

CITY OF PELLA, IOWA
TENTATIVE CITY COUNCIL MEETING AGENDA
December 15, 2015–7:00 p.m. – Public Safety Complex
Liberty Street Entrance

A. CALL TO ORDER BY MAYOR AND ROLL CALL

B. MAYOR'S COMMENTS

1. Announce Policy and Planning Meeting following the regular Council meeting to discuss:
 - a. Cellar Peanut Pub Request.
2. Approval of tentative agenda.
3. Reappointment of Marv Tysseling to the Airport Committee.
4. Reappointment of Teresa Thompson to the Community Services Board.
5. Reappointment of Stephen Fyfe to the Community Services Board.
6. Reappointment of Lauri Amelse to the Community Services Board.
7. Reappointment of Arvin Van Zante to the Community Services Board.
8. Announce Closed Session pursuant to Iowa Code Chapter 21.5 1 (c) to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation.

***PUBLIC FORUM (for anyone wishing to address Council regarding agenda items.)**

(Public comments are limited to 3 minutes.)

C. APPROVAL OF CONSENT AGENDA

"Consent Agenda" means that all items listed below will be automatically approved with one Roll Call vote approving the "Consent Agenda". Any City Council member may ask to pull an item from the "Consent Agenda" for discussion and a separate vote. The purpose of a "Consent Agenda" is to expedite routine items and allow Council time to discuss more important matters."

1. Approval of Minutes
 - a. Official Council Minutes for December 1, 2015.
2. Report of Committees
 - a. Policy and Planning Minutes for December 1, 2015.
 - b. Planning and Zoning Commission Minutes for September 28, 2015.
 - c. Library Minutes for November 10, 2015.
3. Petitions and Communications
 - a. Renewal of Class C Liquor License with Class B Wine Permit and Sunday Sales for the Pella Opera House.
 - b. Renewal of Special C Liquor License with Sunday Sales for Yamato Japanese Steak House.
4. Administration Reports
 - a. None

D. *PUBLIC HEARINGS

(Statutory rule may be waived and ordinance passed without further readings.)

1. a. Public Hearing on a Rezoning Application by Kevin Langstraat to Rezone Property from M1 Limited/Light Industrial District to R2 Two Family Residential District.
 1. b. Ordinance No. 904 entitled, "AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF PELLA, IOWA, BY AMENDING THE BOUNDARIES OF THE R2 DISTRICT TO INCLUDE THE PROPERTY LEGALLY DESCRIBED IN "EXHIBIT A" AND DIRECTING THE ZONING ADMINISTRATOR TO NOTE THE ORDINANCE NUMBER AND DATE OF THIS CHANGE ON THE OFFICIAL ZONING MAP". (1st Reading)
 2. a. Resolution No. 5642 entitled, "RESOLUTION RATIFYING, CONFIRMING AND APPROVING THE PUBLICATION OF A NOTICE OF PUBLIC HEARING FOR THE AUTHORIZATION TO ENTER INTO AN AMENDMENT TO THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF PELLA AND MILL FARM PARTNERS, LLC.".
 2. b. Public Hearing on the Proposal to Enter into an Amendment to the Development Agreement by and between the City of Pella and Mill Farm Partners, LLC.
 2. c. Resolution No. 5643 entitled, "RESOLUTION APPROVING AND AUTHORIZING EXECUTION OF AN AMENDMENT TO THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF PELLA AND MILL FARM PARTNERS, LLC.".

E. PETITIONS & COMMUNICATIONS

NONE

F. PLANNING AND ZONING ITEMS

NONE

G. ADMINISTRATION REPORTS

NONE

H. RESOLUTIONS

1. Resolution No. 5644 entitled, "RESOLUTION APPROVING MORATORIUM ON THE ISSUANCE OF BUILDING PERMITS FOR SINGLE OR TWO FAMILY NEW CONSTRUCTION IN THE MAIN STREET AND WASHINGTON STREET GATEWAY CORRIDOR DISTRICTS".

