

“Cedar Rapids is a vibrant urban hometown – a beacon for people and businesses invested in building a greater community now and for the next generation.”

NOTICE OF CITY COUNCIL MEETING

The Cedar Rapids City Council will meet in Regular Session on Tuesday, November 23, 2021 at 4:00 PM in the Council Chambers, 3rd Floor, City Hall, 101 First Street SE, Cedar Rapids, Iowa, to discuss and possibly act upon the matters as set forth below in this tentative agenda. *(Please silence mobile devices.)*

A G E N D A

- Invocation
- Pledge of Allegiance
- Proclamations/Presentations

PUBLIC HEARINGS

1. A public hearing will be held to consider amending Chapter 32 of the Municipal Code, Zoning, to update development and accessory dwelling unit standards (Jeff Wozencraft). CIP/DID #CD-0048-2018
 - a. First Reading: Ordinance amending Chapter 32 of the Municipal Code, Zoning, to update development and accessory dwelling unit standards.
2. A public hearing will be held to consider the Urban Renewal Plan for the proposed Upper 1st Avenue East Urban Renewal Area and an Ordinance related to the collection of tax increments therein (Caleb Mason). CIP/DID #TIF-0067-2021
 - a. Resolution approving the Urban Renewal Plan for the Upper 1st Avenue East Urban Renewal Area along 1st Avenue E between 18th Street and 20th Street.
 - b. First Reading: Ordinance relating to the collection of tax increments within the Upper 1st Avenue East Urban Renewal Area.
3. A public hearing will be held to consider the Resolution of Necessity (Proposed) for sanitary sewer service replacement with the Trail Ridge Road SE from Red Fox Road to Indiandale Road project (Tim Mroch). **(Paving for Progress)** CIP/DID #3012291-00
 - a. Resolution with respect to the adoption of the Resolution of Necessity for the Trail Ridge Road SE from Red Fox Road to Indiandale Road project.

4. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the 2022 Sanitary Sewer Service Replacement project (estimated cost is \$130,000) (Tim Mroch). CIP/DID #6550043-01
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the 2022 Sanitary Sewer Service Replacement project.
5. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the Adirondack Drive NE Storm Sewer Improvements project (estimated cost is \$240,000) (Ben Worrell). CIP/DID #304413-01
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the Adirondack Drive NE Storm Sewer Improvements project.
6. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the Ellis Harbor Sidewalk Repairs Phase 2 project (estimated cost is \$130,000) (Steve Krug). CIP/DID #PUR1021-108
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the Ellis Harbor Sidewalk Repairs Phase 2 project.
7. A public hearing will be held to consider the proposed specifications, form of contract and estimated cost for the Bever Park Playground project (estimated cost is \$220,000) (Steve Krug). CIP/DID #PUR1021-124
 - a. Resolution adopting specifications, form of contract and estimated cost for the Bever Park Playground project.

PUBLIC COMMENT

This is an opportunity for the public to address the City Council on any subject pertaining to Council action scheduled for today. If you wish to speak, place your name on the sign-up sheet on the table outside the Council Chambers and approach the microphone when called upon.

MOTION TO APPROVE AGENDA

CONSENT AGENDA

These are routine items, some of which are old business and some of which are new business. They will be approved by one motion without individual discussion unless Council requests that an item be removed for separate consideration.

8. Motion to approve the minutes.
9. Resolution approving the Cedar Rapids Transit Title VI Program update for 2020 to 2023. CIP/DID #TRN004-21

