the acoustic panel replacement at the indoor pool. Council discussed the report with Bilskemper.

City Administrator Report

City Administrator Heiar reported on the Center for Worker Justice return of grant funds, his meeting with Senator Grassley's staff and a Cherry Street Firehouse update.

Mayor Report

Mayor Hoffman reported on conversations on the Local Option Sales Tax.

He proclaimed September as Library Card Sign-up Month. Jennie Garner, Library Director, was present and offered additional information on the proclamation.

Council Reports

Councilor Wayson reported on the Street Dance and the Tiffin City Council approved design of Emergency Management building for equipment storage. Councilor Smith reported on conversations with folks from Raptor Center and School of the Wild. He reported on Better Together 2030. He also attended the Street Dance. Councilor Sittig reported on the Community Lunch Connections, the Johnson County Affordable Housing Coalition meeting, and the Street Dance. Councilor Park reported on the Johnson County Supervisors' work session regarding a new jail, the Healthy Kids Iowa food distribution, and the Street Dance. Councilor Leibold spoke regarding the Johnson County jail support, the Street Dance, and thanked the sponsors for City Slate. He reported on back to school. He offered thanks to Good Neighbor Book Club.

435 Heritage Place Rezoning

At 6:34 p.m., Mayor Hoffman opened the Public Hearing regarding proposed rezoning of property located at 435 Heritage Place. No oral or written comments were received. The public hearing was closed at 6:35 p.m.

Rusnak reported that the Planning Commission and staff recommend approval of the rezoning application. Council discussed the item.

Park moved, Smith seconded to approve the first consideration of Ordinance Number 2025-18, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from RD-10 Two-Unit Residence District to RS-6 Single-Unit Residence District. After discussion, the vote was: ayes – Sittig, Park, Wayson, Leibold, Smith; nays – none. Motion carried.

240-242 North Main Street Land Use Map Amendment and Rezoning

At 6:38 p.m., Mayor Hoffman opened the Public Hearing regarding proposed rezoning of 240-242 North Main Street. No oral or written comments were received. The public hearing was closed at 6:38 p.m.

Rusnak reported that the Planning Commission and staff recommend approval of the rezoning application and update of the land use map.

Sittig moved, Leibold seconded to approve Resolution Number 2025-101, A Resolution amending the 2022 North Liberty Comprehensive Plan – Connected to Tomorrow Future Land Use Map for certain property located in North Liberty, Iowa from Urban Low Intensity (ULI) to Public/Semi-Public (PUB). After discussion, the vote was: ayes – Sittig, Leibold, Park, Wayson, Smith; nays – none. Motion carried.

Wayson moved, Leibold seconded to approve the first consideration of Ordinance Number 2025-19, An Ordinance amending the Zoning Map District Designation for certain property located in North Liberty, Iowa from RD-10 Two-Unit Residence District to P Public Use District. The vote was: ayes – Wayson, Sittig, Leibold, Smith, Park; nays – none. Motion carried.

Parking Resolution

Park moved, Sittig seconded to approve Resolution Number 2025-97, A Resolution approving Parking Control Devices in the City of North Liberty, Iowa. After discussion, the vote was: ayes – Leibold, Sittig, Park, Wayson, Smith; nays – none. Motion carried.

FY 26 Social Service Grants

Leibold moved, Sittig seconded to approve Resolution Number 2025-98, A Resolution approving the Social Services Funding Agreements between the City of North Liberty and Social Service Providers for the Fiscal Year ending June 30, 2026. After discussion, the vote was: ayes – Park, Sittig, Leibold, Smith, Wayson; nays – none. Motion carried.

Corridor Fire Marshals Mobile Food Vendor Fire Inspection Agreement

Wayson moved, Smith seconded to approve Resolution Number 2025-99, A Resolution approving the Corridor Fire Marshals Mobile Food Vendor Fire Inspection Agreement. After discussion, the vote was: ayes – Wayson, Smith, Park, Leibold, Sittig; nays – none. Motion carried.

Be Still Property Management Development Agreement

Park moved, Leibold seconded to approve Resolution Number 2025-100, A Resolution setting a date of meeting at which it is proposed to approve a Development Agreement with Be Still Property Management, LLC, including Annual Appropriation Tax Increment Payments. The vote was: ayes – Sittig, Wayson, Park, Leibold, Smith; nays – none. Motion carried.

Community Center Parking Lot Project

Sittig moved, Wayson seconded to approve Resolution Number 2025-102, A Resolution approving the Amendment to the Services Agreement between the City of North Liberty and Shive-Hattery, Inc. for the Community Center Parking Lot Improvements Phase 1 Project. The vote was: ayes – Wayson, Leibold, Sittig, Park, Smith; nays – none. Motion carried.

Speed Zone Ordinance

Wayson moved, Smith seconded to approve the third consideration and adoption of Ordinance Number 2025-17, An Ordinance amending Chapter 62 of the North Liberty Code of Ordinances to update special speed zones. The vote was: ayes – Smith, Leibold, Sittig, Wayson, Park; nays – none. Motion carried.

Old Business

No old business was presented.

New Business

Councilor Park suggested that the Center for Worker Justice refund could be used for the art program in the Strategic Plan. Councilor Wayson asked about the timing on school zone speed signs.

Adjournment

Park moved; Wayson seconded to adjourn at 7:01 p.m. The vote was all ayes. Meeting adjourned.

CITY OF NORTH LIBERTY

By: _____
Chris Hoffman, Mayor

Attest: _____
Tracey Mulcahey, City Clerk