



CITY OF INDIANOLA COUNCIL MEETING

January 17, 2023

7:00 PM

City Council Chambers

Agenda

- 1. Call to Order**
- 2. Pledge of Allegiance**
- 3. Roll Call**
- 4. Oath of Office**
 - A. Fire Captain Chuck Cross
 - B. Fire Captain Eric Wallace
 - C. Fire Captain Thad White
 - D. Police Lieutenant Rick Largesse
 - E. Police Lieutenant Justin Keller
- 5. Proclamations**
 - A. Proclamation for Slavery and Human Trafficking Prevention Month
 - B. Proclamation for George Washington Carver Day
- 6. Public Comment**
- 7. Consent Agenda:**
 - A. Approval of Agenda
 - B. Approval of Claims
 - C. Resolution approving monthly transfers.
 - D. Approval of Minutes of the prior council meetings
 - E. Setting dates for future public hearings
 1. Resolution setting February 21, 2023 for a hearing on the maximum property tax dollars for the City of Indianola Fiscal Year 24 budget.
 - F. Approval of Applications
 1. Consideration of the approval of an amendment to the liquor license for Hy-Vee Fast and Fresh.
 2. Consideration of the approval of an amendment to the liquor license for Hy-Vee Food Store.
 3. Consideration of the approval of an amendment to the liquor license for Hy-Vee Market Cafe.

4. Consideration of the approval of a renewal liquor license for the Indianola Country Club.
5. Consideration of the approval of Payment Application Number 31 in the amount of \$217,610.48 to Williams Brothers Construction for the Water Resource Recovery Facility Project.
- G. Resolution approving Change Order Number 1, Pay Application Number 2, Substantial Completion and Release of Retainage for the Quail Meadows Sidewalk Connector Project.
- H. Resolution approving Payment Application Number 9 in the amount of \$76,980.69 and Change Order Number 8 in the amount of (\$66,232.90) from Absolute Concrete for the 2022 Infrastructure Improvements Projects - Boston Avenue.
- I. Receive and file the Planning & Zoning Commission Annual Report for 2022.
- J. Resolution approving the Downtown Design Guidelines.
- K. Resolution approving the 2023 Downtown Façade and Interior Improvement Program.
- L. Resolution approving and accepting a Right-of-Way Acquisition and Easements for the Indianola Industrial Park 3 Infrastructure Project.
- M. First consideration of an ordinance amending Chapter 31, Sustainability Committee.
- N. Second consideration for the request from Warren County Historical Society for rezoning from the Single-Family Residential Detached (R-1) and Single-Family Residential Attached (R-2) zoning district to the Highway Commercial (C-2) zoning district for land located at 1206 and 1300 W 2nd Avenue.
- O. Third consideration of an ordinance amending the Municipal Code of the City of Indianola, Iowa, for change of zoning district boundaries from the Highway Commercial (C-2) Zoning District to the Single-Family Residential Attached (R-2) Zoning District for land located at 902 W 3rd Avenue.
- P. Third consideration of an ordinance amending the Code of Ordinances of the City of Indianola, Iowa, by amending Chapter 95, Sanitary Sewer System, pertaining to service outside city limits.
- Q. Resolution waiving the right to review a Plat of Survey submitted by Chad Daniels, on behalf of Ivan Archer, for a property located at 9600 Highway 92 and within two miles of the City of Indianola, but outside a Priority Growth Area.
- R. Resolution waiving the right to review a Plat of Survey submitted by Chad Daniels, on behalf of the Douglas and Diane Gladson Trust, for a property adjacent to 11640 160th Avenue and within two miles of the City of Indianola, but outside a Priority Growth Area.
- S. Resolution approving salaries.

8. Council Reports

- A. Metro Advisory Committee Report and Des Moines Partnership Legislative event Report - Council Member Steve Richardson
- B. Appointment of Council Members to certain boards and commissions.
- C. Resolution appointing the City of Indianola representation to the Des Moines Metropolitan Planning Organization and Central Iowa Regional Transportation Planning Alliance.
- D. Consideration of the appointment of Paige Wardell to serve on the Hometown Pride Committee for a term beginning immediately and ending July 1, 2024.
- E. Receive and file the December 2022 Treasurer's Report.
- F. Receive and file the December 2022 EMS Billing Activity Report.

9. Mayor's Report

- A. Community Update
- B. Consideration of the approval of Jess Tom to serve on the Veterans Memorial Building Commission for a term beginning immediately (to fill a vacancy) and expiring on July 1, 2025.

10. Public Consideration

- A. Old Business
 - 1. The Village, A Wesley Life Community
 - a. Public hearing regarding a request for a modification to The Village, A Wesley Life Community, Planned Unit Development (PUD).
 - 2. Missouri Valley JATC
 - a. Public hearing regarding a request for approval of the Missouri Valley JATC Planned Unit Development (PUD).
 - b. First consideration of an ordinance approving a rezoning from Light Industrial (M-1) and Agricultural (A-1) zoning district to the Planned Unit Development (PUD) zoning district for land located at and adjacent to 1600 E Iowa Avenue and approving the Missouri Valley JATC Planned Unit Development (PUD).
- B. New Business
 - 1. Resolution approving a major site plan application for a day care center at 1010 North Jefferson Way.

11. Other Business

- A. City Manager's Report - Ben Reeves
 - 1. IMU Annual Report
 - 2. IMU utility billing cost allocation discussion.
 - 3. Discussion and Direction regarding the Compensation Plan.

12. Adjourn

13. Exempt Session per Iowa Code 21.9 to discuss employment conditions.