10. Resolution amending Resolution No. 1498-10-21, which authorized payment for an amount not to exceed \$53,219 for staffing costs related to the winter overflow shelter during fiscal year 2021, to change the payee to the Housing Fund for Linn County. CIP/DID #CD-0075-2021
11. Resolution ratifying a \$100,000 annual contribution to the Creating Safe, Equitable, and Thriving Communities Fund administered by the Greater Cedar Rapids Community Foundation. CIP/DID #CM003-16
12. Resolution authorizing the addition of a full-time Senior Systems Engineer position in the Information Technology Department. CIP/DID #HR0071
13. Resolution fixing value of lots and adopting preliminary plat and schedule, estimate of cost and proposed preliminary plans and specifications for the construction of the Bowling Street SW from 50th Avenue to 41st Avenue and Tamara Drive to 29th Avenue Sidewalk Infill project. CIP/DID #301876-00
14. Motion authorizing publication of a public notice that on December 7, 2021 a resolution will be considered to extend the lease agreement with the Eastern Iowa Airport Commission for hangar space for the storage of vacuum trucks for the Solid Waste and Recycling Division. CIP/DID #PUR0921-092
15. Resolution setting a public hearing for December 7, 2021 to consider authorizing an Electric Line Easement on City-owned property between J and H Avenues NE and adjacent to 10th Street NE as requested by Interstate Power and Light Company in connection with the Cedar River Flood Risk Management Project – Reach 1 – Shaver Road NE Improvements at McCloud Run project. CIP/DID #3314200-00
16. Resolution setting a public hearing for December 7, 2021 to consider authorizing an Underground Electric Line Easement on City-owned property at 2416 Mount Vernon Road SE as requested by Interstate Power and Light Company. CIP/DID #ESCY-031796-2021
17. Resolution setting a public hearing for December 21, 2021 to consider the Resolution of Necessity (Proposed) for the construction of the Wiley Trail from Williams Boulevard to 16th Avenue SW project. CIP/DID #325052-00
18. Motions setting public hearing dates for:
 - a. December 7, 2021 – to consider amending Chapter 2 of the Municipal Code, City and Precinct Boundaries, to update precinct and Council district boundaries based on the results of the 2020 Census. CIP/DID #CLK005-21
 - b. December 7, 2021 – to consider amending Chapter 22A of the Municipal Code, Nuisance Properties, to create new and specific regulations applicable to properties in Cedar Rapids. CIP/DID #OB807542
19. Motions setting public hearing dates and directing publication thereof, filing plans and/or specifications, form of contract and estimated cost, advertising for bids by posting notice to bidders as required by law, and authorizing City officials or designees to receive and open bids and publicly announce the results for:
 - a. December 7, 2021 – 15th Avenue SW from 4th Street to C Street Rehabilitation project (estimated cost is \$1,930,000). **(Paving for Progress)** CIP/DID #3012100-04
 - b. December 7, 2021 – Ellis Golf Course Clubhouse FF&E project (estimated cost is \$115,000). **(Derecho)** CIP/DID #PUR1121-145

20. Motion assessing civil penalties for violation of State Code regarding the sale of alcohol to minors against:
 - a. Kwik Star #1107, 1900 16th Avenue SW (first offense – \$500). CIP/DID #LIQR005031-03-2021
 - b. Uptown Liquor & Tobacco, 2000 Wiley Boulevard SW (first offense – \$500). CIP/DID #LIQR004656-02-2020
21. Motion approving the beer/liquor/wine applications of: CIP/DID #OB1145716
 - a. Casey's General Store #3561, 1532 Ellis Boulevard NW.
 - b. Comfort Inn & Suites Cedar Rapids North, 2025 Werner Avenue NE.
 - c. Immaculate Conception Catholic Church, 857 3rd Avenue SE (5-day license for an event).
 - d. Jim's Foods, 812 6th Street SW.
 - e. Murphy USA #7775, 3030 Edgewood Road SW.
 - f. Outback Steakhouse, 3939 1st Avenue SE.
 - g. Red Ginger, 2230 Edgewood Road SW.
 - h. Scores on 33rd, 3287 6th Street SW (new – formerly Pei's Mandarin).
 - i. The Station, 3645 Stone Creek Circle SW.
 - j. Winifred's Restaurant, 3847 1st Avenue SE.
22. Resolutions approving:
 - a. Payment of bills. CIP/DID #FIN2021-01
 - b. Payroll. CIP/DID #FIN2021-02
 - c. Transfer of funds. CIP/DID #FIN2021-03
23. Resolutions appointing and thanking the following individuals:
 - a. Appointing Mugisha Gloire, James Klein, Dave Lodge, Mary Kay McGrath, Jim Sherman, Amy Stevenson, Gary Streit, Monica Vallejo and Monica Vernon (effective through May 1, 2022) to the Charter Review Commission. CIP/DID #OB81096
 - b. Vote of thanks to Tricia Kitzmann for serving on the Cedar Rapids Wellbeing Advisory Committee. CIP/DID #CM001-16
24. Resolution approving the special event application for:
 - a. Cedar Rapids Turkey Trot 5K (includes road closures) on November 25, 2021. CIP/DID #SPEC-019545-2021
25. Resolutions approving assessment actions:
 - a. Intent to assess – Solid Waste and Recycling – cleanup costs – 19 properties. CIP/DID #SWM-020-21
 - b. Intent to assess – Water Division – delinquent municipal utility bills – 31 properties. CIP/DID #WTR112321-01
 - c. Levy assessment – Water Division – delinquent municipal utility bills – 12 properties. CIP/DID #WTR101221-01
26. Resolutions accepting projects, approving Performance Bonds and authorizing final payments:
 - a. Bowling Street SW from 50th Avenue to Wilson Avenue Pavement Rehabilitation and Lane Conversion project, final payment in the amount of \$102,194.95 and 4-year Performance Bond submitted by Iowa Civil Contracting, Inc. (original contract amount was \$1,977,451.78; final contract amount is \$2,043,899.09). **(Paving for Progress)** CIP/DID #3012310-02