2. Resolution No. 5645 entitled, "RESOLUTION ORDERING SPECIFICATIONS, FORM OF CONTRACT, NOTICE TO BIDDERS, SETTING DATE FOR PUBLIC HEARING, AND AUTHORIZING THE TAKING OF BIDS AND AUTHORIZING THE BID OPENING IN CONNECTION WITH THE 69 KV RING BUS IMPROVEMENTS FOR FURNISHING 69 KV CONTROL PANELS FOR THE CITY OF PELLA".

3. Resolution No. 5646 entitled, "RESOLUTION APPOINTING BANKERS TRUST COMPANY OF DES MOINES, IOWA, TO SERVE AS PAYING AGENT, NOTE REGISTRAR, AND TRANSFER AGENT, APPROVING THE PAYING AGENT AND NOTE REGISTRAR AND TRANSFER AGENT AGREEMENT AND AUTHORIZING THE EXECUTION OF THE AGREEMENT".

4. Approval of Tax Exemption Certificate.

5. Approval of Continuing Disclosure Certificate.

6. Resolution No. 5647 entitled, "A RESOLUTION APPROVING AND AUTHORIZING A FORM OF LOAN AGREEMENT AND AUTHORIZING AND PROVIDING FOR THE ISSUANCE AND SECURING THE PAYMENT OF \$4,000,000 ELECTRIC REVENUE CAPITAL LOAN NOTES, SERIES 2015, OF THE CITY OF PELLA, STATE OF IOWA, UNDER THE PROVISIONS OF THE CITY CODE OF IOWA, AND PROVIDING FOR A METHOD OF PAYMENT OF THE NOTES".

7. Resolution No. 5648 entitled, "RESOLUTION APPROVING CENTRAL IOWA REGIONAL TRANSPORTATION PLANNING ALLIANCE'S REPRESENTATION FOR 2016".

8. Resolution No. 5649 entitled, "RESOLUTION AUTHORIZING THE SUBMITTAL OF THE FIVE YEAR CAPITAL IMPROVEMENT PROGRAM FOR THE PELLA MUNICIPAL AIRPORT FOR POSSIBLE FY 2017 THROUGH FY 2021 FEDERAL AVIATION ADMINISTRATION GRANTS".

9. Resolution No. 5650 entitled, "RESOLUTION APPROVING CHANGE ORDER #1 WITH PELLA CONCRETE CONTRACTORS FOR THE JEFFERSON STREET RECONSTRUCTION PROJECT".

I. ORDINANCES

(Statutory rule may be waived and ordinance passed without further readings.)

NONE

J. CLAIMS

1. Abstract of bills No. 1949.

K. OTHER BUSINESS/*PUBLIC FORUM (any additional comments from the Public)

(Public comments are limited to 3 minutes.)

L. CLOSED SESSION

1. Closed Session pursuant to Iowa Code Chapter 21.5 1 (c) to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation.

M. PROCLAMTION

1. Proclamation Thanking Councilmember Dave Vander Horst for His Service.

N. ADJOURNMENT

NOTICE: Items to be presented to the City Council must be in the hands of the City Clerk no later than 4:00 p.m. on the Monday before the week of the Council meeting. A packet containing the agenda and documentation for each item listed on the agenda is then prepared on Friday and delivered to each Councilmember. The next regular Council meeting is scheduled for January 5, 2016. The deadline for items is December 28, 2015. *The CITY OF PELLA encourages all citizens of Pella to attend Council meetings. Our Council Chambers are handicapped accessible and City Staff are available to give assistance if needed. If you are hearing impaired or vision impaired or a person with Limited English Proficiency and require an interpreter or reader, please contact City Hall by NOON on the Monday prior to Council meetings to arrange for assistance. (641-628-4173). TTY telephone service available for the hearing impaired through Relay Iowa 1-800-735-2942.*