

AMENDED

AGENDA

**MEETING OF THE AMES AREA METROPOLITAN PLANNING ORGANIZATION
TRANSPORTATION POLICY COMMITTEE AND
REGULAR MEETING OF THE AMES CITY COUNCIL
COUNCIL CHAMBERS - CITY HALL - 515 CLARK AVENUE
JUNE 13, 2017**

CALL TO ORDER: 6:00 p.m.

NOTICE TO THE PUBLIC: The Mayor and City Council welcome comments from the public during discussion. **If you wish to speak, please complete an orange card and hand it to the City Clerk. When your name is called, please step to the microphone, state your name for the record, and limit the time used to present your remarks in order that others may be given the opportunity to speak.** The normal process on any particular agenda item is that the motion is placed on the floor, input is received from the audience, the Council is given an opportunity to comment on the issue or respond to the audience concerns, and the vote is taken. On ordinances, there is time provided for public input at the time of the first reading. In consideration of all, if you have a cell phone, please turn it off or put it on silent ring.

**AMES AREA METROPOLITAN PLANNING ORGANIZATION (AAMPO)
TRANSPORTATION POLICY COMMITTEE MEETING**

1. Hearing on Amendment to FY 2015-2019 Passenger Transportation Plan (PTP):
 - a. Motion approving Amendment
2. Hearing on Amendments to FY 2017-2020 Transportation Improvement Program (TIP):
 - a. Motion approving Amendment

POLICY COMMITTEE COMMENTS:

ADJOURNMENT:

REGULAR CITY COUNCIL MEETING*

*The Regular City Council Meeting will immediately follow the meeting of the Ames Area Metropolitan Planning Organization Transportation Policy Committee.

CONSENT AGENDA: All items listed under the consent agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time the Council members vote on the motion.

1. Motion approving payment of claims
2. Motion approving Minutes of Regular Meeting of May 23, 2017
3. Motion approving certification of civil service applicants
4. Motion approving Report of Contract Change Orders for May 16-31, 2017
5. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class A Liquor & Outdoor Service – Green Hills Residents’ Association, 2200 Hamilton Drive, #100
 - b. Class E Liquor, C Beer, & B Wine – AJ’s Liquor, 4518 Mortensen Road, #109
 - c. Class E Liquor, C Beer, & B Wine – Kum & Go #200, 4510 Mortensen Road
 - d. Class E Liquor, C Beer, & B Wine – Kum & Go #214, 111 Duff Avenue
 - e. Class E Liquor, C Beer, & B Wine – Kum & Go #215, 4506 Lincoln Way

- f. Class E Liquor, C Beer, & B Wine – Kum & Go #216, 203 Welch Avenue
 - g. Class E Liquor, C Beer, & B Native Wine – Casey’s General Store #2560, 3020 S. Duff Avenue
 - h. Special Class C Liquor – Hickory Park Restaurant Co., 1404 S. Duff Avenue
 - i. Class E Liquor – MMDG Spirits, 126A Welch Avenue
 - j. Class C Liquor & Catering Privilege – Texas Roadhouse, 519 S. Duff Avenue
6. Motion approving Outdoor Service Privilege for Bar la Tosca, 400 Main Street
 7. Motion approving new Class C Liquor License & Outdoor Service for Old Chicago Pizza & Taproom, 1610 S. Kellogg Avenue
 8. Motion approving new Special Class C Liquor License, Class B Wine Permit, & Outdoor Service for Wheatsfield Cooperative, 413 Northwestern Avenue
 9. Resolution adopting 2017/18 New and Revised Fees
 10. Resolution approving Pay Plan for 2017/18
 11. Resolution approving proposal from National Insurance Services for continuing the current Group Life and Long-Term Disability policies for a three-year period (July 1, 2017 - June 30, 2020)
 12. Resolution approving appointment of Council Member Tim Gartin to Ames Economic Development Commission Board of Directors
 13. Resolution approving City’s Appointments to Campus and Community Commission
- **Additional Item:** Resolution approving Heartland Senior Services to sublease office space to Bethany Life in connection with City’s Lease Agreement for 205 South Walnut Avenue
14. Requests for Midnight Madness on July 8-9, 2017:
 - a. Motion approving blanket Temporary Obstruction Permit and blanket Vending License for closed area
 - b. Motion approving 5-day (July 8-12) Class B Beer Permit & Outdoor Service Area in City Hall Parking Lot N
 - c. Motion approving tapping of up to seven kegs at once during post-race party with maximum of 20 kegs total during the evening
 - d. Resolution approving closure of portions of 5th Street, Douglas Avenue, 10th Street, Clark Avenue, Main Street, Northwestern Avenue, 9th Street, Ridgewood Avenue, and 6th Street; Burnett Avenue and Kellogg Avenue, from 5th Street to 10th Street; 6th Street, 7th Street, 8th Street, and 9th Street, from Clark Avenue to Douglas Avenue; Park Way and City Hall Parking Lot N
 - e. Resolution approving suspension of parking regulations and enforcement from 6:00 p.m. to 11:00 p.m. on Saturday, July 8
 - f. Resolution approving waiver of fees for blanket Vending License and usage of electricity
 15. Engineering Services for Traffic Signal Design at Various Locations:
 - a. Resolution waiving Purchasing Policies that require competitive written proposals
 - b. Resolution approving selection of WHKS & Co. to perform design for the 2016/17 Traffic Signal Program (6th Street & Hazel/Brookridge), 2017/18 Traffic Signal Program (E. 13th Street & Dayton Avenue), and 2017/18 Traffic Signal Program (E. 13th Street & I-35 Northbound Off-Ramp)
 - c. Motion authorizing the Public Works Director to negotiate and approve the final contract with WHKS & Co.
 16. Resolution awarding Professional Services Contract to Burns & McDonnell of Chesterfield, Missouri, for Fire Risk Mitigation for Power Plant in an amount not to exceed \$50,000
 17. Resolution rescinding CDBG Public Facilities Improvement Grant award to Youth & Shelter Services
 18. Resolution approving Addendum No. 3 to Professional Services Agreement for Construction

- Services for 2015/16 Airport Improvements (Terminal Building)
19. Resolution waiving purchasing policy requirement for formal bidding procedures and awarding three-year contract to Emerson Process Management Power & Water Solutions, Inc., of Tinley Park, Illinois, for SureService Contract for Power Plant Control System in the amount of \$158,012
 20. Resolution waiving purchasing policy requirement for formal bidding procedures and awarding sole source contract to Open Systems International, Inc., of Medina, Minnesota, for Monarch Diamond Support for SCADA in the amount of \$100,998
 21. Resolution authorizing single source procurement and approving Agreement with Bluworld of Water, LLC, of Orlando, FL, to construct and ship Water Feature at New Water Treatment Plant
 22. Resolution awarding contract for Specialized Wet Dry Vacuum, Hydro Blast, and Related Cleaning Services for Power Plant to Harbors Environmental Services, Inc., of Des Moines, Iowa, in an amount not to exceed \$85,000
 23. Resolution awarding contract for Upfitting of Two Tandem Chassis Dump Trucks for Public Works Department, Street Maintenance Division, to Aspen Equipment of Ankeny, Iowa, in the amount of \$214,782 for base bid, Option #1 for 10' Underbody Snow Plow, and Option #2 for 14' Material Spreader
 24. Resolution approving contract renewal for purchase of Electric Meters from Fletcher-Reinhardt Co., of Cedar Rapids, Iowa, in accordance with unit prices bid
 25. ~~Resolution approving contract renewal for Boiler Tube Spray Coating and Related Services and Supplies for Power Plant with Integrated Global Services, Inc., of Richmond, Virginia, in an amount not to exceed \$300,000~~
 26. Resolution approving contract and bond for 2015/16 West Lincoln Way Intersection Improvements (Franklin Avenue)
 27. Resolution approving contract and bond for Water Treatment Plant Five-Year Well Rehabilitation Project
 28. Resolution approving contract and bond for Water Pollution Control Facility Structural Rehabilitation Project
 29. Resolution approving contract and bond for Scaffolding and Related Services and Supplies for Power Plant
 30. Resolution approving contract and bond for 2017/18 Pavement Restoration Program - Contract 1: Concrete Joint Repair Program
 31. Resolution approving Change Order No. 1 for Underground Trenching Secondary Contract for Electric Services with Communication Technologies
 32. Resolution approving Change Order No. 2 for Electrician Services for Power Plant with The Baker Group
 33. Resolution approving partial completion of public improvements and reducing security for Crane Farm Subdivision
 34. Resolution accepting completion of Power Plant Fuel Conversion - Mechanical Installation General Work
 35. Resolution accepting completion of 2015/16 Bridge Rehabilitation Program (6th Street Bridge over Squaw Creek)
 36. Resolution accepting completion of 2016/17 Cemetery Water Service Line Replacement
 37. Resolution accepting completion of Furman Aquatics Center Water Slide Restoration Project
 38. Resolution approving Plat of Survey for 1428 and 1506 Boston Avenue

PUBLIC FORUM: This is a time set aside for comments from the public on topics of City business other than those listed on this agenda. Please understand that the Council will not take any action on your comments at this meeting due to requirements of the Open Meetings Law, but may do so at a future meeting. The Mayor and City Council welcome comments from the public; however, at no time is it appropriate to use profane, obscene, or slanderous language. The Mayor may limit each speaker to five minutes.

