

CITY COUNCIL MEETING
Tuesday, June 10, 2014
Grimes City Hall 5:30 P.M.

The regular meeting of the Grimes City Council was called to order by Mayor Armstrong on Tuesday, June 10, 2014 at 5:30 P.M. at the Grimes City Hall. Mayor Pro Tem Evans led the Pledge of Allegiance. Roll Call: Present: Patterson, Evans, Blackford, Bickford Absent: Altringer

GENERAL AGENDA ITEMS.

APPROVAL OF THE AGENDA

Mayor Pro Tem Evans asked for approval of the agenda with a request to remove Item E under Council Actions.

Moved by Patterson, Seconded by Blackford; the agenda shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

Approval of the Consent Agenda

A. Minutes from May 13, 2014 Council Meeting B. Tobacco Permits 2014/2015 (effective for July 1 – yearly renewal) C. Hutchinson Salt Company – salt for storage building \$73,647.14 D. Request for Fireworks Display for July 5th for Cutty’s Des Moines Camp Club E. Request for Fireworks Display for October 4th at Cutty’s Des Moines Camp Club F. Des Moines Area Metropolitan Planning Organization Fiscal Year 2015 Assessment \$8,246 (*amount assessment rate of \$1.00 per capita according to 2010 Census population figure of 8,246*) G. Mississippi Lime Company – quicklime \$3,662.70 (*operational chemicals for plant*)H. Sanitary Sewer Easement with Metro Waste Authority (*easement for the purpose of construction, installation and maintenance of sanitary sewer*) I. Sanitary Sewer Easement Vacation with City of Grimes and Metro Waste Authority (*easement - as part of the platting of Lot 6, Gateway Commerce Plat 1*)J. Sanitary Sewer Easement Vacation with City of Grimes and Metro Waste Authority (*easement recorded in Book 7779 at page 175 of the Polk County records*) K. Pay Request to Edge Commercial for Glenstone Park Phase I - \$68,720.33 L. UTV Bobcat in an amount not to exceed \$23,000 M. Two Red Toyota Prius from Toyota of DM in the amount of \$22,450 each for building department N. Pay Request #1 to Koester Construction Company for Grimes City Hall/Chamber Remodel - \$32,214.17 O. Claims dated June 10, 2014 in the amount of \$3,272,489.78.

Moved by Blackford, Seconded by Patterson; the Consent Agenda shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

Fire Chief Report

Fire Chief Krohse that for the month of May they had 78 calls. He added that currently they are 80 calls above last year. Chief Krohse stated that in an effort to be proactive they had a crew at the fire station the night of the anticipated storm. He added that luckily they were not needed for any emergencies.

Patrol Report

Division Commander Captain Steve Schneider from the Polk County Sheriff’s Department was present. He stated that there were 396 calls for service with 53 case and 172 traffic stops. Captain Schneider added that the drug drop off box would be ready soon to be placed in the City of Grimes.

PUBLIC AGENDA ITEMS Council may consider and potentially act on the following Public Agenda items.

A. Public Hearing for the City of Grimes 2013-2014 Budget Amendment

Mayor Pro Tem Evans opened the Public Hearing at 5:35 pm. There being no oral or written comments the Hearing was closed at 5:35 pm.

B. Resolution 06-2614 Approving the City of Grimes 2013-2014 Budget Amendment

City Administrator Brown advised that this amendment was to cover a bond payment on the ASR Well. Moved by Blackford, Seconded by Bickford; Resolution 06-2614 approving the City of Grimes 2013-2014 Budget Amendment shall now pass.

C. Second Reading of Ordinance #632 Curb It! Fee effective July 1, 2014 increasing \$.04 to \$2.65 per Household, 1.5% increase

Moved by Patterson, Seconded by Blackford; the Second Reading of Ordinance #632 Curb It! Fee shall now pass.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

D. Congregate Meal Site 28E Extension Agreement (*extension of existing agreement through June 30, 2017*)

City Administrator Brown advised that this has been a great program and very successful.

Moved by Blackford, Seconded by Patterson; the Congregate Meal Site 28E Extension Agreement shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

PUBLIC FORUM

Richard Loew of 304 SE Main was present to discuss his property. He is requesting a curb cut in order to have access to his garage on SE Main Street. City Engineer Gade advised that they had an agreement with the previous owner when the SE Main Street project was being done and that owner had agreed to not having access from SE Main Street. Gade advised that this property has other options for access. The Council will discuss this issue further at a workshop.

COUNCIL ACTIONS

A. Meadowlark South Plat 5 – Final Plat

Chad Billings of Engineering Resource Group, 2413 Grand Avenue Des Moines, Iowa addressed the Council on behalf of the owner Hubbell Development. Billings stated that this plat contains 29 single family lots. He added this is the second to the last plat of the Meadowlark project. City Engineer Gade advised that Planning and Zoning approved this Final Plat subject to review by the City's legal department and he had no issues.

