



## NOTICE OF MEETING OF THE CITY COUNCIL OF THE CITY OF SIOUX CITY, IOWA

City Council agendas are also available on the Internet at [www.sioux-city.org](http://www.sioux-city.org).

You are hereby notified a meeting of the City Council of the City of Sioux City, Iowa, will be held March 27, 2017, 4:00 p.m., local time, in the City Council Chambers, 5th Floor, City Hall, 405 6th Street, Sioux City, Iowa, for the purpose of taking official action on the agenda items shown hereinafter and for such other business that may properly come before the Council.

This is a formal meeting during which the Council may take official action on various items of business. If you wish to speak on an item, please follow the seven participation guidelines adopted by the Council for speakers:

1. Anyone may address the Council on any agenda item.
2. Speakers should approach the microphone one at a time and be recognized by the Mayor.
3. Speakers should give their name, spell their name, give their address, and then their statement.
4. Everyone should have an opportunity to speak. Therefore, please limit your remarks to **three minutes on any one item**.
5. At the beginning of the discussion on any item, the Mayor may request statements in favor of an action be heard first followed by statements in opposition to the action.
6. Any concerns or questions you may have which do not relate directly to a scheduled item on the agenda will also be heard under 'Citizen Concerns'.
7. For the benefit of all in attendance, please turn off all cellular phones and other communication devices while in the City Council Chambers.

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1. Call of the roll - Silent prayer and Pledge of Allegiance to the Flag - Proclamations
  2. Interviews for City Council appointed Boards, Commissions and Committees.
    - A. Civil Service Commission - Dr. Cyndi Hanson
    - B. Events Facilities Advisory Board - Kevin Kjeldseth, Kent Kolbe, Miles Patton Jr, Lila Plambeck
    - C. Senior Advisory Committee - Ann Brodersen, James Chartier, Neil Peck

### **CONSENT AGENDA**

**Items 3 through 15E constitute a Consent Agenda. Items pass unanimously unless a separate roll call vote is requested by a Council Member.**

3. Reading of the City Council minutes of March 20, 2017.
4. CLARK - Resolution accepting the work and authorizing final payment to the Sioux City Community School District for the Clark Elementary School Pedestrian Bridge and Storm Sewer Replacement Project. (4310 Perry Way) (Project No. 6679-549-101)
5. URBAN RENEWAL - Resolution approving advances of funds for repayment from the City's urban renewal tax increment revenue funds and directing the filing of certification under Iowa Code Section 403.19.

6. TREASURY REG - Resolution declaring an official intent under Treasury Regulation 1.150-2 to issue debt to reimburse the City for certain original expenditures paid in connection with specified projects.
7. BATTERY PARK - Resolution temporarily closing Water Street from 4th Street to 5th Street; 4th Street from Pearl Street to Water Street; and the west one-half of the east/west alley and the south one-half of the north/south alley excluding the intersection between Water Street, Pearl Street, 4th Street, and 5th Street beginning at 2:00 p.m. and ending at 11:59 p.m. June, 10, 2017, June 30, 2017, July 22, 2017, July 28, 2017, August 26, 2017, and September 1, 2017 for the Hard Rock Casino's Battery Park Concert Series.
8. IEDA - Resolution supporting the submission of an Iowa Economic Development Authority (IEDA) Application for the Workforce Housing Tax Credit Program for Hands Property Management, LLC. (4619 Harrison Street, 4621 Harrison Street, 4625 Harrison Street, 4627 Harrison Street, 4631 Harrison Street, 4633 Harrison Street, 4637 Harrison Street, 4639 Harrison Street, 4701 Harrison Street, 4705 Harrison Street, 4709 Harrison Street)
9. IEDA - Resolution supporting the submission of an Iowa Economic Development Authority (IEDA) Application for the Workforce Housing Tax Credit Program for Hands Property Management, LLC. (2110 South Henry Street, 2109 South Lakeport Street, 1931 Hanford Street, 2011 Cavalier Way)
10. IEDA - Resolution supporting the submission of an Iowa Economic Development Authority (IEDA) Application for the Workforce Housing Tax Credit Program for Hands Property Management, LLC. (1501 34th Street)
11. TRAILS - Resolution adopting construction documents for the proposed construction of the Outer Drive North and Floyd Boulevard Trail Connection Project, Iowa Department of Transportation Project No. EDP-7057(688)-7Y-97. (City Project No. 6748-173-019)
12. ACTIONS RELATING TO AGREEMENTS AND CONTRACTS
  - A. C.A.P. - Resolution approving Extension Agreement No. 1 with C.A.P. Recycling of Mapleton, Iowa for an additional one (1) year period for the purchase of clean asphalt millings and crushed, clean concrete until March 27, 2018. (RFQ 232562)
  - B. IEDA - Resolution authorizing and approving Contract Amendment No. 2 to the Targeted Jobs Withholding Tax Credit Program Withholding Agreement with the Iowa Economic Development Authority and Hirschbach Motor Lines, Inc. and GR Equipment Leasing, Inc. (Contract Number: 17-Tj-006) (306 Virginia Street)
  - C. NEBCON - Resolution awarding and approving a contract to Nebcon, Inc. in the amount of \$28,370.02 for the 2017 City Fiber Optics Project. (Project No. 6898-859-043)
  - D. DGR - Resolution approving a Consulting Services Agreement with DGR Engineering for design of the Ingleside Avenue Reconstruction (14th Street to 18th Street) Project in an amount not to exceed \$191,821. (Project No. 6892-719-133)
  - E. DGR - Resolution approving a Consulting Services Agreement with DGR Engineering for design of the Harbor Drive and Murray Street Intersection Improvements Project in an amount not to exceed \$89,000. (Project No. 6879-663-302)