ADMINISTRATION:

39. Ames Economic Development Commission:
 - a. Presentation of Annual Report
 - b. Resolution approving 2017/18 Agreement
40. Progress Report from Sustainability Coordinator regarding FY 2016-17 activities:
 - a. Motion accepting Report
 - b. Resolution approving Contract with Iowa State University for Sustainability Advisory Services from July 1, 2017, through June 30, 2018, in an amount not to exceed \$25,000
41. Resolution reaffirming June 12, 2007, Resolution Approving U. S. Mayors Climate Protection Agreement

PLANNING & HOUSING:

42. Staff Report on Request For Proposal for 321 State Avenue (Affordable Housing):
 - a. Motion providing direction to staff
43. Urban Renewal Area for Barilla:
 - a. Motion directing staff to forward the Draft Urban Renewal Plan to Planning and Zoning Commission
 - b. Motion appointing Planning and Housing Director as City's representative to the consultation with affected taxing entities
 - c. Resolution setting date of public hearing for July 11, 2017

HEARINGS:

44. Hearing on rezoning of property at 398 South 500th Avenue (Collegiate Ames Subdivision) from Agricultural (A) to Planned Residence District (F-PRD):
 - a. Motion to continue hearing to June 27, 2017
45. Hearing on proposed zoning text amendment to allow dwelling houses in Planned Residence District:
 - a. Motion to continue hearing to June 27, 2017
46. Hearing on Major Site Development Plan for 398 South 500th Avenue:
 - a. Motion to continue hearing to June 27, 2017
47. Hearing on Proposed 2017/18 Community Development Block Grant Annual Action Plan (continued from May 9, 2017):
 - a. Motion to continue hearing to June 27, 2017
48. Hearing on proposed vacation of easement for public bike path within Ames Middle School:
 - a. Resolution approving vacation of easement

ORDINANCES:

49. First passage of ordinance to add language to allow signage on RH properties with mixed uses
50. First passage of ordinance prohibiting parking on portions of 24th Street and Broadmoor Avenue
51. Second passage of ordinance making zoning text amendments to add definitions of "pre-existing" and "two-family" dwelling, if pre-existing"

52. Second passage of ordinance making zoning text amendments to revise site landscape requirements for all uses
53. Second passages of ordinances adopting, by reference, of 2015 Editions of International Building, Residential, Fire, Existing Building, Mechanical, and Fuel Gas Codes; and Uniform Plumbing Code, with local edits (*Municipal Code* Chapters 5 and 8) [Third reading and adoption requested]
54. Second passage of Storm Water Utility Rates Ordinance
55. Second passage of Electric Rate Ordinance
56. Second passage of revised Fireworks Ordinance under *Municipal Code* Chapter 17.6
57. Third passage of ORDINANCE NO. 4306 rezoning property at 3505 South Duff Avenue from Agricultural (A) to Highway-Oriented Commercial (HOC)
58. Third passage of ORDINANCE NO. 4307 pertaining to on-street parking in Neighborhood Commercial Zoning District
59. Third passage of ORDINANCE NO. 4308 pertaining to building height and roof design for mini-storage warehouse facilities in Highway-Oriented Commercial Zoning District

COUNCIL COMMENTS:

****Additional Item: CLOSED SESSION:**

Motion to hold Closed Session as provided by Section 21.5(1)c, *Code of Iowa*, to discuss matters presently in or threatened to be in litigation

ADJOURNMENT:

***Please note that this Agenda may be changed up to 24 hours before the meeting time as provided by Section 21.4(2), *Code of Iowa*.**

**AMES AREA METROPOLITAN PLANNING ORGANIZATION (AAMPO)
TRANSPORTATION POLICY COMMITTEE ACTION FORM**

SUBJECT: AMENDMENT TO THE AMES AREA MPO 2015 – 2019 FINAL PASSENGER TRANSPORTATION PLAN

BACKGROUND:

The federal government requires a locally-coordinated planning process for transportation issues between human/health service agencies and transportation providers. States and metropolitan planning organizations in turn, have been charged to carry out this process and as a result are required to develop a Passenger Transportation Plan (PTP). This plan provides needs-based justification for identifying passenger transportation priorities and/or strategies.

CyRide provides the staff on the AAMPO's behalf for this coordination and works with both the Story County Human Service Council and the Transportation Collaboration groups. The PTP must be updated, at a minimum, every five years. The Ames Area MPO last approved their PTP in March 2014 and is required to submit their next full PTP to the Iowa DOT in 2019. During the interim, there must be documentation of at least two coordination meetings to be submitted to the IDOT annually by July 31st of which the Ames Area MPO exceeds this requirement.

Projects funded with Enhanced Mobility for Seniors and Individuals with Disabilities (5310) formula funding must specifically be identified within the PTP in order to receive this funding. Any additional projects benefiting seniors or individuals with disabilities to be funded with 5310 funding require an amendment to the PTP plan.

Due to changes in the amount of shelters which have been installed, transit stop amenities have been identified for increased Enhanced Mobility for Seniors and Individuals with Disabilities (5310) funding. This project was previously identified in the PTP to be funded at \$50,000 total annually and is proposed at \$200,000 total annually. This project inclusion has been added on the attached pages of the PTP highlighted in red.

FY2015 - FY2019		
	Federal (80%)	Total
Transit Amenities/Bus Stop Improvements	\$160,000	\$200,000

ALTERNATIVES:

1. Approve the amended AAMPO 2015 Passenger Transportation Plan.
2. Approve the amended AAMPO 2015 Passenger Transportation Plan with Transportation Policy Committee modifications.

ADMINISTRATOR'S RECOMMENDED ACTION:

The Ames Area MPO Transportation Technical Committee has reviewed the amended AAMPO 2015 Final Passenger Transportation Plan and unanimously recommends approval. During the public input period, no revisions were requested by the public.

Therefore, it is recommended by the Administrator that the Transportation Policy Committee adopt Alternative No. 1, thereby approving the amended AAMPO 2015 Passenger Transportation Plan.

IV – PRIORITIES AND STRATEGIES

The following are passenger transportation priorities and strategies for the next five years, as recommended by the Story County Human Service Council. Please note, that any Enhanced Mobility for Seniors and individuals with Disabilities projects (Section 5310 funding) must be specifically included in the PTP. All other strategies/projects funded by other means are encouraged to include in the PTP but are not required. This process ensures a cooperative effort between human service agencies and transportation providers to focus on transportation services to achieve the best possible transportation service for the community focusing on the elderly and disabled populations.

The PTP committee, made up of transportation providers and human/health service agencies, provided consensus to forward the following priorities and strategies forward and recommends this plan to the Ames Area Metropolitan Planning Organization for formal approval. The AAMPO must review and approve the projects and overall PTP plan as amended for submittal to the Iowa Department of Transportation.

1. **Dial-A-Ride Service (Section 5310):** This need was identified as a base need for the community for those individuals that cannot ride the fixed-route system but can rather ride CyRide’s Dial-A-Ride door-to-door service operated under subcontract currently to Heart of Iowa Regional Transit Agency (HIRTA). CyRide is mandated by the federal government as part of the American’s With Disabilities Act (ADA), to provide this complementary fixed-route service for person’s with a disability. This demand response service operates the same hours and days as the CyRide’s fixed-route transit system. More demand will be warranted from the community in future years. Enhanced Mobility for Seniors and individuals with Disabilities funding (Section 5310 funds) can be utilized by transit agencies to subcontract out their ADA service however; they cannot provide the service themselves and receive the funding. Therefore, it is more economical to subcontract and coordinate with another provider. **Approximate annual funding = (\$237,500 total; \$190,000 federal)**

	Dial-A-Ride (HIRTA)			
	Provides door-to-door ADA service within the Ames city limits.			
Annual Numbers	FY2010	FY2011	FY2012	FY2013
# Revenue Hours	2,551	2,503	2,665	3,204
# Revenue Miles	30,498	31,122	34,108	35,445
# Days Provided/Yr.	362	362	359	359
# Riders (unlinked)	9,745	= 9,101	10,853	9,468
# Elderly Rides				
# Disabled Rides	9,745	9,101	10,853	9,468
Operating Costs	\$136,856	\$142,717	\$162,094	\$144,023

- 2. Transit Amenities/Bus Stop Improvements (Section 5310):** Improving the accessibility of CyRide's bus stops as well as CyRide's image is of importance to CyRide and their Board of Trustees. Shelters have been prioritized within a bus stop plan for the community to be funded from this identified funding in the next few years as long as funding is available to improve accessibility. These improvements also include lighting within the bus stop improvement as only a few bus stops currently have lighting within the shelter. Many passengers result to lighting up the schedule display within the shelter in the evening hours with their cell phone or a street light. Future shelters would incorporate lighting.

In addition, real-time schedule information has been a request within the Ames community for many years. This technology was implemented in February 2013 with LED digital signage at certain major transfer points on Iowa State University campus. Additional LED signage for real-time bus information can be incorporated into CyRide's system making it easier for seniors and the disabled know when their Next bus will be arriving. CyRide intends to place these signs at major transfer locations. ~~Approximate annual funding = (\$50,000 total; \$40,000 federal).~~ **Approximate annual funding = (\$200,000 total; \$160,000 federal)**

- 3. Small Light-Duty Bus Replacement/Expansion (Section 5310):** CyRide's complementary Americans with Disabilities Act (ADA) service called Dial-A-Ride, is a door-to-door service serving individuals with a disability within the City of Ames. Passengers eligible for Paratransit service as defined by the (ADA) can ride this service. This service requires small light-duty accessible vehicles to operate door-to-door within the City of Ames. The useful life of these vehicles is four years as recommended by the Federal Transit Administration. CyRide currently leases one light-duty bus to its ADA contractor to help operate this service. The remaining vehicles are provided by the contractor directly as they also operate the regional public transit service for Story County. CyRide needs to systematically replace this vehicle leased to its contractor at a minimum of four years and maximum of every eight years.