- b. Williams Boulevard SW at Dean Road SW Roundabout project, Change Order No. 7 deducting the amount of \$93,293.82, final payment in the amount of \$74,482.71 and 4-year Performance Bond submitted by Midwest Concrete, Inc. (original contract amount was \$1,480,493.38; final contract amount is \$1,489,654.20). CIP/DID #301972-02
27. Resolutions approving actions regarding purchases, contracts and agreements:
- a. Purchase of property insurance, including \$100 million in excess flood insurance, through TrueNorth Companies, LLC in the amount of \$3,057,700. CIP/DID #FIN2021-34
 - b. Amendment No. 25 to the contract with Willett Hofmann & Associates Inc. for architectural design services for ADA compliance at various City facilities to add services for an amount not to exceed \$13,487.60 (original contract amount was \$156,580; total contract amount with this amendment is \$375,697.40). CIP/DID #PUR1216-135
 - c. Amendment No. 2 to the contract with OPN Architects for architectural services for Ellis Golf Clubhouse to add services for an amount not to exceed \$9,624 (original contract amount was \$100,000; total contract amount with this amendment is \$224,194). **(Derecho)** CIP/DID #PUR1120-130
 - d. Contract with Heartland Business Systems, LLC for Aruba wireless devices for the Information Technology Department for an amount not to exceed \$100,521.75. CIP/DID #PUR0921-090
 - e. Fleet Services Division purchase of two Chevrolet Colorado pickup trucks from Karl Chevrolet for the Recreation Division for a total amount of \$50,699.60. CIP/DID #FLT091
 - f. Amendment No. 5 to the contract with Wendling Quarries, Inc. for quarry products for various City departments to increase volume for an amount not to exceed \$91,905.11 (original contract amount was \$100,000; total contract amount with this amendment is \$191,905.11). CIP/DID #PUR0218-139
 - g. Amendment No. 2 to renew the contract with Airgas USA, LLC for liquid oxygen for the Water Pollution Control Facility for an annual amount not to exceed \$175,000 (original contract amount was \$150,000; renewal contract amount is \$175,000). CIP/DID #PUR1219-147
 - h. Amendment No. 6 to renew the contract with Garrison Minerals LLC for magnesium hydroxide 45 percent solution for the Water Pollution Control Facility for an annual amount not to exceed \$800,000 (original contract amount was \$500,000; renewal contract amount is \$800,000). CIP/DID #PUR1017-061
 - i. Amendment No. 3 to renew the contract with Hydro Solutions, Inc. for anaerobic micronutrient solution for the Water Pollution Control Facility for an annual amount not to exceed \$85,000 (original contract amount was \$85,000; renewal contract amount is \$85,000). CIP/DID #PUR1118-102
 - j. Amendment No. 3 to the contract with Mike McMurrin Trucking for excavating and hauling of lagoon ash sand for the Water Pollution Control Facility to increase volume for an amount not to exceed \$6,500 (original contract amount was \$45,000; total contract amount with this amendment is \$51,500). CIP/DID #PUR1119-113
 - k. Amendment No. 4 to renew the contract with Polydyne, Inc. for polymer Clarifloc C-321 for the Water Pollution Control Facility for an annual amount not to exceed \$900,000 (original contract amount was \$560,000; renewal contract amount is \$900,000). CIP/DID #PUR1019-074
 - l. Amendment No. 2 to renew the contract with Carus LLC for zinc orthophosphate for the Water Division for an annual amount not to exceed \$200,000 (original contract amount was \$120,000; renewal contract amount is \$200,000). CIP/DID #PUR1019-077

