

CITY COUNCIL MEETING
Tuesday, December 13, 2022

The regular City Council Meeting was held as an in-person meeting with Zoom available. The meeting was called to order by Mayor Scott Mikkelsen, December 13, 2022, at 5:33 p.m. at the Grimes Community Complex, 410 SE Main Street, Grimes, Iowa. The Pledge of Allegiance was led by Mayor Mikkelsen.

ROLL CALL

Present: Mayor Scott Mikkelsen, Council Members: Andrew Borcharding, Eric Johansen, Laurie DePhillips, Ryan Burger, and David Gisch via Zoom.

AGENDA ITEMS

APPROVAL OF THE AGENDA

Mayor Mikkelsen asked for approval of the agenda.

Moved by Borcharding, Second by Burger, to approve the agenda

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

CONSENT AGENDA

A. Resolution 12-0122 Approving Minutes from previous meeting B. Resolution 12-0222 Approving Claims Report \$9,084,420.66 C. Resolution 12-0322 Approving Bills and Quotes over \$10,000 D. Resolution 12-0422 ABD License Renewal: Mustang Grill E. Resolution 12-0522 Approving Consent and Agreement for Improvements Within Overland Flowage Easement for Lot 26 in Autumn Park Plat 2 – 812 NW Autumn Park Drive F. Resolution 12-0622 Authorizing the Disposal of Equipment G. Resolution 12-0722 Approving 2023 City Council Meeting Schedule and Civic Calendar H. Resolution 12-0822 Approving the City of Grimes Purchasing Policy Update I. Resolution 12-0922 Approving Professional Services Agreement – GrimesPlex Architectural Services J. Resolution 12-1022 Setting a Public Hearing for General Regulations K. Resolution 12-1122 Setting a Time and Place for Public Hearing on Proposed 80/20 Voluntary Annexation of Property Generally Located Along County Line Road L. Resolution 12-1222 Amending Address of Lot 11 and 14 Gateway Business Park M. Resolution 12-1322 Approving Professional Services Payments 1. Pay Request #2 MSA Professional Services -SE Trail Ridge Road Reconstruction \$8,145.00 2. Pay Request #2 Snyder & Associates, Inc – NE Destination Drive & NE Beaverbrook Blvd Improvements \$19,202.13 3. Pay Request #9 Bolton & Menk, Inc – 2021 Asphalt Overlay Project \$6,965.32 4. Pay Request #5 Foth Infrastructure & Environment, LLC – SE 19th Street Sanitary Sewer Extension \$13,709.00 5. Pay Request #5 MSA Professional Services, Inc – SE Jacob Street Reconstruction and Storm Sewer \$24,897.40 6. Pay Request #1 Veenstra & Kimm, Inc – West Area Trunk Sewer Conceptual Study \$3,794.00 7. Pay Request #32 Bolton & Menk, Inc – Highway 44 & SW County Line Road Intersection Improvements \$2,844.00 8. Pay Request #11 Foth Infrastructure & Environmental, LLC – 2021 Sanitary Sewer Collection System Study \$6,139.60 9. Pay Request #5 MSA professional Services, Inc – SE Trail Ridge Road Water Main \$948.25 10. Pay Request #48 Veenstra & Kimm, Inc – WRA Connector \$63,958.16 11. Pay Request #3 Foth Infrastructure & Environment LLC– SE 11th Street & S James Street \$41,561.07 12. Whitfield and Eddy Law – legal fees \$13,456.10 13. Public Financial Management – PFM – 2023 Annual Retainer \$8,040.00 14. Pay Request #10 The Weitz Company, LLC – New Grimes Public Library \$49,258.84 N. Resolution 12-1422 Approving Pay Requests 1. Pay Request #10 Redbud Landscaping, LLC – Native Vegetation Enhancements in Storm Water Treatment Facilities 2. Pay Request #9 S.J. Louis Construction, Inc – WRA Grimes Connector – Contract 1 \$1,143,666.61 3. Pay

