



CITY OF PELLA

CITY COUNCIL PRELIMINARY SUMMARY MINUTES

May 17, 2022

Preliminary summary minutes are not the official minutes of record until approved by the City Council at a subsequent Council meeting

A. CALL TO ORDER BY MAYOR AND ROLL CALL

The City Council of the City of Pella, Iowa, met in regular session at the Public Safety Complex (614 Main Street) at 6:00 p.m., Mayor Don DeWaard presiding. Council members present were: Mark De Jong, Liz Sporrer, Lynn Branderhorst, Calvin Bandstra, Dr. Spencer Carlstone, Dave Hopkins. Absent: None.

City Administrator Mike Nardini and City Clerk Mandy Smith were present.

Nine staff members and twenty-three members of the general public attended in person.

One staff member and nine members of the general public attended via conference call.

B. MAYOR'S COMMENTS

1. Approval of Tentative Agenda.
Bandstra moved to approve, seconded by De Jong.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
2. Reappointment of Dayrel Gates to the Library Board of Trustees.
Hopkins moved to approve, seconded by Sporrer.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
3. Reappointment of Suzy Card to the Library Board of Trustees.
De Jong moved to approve, seconded by Hopkins.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

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

Comments were received and addressed.

D. APPROVAL OF CONSENT AGENDA

Bandstra moved to approve the consent agenda, seconded by De Jong.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

The following items were approved:

1. Approval of Minutes
 - a. Official Council Minutes for May 3, 2022
2. Report of Committees
 - a. Policy and Planning Minutes for May 3, 2022
 - b. Civil Service Commission Minutes for March 2, 2022
 - c. Airport Committee Minutes for March 25, 2022
 - d. Planning and Zoning Commission Minutes for March 28, 2022
 - e. Community Development Committee Minutes for April 13, 2022
3. Petitions and Communications
 - a. Renewal of Cigarette/Tobacco/Nicotine/Vapor Permits for Casey's General Store #2598, Casey's General Store #2694, Casey's General Store #3566, Dollar General #23989, Hy-Vee Food Store, Hy-Vee Wine & Spirits
 - b. Special Event Permit Request for Pella Middle School Band Concert on the Tulip Toren

E. PUBLIC HEARINGS

- 1a. Public Hearing on Budget Amendment #1 for the FY 21-22 Budget.

No written or oral comments were received.

Bandstra moved to close the public hearing, seconded by Hopkins.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

1b. Resolution No. 6435 entitled, "RESOLUTION AMENDING THE FY 21-22 ANNUAL BUDGET BY ADOPTING BUDGET AMENDMENT #1."

De Jong moved to approve, seconded by Branderhorst.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

2a. Public Hearing regarding Public Right-Of-Way Vacation in a Portion of Orchard Drive.

No written or oral comments were received.

De Jong moved to close the public hearing, seconded by Hopkins.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

2b. Ordinance No. 1011 entitled, "AN ORDINANCE VACATING THE PUBLIC RIGHT-OF-WAY IN THE PORTION OF ORCHARD DRIVE LOCATED SOUTH OF MONROE STREET AND BETWEEN LOTS 15 AND 16 OF THE MONROE ADDITION IN THE CITY OF PELLA."

Bandstra moved to place ordinance no. 1011 on its first reading, seconded by Hopkins.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

It was moved by Bandstra that the statutory rule requiring said ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, seconded by Branderhorst.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

Branderhorst moved that ordinance no. 1011 be adopted, seconded by Hopkins.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

Mayor DeWaard declared the ordinance duly passed and adopted.

F. PETITIONS & COMMUNICATIONS

1. Special Event Permit Request for Nature Walks and Bat Survey at Big Rock Park.

Branderhorst moved to approve, seconded by De Jong.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

G. RESOLUTIONS

1. Resolution No. 6425 entitled, "RESOLUTION APPROVING PRELIMINARY PLAT FOR DINGEMAN SUBDIVISION – PLAT 1."

De Jong moved to remove this item from the table, seconded by Sporrer.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

De Jong moved to conditionally approve the preliminary plat with the following conditions: the developer is not able to sell Outlot A, Outlot B, Lot 1, or Lot 2 until all required public improvements are constructed for the 12th Street extension to the northerly border of Lot 1 and Lot 2; only one building permit is able to be issued for the preliminary plat until all required public infrastructure is installed per City Code; no building permits will be issued for Lot A; Lot A cannot be combined with another parcel for development; Lot A will be transferred to the City of Pella once W. 12th Street is constructed and accepted as a public improvement by the City Council, seconded by Bandstra.

De Jong moved to amend his motion to remove Lot 1 from the first condition, seconded by Bandstra.

On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

De Jong moved to conditionally approve the preliminary plat with the following conditions: the developer is not able to sell Outlot A, Outlot B, or Lot 2 until all required public improvements are constructed for the 12th Street extension to the northerly border of Lot 1 and Lot 2; only one building permit is able to be issued for the preliminary plat until all required public infrastructure is installed per City Code; no building permits will be issued for Lot A; Lot A cannot be combined with another parcel for development; Lot A will be transferred to the City of Pella once W. 12th Street is constructed and accepted as a public improvement by the City Council, seconded by Bandstra.