- F. CLAYTON CREEK - Resolution approving a Development Agreement with Clayton Creek LLC for a rural residential development located at 701 South Roswell Street and 801 South Roswell Street and authorizing the execution thereof.
- G. LOAN NOTES - Resolution fixing date for a meeting on the authorization of a Loan and Disbursement Agreement and the issuance of not to exceed \$470,000 Sewer Revenue Capital Loan Notes of City of Sioux City, Iowa, and providing for publication of notice thereof.
- H. MLS - Resolution awarding and approving a contract to MLS Landscape & Design, Inc. of Granville, Iowa in the amount of \$212,802 for the construction of the Sertoma Park Trail Loop Project. (3233 Singing Hills Boulevard)
- I. TR HARRIS - Resolution awarding and approving a contract to TR Harris Construction Inc. in the amount of \$529,788.27 for the Quail Court, Deer Haven Drive, and Maplewood Street Repair Project. (Project No. 6858-719-015)
- J. ESA - Resolution awarding and approving a contract with ESA, Inc. of North Sioux City, South Dakota in the amount of \$125,248 for asbestos abatement in the Southeast Balcony Area of the Long Lines Family Recreation Center. (401 Gordon Drive)
- K. THOMPSON ELECTRIC - Resolution awarding a contract to Thompson Electric Company in the amount of \$149,360 for the Heritage Parking Ramp Lighting Renovations Project. (Project No. 6893-728-012)

### 13. ACTIONS RELATING TO PROPERTY

- A. CRUZ - Resolution inviting proposals for the sale of land in the Jones Street Urban Renewal Area, announcing the intent to accept the proposal of Jorge A. Cruz Angeles and Lilia Cruz, fixing the date for receipt of proposals, and for public hearing and providing for notice thereof. (Property located at 861 15th Street)
- B. ALAVEZ - Resolution inviting proposals for the sale of land in the Jones Street Urban Renewal Area, announcing the intent to accept the proposal of Bernadino Alavez and Cleotildie Alavez, fixing the date for receipt of proposals, and for public hearing and providing for notice thereof. (A vacant lot commonly known as 861 15th Street)
- C. ELECTRONIC - Resolution proposing to sell certain real property. (The north one-half of the vacated east/west alley abutting 510 West 20th Street) (Petitioner: Electronic Engineering) (Purchase price: \$584 plus costs)
- D. MACONN - Resolution proposing to sell certain real property. (The south one-half of the vacated east/west alley abutting 507 West 19th Street) (Petitioner: Maconn LLC) (Purchase price: \$584 plus costs)

### 14. PURCHASING

- A. CARUS - Resolution awarding a Purchase Order to Carus Corporation of Chicago, Illinois in the amount of \$38,573 for the purchase of one bulk load of sodium permanganate for the Southbridge Regional Water Treatment Plant. (Invoice No. SLS10056746)