Additionally, this funding may be utilized to purchase expansion vehicles as needed for its ADA service as ridership for Dial-A-Ride increases. Specifically, CyRide cannot deny Dial-A-Ride passengers a ride due to vehicle capacity issues. CyRide must ensure a ride to its passengers within a two hour window (one hour before/after requested pickup/drop off) of the passengers' request. As of FY2013, Dial-A-Ride ridership has remained fairly stable. However, this may change as more and more disabled individuals turn to DialA-Ride for that "guaranteed ride" within the two-hour window. Section 5310 funds can be utilized by transit agencies to purchase replacement and/or expansion buses to operate its ADA

service. Expansion vehicles may be necessary within this next five-year period as demand increases and CyRide would need to respond and provide additional vehicles if required.

CyRide estimates up to two light-duty buses being purchased for either replacement/expansion within the PTP between FY2015 – FY2019 with the cost identified below. Approximate funding per bus = (\$90,000 total; \$76,500 federal) **OR Approximate maximum funding = (\$180,000 total; \$153,000)**

- 4. Van Replacement/Expansion (Section 5310):** In January 2015, a Demand Response Service Action Plan (<http://www.cityofames.org/modules/showdocument.aspx?documentid=20699>) and Communication Plan were finalized under the guidance of a task force to develop process improvements for the door-to-door public transit service to the general public within Story County/Ames. While, the plan identifies 23 specific actions to improve demand response county-wide public transit service, many of these improvements can also benefit CyRide's Dial-A-Ride service provided to ADA-eligible disabled individuals as both transit services are operated by the same transit provider.

Specifically under Action Item #23 in Appendix H, the Demand Response Service Action Plan identified dedicating one "unscheduled" vehicle each day to address unforeseen operational issues to ensure smooth operation of service. The need was to keep demand response public transit service on time alleviating concerns from passengers. Again, this service improvement need was seen as something to improve not only HIRTA's service but CyRide's Dial-A-Ride service as well. Therefore a possible funding source for the purchase of the vehicle is 5310 (elderly and disabled funding) impacting the demand response services within the Ames community. The vehicle would be operated to keep the service within the City of Ames on schedule as much as possible and/or assist where needed. Although the action plan identifies a bus to operate this service improvement, recent discussions have identified the unscheduled vehicle as an accessible van. The useful life of this vehicle is four years as recommended by the Federal Transit Administration and therefore, would need replaced within the life of this PTP.

CyRide estimates up to two accessible vans being purchased between FY2015 – FY2019 for either replacement/expansion within this PTP with the estimated costs identified below. CyRide and/or HIRTA would be required to fund the 25% local portion of the vehicle. **Approximate funding per van = (\$57,500 total; \$42,925 federal) OR Approximate maximum funding = (\$115,000 total; \$85,850)**

**AMES AREA METROPOLITAN PLANNING ORGANIZATION (AAMPO)
TRANSPORTATION POLICY COMMITTEE ACTION FORM**

**SUBJECT: FY 2017 - 2020 TRANSPORTATION IMPROVEMENT PROGRAM
AMENDMENT**

BACKGROUND:

In order to receive Federal funds for transportation improvement projects, it is necessary for the projects to be included in the approved Iowa Department of Transportation statewide program. Prior to including projects into the state program, the project must appear on the MPO Transportation Improvement Program (TIP). Regulations require the TIP to include transportation projects for four years. The TIP may be amended in accordance with prescribed amendment and public participation procedures.

The amendment to the Fiscal Year (FY) 2017 - 2020 Transportation Improvement Program involves changing the following:

TPMS Project Updates

- Add \$230,466 CMAQ - #9 Plum Weekday Route Expansion
 - ICAAP awarded by Iowa DOT on March 21, 2017. Project added to access ICAAP award
- Add \$101,767 CMAQ - #2 Green / #6 Brown / #3 Blue Service Expansion
 - ICAAP awarded by Iowa DOT on March 21, 2017. Project added to access ICAAP award.
- Increase 5310 funding for Transit Project 920 Associated Transit Improvements from \$50,000 to \$200,000
 - PTP amendment processing to allocate additional 5310 funds to existing project
- Increase PTIG funding for Transit Project 4119 In-Ground Hoist Replacement from \$250,000 to \$506,261
 - Increase in cost of In-Ground Hoist project requires TIP amendment.

Requirements to process an amendment to the TIP require an opportunity for public review and comment as well as approval by both the Technical and Policy Committees of the Ames Area MPO. The Transportation Technical Committee reviewed the amended on May 18, 2017. The public input period was available from May 23, 2017 to June 13, 2017. No comments requesting modifications were received during the input period.

ALTERNATIVES:

1. Approve the amended FY 2017-2020 Transportation Improvement Program for submission to the Iowa Department of Transportation.

2. Approve the amended FY 2017-2020 Transportation Improvement Program with Transportation Policy Committee modifications for submission to the Iowa Department of Transportation.

ADMINISTRATOR'S RECOMMENDED ACTION:

The Ames Area MPO Transportation Technical Committee has reviewed the amended FY 2017-2020 TIP and unanimously recommends approval. During the public input period, no revisions were requested by the public.

Therefore, it is recommended by the Administrator that the Transportation Policy Committee adopt Alternative No. 1, thereby approving the amended FY 2017 - 2020 Transportation Improvement Program for submission to the Iowa Department of Transportation.

**MINUTES OF THE JOINT MEETING OF THE AMES CITY COUNCIL AND AMES
HUMAN RELATIONS COMMISSION, MEETING OF THE AMES AREA
METROPOLITAN PLANNING ORGANIZATION (AAMPO)
TRANSPORTATION POLICY COMMITTEE, AND
REGULAR MEETING OF THE AMES CITY COUNCIL**

AMES, IOWA

MAY 23, 2017

**JOINT MEETING OF THE AMES CITY COUNCIL AND
AMES HUMAN RELATIONS COMMISSION**

The Joint Meeting of the Ames City Council and Ames Human Relations Commission was called to order by Mayor Ann Campbell at 5:30 p.m. on the 23rd day of May, 2017, in the City Council Chambers in City Hall, 515 Clark Avenue, pursuant to law. In addition to the Mayor, City Council Members Bronwyn Beatty-Hansen, Gloria Betcher, Amber Corrieri, Tim Gartin, Chris Nelson, and Peter Orazem were present. Representing the Ames Human Relations Commission (AHRC) were Anneke Mundel, John Klaus, Heidi Thompson, Amy Harris-Tehan, and Joel Hochsein.

Ames Human Relations Commission Annual Report. John Klaus, AHRC Chairperson, summarized the Commission's attempts to raise its profile in the community. These included: outreach and education initiatives, community conversations; and special initiatives such as the Peace Walk, "Talk Race," "Inclusive Ames," "Implicit Bias," and "Know Your Rights." Mr. Klaus noted the partnerships with other organizations that helped make these events possible. The Commission also responded to discriminatory practices that had occurred in Ames. There is now an email address for the Commission so people could directly report their concerns. According to Mr. Klaus, the Commission feels that it could do a better job if there could be a staff member who would be wholly dedicated to the Commission. Commission members had contacted Civil Rights Offices in similar-size cities to Ames and had discussed that all of them had at least one staff person committed solely to civil rights diversity relations and discrimination prevention.

Request of Commission Regarding Municipal Equality Index (MEI). According to Mr. Klaus, the Commission had reviewed the 2016 Human Rights Campaign Municipal Equality Index. Ames had scored low on the Index in comparison to other cities surveyed in Iowa. It was explained that the survey is sent to municipalities across the country and compared to metrics established by the Human Rights Campaign. Chairperson Klaus stated that the AHRC continues to participate in efforts to improve its score. Mr. Hochstein said that the Commission had reviewed the 2016 Human Rights Campaign MEI. Mr. Klaus stated that a task force had been established with Commissioners, City, ISU, and the community to explore its current state and develop strategies to improve Ames' score on the MEI. According to Mr. Hochstein, the Index provides a roadmap to increasing "welcomeness" and equity to the Lesbian, Gay, Bisexual, Transgender, and Queer (LGBTQ) Community as outlined by the metrics in the MEI. Council Member Gartin said he respectfully disagreed with the score that Ames had received; he felt that the welcomeness in this community is very high. Mr. Klaus said that he looked at this as constructive criticism and considered it as an opportunity to gain insight into how the City can improve. Mr. Hochstein commented on whether the scorecard necessarily fits the way Ames is. He does not consider the score of 60 out of 100 bad, but believes it shows them areas that could be improved.

Concerning the recommendation of a staff person being dedicated to the AHRC, Mr. Hochsein said that a point person would suffice. Mr. Klaus said that it would be their preference that a permanent full-time staff person be dedicated to civil rights diversity relations and discrimination prevention. Council Member Gartin clarified that the Council could discuss the Commission's recommendation, but it would have to be referred to staff and deferred to a future Agenda.

Council Member Orazem noted that there are disadvantages to being a smaller metro area; it affects how much money is available. He noted that there are much larger groups who don't have a dedicated staff person. Mr. Hochsein said it is more where the money is put and the priorities of the community. He advised that Dubuque is a similarly sized city and they have five dedicated positions, three of which are currently filled.

