November 12, 2018

Proceedings of the City Council of University Heights, Iowa, held at the Community Center, 1302 Melrose Avenue, subject to approval by the Council at a subsequent meeting. ALL VOTES ARE UNANIMOUS UNLESS OTHERWISE STATED.

REGULAR COUNCIL MEETING

Mayor From called the November 12, 2018 regular council meeting of the University Heights City Council to order at 7:00 p.m.


The minutes of the October 9, 2018 regular council meeting were approved by unanimous consent. The minutes of the November 7, 2018 special council meeting were approved by unanimous consent.

PUBLIC HEARING ON PROPOSED AMENDMENT TO THE UNIVERSITY HEIGHTS ONE UNIVERSITY PLACE URBAN RENEWAL AREA

Mayor From called the public hearing on the proposed amendment to the University Heights One University Place Urban Renewal Area to order at 7:01 p.m. No members of the public spoke regarding the proposed amendment.

Mayor From closed the public hearing at 7:02 p.m.

Mayor From reopened the regular council meeting at 7:02 p.m.

OUP Urban Renewal Area:

MOTION by Miller, seconded by Moore, to approve Resolution No. 18-51, declaring necessity and establishing an Urban Renewal Area, pursuant to Section 403.4 of the Code of Iowa and approving Urban Renewal Plan Amendment for the University Heights One University Place Urban Renewal Area. Carried.

Herbold - Aye
Maher - No
Miller - Aye
Moore - Aye
Quezada - No

MOTION by Miller, seconded by Moore, to approve Resolution No. 18-52, authorizing internal advance of funds for Urban Renewal Projects. Carried.

Herbold - Aye
Maher - No
Miller - Aye
Moore - Aye
Quezada - No

MOTION by Miller, seconded by Moore, to approve Resolution No. 18-53, authorizing the mayor to sign a letter of engagement with John Danos and Dorsey & Whitney LLP for consulting on financial matters related to Urban Renewal Plan Amendment for the University Heights One University Place Urban Renewal Area, with consulting not to exceed $5,000.00. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye
Moore - Aye
Quezada - No

MOTION by Miller, seconded by Moore, to approve Resolution No. 18-54, approving the estimated Incremental Property Tax Revenues for the One University Place Development anticipated for the city’s fiscal year ending June 30, 2020, and appropriating approximately $530,676.00 to the developer as Economic Development Tax Increment payments and appropriating approximately $27,930.00 to the City of University Heights from revenues received from the Johnson County Treasurer attributable to the taxable valuation of the OUP property. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye
Moore - Aye
Quezada - No
MOTION by Miller, seconded by Moore, to approve No. 18-55, approving and directing filing of Urban Renewal Report with the Iowa Department of Management related to the One University Place Tax Increment Financing Development Agreement. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye

Moore - Aye
Quezada - No

Public Comments: The following addressed the council with their concerns:

Jase Humphrey - 27 Prospect Place
JP Hourcade - 416 Ridgeview Avenue
Kevin Sanders - President, Iowa City NAACP
Ryan Surber - Keltek Incorporated

Streets and Sidewalks: City Engineer Bilskemper presented a written report. A verbal report was presented by council member Maher.

MOTION by Maher, seconded by Moore, to approve the current proposed plan for the Triangle Park clean-up and renovation. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye

Moore - Aye
Quezada - Aye

MOTION by Miller, seconded by Moore, to reassess the marked sidewalks for trip hazards and direct the city engineer to present repair estimates at the next council meeting.

MOTION by Quezada, to add “drainage hazards” to the review criteria. Council agreed to the motion.

Council voted upon the amended motion. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye

Moore - Aye
Quezada - Aye

Mayor’s Report: A written report was presented.

MOTION by Moore, seconded by Miller, ratifying the mayor’s appointment of Mary Panther to the Zoning Commission. Carried.

Herbold - Aye
Maher - Aye
Miller - Aye

Moore - Aye
Quezada - Aye

Hotel update: Jim Glasgow, University Lake Partners LLC co-owner, gave an update on construction for the Marriott Hotel.