- B. READY MIX - Resolution awarding a purchase order to Siouxland Concrete/Standard Ready Mix of South Sioux City, Nebraska for the purchase of concrete products for the Public Works and Utilities Departments. (Bid #243540)
  - C. ITSAVVY - Resolution awarding a purchase order to ITsavvy of Addison, Illinois, in an amount not to exceed \$25,023.85 for the purchase of twenty-six (26) Uninterruptable Power Supplies (UPS) for critical network infrastructure for City and County locations, including the Library. (Bid No. 244018 and 244020)
  - D. NORTHERN TRUCK - Resolution awarding a purchase order to Northern Truck Equipment Corporation of Sioux Falls, South Dakota, in the amount of \$53,973 for the purchase of nine (9) Monroe Material Spreaders. (RFQ #242247)
  - E. NILFISK - Resolution awarding a purchase order to Nilfisk, Inc. of Brooklyn Park, Minnesota in the amount of \$43,507.05 for the purchase of a 2017 Advance SC8000 Rider Scrubber. (Bid #243093)
15. BOARD, COMMISSION AND COMMITTEE MINUTES
- A. Airport Board of Trustees - February 9, 2017
  - B. Environmental Advisory Board - March 9, 2017
  - C. Museum Board of Trustees - January 13, 2017
  - D. Planning and Zoning Commission - March 14, 2017
  - E. Yamanashi City Sister City Committee - February 16, 2017

*- End of Consent Agenda -*

## **RECOMMENDATIONS OF PLANNING AND ZONING**

16. Hearing and Ordinance vacating that portion of Lorraine Avenue located between South Coral Street and South Glass Street. (Petitioner: Joel and Donna Wiegand) The Planning and Zoning Commission recommends approval of this item. (File No. 2017-0025)

## **HEARINGS**

17. Hearing for the United States Housing and Urban Development (HUD) Sioux City Consortium Year Three Action Plan.
18. Hearing and Resolution approving plans, specifications, form of contract and estimated cost for the construction of Pearl Street Park. (7th Street and Pearl Street)
19. Hearing and Resolution approving plans, specifications, form of contract, and estimated cost for construction of the North Lewis Boulevard Water Main 1st Street to 31st Street – Phase 3 (11th Street to 1st Street) Project (Project No. 6782C-519-237), in Sioux City, Iowa.

## **DISCUSSION**

20. Resolution consenting to the Transfer, Assignment, Consent, Estoppel and Amendment Agreement between Aviators Anonymous, Inc. d/b/a JetSun Aviation Centre, Hawthorne Global Aviation Services, LLC and the City of Sioux City, Iowa and a Memorandum of Lease between the City of Sioux City, Iowa and Hawthorne Global Aviation Services, LLC for property located at the Sioux Gateway Airport/Col. Bud Day Field.

21. Resolution awarding a Service Provider Agreement to Thompson Electric Company in the amount of \$354,967 for a City-Wide Arc Flash Study.
22. Resolution approving Amendment No. 1 to the Development Agreement with G.K.D., LLC in connection with the property located at the northwest corner of Floyd Boulevard and Outer Drive and authorizing the execution thereof.
23. Resolution adopting plans, specifications, form of contract, and estimated cost for the proposed construction of the Pierce Street Reconstruction (24th Street to 29th Street) Project. (Project No. 6809-719-133)
24. Resolution approving a Developmental Services Agreement with UnityPoint Health – St. Luke’s Hospital in connection with the Pierce Street Reconstruction (24th Street to 29th Street) Project. (Project No. 6809-719-133)
25. Resolution approving Change Order No. 1 to the contract with Mark Albenesius, Inc. in the amount of \$20,725 for additional work due to settlement and revised site conditions in connection with the Missouri River Boat Club Ramp and Bank Repairs Project. (Project No. 6810-173-018)
26. Hearing and Resolution announcing the intent of the City to accept the proposals of Tritz Pallet, Inc. and Monterey Management, LLC for the sale of portions of land in the Donner Park Urban Renewal Area, fixing the date for public hearings and providing for notice thereof. (2201 Boulevard of Champions and 2301 Boulevard of Champions) **(Deferred from March 13, 2017)**

**PRESENTATION**

27. Military Road Reconstruction and Bridge Rehabilitation Project (Project No. 6755-719-354) Overview.

28. CITIZEN CONCERNS

29. COUNCIL CONCERNS

30. ADJOURNMENT

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