Six recommendations were presented to the City Council based on specific areas as identified in the MEI:

1. Request that the Council refer to staff a directive to work with the City's health insurance provider on ensuring that current insurance options provide for routine care that is gender-affirming.
2. Request that the Council refer to staff a directive to create a City non-discrimination ordinance that requires contractors to have inclusive non-discrimination policies that includes age, race, creed, color, sex, sexual orientation, gender identity, national origin, religion, or disability (mental or physical).

Concerning Recommendation #2, Council Member Betcher noted that there might be other things that should be considered as well.

3. Request that the Council refer to staff a directive that they research LGBTQA+ venues in which the City can post job postings in an effort to directly recruit LGBTQA+ employees.

Council Member Betcher said that she is in favor of that, but wanted to know where those venues might be.

4. Request that the Council refer to staff a directive that would research and implement the creation of an Equity Advisor as a permanent, full-time staff member.
5. Request that the Council refer to the Chief of Police a directive to identify a LGBTQ+ Police Liaison.
6. Request that the Mayor, City Council, and other City organizations and departments be more visible in supporting the LGBTQ+ community.

Council Member Beatty-Hansen pointed out many events and things that the City already does to make all people feel welcome and wanted to know how the City could get recognition for the things that it is already doing.

Council Member Corrieri commented that it depends on who is responding to the surveys as to what their opinion is of Ames' welcomeness.

Discussion of "Safe Cities Resolution." Chairperson Klaus said that the Resolution is designed to ease any anxiety experienced by the families and friends of undocumented immigrants. That would be done by enacting a proposed resolution affirming that the Ames Police Department shall not undertake actions to detect the presence of unauthorized immigrants or devote any public resources to the enforcement of federal immigration laws and regulations. Council Member Orazem pointed out that the resolution being proposed by the AHRC is a nearly verbatim replication of the one adopted by the City Council of Iowa City. Mr Orazem took issue with the paragraph in the Resolution that states, "for as long as the

City can remember, the Ames Police Department has not been involved in the enforcement of federal immigration law.” He asked if that had been verified.

Police Chief Chuck Cychosz stated that the resolution does recognize that the Ames Police Department does not have the authorization to enforce federal immigration laws and regulations. The Chief indicated that police officers very often do not know a person’s immigration status.

Council Member Gartin asked Chief Cychosz if he saw any negatives to the Resolution. Mr. Cychosz said he did not see anything that would limit the City’s ability, but believes that it is more about people’s behavior. Police officers have informal interactions with the community stating their concern for people’s safety, not their immigration status. Chief Cychosz advised that the principles of the Resolution are already in the City’s “tool kit,” whether or not the Resolution is adopted. He believes that it’s what is done with the Resolution after its adoption that is important. He challenged the Commission to help translate it and spread the word.

Cheryl Benzen, 707 Burnett, Ames, said that the full name of the document is, “Resolution Reaffirming the Public Safety Function of Law Enforcement.” Official recognition of the Resolution as the City’s policy is what they would like. Ms. Benzen said that they had done their homework; they had met with many representatives of the City to get their ideas of what the Resolution should contain and could legally contain.

Rick Exnen, 1014 Murray, Ames, acknowledged that is a member of the AMOS Immigration Group. He explained the Group’s efforts in trying to get the Resolution adopted to help the undocumented community feel safe. Mr. Exnen said that the message of trust needs to be conveyed over and over.

Liz Mendez-Shannon, 809 Wheeler, Ames, said that people of color often wonder if they are safe when they enter a room where there are all white people and vice-versa. Those who are most impacted by the Resolution will sleep a little better if it is passed.

Matthew Goodman, 2019 Friley Road, Ames, said he was a member of the Ames Progressive Alliance. Mr. Goodman said he believes that the most important part of a scorecard is feedback, which is an opportunity to move and grow as a community. He thanked the Council for its open discussion of this matter.

Moved by Beatty-Hansen, seconded by Corrieri, to refer the Municipal Equality Index back to the Human Relations Commission for more information on the recommendations.
Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Gartin, seconded by Betcher, to place the Safe City Resolution on a future Council Agenda.
Vote on Motion: 6-0. Motion declared carried unanimously.

The meeting was adjourned at 6:40 p.m.

MEETING OF THE AMES AREA METROPOLITAN PLANNING ORGANIZATION TRANSPORTATION POLICY COMMITTEE

The Ames Area Metropolitan Planning Organization (AAMPO) Transportation Policy Committee meeting was called to order by Ames Mayor and voting member Ann Campbell at 6:46 p.m. on the 23rd day of May, 2017, in the City Council Chambers in City Hall, 515 Clark Avenue, pursuant to law. Other voting members present were: Bronwyn Beatty-Hansen, City of Ames; Gloria Betcher, City of Ames; Amber Corrieri, City of Ames; Tim Gartin, City of Ames; Chris Nelson, City of Ames; Lauris Olson,

Story County; and Peter Orazem, City of Ames. AAMPO Administrator John Joiner, City of Ames Transportation Planner Tony Filippini, and City of Ames Transit Director Sheri Kyras were also present. Voting members Bill Zinnel, Boone County Supervisor; Jonathan Popp, Gilbert Mayor; and the Transit Representative (who has not yet been appointed), were absent.

HEARING ON FY 2018 TRANSPORTATION PLANNING WORK PROGRAM (TPWP): Tony Filippini explained that the TPWP outlines work tasks that the AAMPO will carry out during FY 2018. According to Mr. Filippini, federal and state partners at the Iowa Department of Transportation (DOT), Federal Highway Administration, and Federal Transit Administration reviewed the proposed TPWP. The Iowa DOT requested that it include a Performance Management Agreement outlining the roles and responsibilities of respective agencies in developing and sharing performance measurements for the transportation planning process. Mr. Filippini brought the Committee members' attention to the new Agreement, which was included on Pages 11, 12, and 13, of the final document.

Mayor Campbell opened the public hearing. No one wished to speak, and the hearing was closed.

Moved by Gartin, seconded by Olson, to approve the Final FY 2018 TPWP.

Vote on Motion: 8-0. Motion declared carried unanimously.

2018-2021 TRANSPORTATION IMPROVEMENT PROGRAM: Mr. Filippini explained the five projects that have been incorporated into the Draft FY 2018-2021 TIP. The projects will be completed in the next four years. Mr. Filippini noted that an additional \$1,200,000 is being requested for the Grand Avenue Extension project. It has been awarded funding in previous years. The request also includes an additional \$220,000 for the North Dakota Avenue (Ontario Street to the railroad), which has also been funded in the past. Three new projects, Vehicle Replacement for CyRide, Cherry Avenue (East Lincoln Way to SE 5th Street), and 13th Street (Duff Avenue to Meadowlane Avenue), are also being requested. According to Mr. Filippini, the Transportation Technical Committee reviewed the Draft on May 18, 2017. Federal and state partners will review the Program in June. The document is due to the Iowa Department of Transportation by July 15, 2017.

Moved by Nelson, seconded by Olson, to approve the Draft FY 2018-2021 Transportation Improvement Program and set July 11, 2017, as the date of public hearing.

Vote on Motion: 8-0. Motion declared carried unanimously.

2015-2019 PASSENGER TRANSPORTATION PLAN: According to Mr. Filippini, the Passenger Transportation Plan provides needs-based justification for identifying passenger transportation priorities and strategies. CyRide provides the coordination and works with both the Story County Human Services Council and the Transportation Collaboration groups. The Plan must be updated, at a minimum, every five years. The AAMPO last approved its PTP in March 2014 and has to submit its next full PTP to the Iowa DOT in 2019. The public input period will be open from May 23, 2017, to June 13, 2017.

Transit Director Sheri Kyras advised that, due to changes in the number of shelters that are to be installed, transit stop amenities have been identified for increased Enhanced Mobility for Seniors and Individuals with Disabilities or 5310 funding. This project was previously identified in the PTP to be funded at \$50,000 annually and is now being proposed at \$200,000 annually. The project inclusion has been added.

Moved by Beatty-Hansen, seconded by Olson, to approve an amendment to the 2015-2019 Passenger Transportation Plan and set June 13, 2017, as the date of public hearing.

Vote on Motion: 8-0. Motion declared carried unanimously.

2017-2020 TRANSPORTATION IMPROVEMENT PROGRAM: It was explained by Mr. Filippini that the proposed amendments pertain to the current transportation program, which runs through the end of September. Requirements to process an amendment to the TIP require an opportunity for public review

and comment as well as approval by both the Technical and Policy Committees of the AAMPO. The Transportation Technical Committee reviewed the amendments on May 18, 2017. The public input period will run from May 23, 2017, to June 13, 2017.

Mr. Filippini advised that the Amendment to the Fiscal Year 2017-2020 TIP involves changing the following:

1. \$230,466 CMAQ #9 Plum Weekday Route Expansion. The ICAAP awarded by the Iowa DOT on March 21, 2017. This project was added to access the ICAAP award.
2. \$101,787 CMAQ - #2 Green/#6 Brown/#3 Blue Service Expansion. The ICAAP awarded by the Iowa DOT on March 21, 2017. This project was added to access the ICAAP award.
3. Increase 5310 funding for Transit Project 920 Associated Transit Improvements. The PTP amendment processing to allocate additional 5310 funds to existing project.
4. Increase PTIG funding for Transit Project 4119 In-Ground Hoist Replacement. Increase in cost of In-Ground Hoist project requires TIP Amendment.

Moved by Beatty-Hansen, seconded by Olson, to approve the amendments to the 2017-2020 Transportation Improvement Program and set June 13, 2017, as the date of public hearing.

Vote on Motion: 8-0. Motion declared carried unanimously.