Legal Report: A written report was presented.

MOTION by Miller, seconded by Herbold, to approve Resolution No. 18-56, approving committee recommendation for sale and renovation of Olive Court homes and directing that the committee make further recommendations to the council regarding specifics of transactions (sale price, required improvements, timing of construction, etc.). Carried.

Herbold - Aye
Maher - No
Miller - Aye

Moore - Aye
Quezada - No

Council member Quezada presented a PowerPoint presentation on reinvesting sale proceeds for the Olive Court houses into Olive Court.

Clerk’s Report: A written report was presented.

Treasurer’s Report: A written report was presented. All bills presented were approved for payment by unanimous consent.
Warrants
October 10, 2018 through November 12, 2018

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General Fund - $ 99,779.75   Road Use Tax - $ 1,930.81   Employee Benefits Fund - $ 14,788.55
Total Receipts   $ 414,749.36   Debt Service - $ 7,320.00   Total Warrants     $ 123,819.11

Building, Zoning and Sanitation: A written report was presented.

**MOTION** by Miller, seconded by Herbold, to approve third consideration of Ordinance No. 233, prohibiting short-term rental of property (Airbnb, VBRO, etc.) **Carried.**

Herbold - Aye    Moore - Aye
Maher - Aye      Quezada - Aye
Miller - Aye

Scott Spak, a University of Iowa professor from the Graduate School of Urban and Regional Planning, presented to council a proposal for UI graduate students from the planning school to take on a class project for the Spring 2019 semester to create a climate action plan for University Heights, incorporating the process into our upcoming MPOJC comprehensive plan update. Council consensus (3-2) to move forward with the proposal. Council to request confirmation from MPOJC that integrating a climate action plan into the comprehensive plan update is practicable, and will vote on a resolution at the December meeting.

Community Protection: A written report was presented by Police Chief Nate Petersen. A written report was presented by council member Herbold.
MOTION by Quezada, seconded by Miller, that the city enter into a Memorandum of Understanding (MOU) with the University of Iowa (UI) and the UI Athletic Department regarding game day activities. Carried.

Herbold - Aye  Moore - Aye
Maher - Aye  Quezada - Aye
Miller - Aye

MOTION by Maher, seconded by Quezada, directing Police Chief Petersen to continue to pursue the lease program with Keltek Incorporated and present cost estimates at the next council meeting. Carried.

Herbold - Aye  Moore - Aye
Maher - Aye  Quezada - Aye
Miller - Aye

Council member Herbold stated he and Police Chief Petersen are planning a “Pizza with the Police” event for citizens to attend.

Consideration of Resolution No. 18-49, supporting initiatives to correct for implicit bias was deferred until the next council meeting.

MOTION by Miller, seconded by Herbold, to approve first consideration of Ordinance No. 235, relating to law enforcement training against implicit bias, providing for data collection and reporting, and establishing a citizens’ advisory board.

MOTION by Quezada, seconded by Maher, to include Section 3b from the ordinance’s original draft and revise Section 5, removing 5b-5e. Not Carried.

Herbold - No  Moore - No
Maher - Abstain  Quezada - Aye
Miller - No

MOTION by Miller, seconded by Herbold, to direct the police department to not conduct consent searches.

Discussion by council. Both motions withdrawn without objection.

Finance Report: A verbal report was presented.

MOTION by Quezada, seconded by Miller, to approve Resolution 18-57, to approve the FY2018 Annual Finance Report. Carried.

Herbold - Aye  Moore - Aye
Maher - Aye  Quezada - Aye
Miller - Aye

MOTION by Quezada, seconded by Maher, to invest $50,983.14 (plus accrued interest) into a Certificate of Deposit with Collins Credit Union, for 17 months and at a rate of 2.71%. Carried.

Herbold - Aye  Moore - Aye
Maher - Aye  Quezada - Aye
Miller - Aye

eGovernment: None.

Announcements: None.

The meeting was adjourned by unanimous consent at 10:40 p.m.

Attest: Christine Anderson, City Clerk  Approved: Louise A. From, Mayor