

“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, January 25, 2022 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 51 of the Municipal Code, Alcoholic Beverages, by repealing Section 51.15, Prohibited Late Night Sales and Acts, and enacting in its place a new Section 51.15 to conform to recent changes in Iowa Code (Lt. Anthony Robinson). CIP/DID #OB337094
 - a. First Reading: Ordinance amending Chapter 51 of the Municipal Code, Alcoholic Beverages, by repealing Section 51.15, Prohibited Late Night Sales and Acts, and enacting in its place a new Section 51.15 to conform to recent changes in Iowa Code.
2. A public hearing will be held to consider adopting a 28E annexation moratorium agreement with the City of Hiawatha (Jeff Wozencraft). CIP/DID #CD-0080-2022
 - a. Resolution authorizing execution of a 28E annexation moratorium agreement with the City of Hiawatha.
3. A public hearing will be held to consider the proposed Amendment No. 3 to the Urban Renewal Plan for the Earhart Lane SW Urban Renewal Area (Caleb Mason). CIP/DID #TIF-0012-2017
 - a. Resolution approving Amendment No. 3 to the Urban Renewal Plan for the Earhart Lane SW Urban Renewal Area.

4. A public hearing will be held to consider a change of zone at 2150 Sadler Drive SW from I-LI, Light Industrial, to I-LI, Light Industrial with a Planned Unit Development overlay, as requested by Sadler Power Train, Inc.; Grandma Sadler's Property, LLC; Grampa Roy's Property, LLC; and Sadler Brothers Properties, LLC (Seth Gunnerson). CIP/DID #RZNE-032515-2021
 - a. First Reading: Ordinance granting a change of zone at 2150 Sadler Drive SW from I-LI, Light Industrial, to I-LI, Light Industrial with a Planned Unit Development overlay, as requested by Sadler Power Train, Inc.; Grandma Sadler's Property, LLC; Grampa Roy's Property, LLC; and Sadler Brothers Properties, LLC.
5. A public hearing will be held to consider the Resolution of Necessity (Proposed) for the Bowling Street SW from 50th Avenue to 41st Avenue and Tamara Drive to 29th Avenue Sidewalk Infill project (Tim Mroch). CIP/DID #301876-00
 - a. Resolution with respect to the adoption of the Resolution of Necessity for the Bowling Street SW from 50th Avenue to 41st Avenue and Tamara Drive to 29th Avenue Sidewalk Infill project.
6. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the 1st Avenue W from 6th Street to 1st Street Pavement Rehabilitation and Traffic Signal Improvements project (estimated cost is \$2,470,000) (Brenna Fall). CIP/DID #301987-03
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the 1st Avenue W from 6th Street to 1st Street Pavement Rehabilitation and Traffic Signal Improvements project.
7. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the 8th Avenue SW from 15th Street to Rockford Road Improvements project (estimated cost is \$3,220,000) (Doug Wilson). **(Paving for Progress)** CIP/DID #3012101-04
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the 8th Avenue SW from 15th Street to Rockford Road Improvements project.
8. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the McCloud Run East Floodwall Construction project (estimated cost is \$1,504,558) (Rob Davis). CIP/DID #3314510-52
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the McCloud Run East Floodwall Construction project.
9. A public hearing will be held to consider the proposed plans, specifications, form of contract and estimated cost for the Package 1 – Drainageway Derecho Cleanup project (estimated cost is \$1,650,000) (Ben Worrell). **(Derecho)** CIP/DID #333671000-02
 - a. Resolution adopting plans, specifications, form of contract and estimated cost for the Package 1 – Drainageway Derecho Cleanup 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.