TRANSIT ASSET MANAGEMENT (TAM) PERFORMANCE TARGETS: According to Mr. Filippini, the Federal Highway Administration and Federal Transit Administration published Final Rule on the Statewide and Non-Metropolitan Transportation Planning and Metropolitan Planning on May 27, 2016. The FTA published Final Rule on Transit Asset Management (TAM) on July 26, 2016. The CyRide Transit Board approved performance targets to address the TAM requirement. The Ames Area MPO is required to establish performance targets to use in tracking progress toward attainment of critical outcomes for the Ames region by July 1, 2017. Starting on October 1, 2018, the AAMPO will be required to reflect the performance measures and targets in all Long Range Transportation Plans and Transportation Improvement Programs updated after that date. Each update to the LRTP will report system performance measure progress towards achieving the targets. The TIPs will be required to describe how implementation of the TIP anticipates making progress towards achieving the targets. On October 1, 2018, transit agencies will also be required to have a TAM Plan developed and adopted.

Moved by Betcher, seconded by Olson, to approve the Transit Asset Management Performance Targets.

Vote on Motion: 8-0. Motion declared carried unanimously.

ADJOURNMENT: Moved by Nelson, seconded by Olson, to adjourn the AAMPO Transportation Policy Committee Meeting at 7:01 p.m.

Vote on Motion: 8-0. Motion declared carried unanimously.

REGULAR MEETING OF THE AMES CITY COUNCIL

The Regular Meeting of the Ames City Council was called to order by Mayor Campbell at 7:05 p.m. on May 23, 2017, in the City Council Chambers in City Hall, 515 Clark Avenue. Present from the Ames City Council were Bronwyn Beatty-Hansen, Gloria Betcher, Amber Corrieri, Tim Gartin, Chris Nelson, and Peter Orazem. *Ex officio* Member Rob Bingham was also present.

PROCLAMATION FOR “PREECLAMPSIA AWARENESS MONTH:” Mayor Campbell proclaimed the month of May, 2017, as “Preeclampsia Awareness Month.” Accepting the Proclamation

were Iowa Promise Walk for Preeclampsia Committee Members Dorothy Rust, Phil Rust, Kimberly Shearer and her son. Ms. Rust stated that the Walk will occur on June 3, 2017, at Ada Hayden. She invited the public to participate.

PRESENTATION OF “SOLSMART SILVER” AWARD: Mayor Campbell presented the “Solsmart Silver” Award to Donald Kom, Director of Electric Services, and Kelly Diekmann, Director of Planning and Housing. Director Diekmann stated that the Award was a joint effort among several City departments. With this Award, the City is receiving national recognition for adopting programs and practices that make it faster, easier, and cheaper to go solar. To achieve the designation, cities and counties take steps to reduce solar “soft costs,” which are non-hardware costs that can increase the time and money it takes to install a solar energy system. The Award was presented during the week of May 8, 2017, at the American Planning Association’s Annual Meeting in New York City. As a Silver designee, the City of Ames will now have the opportunity to earn additional points to qualify for the Gold Award.

CONSENT AGENDA: Mayor Campbell announced that Item No. 32, acceptance of the completion of Power Plant Fuel Conversion - Mechanical Installation General Work Contract, had been pulled by City staff. The following requests were pulled for separate discussion. Council Member Betcher asked to pull Item No. 16, Requests from Main Street Cultural District for Firefly Country Nights. Council Member Beatty-Hansen requested to pull Item No. 18, Requests from Ames Patriotic Council for the Memorial Day Parade on May 29. Council Member Gartin asked to pull Item No. 23 pertaining to extending the Purchase Agreement with Habitat for Humanity of Central Iowa for 306 Wellons Drive.

Moved by Gartin, seconded by Betcher, to approve the following items on the Consent Agenda:

1. Motion approving payment of claims
2. Motion approving Minutes of Regular Meeting of May 9, 2017, and Special Meeting of May 16, 2017
3. Motion approving Report of Contract Change Orders for May 1-15, 2017
4. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class B Liquor – Gateway Hotel & Conference, 2100 Green Hills Drive
 - b. Class C Liquor – Old Chicago, 1610 S. Kellogg Avenue
 - c. Class C Liquor – Fuji Japanese Steakhouse, 1614 S. Kellogg Avenue
 - d. Class C Liquor & B Wine – Della Viti, 323 Main Street, #102
 - e. Class C Liquor – The Sports Page Bar & Grill, 3720 Lincoln Way
5. Motion approving Outdoor Service Privilege for Della Viti, 323 Main Street #102
6. Motion approving 5-day (June 17 - 21) Special Class C Liquor License for Olde Main at ISU Alumni Center, 420 Beach Avenue
7. Motion approving 5-day (June 24 - 28) Special Class C Liquor License for Olde Main at ISU Alumni Center, 420 Beach Avenue
8. Motion approving 5-day (June 3 - 7) Special Class C Liquor License for Gateway Market MLK at ISU Alumni Center, 420 Beach Avenue
9. Motion approving new Class B Beer Permit & Outdoor Service for Grandpa Noodle Gallery, 926 S. 16th Street
10. Motion approving Encroachment Permit for a sign at 3500 University Boulevard (ISU Research Park)
11. Motion approving Encroachment Permit for an entrance sign at 1111 Duff (Mary Greeley Medical Center)
12. Requests from Iowa State Running Club for Mile on Main Street on September 16:
 - a. Motion approving blanket Temporary Obstruction Permit for the closed area
 - b. RESOLUTION NO. 17- 300 approving closure of Burnett Avenue from Main Street to 11th Street; Clark Avenue from 8th Street to 11th Street; and 8th Street, 9th Street, 10th Street, and 11th

Street from Clark Avenue to Burnett Avenue, from 8:45 a.m. to 10:00 a.m.

- c. RESOLUTION NO. 17- 301 approving closure of 21 metered parking spaces on Burnett Avenue and waiver of fees
 - d. RESOLUTION NO. 17- 302 approving the use of Tom Evans Plaza from 7:00 a.m. to 10:00 a.m.
13. Requests from Main Street Cultural District for Summer Sidewalk Sales on July 27-29:
- a. Motion approving blanket Temporary Obstruction Permit and blanket Vending License for the Central Business District
 - b. RESOLUTION NO. 17-303 approving suspension of parking regulations in Central Business District from 8:00 a.m. to 6:00 p.m. on Saturday, July 29
 - c. RESOLUTION NO. 17-304 approving waiver of parking meter fees and fee for blanket Vending License
14. Requests from Main Street Cultural District for Ames Grand Prix Sidewalk Sales on June 10:
- a. Motion approving blanket Temporary Obstruction Permit and blanket Vending License for the Central Business District from 1:30 p.m. to 9:00 p.m.
 - b. RESOLUTION NO. 17-317 approving waiver of fee for blanket Vending License
15. Ames Foundation Grant:
- a. Motion authorizing Police Department to seek reimbursement from Ames Foundation for expenses associated with the purchase of Ballistic Plates and Community Policing training
16. RESOLUTION NO. 17- 322 approving revisions to City of Ames addressing guidelines
17. Program #1 - Water Service Transfer:
- a. RESOLUTION NO. 17-323 approving reimbursement to property owner at 818-8th Street for project unit cost for a Type B water service in the amount of \$3,500
18. RESOLUTION NO. 17- 324 approving extension to the Palmer Group Employment Services Agreement in an amount not-to-exceed \$80,000
19. RESOLUTION NO. 17-326 approving one-year lease extension for Welch Parking Lot T, 209 Welch Avenue
20. RESOLUTION NO. 17-327 proposing vacation of Bike Path Easement at Ames Middle School and setting date of public hearing for June 13
21. RESOLUTION NO. 17-328 awarding annual Software Services Agreement for MISO Market Participant Services to MCG Energy Solutions, LLC, of Minneapolis, Minnesota, in the amount of \$123,600 for Electric Services Department
22. RESOLUTION NO. 17-329 approving contract for rights to sell advertising on CyRide buses to Houck Transit Advertising of Shoreview, Minnesota
23. RESOLUTION NO. 17-330 approving purchase of four Police Patrol Units from Ames Ford Lincoln in the total amount of \$109,440
24. 2015/16 West Lincoln Way Improvements (Franklin Avenue):
- a. RESOLUTION NO. 17-331 approving Purchase Agreement with KAH I, LLC
 - b. RESOLUTION NO. 17-332 approving Purchase Agreement with Iowa Ice Company, LLC
 - c. RESOLUTION NO. 17-333 approving Purchase Agreement with TOMCO, LLC
 - d. RE-SOLUTION NO. 17- 334 approving Purchase Agreement with Stonebrook Community Church, Ames, IA
 - e. RESOLUTION NO. 17-335 approving Purchase Agreement with Dotson Family Trust - A
 - f. RESOLUTION NO. 17-336 approving Purchase Agreement with TOMCO Partnership
 - g. RESOLUTION NO. 17-337 approving Purchase Agreement with First National Bank
 - h. RESOLUTION NO. 17- 338 approving Purchase Agreement with Marcia M. Barber, and Jolene R. Beveridge and Richard D. Beveridge
 - i. RESOLUTION NO. 17-339 approving Purchase Agreement with Clinic Building Company, Inc.
 - j. RESOLUTION NO. 17-340 approving Purchase Agreement with Lincoln Park Co-Op, Inc.
 - k. RESOLUTION NO. 17-341 awarding contract to Con-Struct, Inc., of Ames, Iowa, in the amount of \$1,797,793

25. RESOLUTION NO. 17-342 approving preliminary plans and specifications for Valve Maintenance, Related Services and Supplies for Power Plant; setting June 28, 2017, as bid due date and July 11, 2017, as the date of public hearing
 26. RESOLUTION NO. 17-343 approving contract and bond for 2016/17 Cemetery Lane Improvements
 27. RESOLUTION NO. 17-344 accepting completion of 2015/16 Clear Water Diversion Program (Duff Avenue, East 9th Street, McDonald Drive)
 28. Water Pollution Control Biosolids Disposal Operations:
 - a. RESOLUTION NO. 17-345 accepting completion of Year 1 Contract with NutriJect Systems, Inc.
 - b. RESOLUTION NO. 17-346 approving renewal of contract with NutriJect Systems, Inc., for Year 2
 29. RESOLUTION NO. 17- 347 approving partial completion of public improvements and reducing security for Crane Farm Subdivision
 30. RESOLUTION NO. 17-348 approving Plat of Survey for 2710 and 2714 White Oak Circle
- Roll Call Vote: 6-0. Resolutions/Motions declared adopted/approved unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

REQUESTS FROM MAIN STREET CULTURAL DISTRICT (MSCD) FOR FIREFLY COUNTRY NIGHTS: Council Member Betcher noted that the City Council had previously approved this event and asked for an explanation as to what changes precipitated it being placed on tonight's Agenda.