Request #6 Van Maanen Electric, Inc – Highway 44 at County Line Road Temporary Traffic Signal \$2,280.00 4. Pay Request #1 Edge Commercial, LLC – GrimesPlex \$390,549.82 5. Pay Request #5 Redbud Landscaping, LLC – Kennybrook Wetland (Landscaping) \$1,710.00 6. Pay Request #5 Rognes Corporation – WRA Grimes Connector-Contract 3 \$2,180,893.53 7. Pay Request #4 S.M. Hentges & Sons, Inc - WRA Grimes Connector – Contract 2 \$2,096,792.75 8. Pay Request #7 Concrete Technologies, Inc – North Sports Complex Parking Lot Improvements \$11,296.95 9. Pay Request #12 On Track Construction, LLC – Northwest Territory Lift Station and Force Main \$5,388.55 10. Pay Request #9 Shank Constructors, Inc – WRA Grimes Connector – Contract 4 \$298,450.30 11. Pay Request #2 Van Maanen Electric, Inc – County Line Road Traffic Improvements \$18,140.19 12. Pay Request #8 Concrete Technologies – North Sports Complex Parking Lot Improvements – retainage to be paid in 30 days according to contract - \$13,216.44 13. Pay Request #13 On Track Construction, LLC – Northwest Territory Lift Station and Force Main – retainage to be paid in 30 days according to contract - \$84,496.27 14. Pay Request #8 Graphite Construction Group – New Grimes Public Library \$168,383.31 15. Pay Request #5 Forman Ford – New Grimes Public Library \$14,915.00 16. Pay Request #4 Forrest & Associates Inc – New Grimes Public Library \$12,922.85 17. Pay Request #8 Van Maanen Electric Inc – New Grimes Public Library \$29,806.34 18. Pay Request #6 AMC Mechanical Inc – New Grimes Public Library \$103,922.40 O. Change Orders 1. Change Order #1 Edge Commercial, LLC – GrimesPlex decreasing contract \$6,806.60 2. Change Order #3 Redbud Landscaping, LLC – Kennybrook Wetland (Landscaping) increasing contract \$750.00 3. Change Order #1 Shank Constructors, Inc – WRA Grimes Connector – Contract 4 increasing contract \$2,493.33 4. Change Order #5 On Track Construction, LLC – Northwest Territory Lift Station and Force Main decreasing the contract \$3,973.31 5. Change Order #5 Concrete Technologies, Inc – North Sports Complex Parking Lot Improvements increasing contract \$5,287.50 P. Resolution 12-1522 Accepting the Northwest Territory Lift Station & Force Main Q. Resolution 12-1622 Approving Furniture, Fixtures, and Equipment Pay Requests R. Resolution 12-1722 Professional Services Agreement with Allender Butzke Engineers Inc for Geotechnical Exploration Services on Phase 1A Water System Improvements Project S. Resolution 12-1822 Accepting the North Sports Complex Parking Lot Improvements T. Resolution 12-2222 Set Date of Public Hearing for Lease Agreement at 301 E. 1st Street. U. Receiving and Filing of Reports V. Finance Report for November 2022 Motion by Borcharding, Second by Burger, to approve the Consent Agenda. Roll Call: Ayes: All; Nays: None Motion passes 5 - 0

PUBLIC FORUM - None

PUBLIC AND COUNCIL AGENDA ITEMS

1. Grimes Chamber and Economic Development Annual Presentation.

Brian Buethe, President and CEO of Grimes Chamber and Economic Development, presented an annual report of the Economic Development activities over the past year. Buethe detailed the strategies and how the Chamber works to highlight and raise the profile of the community and assists businesses with growth and expansion efforts. Buethe noted that City projects such as the completion of Gateway Drive, the development of the Wallace Farm, Splash Pad and new Public Library are all amenities that should continue to attract future residential expansion.

2. Resolution 12-2022 Approving Final Plat: M-KEDS Plat 5

Evann Martin, Assistant Planner, addressed the Council stating that the applicant is requesting approval of a final plat for M-Keds Homes Place Plat 5 which is located at the northwest corner of SE 28th Street and Highway 141. Martin said the current zoning is M-1A and is in the Highway 141 Mixed-Use Development Corridor District. Martin said the plat will consist of six lots for commercial or light

industrial development with one outlot for the regional detention basin, and one public street lot to be dedicated to the City for the newly constructed portion of SE Gateway Drive. Martin said the Planning and Zoning Commission recommended approval at the December 6th 2022 Planning and Zoning meeting.

Moved by Burger, Second by Johansen, to approve Resolution 12-2022 Approving the Final Plat of M-KEDS Plat 5.

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

3. Recess Open Session at 6:13 p.m.

4. Reconvene Open Session at 6:17 p.m.

5. Resolution 12-2122 providing for Closed Session ref 21.5 1 (i). To evaluate the professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session

At 6:22 p.m. moved by Johansen, Second by Borcharding, to approve Resolution 12-2122 Providing for Closed Session ref 21.5 1 (i). To evaluate the Professional competency of an individual whose appointment, hiring, performance, or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session.

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

Council Member Gisch leaves closed session discussion at 6:50 pm.

6. Rise from Closed Session at 6:54 p.m.

7. Reconvene Open Session at 6:56 p.m.

8. Actions or comments from Closed Session -None

ADJOURN

There being no further business the meeting was adjourned at 6:56 p.m.

Motion by Johansen, Second by Burger, to adjourn.

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

ATTEST:

Rochelle Williams, City Clerk

Scott Mikkelsen, Mayor