Moved by Blackford, Seconded by Bickford; Meadowlark South Plat 5- Final Plat shall be approved subject to approval of the outstanding legal documents.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

B. Prairie Business Park – Site Plan

Steve Gaer of R & R Investors was present regarding the site plan. Gaer provided elevation drawings of the proposed building. Gaer discussed some changes to the access drives. Gaer also stated that the developer is asking to postpone the installation of windows on the south elevation until such times as they could determine if this building would stay at the initial size or be expanded. He added that this would not extend beyond a ten year time frame. Gaer stated that at the end of ten years if the building had not expanded the windows would then be put in as requested. The exact terms would be worked out in the

development agreement. City Engineer Gade advised that Planning and Zoning approved the site plan at their meeting.

Move by Bickford, Seconded by Blackford; the Prairie Business Park Site Plan shall be approved with the stipulation that if expansion does not happen by the end of ten years the developer will install windows as shown on drawings.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

C. Metro Waste Transfer Station – Site Plan

Jeff Dworek, Director of Operations for Metro Waste Authority, addressed the Council. Dworek provided drawings of the Metro Waste Solid Waste Transfer Station facility which will be located at 4105 SE Beisser Drive. He stated that this facility could collect solid waste from local trucks and transfer the materials inside the building to larger trailer truck which would then take those materials to the landfill. Dworek stated that in addition to the current salt storage building on this site the transfer station would be a two story metal structure, approximately 26,000 square feet with a concrete base. He provided a drawing showing how traffic would enter and exit the facility. The Council discussed concerns over litter that could come from this facility. Dworek advised that they provide very strict controls on litter within the facility and along with fencing around the site which is why they have changed the plans so that all of the tarping of the trucks is done indoors. He added that litter is picked up daily at the site. Council Member Bickford asked how many trucks would come into the site a day and was advised that there would be 80 to 120 trucks per day. City Engineer Gade advised that the site plan was approved by Planning and Zoning.

Moved by Patterson, Seconded by Blackford; the Metro Waste Transfer Station shall be approved subject to Fox Engineering letter dated May 29, 2014.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

D. Glenstone Trail Plat 8 – Final Plat

Bob Gibson of Civil Design Advantage, 3405 SE Crossroads Drive Suite G, addressed the Council on behalf of Neat Feat LLC. Gibson advised that this is the final phase of the Glenstone Trail project. This project will have 14 townhome units located on 2 acres west of Glenstone Drive. City Engineer Gade advised that Planning and Zoning had approved this final plat subject to the approval of the legal documents.

Moved by Patterson, Seconded by Blackford; Glenstone Trail Plat 8 Final Plat shall be approved subject to approval of the legal documents.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

E. Request for Private Fireworks Display (request removed from agenda)

F. Contract Agreement with US Water

DeWayne Dousay and Aaron Voss from US Water were present. Voss thanked the Council for the opportunity to serve the City of Grimes. City Administrator Brown advised that she was very happy with the contract with US Water and thanked them for the ease of working through the contract. City Council Member Evans stated that she appreciates all the time and effort that went into this contract but she still disagreed with the process.

Moved by Patterson, Seconded by Blackford; the Contract Agreement with US Water shall be approved.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

COUNCIL DISCUSSIONS

1. Mayor's Report

Mayor Pro Tem Evans had no report

2. City Attorney's Report

No report

3. City Engineer's Report

City Engineer Gade advised that the SE 19th Street Project would be starting and it would be coordinated with the City of Johnston who is doing work on the same street on their side. He also advised that at the next City Council meeting he would be talking to the Council about the possibility of right turn lanes at this location.

4. City Staff Report

City Administrator Brown advised that the City has hired Madonna Hughes as a receptionist at City Hall, and Dave Guthrie and Chris Poole as building inspectors.

5. Old Business

Brian Buethe of Grimes Chamber and Economic Development was present to remind everyone of the upcoming Governors Days in Grimes June 12-14th. He thanked the City of Grimes along with many great sponsors for the help with the celebration.

Council Member Bickford asked about covenants being filed with the City as he understood those were already filed with the County. City Administrator Brown advised that they were filed with the County and that we have added a line to our building permits that remind people to check on their covenant before doing any type of building project.

Council Member Bickford also raised questions regarding trailer in backyards. City Administrator Brown advised that this could be discussed during the next workshop.

6. New Business

ADOURNMENT

Moved by Bickford, Seconded by Blackford; there being no further business, the meeting shall be adjourned at 6:13 pm.

Roll Call: Ayes: All. Nays: None. Motion passes: 4 to 0.

ATTEST:

Rochelle Williams, City Clerk

Thomas M. Armstrong, Mayor