Assistant City Manager Brian Phillips explained that, at its March 7, 2017, meeting the Council approved requests from London Underground to host Firefly Country Nights on July 14 and September 8, 2017, on Main Street. Following that approval, the MSCD received feedback from affected property owners regarding the events. Some feedback was positive; however, a significant amount of negative feedback was received. As a result, MSCD proposed some key changes to the events, as follows:

1. The MSCD will assume responsibility for both Firefly Country Night events (instead of London Underground).
2. The July 14th Country Night will be moved to Bandshell Park; therefore, under the rules adopted by the Parks and Recreation Commission. With that new location, MSCD is requesting the closure of East 5th Street between Duff Avenue and Carroll Avenue from 6 AM to 11:59 PM on July 14. This will also close on-street parking spaces and requires a Temporary Obstruction Permit.
3. The MSCD requests that it retain the ability to use the original Main Street location for the July 14th event, but only if turf conditions make it impossible to use Bandshell Park. If it rains the day of the concert, the contract with Parks and Recreation specifies that the concert will be moved to the City Auditorium. If Council approves, Main Street would only be used on July 14 if the weather makes it unsuitable for the concert to occur at Bandshell. The MSCD has also requested a waiver of parking fees (\$81) and the Blanket Vending License fee (\$50). In addition, the MSCD has indicated that beer sales for the Main Street back-up location on July 14th would be facilitated by having an Outdoor Service Privilege on London Underground's existing Class C Liquor License. The application for that would be made at a later date. The MSCD has applied for 5-day Class B Beer Permits with Outdoor Service Privileges for the July 14th event at Bandshell and the September 8th event on Douglas.

Mr. Phillips stated that, although the Class C Liquor License would allow the service of beer, wine, and liquor, staff is recommending that the permission to use the street for the event be conditioned on allowing only beer in the event area.

4. The September 8th Country Night would now be held on Douglas Avenue between Main Street and 5th Street. That section of Douglas would be closed from 6 AM to 11:59 PM on Friday, September 8. Additionally, 12 metered parking spaces would be closed during those hours (\$21.60 loss to the Parking Fund). A Temporary Obstruction Permit and Blanket Vending License (\$50 fee) have also been requested, and the MSCD has requested a waiver of the License fee.
5. Since the September 8th Country Night would no longer be held on Main Street, City staff also requested that the Council rescind the authorization it granted under Resolutions 17-119 and 17-120, since those pertained to the use of Main Street.

According to Mr. Phillips, the MSCD staff had indicated that the businesses on Douglas had been consulted about the proposed change in venue for the September 8th event, and they were supportive.

Cindy Hicks, Executive Director of the Main Street Cultural District, 304 Main Street, Ames, advised that the main reason for the requested changes is to accommodate the businesses on Main Street. She had spoken to most of the business owners during the past couple weeks. The September 8 date concerned the business owners the most as shutting down parking on Main Street on that date would cause a hardship to them. According to Ms. Hicks, she learned that Parks and Recreation was looking for concerts at the Bandshell and welcomed the event being moved to that location.

Moved by Betcher, seconded by Gartin, to approve the following requests from Main Street Cultural District for Firefly Country Nights:

- a. Friday, July 14:
 - i. Motion approving 5-day (July 14 - 18) Class B Beer Permit & Outdoor Service for Main Street Cultural District at Bandshell Park, 6th Street and Duff Avenue
 - ii. RESOLUTION NO. 17-305 approving closure of E. 5th Street between Duff Avenue and Carroll Avenue from 6:00 a.m. to 11:59 p.m.
 - iii. RESOLUTION NO. 17- 306 approving closure of on-street parking spaces within the closed area
- b. Friday, July 14 Back-Up Location:
 - i. Motion rescinding approval of blanket Temporary Obstruction Permit and blanket Vending License granted to London Underground
 - ii. Motion approving blanket Temporary Obstruction Permit and blanket Vending License to Main Street Cultural District
 - iii. RESOLUTION NO. 17-307 rescinding RESOLUTION NO. 17- No. 17-106 approving closure of Main Street between Kellogg Avenue and Douglas Avenue from 6:00 a.m. to 11:59 p.m. granted to London Underground
 - iv. RESOLUTION NO. 17- 308 approving closure of Main Street between Kellogg Avenue and Douglas Avenue from 6:00 a.m. to 11:59 p.m. for Main Street Cultural District
 - v. RESOLUTION NO. 17-309 rescinding RESOLUTION NO. 17- No. 17-107 approving closure of 45 metered parking spaces within the closed area granted to London Underground
 - vi. RESOLUTION NO. 17-310 approving closure of 45 metered parking spaces within the closed area for Main Street Cultural District
 - vii. RESOLUTION NO. 17-311 approving waiver of 45 parking meter fees and fee for blanket Vending License for Main Street Cultural District

Roll Call Vote: 6-0. Resolutions/Motions declared adopted/approved unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

Moved by Gartin, seconded by Orazem, to approve the following requests from Main Street Cultural District for Firefly Country Nights:

- c. Friday, September 8:
 - i. Motion rescinding approval of blanket Temporary Obstruction Permit and blanket Vending License granted to London Underground
 - ii. Motion approving blanket Temporary Obstruction Permit and blanket Vending License for the closed area for Main Street Cultural District
 - iii. Motion approving 5-day (Sept. 8 - 12) Class B Beer Permit & Outdoor Service for Main Street Cultural District for 400 block of Douglas Avenue
 - iv. RESOLUTION NO. 17-312 rescinding RESOLUTION NO. 17- No. 17-119 approving closure of Main Street between Kellogg Avenue and Douglas Avenue from 6:00 a.m. to 11:59 p.m. granted to London Underground
 - v. RESOLUTION NO. 17- 313 approving closure of Douglas Avenue between Main Street and 5th Street from 6:00 a.m. to 11:59 p.m. for Main Street Cultural District
 - vi. RESOLUTION NO. 17-314 rescinding RESOLUTION NO. 17- No. 17-120 approving closure of 45 metered parking spaces within the closed area granted to London Underground
 - vii. RESOLUTION NO. 17- 315 approving closure of 12 metered parking spaces within the closed area for Main Street Cultural District
 - viii. RESOLUTION NO. 17-316 approving waiver of parking meter fees and fee for blanket Vending License for Main Street Cultural District

Roll Call Vote: 5-1. Voting aye: Beatty-Hansen, Corrieri, Gartin, Nelson, Orazem. Voting nay: Betcher. Resolutions/Motions declared adopted/approved, signed by the Mayor, and hereby made a portion of these Minutes.

REQUESTS FROM AMES PATRIOTIC COUNCIL FOR MEMORIAL DAY PARADE ON MAY 29: Council Member Beatty-Hansen recalled that the Council has cautioned organizations about advertising their events prior to receiving approval by the City Council. She had noticed that the activities associated with this event had already been advertised. In an effort to be consistent with all organizations requesting approval by the Council, Ms. Beatty-Hansen said she pulled this so that the same information could be conveyed to the Ames Patriotic Council to not advertise the event until Council had approved it.

Moved by Corrieri, seconded by Gartin, to approve the following requests from Ames Patriotic Council for Memorial Day Parade on May 29:

- a. Motion approving blanket Temporary Obstruction Permit for the closed area
- b. RESOLUTION NO. 17- 318 approving closure of Pearle Avenue and 5th Street from east of Pearle Avenue through the Clark Avenue intersection from 9:00 a.m. to 11:00 a.m. for parade line-up
- c. RESOLUTION NO. 17-319 approving temporary closure of Clark Avenue from 5th Street to 9th Street from 10:30 a.m. to 11:00 a.m. for movement of the parade
- d. RESOLUTION NO. 17- 320 approving temporary closure of 9th Street between Clark Avenue and Maxwell Avenue from 10:45 a.m. to 11:00 a.m. for movement of the parade
- e. RESOLUTION NO. 17-321 approving temporary closure of 6th Street at Clark Avenue and Duff Avenue at 9th Street, as the parade moves through those intersections

Roll Call Vote: 6-0. Resolutions/Motions declared adopted/approved unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

EXTENSION OF PURCHASE AGREEMENT WITH HABITAT FOR HUMANITY OF CENTRAL IOWA FOR PROPERTY AT 306 WELLONS DRIVE: Council Member Gartin stated that he had pulled this item from Consent to allow him to abstain from voting due to a conflict of interest.