10. Motion to approve the minutes.
11. Resolution amending Resolution No. 1570-10-21, which authorized the use of \$5,100,000 in American Rescue Plan Act funding for west-side flood control, to expand project eligibility to include both the O Avenue Elevation project and the Q Avenue NW to Ellis Park project. CIP/DID #CD-0074-2021
12. Resolution accepting annual reports required for recertification of the City's Community Rating System program with the Federal Emergency Management Agency so property owners can continue to receive discounts on flood insurance. CIP/DID #DSD-001-2022
13. Resolution authorizing execution of the Certified Local Government 2021 Annual Report for submission to the State Historical Society of Iowa. CIP/DID #OB691376
14. Resolution approving the Civil Rights Commission Work Plan for 2022. CIP/DID #CVR-2021-11
15. Preliminary resolution for the construction of sidewalk improvements for the 66th Avenue SW from Locust Street to 6th Street Pavement and Drainage Improvements project. **(Paving for Progress)** CIP/DID #3012129-00
16. Resolution fixing value of lots and adopting preliminary plat and schedule, estimate of cost and proposed preliminary plans and specifications for the construction of sanitary sewer service with the 30th Street Drive SE from Indian Creek to Carroll Drive project. **(Paving for Progress)** CIP/DID #3012304-00
17. Resolution adopting and levying final schedule of assessments and providing for the payment thereof for sanitary sewer service replacement for the Center Point Road NE from 29th Street to J Avenue Intersection Reconstruction project. **(Paving for Progress)** CIP/DID #3012094-00

18. Amending Resolution No. 1808-12-21, which established additional right-of-way on City-owned property at 1001 2nd Street SE in connection with the Cedar River Flood Risk Management Project – Reach 3 12th Avenue project, to correct a scrivener’s error on the Acquisition Plat. CIP/DID #3316200-00
19. Amending Resolution No. 1809-12-21, which established additional right-of-way on City-owned property at 55 12th Avenue SE in connection with the Cedar River Flood Risk Management Project – Reach 3 12th Avenue project, to correct a scrivener’s error on the Acquisition Plat. CIP/DID #3316200-00
20. Amending Resolution No. 1810-12-21, which established additional right-of-way on vacant City-owned property adjacent to 55 12th Avenue SE in connection with the Cedar River Flood Risk Management Project – Reach 3 12th Avenue project, to correct a scrivener’s error on the Acquisition Plat. CIP/DID #3316200-00
21. Resolution setting a public hearing for February 8, 2022 to consider the vacation and disposition of a 0.62-acre parcel of City-owned right-of-way on Fairway Terrace SE between 27th Street Drive and Country Club Parkway as requested by The Cedar Rapids Country Club, Inc. CIP/DID #ROWV-032449-2021
22. Motions setting public hearing dates for:
 - a. February 8, 2022 – to consider public comments regarding identification of community development needs, program funding for development of proposed activities, and program performance for the Community Development Block Grant and HOME Investment Partnership Programs, prior to developing an Annual Action Plan for July 1, 2022 to June 30, 2023. CIP/DID #CDBG-FY22
 - b. February 8, 2022 – to consider the disposition of 10 City-owned properties around 1st Avenue W, 6th Street SW, 2nd Avenue SW and 10th Street NW. CIP/DID #DISP-0039-2021
 - c. February 8, 2022 – to consider the disposition of two City-owned properties at 710 and 712 O Avenue NW. CIP/DID #DISP-0040-2022
 - d. February 8, 2022 – to consider amending Ordinance No. 024-20 to correct the rate of increase of the extension fee for the C Avenue Northeast (East of) Sanitary Sewer Extension District. CIP/DID #6550053-00
 - e. February 8, 2022 – to consider the proposition to issue not to exceed \$53,000,000 General Obligation Bonds (Essential Corporate Purpose – 1). CIP/DID #FIN2021-10
 - f. February 8, 2022 – to consider the proposition to issue not to exceed \$1,000,000 General Obligation Bonds (General Corporate Purpose – 2). CIP/DID #FIN2021-10
 - g. February 8, 2022 – to consider the proposition to issue not to exceed \$1,000,000 General Obligation Bonds (General Corporate Purpose – 3). CIP/DID #FIN2021-10
 - h. February 8, 2022 – to consider the proposition to issue not to exceed \$500,000 General Obligation Bonds (General Corporate Purpose – 4). CIP/DID #FIN2021-10
 - i. February 8, 2022 – to consider the proposition to issue not to exceed \$1,000,000 General Obligation Bonds (General Corporate Purpose – 5). CIP/DID #FIN2021-10
 - j. February 8, 2022 – to consider the proposition to issue not to exceed \$8,500,000 General Obligation Urban Renewal Bonds (Essential Corporate Purpose/Urban Renewal – 6). CIP/DID #FIN2021-10
 - k. February 8, 2022 – to consider the proposition to issue not to exceed \$14,500,000 Sewer Revenue Bonds. CIP/DID #FIN2021-10
 - l. February 8, 2022 – to consider the proposition to issue not to exceed \$12,500,000 Water Revenue Bonds. CIP/DID #FIN2021-10

