

CITY COUNCIL MEETING

Tuesday January 26, 2021

*Please note that this City Council Meeting was held as an electronic meeting pursuant to Iowa Code Section 21.8 due to the national health emergency that makes it impossible or impractical for an in-person meeting.

This special meeting of the Grimes City Council was called to order by electronic meeting/Zoom on Tuesday January 26, 2021 at 5:30 P.M. Mayor Mikkelsen stated the meeting was being held electronically as provided under Iowa Code, Chapter 21.8 due to the national health emergency that makes it impossible or impractical for an in-person meeting. The Pledge of Allegiance was led by Mayor Mikkelsen.

Roll Call: Present: Mayor Scott Mikkelsen Council Members: David Gisch, Andrew Borcharding, Jill Altringer, Eric Johansen, Ryan Burger

AGENDA ITEMS

Approval of the Agenda

Mayor Mikkelsen asked for approval of the agenda.

Moved by Altringer, Seconded by Johansen, to approve the agenda.

Roll Call: Ayes: All. Nays: None. Motion passes: 5 to 0.

CONSENT AGENDA

Approval of the Consent Agenda (**Discussion is not allowed unless the Mayor or a City Council Member ask for an item to be removed and placed under Council actions for consideration**)

A. Minutes from previous meeting B. Resolution 01-1521 Personnel Transactions C. West Des Moines Water Works for the West Metro Group by Iowa Geological Survey \$11,423.86 D. Resolution 01-0721 Setting a Public Hearing for Rezoning of Property at SE 19th and James Street for February E. Resolution 01-1421 Approving Partial Release of Agreement to Complete – Lot 2, Hope Commercial Plat 2 F. Resolution 01-1721 Approving Partial Release of Zoning Change and Development Agreement Regarding Lot 2 of Hope Commercial Plat 2 G. Resolution 01-1021 Resolution Accepting the Hope Commercial Plat 1 McAninch Corporation H. Resolution 01-1621 Agreement for Cooperative Public Service Between Polk County, Iowa and the Central Iowa Watershed Management Authorities for the funding of a Watershed Coordinator Position I. Professional Services: a. Pay Request #21 Lee Chamberlin Consultant Engineers, Inc for the City of Grimes GIS Program \$12,204.50 b. Pay Request #13 Lee Chamberlin Consultant Engineers, Inc for the SE Trailridge Road & SE Little Beaver Drive Culvert Improvements \$4,692.50 c. Pay Request #2 Foth Infrastructure & Environment, LLC for the James Street Corridor Study N 27th Street to S 37th Street \$22,776.32 d. Pay Request #5 Foth Infrastructure & Environment, LLC S James Street and SE 6th Street Intersection Improvements \$555.98 e. Pay Request #10 Civil Design Advantage for Concept Planning – WRA Sanitary Sewer Connection \$1,030.00 f. Allender Butzke Engineers Inc. for Special Inspections for Grimes RO at the Water Treatment Plant \$751.20 g. Whitfield and Eddy Law – legal fees \$13,920.00 J. Alcohol License Renewal a. Pour Choices 1895 SE Grimes Blvd. (Class C Liquor License LC Commercial) b. Yesway Store #1037 – 1905 SE 37th Street (Class E Liquor License LC) K. Proclamation – Wear Red Day – Remember Everyone Deployed T-Shirts L. Finance Report M. Claims Report \$726,647.13

Moved by Altringer, Seconded by Gisch, to approve the Consent Agenda.

Roll Call: Ayes: All. Nays: None. Motion passes: 5 to 0.

PUBLIC FORUM - None

PUBLIC AND COUNCIL AGENDA ITEMS

A. Northwest Territory Lift Station and Force Main

a. Public Hearing on the Proposed Contraction Documents for the Northwest Territory Lift Station and Force Main

Mayor Mikkelsen asked Development Services Director Alex Pfaltzgraff if he would provide an overview of the project. Pfaltzgraff stated this project is necessary to serve to the approximately 600 acres north of NW 27th Street. Pfaltzgraff said bids were taken for this project the previous week. Mayor Mikkelsen asked if City Engineer Matt Ahrens had results to share with the Council. Ahrens stated there was a lot of interest on the project with 11 bidders. Ahrens said the bids came in very close to the engineering estimate.

Mayor Mikkelsen opened the public hearing at 5:36 PM. Being no written or verbal comments, the public hearing was closed at 5:36 PM.

b. Resolution 01-2021 Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the Northwest Territory Lift Station and Force Main

City Engineer Ahrens stated that the following are standard resolutions when bidding a public project like this. He said plans must be formally accepted to award the project and move it to the next phase. Moved by Johansen, Seconded by Borcharding, to approve Resolution 01-2021 Adopting Plans, Specifications, Form of Contract and Estimate of Cost for the Northwest Territory Lift Station and Force Main.