Moved by Nelson, seconded by Orazem, to adopt RESOLUTION NO. 17- 325 approving the extension of the Purchase Agreement with Habitat for Humanity of Central Iowa for the property at 306 Wellons Drive.

Roll Call Vote: 5-0-1. Voting aye: Beatty-Hansen, Betcher, Corrieri, Nelson, Orazem. Voting nay: None. Abstaining due to a conflict of interest: Gartin. Resolution declared adopted, signed by the Mayor, and hereby made a portion of these Minutes.

PUBLIC FORUM: Mayor Campbell opened Public Forum. No one requested to speak, and Public Form was closed.

MIRACLE FIELD AND INCLUSIVE PLAYGROUND: Parks and Recreation Director Keith Abraham introduced Don Marner and Diane Goering of Snyder & Associates. According to Mr. Abraham, through the design consultant selection process, Snyder & Associates from Ankeny was selected to design the project. Snyder & Associates had designed the Ankeny and Urbandale playgrounds and fields so it is familiar with the intricacies of the two amenities. Mr. Abraham advised that staff had held a design kickoff meeting and explained that the City is looking for a design that is different from Ankeny and Urbandale and addresses the neighbors' concerns as much as possible. It was noted by Mr. Abraham that Snyder developed a design to include many features and offered ways to mitigate the concerns of the neighbors as much as possible. He reviewed the concerns that had been expressed prior to the design being developed and how they are being addressed in the design. Concerning the bio swales for storm water control, Council Member Gartin said he would be hesitant to have a bio swale that would be as deep as the one at Fellows School. Mr. Marner said the exact details of the bio swales have not been determined yet. Pertaining to the sound system, Council Member Betcher urged the designers to come up with ways to dampen the sound as much as possible to help reduce the noise level for the neighbors in the area.

Director Abraham advised that a public meeting was held on May 11, 2017, to share the playground and field design and to gather input. He said that the meeting was mostly positive and there was a good dialogue regarding what attendees like as well as any concerns that they had. In summary, people liked the creative design, the separate play areas, taking neighbors' concerns into account, the preservation of green space, and the different components and challenge levels. There are still concerns related to lights on the Miracle League Field, the sound system, the color choices for equipment and surfacing, and fencing. Mr. Abraham expounded on those four concerns.

Director Abraham then presented a Power Point of the design for the All-Inclusive Playground and Miracle League Field in Inis Grove Park. Mr. Abraham noted that the design was presented to the Parks and Recreation Commission at its May 18, 2017, meeting.

Council Member Beatty-Hansen noted that lighting of the Miracle Field is still an issue for the neighborhood.

Council Member Betcher asked if the City could state that the sound system will be used for nothing other than Miracle League games. Director Abraham noted that it would be possible, but there is nothing that prohibits sound systems being used in other parks. Ms. Betcher said that she is concerned with the use of "special events" because the number that might be requested could be a lot.

Council Member Betcher asked if the City would be paid for the use of the Field. Director Abraham said that if a group wants to use any of the other City fields, they pay a rental fee. If someone walks up and just uses the field, there won't be a fee. Council Member Orazem pointed out that there will be league fees just like the other recreational leagues.

Martin Edelson, 2417 Duff Avenue, Ames, said that he is associated with the Inis Grove Neighborhood Association. Mr. Edelson pointed out that Snyder & Associates was to meet with staff and appropriate “community members.” He wished that the “community members” would have included members of the Inis Grove Neighborhood Association. According to Mr. Edelson, no one from the Inis Grove Neighborhood Association was included. Director Abraham stated that two members of the Neighborhood were included in a previous meeting. Mr. Edelson said he felt that if there had been more extensive communication with the Neighborhood, things would have gone more smoothly. Mr. Edelson said that the neighborhood residents who had attended the public meeting on May 11 came away from the meeting believing that the plans were conceptual plans, so he would prefer that the Council not approve the design tonight. Lights on the Miracle Field are still a concern for the Neighborhood. Mr. Edelson said a second issue was the scheduling of events. There are so many things going on at Inis Grove that there might not be adequate parking. According to Mr. Edelson, the parking at 24th Street has still not been resolved. In addition, he believes that a serious consideration for the future is the maintenance of the field, which could be quite an expense.

Cheryl Langston, 1710 Northwestern Avenue, Ames, said she was speaking as a representative of Healthiest Ames. Ms. Langston offered the support of Healthiest Ames for the design of the Field and Playground. She said it met all of their four areas of focus.

Director Abraham said that staff felt that they had a good understanding of the neighborhood concerns. He has met with the two representatives of Snyder & Associates and worked to mitigate those concerns. In the public meetings, Mr. Abraham said that he made it known that Special Olympics would be using this facility. He noted that the Parks and Recreation Commission has given direction to ensure that staff is not over-programming Inis Grove Park.

Moved by Nelson, seconded by Gartin , to adopt RESOLUTION NO. 17-349 approving the design for the All-Inclusive Playground and Miracle League Field in Inis Grove Park, as presented.
Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

Discussion of Parking Regulations for 24th Street and Broadmoore Avenue. Public Works Director John Joiner advised that ten property owners along 24th Street whose front yards are impacted by these new regulations are supportive of the parking changes being suggested by staff. If revised, parking would be prohibited at all times on both sides from Jensen Avenue to Ferndale Avenue and would be prohibited at all times on the south side of 24th Street from the centerline of VanBuren Avenue to the centerline of Hoover Avenue. A new section would be added to Chapter 18 (Parking) to prohibit parking at all times on the west side of Broadmoor Avenue.

Moved by Corrieri, seconded by Beatty-Hansen, to direct the City Attorney to draft an ordinance to change Municipal Code Section 18.31 to codify the recommended parking regulations.
Vote on Motion: 6-0. Motion declared carried unanimously.

HEALTHY LIFE CENTER PLANNING STUDY REQUEST FOR PROPOSALS: City Manager Steve Schainker provided the background of the possible Healthy Life Center (HLC) since the formation of the HLC Steering Team in February 2016. Mr. Schainker recalled that the Team’s objective is to create a one-of-a-kind Center that makes the life-long goal of healthy living accessible and enjoyable to people of all ages and socio-economic status.

City Manager Schainker gave the history of the Ames Community School District’s decision to participate in the HLC.

Relative to the Healthy Life Center site, the Steering Team has been exploring possible sites for the HLC. Preliminary indications are that as much as ten acres would be needed to accommodate the proposed building, parking, outdoor gardens, outdoor play area, and expansion capabilities. The Team members are seeking a site that is accessible by vehicle on an arterial road, connected to the bike path system, and on a CyRide bus route. They also hope that the site could be under the ownership of one entity, undeveloped, and owned by a willing seller. After reviewing a number of possible sites, the Team is recommending the ten-acre parcel owned by Iowa State University along Ontario, west of Scholl Road. Mr. Schainker advised that the City had received a letter from the Chief Financial Officer for ISU, the Administration at the University is in support of selling that property to the City for the future site of the HLC. The actual sales price is yet to be determined, and hopefully, it will be less than the appraised value of ISU officials can justify a reduction based on a perceived benefit to the University. Mr. Schainker emphasized that the final decision to sell the property to the City rests with the Board of Regents; however, the letter from ISU should be sufficient to justify asking the consulting Team to analyze that site.

City Manager Schainker stated that staff is now in the position to finalize a Request for Proposals (RFP) for the HLC Planning Study. Mr. Schainker reviewed major portions of the Draft RFP. The City will rely on the recommendation of the consulting team for the final components and square footages. It was noted that the Draft RFP still needs to be finalized by the Purchasing Division; some boiler plate provisions will be added to the final document before it is sent out.

Mr. Schainker provided a recap of the perspectives of the Ames Cyclone Aquatics Club (ACAC) and the Ames Community School District pertaining to incorporating a competitive pool into the HLC. He noted that currently, the City and School District share a single 25-yard basin. If the City and the School District were to proceed separately at the HLC and High School, the City would have a therapeutic basin, warm water lap basin, and warm water recreation basin, and the School District would have a cold water competitive basin. If the City and the School District proceed together at the HLC with 82-degree water at the competitive pool, there would be a therapeutic basin, a warm water recreation basin, and an 82-degree competitive basin.

Council Member Corrieri wanted to ensure that through the consultant's public outreach and data collection, the gaps would be identified. She commented that she hoped that the consultant would do a market analysis as well.

Mr. Schainker provided the desired space components for the HLC, as follows:

City of Ames/Ames Community School District/Mary Greeley Medical Center Aquatic Component: There would be a warm water/recreational subcomponent, and 82-degree/competitive subcomponent, a therapeutic aquatic subcomponent, and an aquatic shared space subcomponent.

Mary Greeley Medical Center Component: This component will consist of a physical therapy area, and a Senior Health Insurance Information Program (SHIIP) office.

Heartland Senior Services Component. This would consist of Adult Daycare for dementia clients and include office/storage, open activity space, quiet room space, showers/restrooms, meeting room, and kichenette/food service.

Boys' and Girls' Club Component (for elementary school-age members). This component would include office/multi-purpose space, kichenette/food service area, and restrooms.

City Manager Schainker said that he had received clarification today that the Boys' and Girls' Club has not committed to being a funding partner at this time. The Boys' and Girls' Club will still be able to use the Center, but not necessarily be a funding partner.