- m. Amendment No. 2 to the contract with MacCarb Inc. for liquid carbon dioxide for the Water Division to increase volume for an annual amount not to exceed \$25,000 (original contract amount was \$250,000; total contract amount with this amendment is \$275,000). CIP/DID #PUR1020-108
- n. Amendment No. 3 to renew the contract with MacCarb, Inc. for liquid carbon dioxide for the Water Division for an annual amount not to exceed \$275,000 (original contract amount was \$250,000; renewal contract amount is \$275,000). CIP/DID #PUR1020-108
- o. Amendment No. 3 to renew the contract with Tanner Industries, Inc. for anhydrous ammonia for the Water Division for an annual amount not to exceed \$120,000 (original contract amount was \$80,000; renewal contract amount is \$120,000). CIP/DID #PUR1019-071
- p. Amendment No. 1 to the Professional Services Agreement with Anderson-Bogert Engineers and Surveyors, Inc. specifying an increased amount not to exceed \$71,748 for design services in connection with the 11th Avenue SE and 5th Street Sanitary Sewer and Storm Sewer Improvements project (original contract amount was \$72,252; total contract amount with this amendment is \$144,000). CIP/DID #6550051-01
- q. Amendment No. 2 to the Professional Services Agreement with Black & Veatch Corporation for an amount not to exceed \$28,000 for additional design services for the NWTP Softening Basin Improvements project (original contract amount was \$2,492,021; total contract amount with this amendment is \$2,655,466). CIP/DID #6250072-02
- r. Professional Services Agreement with Bolton & Menk, Inc. for an amount not to exceed \$521,245 for design services in connection with the Innovation Drive SW from 18th Street to 6th Street Proposed Roadway Construction project. CIP/DID #3018004-01
- s. Professional Services Agreement with Hall & Hall Engineers, Inc. for an amount not to exceed \$70,000 for design services in connection with the 2023 Residential Pavement Rehabilitation project. **(Paving for Progress)** CIP/DID #301990-26
- t. Change Order No. 4 in the amount of \$6,921.21 with Peak Construction Group, Inc. for the ADA Compliance – Cedar Rapids Transit, Ground Transportation Center, and Animal Care & Control project (original contract amount was \$521,800; total contract amount with this amendment is \$595,404.17). CIP/DID #PUR0121-176
- u. Change Order No. 7 in the amount of \$4,246.86 with Peak Construction Group, Inc. for the NE Quadrant Parks ADA Compliance project (original contract amount was \$2,554,000; total contract amount with this amendment is \$3,785,018.04). CIP/DID #PUR1019-091
- v. Change Order No. 2 in the amount of \$33,883.67 with Schrader Excavating and Grading Company for environmental remediation and demolition services (original contract amount was \$113,950; total contract amount with this amendment is \$192,099.17). CIP/DID #PUR0321-246
- w. Grant application to the U.S. Department of Housing and Urban Development for six additional Veterans Affairs Supportive Housing vouchers. CIP/DID #OB375326
- x. Interagency Agreement with the Iowa Department of Inspections and Appeals for fraud investigations in the Section 8 Housing Choice Voucher Program. CIP/DID #PHA-0002-2015
- y. 28E Agreement with the City of Hiawatha in connection with the Blairs Ferry Road at CN Railroad Quiet Zone project. CIP/DID #301350-00
- z. Amended 28E Agreement with the City of Marion and Linn County for project expenses in the amount of \$4,674,295 in connection with the Tower Terrace Road NE from West of C Avenue to Alburnett Road project. CIP/DID #301666-00

