



## CITY COUNCIL AGENDA – WORK SESSION

Tuesday, April 16 – 4:00 p.m.  
City Hall, 1225 6th Avenue, Marion, IA 52302

The meeting is being recorded. Any item listed on the agenda may be open to discussion by the City Council. Times listed are estimated.

### CALL TO ORDER

### PROCLAMATIONS/OATHS

1. Proclamation: Arbor Day 2019 (Marion Tree Board)

**PRESENTATIONS** – This section is for presentations from external entities regarding current council action and area projects and events.

1. Presentation regarding the 10th Street Bus Shelter (Peter Mitchell, Marion First Christian Church) (Thursday)
2. Presentation regarding the 2019 Linn County Multi-Jurisdictional Hazard Mitigation Plan (Tom Gruis, East Central Iowa Council of Governments (ECICOG)). (Tuesday, 4:00-4:15)
3. Presentation by Cara Hamann and Steven Spears of the University of Iowa regarding installation of bicycle and pedestrian counters along 6th Avenue right-of-way between 12th and 13th. (Tuesday; 4:15-4:30)

**CONSENT AGENDA** – This section includes routine items and will be enacted by one motion without separate discussion unless Council requests an item to be removed to be considered separately.

1. Motion to approve the Consent Agenda as follows:

#### A. Administrative Services (4:30-4:35)

1. Motion to approve minutes of the April 2, 4 and 11, 2019 City Council meetings.
2. Motion to approve the following Hold Harmless Agreement(s):
  - a. Marion by Moonlight, 6/6/19, 6/13/19, 6/20/19, 6/27/19, 6:30-9:30 p.m., Marion Square Park (Farmers State Bank, 1240 8th Avenue) (Permit #2019-00000019)
  - b. Marion Arts Festival, 5/18/19, 9:00-5:00 p.m., Marion Square Park (Marion Arts Festival, 1225 6th Avenue Suite 100) (Permit #2019-00000022)

- c. Marion Big Band Concerts, 7/11/19, 7/18/19, 7/25/19, 7:00-9:00 p.m., Marion Square Park (Doreen Zumwalt, 1500 8th Street) (Permit #2019-00000027)
- d. Uptown Marion Market, 6/8/19, 7/13/19, 8/10/19, 8:00-12:00 p.m., Marion Square Park (Marion Chamber of Commerce, 1225 6th Avenue Suite 100) (Permit #2019-00000025)
3. Motion to receive and file the March department monthly reports.
4. Motion to receive and file resignation letter from Terry Speral from the Parks Board.
5. Resolution No. \_\_\_\_\_ adopting final assessment schedule for Fiscal Year 2019 Quarter 4 Delinquent Fee Special Assessment.
6. Motion to approve payments as presented in the amount of \$769,506.15.
7. Resolution No. \_\_\_\_\_ approving the disposal of surplus city property.
8. Motion directing staff to solicit Request for Qualifications (RFQ) regarding comprehensive strategic planning services.

## **B. Public Services**

1. Resolution No. \_\_\_\_\_ approving the purchase of traffic marking paint from Sherwin-Williams in the amount of \$30,387.50.
2. Resolution No. \_\_\_\_\_ approving partial payment No. 10 to A&J Associates for the Public Service Maintenance Facility in the amount of \$28,100.00.
3. Resolution No. \_\_\_\_\_ approving Partial Payment No. 41 to Anderson-Bogert Engineers for the Public Services site plan development in the amount of \$6,292.00.
4. Resolution No. \_\_\_\_\_ approving the purchase of recycle bins from Rehrig Pacific in the amount of \$19,012.00.

## **C. Public Safety**

1. Resolution No. \_\_\_\_\_ approving the purchase of three portable radios from Racom Corporation in the amount of \$15,860.25.

#### **D. Parks (4:35-4:45)**

1. Motion to receive, file and discuss letter regarding resolution of support for Morgan Creek Park (Linn County Conservation Board, 10260 Morris Hills Road, Toddville).
2. Resolution No. \_\_\_\_\_ approving letter of support regarding Morgan Creek Park Phase I CAT application.
3. Motion to receive, file and discuss the 2019 Parks and Forestry Work Plan.

#### **E. Engineering**

1. Motion to approve Engineering Department project payments as follows:
  - a. Resolution No. \_\_\_\_\_ approving Partial Payment No. 25 to Veenstra & Kimm, Inc. regarding the Indian Creek Trunk Sewer – Segment 7 Project in the amount of \$16,080.82.
  - b. Resolution No. \_\_\_\_\_ approving Partial Payment No. 15 to Snyder & Associates regarding the 2018 Alburnett Rd Extension Phase 1 in the amount of \$6,961.50.
  - c. Resolution No. \_\_\_\_\_ approving Partial Payment No. 9 to Anderson Bogert Engineers regarding the 2018 Central Corridor 7th Ave. Preliminary Design project in the amount of \$23,110.00.
2. Resolution No. \_\_\_\_\_ approving Temporary Construction Easement with D & T Murray Enterprises LLC, for property located at 2534 5th Avenue regarding the Central Corridor Improvements – Phase 4 (19th Street to 26th Street).