23. 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:
- February 8, 2022 – Hughes Park Restroom project (estimated cost is \$275,000). CIP/DID #PUR1221-171
 - February 8, 2022 – Vets Window Replacement project (estimated cost is \$200,000). CIP/DID #PUR0221-183
 - February 8, 2022 – Valor Way SW and 1st Street SW Sanitary Sewer Relocation project (estimated cost is \$1,210,000). CIP/DID #3312520-70
 - February 8, 2022 – 33rd Ave SW, Over RR Bridges, ~ 600 Ft E of 18th St SW, Bridge ~ 850 Ft W of 12th St. SW, ER Funds for Permanent Repair project (estimated cost is \$300,000). CIP/DID #305141-02
 - February 8, 2022 – 15th Avenue and 16th Avenue SW Bridge Overpass Repair project (estimated cost is \$540,000). CIP/DID #305142-02
24. Motion assessing civil penalties for violation of State Code regarding the sale of tobacco/vapor products to minors against:
- BP to Go – 1120, 1120 Old Marion Road NE (first offense – \$300). CIP/DID #CIG005153-06-2021
 - Casey's General Store #2778, 201 8th Avenue SE (first offense – \$300). CIP/DID #CIG005052-04-2021
25. Motion approving the beer/liquor/wine applications of: CIP/DID #OB1145716
- Basket Bowtique, 118 3rd Avenue SE (permanent transfer to 118 3rd Avenue SE, Suite 537).
 - Czech Town Station, 69 16th Avenue SW (new – formerly Lost & Found Provisions and Spirits).
 - Hampton Inn Cedar Rapids, 3265 6th Street SW.
 - In n' Out Wine & Spirits, 1500 1st Avenue NE.
 - Irish Democrat, 3207 1st Avenue SE.
 - Lion Bridge Brewing Company, 59 16th Avenue SW.
 - Mamacita's Taco Pub, 834 1st Avenue NE (new – formerly Moose McDuffy's).
 - May City Bowl, 1648 Trent Street SW.
 - Point Liquor & Tobacco, 3221 Center Point Road NE.
 - Ramada Hotel and Conference Center, 525 33rd Avenue SW.
 - St. Andrews Golf Course, 1866 Blairs Ferry Road NE (new – new ownership).
 - Tru by Hilton, 3900 Westdale Parkway SW.
 - Viking Lounge, 1971 16th Avenue SW.
26. Resolutions approving:
- Payment of bills. CIP/DID #FIN2022-01
 - Payroll. CIP/DID #FIN2022-02
 - Transfer of funds. CIP/DID #FIN2022-03
27. Resolutions appointing the following individuals:
- Appointing Tim Countryman (effective through June 30, 2022) and Allonda Pierce (effective through June 30, 2023) to the Cedar Rapids Citizen Review Board. CIP/DID #CM005-20
 - Appointing Eric Dalton (effective through June 30, 2024) to the Cedar Rapids Medical Self-Supported Municipal Improvement District Commission. CIP/DID #OB720222