- aa. Agreement with Cummings Properties, LLC, to reimburse an estimated amount of \$9,838 to relocate an advertising sign from land at 4225 Glass Road NE in connection with the Glass Road NE Access at the 4200 Block Improvement project. CIP/DID #301949-00
- ab. Accepting a Warranty Deed from Globe Tax 45 LLC and establishing City-owned right-of-way for the real property known as North Towne Place NE. CIP/DID #41-20-102
- ac. Supplemental Purchase Agreement for utility reestablishment in the amount of \$20,425 with Interstate Power and Light Company for land at 1001 2nd Street SE in connection with the Cedar River Flood Risk Management Project – Reach 3 Newbo Levee project. CIP/DID #3316200-00
- ad. Accepting a Release of Utility Easement from MidAmerican Energy Company for vacated 1st Street SE and 9th Avenue SE, south of 8th Avenue SE and west of 2nd Street SE, in connection with the Cedar River Flood Risk Management Project – Reach 3 CRANDIC Railroad project. CIP/DID #3316200-00
- ae. Agreement for Temporary Construction Easement with Julie Rhodes in the amount of \$165 for land at 835 Center Point Road NE in connection with the Center Point Road NE from Coe Road to Lincoln Avenue Pavement Reconstruction and One-Way to Two-Way Conversion project. **(Paving for Progress)** CIP/DID #3012094-00
- af. Purchase Agreement for a Temporary Construction Easement in the amount of \$100 with Steven and Julie Stulken for land at 10 Fitzpatrick Court NW in connection with the 1st Avenue and Wiley Boulevard SW Intersection Improvements project. CIP/DID #301884-00
- ag. Agreements for Temporary Construction Easement with multiple owners in connection with the 15th Avenue SW from 4th Street to C Street Rehabilitation project. **(Paving for Progress)** CIP/DID #3012100
- ah. Encroachment Agreement to permit the construction of a fence to encroach onto the public utility easement at 3518 Wenig Road NE as requested by Valarie Eilers and Dori Masse. CIP/DID #ENCR-018331-2021
- ai. Awarding and approving contract in the amount of \$4,470,000, bond and insurance of ESCO Electric Company for the WPC 2020 Plant-Wide Replacement project. CIP/DID #6150039-02

REGULAR AGENDA

- 28. Report on bids for the Vets Window Replacement project (estimated cost is \$200,000) (Paul Pestel). CIP/DID #PUR1021-113
- 29. Report on bids for the Lindale Trail Phase 1 From Council Street to East of C Avenue NE project (estimated cost is \$2,710,000) (Tim Mroch). CIP/DID #325071-02
- 30. Report on bids for the FY 2022 Tree and Vegetation Removal project (estimated cost is \$230,000) (Tim Mroch). **(Paving for Progress)** CIP/DID #301990-24
 - a. Resolution awarding and approving contract in the amount of \$165,127.53, bond and insurance of Boomerang Corp. for the FY 2022 Tree and Vegetation Removal project.

31. Report on bids for the FY22 Sanitary Sewer Lining project (estimated cost is \$1,890,000) (Ben Worrell). CIP/DID #655999-10
 - a. Resolution awarding and approving contract in the amount of \$1,539,783.80, bond and insurance of Insituform Technologies USA for the FY22 Sanitary Sewer Lining project.
32. Report on bids for the Generator at Animal Control project (estimated cost is \$130,000) (Pat McDonald). CIP/DID #PUR1021-113
 - a. Resolution awarding and approving contract in the amount of \$85,560, bond and insurance of Neumiller Electric, Inc. for the Generator at Animal Control project.
33. Presentation regarding proposed updates to the City precinct and Council district boundaries based on the results of the 2020 Census (Alissa Van Sloten). CIP/DID #CLK005-21
 - a. Resolution approving the proposed updates, to be presented at the December 7, 2021 Regular Session as an ordinance amending Chapter 2 of the Municipal Code, City and Precinct Boundaries, for Council consideration.

PUBLIC INPUT

This is an opportunity for the public to address the City Council on any subject pertaining to Council business. If you wish to speak, place your name on the sign-up sheet on the table outside the Council Chambers and approach the microphone when called upon.

CITY MANAGER COMMUNICATIONS AND DISCUSSIONS

*****The City Council will meet immediately following the City Council Regular Session to discuss strategy with legal counsel with regard to pending litigation and to discuss the annual performance review of the City Manager. This meeting may be closed pursuant to Iowa Code Sections 21.5(1)(c) and 21.5(1)(i) (2021).*****

Anyone who requires an auxiliary aid or service for effective communication or a modification of policies or procedures to participate in a City Council public meeting or event should contact the City Clerk's Office at 319-286-5060 or cityclerk@cedar-rapids.org as soon as possible but no later than 48 hours before the event.

Agendas and minutes for Cedar Rapids City Council meetings can be viewed at www.cedar-rapids.org.