#### **F. Community Development**

1. Resolution No. \_\_\_\_\_ setting a public hearing for May 9, 2019 regarding adoption of the Marion Central Corridor Districts Plan for property between 2nd Street and 31st Street and 5th Avenue and 9th Avenue. (City of Marion)
2. Resolution No. \_\_\_\_\_ setting a public hearing for May 9, 2019 regarding amendments to Chapter 176, Zoning Regulations of the Marion Code of Ordinances and adopting the Central Corridor Zoning Districts. (City of Marion)
3. Resolution No. \_\_\_\_\_ setting a public hearing for May 9, 2019 regarding the disposition of City owned property located adjacent to 2791 7th Avenue.

**G. Library – None**

**CONSENT AGENDA WITH MAYOR ABOUASSALY'S ABSTENTION**

2. Motion to approve the Consent Agenda with Mayor AbouAssaly's abstention from voting and discussion as follows:

**A. Administrative Services**

1. Motion to approve the following liquor license applications:
  - a. Renewal – Qdogs BBQ – 895 Blairs Ferry Road  
Class C Liquor License (LC) with additional privileges of Catering, Outdoor Service and Sunday Sales. No violations in previous five years.

**B. Public Services – None**

**C. Public Safety – None**

**D. Parks**

1. Resolution No. \_\_\_\_\_ approving Partial Payment No. 5 to Martin Gardner Architecture for professional services regarding the Lowe Park Maintenance Facility Addition Project in the amount of \$3,020.00

**E. Engineering – None**

**F. Community Development – None**

**G. Library – None**

**REGULAR AGENDA**

**A. Administrative Services (4:45-5:00)**

1. Resolution No. \_\_\_\_\_ awarding General Obligation Corporate Purpose Bonds, Series 2019A.
2. Resolution No. \_\_\_\_\_ awarding General Obligation Urban Renewal Refunding Bonds, Series 2019C.
3. Resolution No. \_\_\_\_\_ awarding General Obligation Annual Appropriation Urban Renewal Bonds, Series 2019B.
4. Public Hearing on proposed development agreement with Synergy Partners, Inc.

5. Resolution No. \_\_\_\_\_ approving Development Agreement with Synergy Partners, Inc., authorizing annual appropriation tax increment payments and pledging certain tax increment revenues to the payment of the agreement.
6. Ordinance No. 19-06 amending Chapter 17 of the Code of Ordinances Relating to Council (Second consideration)
7. Public hearing regarding the proposed adoption of an ordinance amending Chapter 110 of the Code of Ordinances regarding Natural Gas Franchise with MidAmerican Energy Company including the addition of franchise fees. (Continued from April 4, 2019)
8. Ordinance No. 19-07 amending Chapter 110 of the Code of Ordinances regarding Natural Gas Franchise with MidAmerican Energy Company including the addition of franchise fees. (Initial consideration)
9. Ordinance No. 19-08 amending Chapter 111 of the Code of Ordinances regarding Electric Franchise with Interstate Power and Light Company (Alliant) including the addition of franchise fees. (Second consideration)
10. Ordinance No. 19-09 adding Chapter 114 to the Code of Ordinances regarding a Franchise Agreement with Linn County Rural Electric Cooperative Association (Linn County REC) to include franchise fees. (Second consideration)
11. Ordinance No. \_\_\_\_\_ amending Chapter 20 of the Code of Ordinances Relating to City Manager. (Initial consideration)
12. Ordinance No. \_\_\_\_\_ amending Chapter 165 Section 165.11 of the Code of Ordinances Relating to Housing Code Definitions. (Initial consideration)
13. Ordinance No. \_\_\_\_\_ amending Chapter 176, Section 176.06 of the Code of Ordinances Relating to Zoning Regulations Rules and Definitions. (Initial consideration)

**B. Public Services (5:00-5:10)**

1. Resolution No. \_\_\_\_\_ approving amendment to the professional services agreement with Anderson-Bogert Engineers in the amount of \$99,218.00 for the Eco Industrial Park Development.

2. Motion to approve Project Calendar for the Civil Improvements associated with the Public Service Maintenance Facility as follows:
  - a. Resolution No. \_\_\_\_\_ approving Resolution of Necessity regarding the Civil Improvements associated with the Public Service Maintenance Facility.
  - b. Resolution No. \_\_\_\_\_ ordering preparation of detailed plans, specifications, notice of hearing and letting, notice to bidders, form of contract, and estimate of cost regarding the Eco Industrial Phase One Civil Site Package (Public Service Maintenance Facility).
  - c. Resolution No. \_\_\_\_\_ approving and adopting final plans, specifications, notice of hearing and letting, notice to bidders, form of contract, and estimate of cost regarding the Eco Industrial Phase One Civil Site Package (Public Service Maintenance Facility).