28. Resolutions approving assessment actions:
- a. Intent to assess – Solid Waste and Recycling – cleanup costs – 19 properties. CIP/DID #SWM-002-22
 - b. Levy assessment – Solid Waste and Recycling – cleanup costs – 16 properties. CIP/DID #SWM-021-21
 - c. Intent to assess – Water Division – delinquent municipal utility bills – 36 properties. CIP/DID #WTR012522-01
 - d. Levy assessment – Water Division – delinquent municipal utility bills – 19 properties. CIP/DID #WTR122121-01
29. Resolution accepting project, approving Performance Bond and authorizing final payment:
- a. Ellis Harbor Electrical Service Repair project, Amendment No. 1 in the amount of \$1,067, final payment in the amount of \$7,920.95 and 2-year Performance Bond submitted by ESCO Electric Company (original contract amount was \$155,352; final contract amount with this amendment is \$156,419). CIP/DID #PUR0321-231
30. Resolutions approving actions regarding purchases, contracts and agreements:
- a. Amendment No. 2 to renew the contract with Per Mar Security Services for Citywide courier and security guard services for two years for an annual amount not to exceed \$150,000 (original contract amount was \$100,000; renewal contract amount is \$150,000). CIP/DID #PUR1219-132
 - b. Contract with Arbitrage Compliance Specialists, Inc. for arbitrage rebate calculation services for the Treasury Division for five years for a total amount not to exceed \$100,000. CIP/DID #PUR1121-155
 - c. Amendment No. 1 to the contract with Northway Well and Pump Company for well maintenance services for the Water Department to add volume for an amount not to exceed \$200,000 (original contract amount was \$100,000; total contract amount with this amendment is \$300,00). CIP/DID #PUR0321-245
 - d. Amendment No. 2 to the contract with Northway Well and Pump Company for multiple pass well rehabilitation for the Water Department to add volume for an amount not to exceed \$160,000 (original contract amount was \$49,000; total contract amount with this amendment is \$209,000). CIP/DID #PUR1220-158
 - e. Amendment No. 6 to the contract with Hawkins, Inc. for sodium hydroxide 50 percent bulk for the Water Pollution Control Facility to add volume for an amount not to exceed \$13,123.17 (original contract amount was \$150,000; total contract amount with this amendment is \$253,123.17). CIP/DID #PUR1217-094
 - f. Amendment No. 9 to the contract with Hydrite Chemical Company for nitric acid 41-degree technical grade liquid in totes for the Water Pollution Control Facility to add volume for an amount not to exceed \$378.60 (original contract amount was \$50,000; total contract amount with this amendment is \$74,378.60). CIP/DID #PUR1017-060
 - g. Amendment No. 3 to the Professional Services Agreement with Benchmark, Inc. for an amount not to exceed \$20,000 for additional services for the Anaerobic Biogas, Anaerobic Chemical, and Centrifuge Buildings Roof Replacements project (original contract amount was \$76,000; total contract amount with this amendment is \$132,500). CIP/DID #6150031-01
 - h. Amendment No. 2 to the Professional Services Agreement with Bolton & Menk, Inc. specifying an increased amount not to exceed \$420,847 for design services in connection with the Walford Road from 6th Street SW to 2,000 Feet West project (original contract amount was \$227,531; total contract amount with this amendment is \$661,626). CIP/DID #301919-01

- i. Amendment No. 3 to the Professional Services Agreement with Hall & Hall Engineers, Inc. specifying an increased amount not to exceed \$91,546 for design services in connection with the Commerce Park Drive project (original contract amount was \$51,255; total contract amount with this amendment is \$273,155). CIP/DID #301875-01
- j. Professional Services Agreement with Dixon Engineering, Inc. for an amount not to exceed \$148,635 for the Mt. Vernon Tower Reconditioning project. CIP/DID #6250106-01
- k. Amendment No. 3 to the Professional Services Agreement with HDR, Inc. for an amount not to exceed \$68,500 for the modified scope of work for the WPCF Phase 1 Improvements – Solids Facilities project (original contract amount was \$3,611,000; total contract amount with this amendment is \$5,722,500). CIP/DID #6150053-01
- l. Amendment No. 14 to the Professional Services Agreement with HR Green, Inc. specifying an increased amount not to exceed \$5,442,943 for consulting services associated with the Cedar Rapids Flood Mitigation System – West Side Phase 1 Consulting Services project (original contract amount was \$3,409,543; total contract amount with this amendment is \$31,091,175). CIP/DID #331001-01
- m. Change Order No. 5 in the amount of \$3,610.48 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 \$599,014.65). CIP/DID #PUR0121-176
- n. Change Order No. 3 deducting the amount of \$5,206.96 with WRH, Inc. for the Water Pollution Control Ash Slurry Pipeline Replacement project (original contract amount was \$1,123,000; total contract amount with this amendment is \$1,186,569.58). CIP/DID #6150052-02
- o. Amending Resolution No. 0030-01-22, which accepted the Tower Roof Replacement at J Avenue Water Treatment Plant project, to include release of retainage in the amount of \$3,630 to Advance Builders Corp. (original contract amount was \$67,000; final contract amount is \$72,600). **(Derecho)** CIP/DID #PUR0521-312
- p. Partial final payment in the amount of \$25,000 to Dave Schmitt Construction Co., Inc. for the CEMAR Trail: Phase 1A PCC Sidewalk/Trail on H Avenue NE from the Cedar Lake Loop Trail (West of Shaver Road NE) to Oakland Road NE project (original contract amount was \$1,317,642.23; total contract amount is \$1,398,286.19). CIP/DID #325012-07
- q. Partial final payment in the amount of \$800,000 to WRH, Inc. for the Quaker Oats Flood Control System project (original contract amount was \$14,450,000; total contract amount is \$17,988,143.73). CIP/DID #3314520-30
- r. Grant application to the Iowa Department of Transportation's Revitalize Iowa's Sound Economy Fund for the West Fixed-Base Operator Facility Main Entrance Road project. CIP/DID #TIF-0058-2021
- s. Amending the amount specified in a Cooperative Agreement for Primary Road Project with the Iowa Department of Transportation for various roadway improvements, as approved by Resolution No. 0686-05-15, to \$850,139.79. CIP/DID #301872-00
- t. Collateral Assignment of Easement and License Agreement for an existing Air Rights Agreement with Mercy Medical Center for a skywalk over the 700 block of 8th Street SE. CIP/DID #LSES-027746-2018
- u. Utility Subordination Agreement, Addendum to the Utility Subordination Agreement and Purchase Agreement in the amount of \$1,000 with ITC Midwest LLC for an easement on vacant City-owned land west of 915 Shaver Road NE in connection with the Cedar River Flood Risk Management Project – Reach 1 Lower McCloud (Alliant) Levee project. CIP/DID #3314200-00