On roll call, the vote was:

AYES: 5 (De Jong, Bandstra, Carlstone, Sporrer, Branderhorst)

NAYS: 1 (Hopkins)

Motion carried.

2. Resolution No. 6436 entitled, "RESOLUTION APPROVING CHANGE ORDER NO. 3 AND ACCEPTING THE PUBLIC IMPROVEMENTS FOR THE KIWANIS PARK IMPROVEMENTS PROJECT."
De Jong moved to approve, seconded by Branderhorst.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
3. Resolution No. 6437 entitled, "RESOLUTION FIXING DATE FOR A PUBLIC HEARING ON THE PROPOSAL TO CONVEY REAL PROPERTY TO PELLA REGIONAL HEALTH CENTER, AND PROVIDING FOR PUBLICATION OF NOTICE THEREOF."
Bandstra moved to approve, seconded by Sporrer.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
4. Resolution No. 6438 entitled, "RESOLUTION APPROVING ORDERING THE PREPARATION OF PLANS AND SPECIFICATIONS, FORM OF CONTRACT, NOTICE OF HEARING AND NOTICE OF LETTING, SETTING DATE FOR PUBLIC HEARING, AUTHORIZING THE TAKING OF BIDS, AND AUTHORIZING BID OPENING FOR THE OLD CITY HALL ALLEY RECONSTRUCTION PROJECT."
Branderhorst moved to approve, seconded by Hopkins.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
5. Resolution No. 6439 entitled, "RESOLUTION APPROVING ORDERING THE PREPARATION OF PLANS AND SPECIFICATIONS, FORM OF CONTRACT, NOTICE OF HEARING AND NOTICE OF LETTING, SETTING DATE FOR PUBLIC HEARING, AUTHORIZING THE TAKING OF BIDS, AND AUTHORIZING BID OPENING FOR THE PRAIRIE STREET IMPROVEMENTS PROJECT."
Branderhorst moved to approve, seconded by Sporrer.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.
6. Resolution No. 6440 entitled, "RESOLUTION APPROVING ORDERING THE PREPARATION OF PLANS AND SPECIFICATIONS, FORM OF CONTRACT, NOTICE OF HEARING AND NOTICE OF LETTING, SETTING DATE FOR PUBLIC HEARING, AUTHORIZING THE TAKING OF BIDS, AND AUTHORIZING BID OPENING FOR THE PRAIRIE RIDGE WEST SANITARY SEWER PROJECT."
De Jong moved to approve, seconded by Branderhorst.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

H. ORDINANCES

1. Ordinance No. 1009 entitled, "AN ORDINANCE AMENDING THE CITY CODE OF THE CITY OF PELLA, IOWA BY ADOPTING A NEW SECTION 41.14 RELATING TO INDECENT EXPOSURE OR CONDUCT."
Branderhorst moved to place ordinance no. 1009 on its second reading, seconded by Hopkins.
On roll call the vote was:
 - AYES: 5 (Branderhorst, Hopkins, Sporrer, Bandstra, Carlstone)
 - NAYS: 1 (De Jong)
 Motion carried.

 It was moved by Branderhorst that the statutory rule requiring said ordinance to be considered and voted on for passage at two Council meetings prior to the meeting at which it is to be finally passed be suspended, seconded by Hopkins.
 On roll call the vote was:
 - AYES: 5 (Branderhorst, Hopkins, Sporrer, Bandstra, Carlstone)
 - NAYS: 1 (De Jong)
 Motion carried.

 Branderhorst moved that ordinance no. 1009 be adopted, seconded by Hopkins.
 On roll call the vote was:
 - AYES: 5 (Branderhorst, Hopkins, Sporrer, Bandstra, Carlstone)
 - NAYS: 1 (De Jong)
 Motion carried.

 Mayor DeWaard declared the ordinance duly passed and adopted.

2. Ordinance No. 1012 entitled, "AN ORDINANCE AMENDING THE CITY CODE OF THE CITY OF PELLA, IOWA, FOR THE PURPOSE OF ADDING A NEW CHAPTER 39, ESTABLISHING A CITY AMBULANCE SERVICE."
Bandstra moved to place ordinance no. 1012 on its first reading, seconded by Branderhorst.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

I. CLAIMS

1. Abstract of Bills No. 2103.
Branderhorst moved to approve, seconded by De Jong.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

J. OTHER BUSINESS/PUBLIC FORUM (any additional comments from the public)

No comments were received.

K. POLICY AND PLANNING

From 7:34 p.m. to 7:49 p.m., Council adjourned to the Policy and Planning meeting to discuss city-owned property which could be transitioned for private use, with no formal Council action taken.

L. ADJOURNMENT

There being no further business claiming their attention, Bandstra moved to adjourn, seconded by Hopkins.
On roll call the vote was: AYES: 6, NAYS: None. Motion carried.

Meeting adjourned at 7:50 p.m.