**C. Public Safety**

1. Resolution No. \_\_\_\_\_ approving proposal with Terracon regarding Geotechnical Engineering Services for the New Marion Fire Station in an amount not to exceed \$12,150.00.
2. Resolution No. \_\_\_\_\_ approving proposal with Terracon regarding Phase I Environmental Site Assessment for the New Marion Fire Station in the amount of \$2,100.00.
3. Resolution No. \_\_\_\_\_ approving contract with Hall and Hall Engineers, Inc. for engineering design services regarding the Irish Drive Project (New Marion Fire Station) in an amount not to exceed \$19,900.00.

**D. Parks – None**

**E. Engineering (5:10-5:40)**

1. Public Hearing regarding the 2019 Sidewalk Assessment Project.
2. Motion to approve the Project Calendar regarding the 2019 Sidewalk Assessment Project:
  - a. Resolution No. \_\_\_\_\_ amending the Resolution of Necessity regarding the 2019 Sidewalk Assessment Project.
  - b. Resolution No. \_\_\_\_\_ overruling (or amending) objections regarding the 2019 Sidewalk Assessment Project.

- c. Resolution No. \_\_\_\_\_ approving the Final Resolution of Necessity regarding the 2019 Sidewalk Assessment Project.
- d. Resolution No. \_\_\_\_\_ approving and adopting preliminary plans and specifications regarding the 2019 Sidewalk Assessment Project.
- e. Resolution No. \_\_\_\_\_ ordering preparation of detailed plans, specifications, notice of hearing and letting, notice to bidders, form of contract, and estimate of cost regarding the 2019 Sidewalk Assessment Project.

- 3. Public Hearing regarding the 2019 Pedestrian Beacon Project.
- 4. Resolution No. \_\_\_\_\_ accepting bids and awarding contract to Trey Electric Corp. regarding the 2019 Pedestrian Beacon Project in the amount of \$49,878.00.
- 5. Motion to receive, file, discuss and refer to TAC a petition regarding no parking on 1st Street from 29th Avenue to 33rd Avenue.
- 6. Motion to receive, file, discuss and refer to TAC a petition regarding additional speed limit signage on 50th Street south of 29th Avenue.
- 7. Motion to receive, file, discuss and refer to TAC letters regarding changing the classification of Connection Avenue.
- 8. Discussion regarding CMPO funding request of available funding of \$776,000 for Fiscal Year 2023 for 7th Avenue Reconstruction between 7th Street and 27th Street.
- 9. Resolution No. \_\_\_\_\_ approving Change Order No. 10 with Genesis Equities, LLC regarding the 2017 Central Corridor Improvements Project – Phase 3 (13th Street to 19th Street) regarding the storm sewer modifications in the amount of \$10,399.05.

**F. Community Development (5:40-6:10)**

- 1. Resolution No. \_\_\_\_\_ approving the Central Corridor Interim Development Overlay (IDO) review regarding the GLD Multi-Tenant Commercial Development Plan located at 2791 7th Avenue. (GLD Commercial)
- 2. Resolution No. \_\_\_\_\_ approving POS 2335 located adjacent to 2791 7th Avenue. (City of Marion)

3. Ordinance No. 19-10 approving zoning from Undesignated and C-1, Neighborhood Commercial to PD-S, Planned Development-Special for property between 35th Avenue & Tower Terrace Road extended and 35th Street & 44th Street extended. (Second Consideration) (City of Marion)
4. Ordinance No. 19-11 approving zoning from Undesignated to PI, Public Institutional located north of 35th Avenue, east of 35th Street. (Second Consideration) (Linn-Mar Community School District)
5. Public hearing regarding a new Housing Program and a new Housing Code Table of Fees.
6. Resolution No. \_\_\_\_\_ approving the 2019 Housing Program Plans of Inspection as required by 165.06 of the Marion Housing Code.
7. Resolution No. \_\_\_\_\_ approving the 2019 Housing Code Table of Fees as required by 165.05 of the Marion Housing Code and including a landlord permit fee and housing unit registration fee.
8. Resolution No. \_\_\_\_\_ adopting the 2019 Linn County Multi-Jurisdictional Hazard Mitigation Plan.
9. Motion to receive and file a request from Rookwood Estates, LLC for the issuance of building permit(s) prior to approval of a final plat for the Rookwood Estates First Addition.

**G. Library** – None

**OTHER DEPARTMENT DISCUSSION** – This portion of the meeting is set aside for other department discussions, presentations, and updates not related to current council action.

**COUNCIL DISCUSSION** – During this portion of the meeting, Council members may bring forward communications, concerns and reports on various matters.

**ADJOURN**