- v. Supplemental Purchase Agreement in the amount of \$3,825 for damages and allocating an estimated amount of \$26,895 to reestablish parking lot lights from Schimberg Co. for land at 1100 Shaver Road NE in connection with the Cedar River Flood Risk Management Project – Reach 1 Shaver Road NE Improvements at McCloud Run project. CIP/DID #3314200-00
- w. Amending Resolution No. 1803-12-21, which granted an 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, to correct the type of easement. CIP/DID #3314200-00
- x. Agreement for Utility Reestablishment for an estimated amount of \$109,216 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 CRANDIC Railroad project. CIP/DID #3316200-00
- y. Purchase Agreement in the amount of \$18,500, reimbursement for an estimated amount of \$9,500 for a privacy fence, and accepting a Warranty Deed for right-of-way and a Temporary Grading Easement for Construction from Brian and Lisa Gilliatt for land at 3701 Meadowknolls Road in Marion in connection with the Tower Terrace Road: Phase B PCC Pavement, from C Ave NE to East of Meadowknolls Road project. CIP/DID #301666-00
- z. Purchase Agreement in the amount of \$6,510 and accepting a Warranty Deed and a Temporary Grading Easement for Construction from St. Patrick’s Catholic Church for land at 528 1st Avenue NW in connection with the 6th Street NW, from 1st Avenue W to F Avenue NW project. CIP/DID #301963-00
- aa. Purchase Agreement in the amount of \$800 and accepting a permanent Storm Sewer and Drainage Easement from Atlas LP Company for vacant land west of and adjacent to 1130 Continental Place NE in connection with the 1200 Continental Place NE Storm Sewer Improvements project. CIP/DID #304522-00
- ab. Encroachment Agreement to permit the construction of a fence to encroach onto a public utility easement at 731 Limerock Drive NW as requested by Ryan and Amy Gaines. CIP/DID #ENCR-0121191-2021

REGULAR AGENDA

- 31. Report on bids for the 2022 Traffic Signal and Curb Ramp Repair project (estimated cost is \$1,750,000) (Tim Mroch). CIP/DID #3016016-22
 - a. Resolution awarding and approving contract in the amount of \$1,616,296.20, bond and insurance of Eastern Iowa Excavating & Concrete, LLC for the 2022 Traffic Signal and Curb Ramp Repair project.
- 32. Presentation and resolution authorizing the use of \$585,000 in American Rescue Plan Act funding for three Workforce Development initiatives to increase employment opportunities for residents disproportionately impacted by the COVID-19 pandemic (Jennifer Pratt). CIP/DID #CD-0074-2021

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

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.