Roll Call: Ayes: All. Nays: None. Motion passes: 5 to 0.

c. Resolution 01-1921 Making Award of Construction Contract for the Northwest Territory Lift Station and Force Main to On Track Construction, LLC of Nevada Iowa in the amount of \$1,652,201.00

City Engineer Ahrens stated that the low bid was from On Track Construction, LLC of Nevada Iowa at a cost of \$1,652,201.00. Ahrens added that he had not worked with On Track Construction previously, but they had done projects with neighboring communities and have received positive recommendation from firms they have worked with. Council Member Borcharding asked when the construction would begin. Ahrens said the preconstruction meeting would determine the specific start date, however, he hoped the project would be complete by September 2021. Council Member Johansen asked since the City has not worked with this contractor before, were there damage requirements in place if the project was not completed on time. Ahrens stated that that the contract did provide for liquidated damages. He added that construction inspections would be ongoing to keep everything on track.

Moved by Gisch, Seconded by Borcharding, to approve Resolution 01-1921 Making Award of Construction Contract for the Northwest Territory Lift Station and Force Main to On Track Construction, LLC of Nevada Iowa in the amount of \$1,652,201.00.

Roll Call: Ayes: All. Nays: None. Motion passes: 5 to 0.

d. Resolution 01-1821 Approving Construction Contract and Bond for the Northwest Territory Lift Station and Force Main

Ahrens stated this resolution is to approve the actual contract and bond for the Northwest Territory Lift Station and Force Main.

Moved by Gisch, Seconded by Altringer, to approve Resolution 01-1821 Approving Construction Contract and Bond for the Northwest Territory Lift Station and Force Main with On Track Construction of Nevada Iowa.

Roll Call: Ayes: All. Nays: None. Motion passes: 5 to 0.

e. Resolution 01-0621 Accepting Easement for the Northwest Territory Lift Station

Pfaltzgraff stated this is the final part of the process to acquire the easements necessary to build out the project. Pfaltzgraff said this resolution accepts those easements which will be recorded.

Moved by Gisch, Seconded by Borcharding, to approve Resolution 01-0621 accepting the easements.

Roll Call: Ayes: Nays: Motion Passes: 5 to 0.

1. Mayor's Report-

Mayor Mikkelsen noted that he had received very positive comments from residents regarding the snow removal efforts after the recent storm. Mikkelsen noted that those comments as well as his own observations indicated a very good job had been done by the public works crews. Mayor Mikkelsen also said he had received positive comments about the timely notices relayed to residents on the Facebook page to keep the public informed. Mayor Mikkelsen also noted that budget and CIP project workshops would be coming up in the next few meetings.

2. City Staff's Report –

Pfaltzgraff presented an annual review of the activities over the past year within the Development Services Department of the City. Pfaltzgraff stated they had a lot of successes to celebrate and be thankful for. Pfaltzgraff noted that while the overall number of permits was not a record, he said the commercial permits exceeded previous year's totals in both volume and valuation. Pfaltzgraff said this also shows an increase of services being brought to the community. Pfaltzgraff also noted the significant increase in basement finishes and remodeling permits reinforces his belief that residents are investing in their homes to stay in the community. Pfaltzgraff said there are also a number of studies ongoing for the water system, pavement studies, as well as the James Street corridor and Highway 44 corridor study. Pfaltzgraff said over 2020 the City approved 25 site plans, 11 minor site plans, 2 construction drawings, 11 preliminary plats, 7 rezones and 9 final plats. Pfaltzgraff said the Ordinances for fencing and wall, parking circulation and loading were also updated. Pfaltzgraff noted a two-story retail establishment was coming as well as Dupaco Community Credit Union, Starbucks and the Hy-Vee grocery store to name a few. He provided a report that showed the following projects have been completed in 2020: Grimes 16 inch Raw Water Main, Hope Commercial Plat 1 (NE Gateway Drive), Little Beaver & Prairie Creek Stabilization, New Jordan Well, North Pointe Drainage Improvements, North Sports Complex Sanitary Sewer, Se 37th Street Reconstruction at Highway 141, SW Countyline Road Improvements. He added that current city projects included the New 1.5 MG Elevated Storage Tank and Reverse Osmosis Water Treatment Plant Phase 1. Pfaltzgraff said there is a lot of work behind the scenes that go into making these project happen and he thanked his staff for all they do. Mayor Mikkelsen thanked him and his team for the report and appreciated all they contributed to the growth of the community.

3. Council Reports- None

ADJOURN

Moved by Altringer, Seconded by Johansen, to adjourn the meeting at 5:57 P.M.

Roll Call: Ayes: All, Nays: None Motion passes 5 to 0