Shared Spaces Component. There would be a multi-tiered indoor playground, demonstration/participation kitchen/seating, cardio equipment/weight area, childcare/activity room, multi-purpose rooms, large meeting room, fitness room with suspended floor, dedicated fitness equipment room (i.e., spinning), art/crafts/music room, gymnastics/tumbling tots room, two gyms, walking track, café in lobby area, hallways, storage, restrooms, equipment/utility rooms, exterior (landscaping/parking/open green space/community garden/play area), lobby/participant registration, game table area in lobby, and building supervisor/staff offices. It was noted by City Manager Schainker that funding partners will all share in the cost of the shared spaces component.

The importance of the decision on the components and subcomponents to be included was emphasized by Mr. Schainker. The RFP will be based on that decision.

Mr. Schainker advised that the objective of the RFP process is to select the consulting team most qualified to provide the services outlined in the request. A representative from Heartland Senior Services, Mary Greeley Medical Center, Ames Community School District, Iowa State University, and the Boys' and Girls' Club will assist the City Manager and Parks and Recreation Director in evaluating all of the Proposals that are submitted per the evaluation criteria. He noted that the Council may desire to remove the Boys' and Girls' Club from that list if they are not going to be a funding partner. After reviewing the submission by interested consulting teams, finalists will be invited to Ames for an on-site interview. Once the on-site interviews are completed, the City Manager and Parks and Recreation Director, with input from the representatives listed above, will identify the preferred consulting team to recommend to the City Council. The City staff will then coordinate with the preferred consulting team to finalize the contract for the Scope of Services, time line, and not-to-exceed cost. Mr. Schainker reviewed the criteria on which the evaluations will be based. According to City Manager Schainker, three on-site visits will occur. He explained what would happen at each of those visits. Mr. Schainker also explained that all the costs will be estimated in 2019 dollars.

A summary of the proposed project schedule was provided by City Manager Schainker. A bond issue will be requested in 2018.

It was pointed out by Mr. Schainker that Story County has indicated a willingness to put money into this project. The amount is not yet known; however, the Board of Supervisors will be meeting in the next month or so to discuss this.

At the inquiry of Council Member Betcher, City Manager Schainker said that Gilbert School District had not been contacted to see if it wanted to be included. Ms. Betcher noted that there are some swimmers from Gilbert who participate with Ames. She suggested that the Gilbert School District be contacted to see if they wanted to be included.

Council Member Betcher would also like a stretching room included; she has found that lacking in other facilities.

Council Member Gartin said he would like to create a place on the footprint of the property that could include six indoor tennis courts. He noted that the Ames Racquet & Fitness Center may not be accessible to those with limited means, and he believes that is where the City should come in. Mr. Gartin said he thinks the indoor tennis courts would be beyond the scope of this project right now, but he would like the footprint to be included.

Discussion ensued on whether to include space for the Boys' and Girls' Club. It was noted that they will not be included as a funding partner at this time, but they will be a user. A meeting will still occur with the Club to ascertain its needs.

Jeremy Galvin, 2002 Cessna Street, Ames, stated that he is the Vice-President of the Board of ACAC. Mr. Galvin asked to make one point of clarification: ACAC's recommendation was to consider a 50-meter pool. They feel that the community could use and benefit from a 50-meter cold-water basin. Mr. Galvin said that ACAC would like the RFP to ask the consultant to provide the costs of a 50-meter pool as well as a 25-meter stretch. Mr. Galvin also asked that a competitive swimming professional serve on the Steering Committee. Mayor Campbell responded that the Council had heard the request, but the direction from Council had been for a 25-meter stretch. Council Member Betcher recalled that there are members of the community who are not members of ACAC, and it was felt that there might be scheduling conflicts. Mr. Galvin said that if there is a 50-meter pool, ACAC could be practicing, Ames swimmers could be practicing, and swimming lessons could also be going on. That is not possible with a smaller basin; it gets too hot for the swimmers. City Manager Schainker said that the RFP specifies that a separate meeting would occur between the consultant and ACAC.

Moved by Gartin, seconded by Corrieri, to include in the RFP an expansion footprint for six indoor tennis courts and some spectator space.

Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Gartin, seconded by Beatty-Hansen, to include in the RFP that the consultant price-out a 25-meter stretch and a 50-meter pool (both the construction and on-going costs).

Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Betcher, seconded by Beatty-Hansen, to remove the specific list of willing participants and replace that with the list of funding partners.

Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Betcher, seconded by Beatty-Hansen, to direct that the Gilbert School District be contacted to see if it is interested in contributing.

Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Gartin, seconded by Corrieri, to approve the Draft RFP, as amended, for the Healthy Life Center Planning Study.

Vote on Motion: 6-0. Motion declared carried unanimously.

Moved by Betcher, seconded by Beatty-Hansen, to remove all references to the Boys' and Girls' Club except as users.

Vote on Motion: 6-0. Motion declared carried unanimously.

The meeting recessed at 9:25 p.m. and reconvened at 9:32 p.m.

AMENDMENT TO DEPOT DEVELOPMENT AGREEMENT: Planning and Housing Director Kelly Diekmann noted that the City Council had, on April 25, 2017, referred to staff a letter from a representative of a potential purchaser of The Depot property in the 500 Block of Main Street to amend the Development Agreement and directed that it be placed on a future agenda for discussion. Mr. Diekmann noted that the current Development Agreement allows for public use of all of the parking spaces for a period of 50 years starting in 1995. The City had entered into the Development Agreement with Hubbell in 1994 as part of a redevelopment plan for the entire site. The Depot Building was formerly used for City office and included vast areas of open parking lots. The developer requested

specific changes to the Agreement, i.e., to be allowed to use 100 of the 199 parking spaces, and to restate and clarify the terms of the Agreement that still apply to the property. The other 99 spaces would be for the general public.

At the inquiry of Council Member Orazem, Director Diekmann noted that the City doesn't own the parking lot; it only has the right to use the parking spaces for use by the general public.

Cliff Smith, 608 Douglas, Ames, representing Merry Bee Properties, LLC, advised that it was the developers' intention to attract technology companies over time. They are seeking an amendment to the Development Agreement to allow up to half of the existing parking on the site (100 of the 199 spaces) to be allocated for use by the owner of the property. That would reserve 99 spaces for use by the general public. The developer wants to ensure future tenants that there would be parking available for them. Council Member Beatty-Hansen suggested that Mr. Smith look at entering into a Remote Parking Agreement in the future if the potential businesses were to expand.

Council Member Orazem noted that this would mean a reduction in the number of retail establishments if the Building were converted to technology companies. The parking spaces would be used during the day, but would be available in the evening for public parking.

Council Member Gartin asked what would happen if the developer, at some point, would change its mind and go into another direction. He wanted to ensure that the public parking be retained in the future. Brian Torresi, DavisBrown Law Firm, pointed out that Merry Bee Properties will be the owner of the property and the City will have the right to use the spaces. Mr. Torresi noted that, while the potential purchaser wishes to reduce the number of public parking to 99 spaces, the purchaser is willing to extend the terms of that public parking allowance for those remaining spaces to 2067. He said that if the City were to "clawback" on some of the spaces, the developer would want to "clayback" on some of the time. Mr. Gartin said that if the use of the property changes - if the demand for private parking changed - he wants to make sure that the City gets the spaces back. Mr. Torresi said he was concerned about how demand would be determined. City Manager Schainker replied that one way to ensure that would be to state that nothing could be built upon the area that is now the parking lot. Director Diekmann advised that preserving the private parking on the site would be the best the City could do. It could state that there will always be parking on the site. Attorney Torresi noted that in exchange for the parking, the time is being extended to 2067.

Discussion ensued on Option 1, which would grant 100 of the parking spaces to the Developer, but those private spaces would be made available after normal business hours (evenings and weekends) for the general public. The Developer indicated that he was not willing to do that; Attorney Torresi said that they would not put that in the Agreement.

Moved by Beatty-Hansen, seconded by Betcher, to go with Option 2: Grant the Developer 71 Private Parking Spaces and Retain 127 Public Spaces.

Vote on Motion: 4-2. Voting aye: Beatty-Hansen, Betcher, Corrieri, Nelson. Voting nay: Gartin, Orazem. Motion declared carried.

Moved by Gartin, seconded by Betcher, specified that the Development Agreement would include a provision for maintaining 71 spaces on the site.

Vote on Motion: 6-0. Motion declared carried unanimously.

Director Diekmann noted that the site plan would parallel the Agreement.

Vote on Motion: 6-0. Motion declared carried unanimously.

HEARING ON MAJOR SITE DEVELOPMENT PLAN FOR 5400 MORTENSEN ROAD: Mayor Campbell opened the public hearing. There was no one who wished to speak, and the hearing was closed.

Moved by Gartin, seconded by Corrieri, to adopt RESOLUTION NO.17-350 approving the Major Site Development Plan with landscaped common area to be located on Outlot A of Crane Farm Subdivision, First Addition.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON MAJOR SITE DEVELOPMENT PLAN FOR 600 SOUTH MAPLE AVENUE: The public hearing was opened by the Mayor. She closed same after no one came forward to speak.

Moved by Nelson, seconded by Betcher, to adopt RESOLUTION NO. 17-351 approving the Major Site Development Plan Amendment to construct new monopole cell tower on City-owned land at 600 South Maple Avenue.

At the inquiry of Council Member Orazem, Assistant City Manager Brian Phillips advised that if the City enters into the lease, it will receive \$1,800/month, an upfront payment of \$4,800, and 50% of any sublease revenue. There are two additional spaces for subleases.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON ZONING TEXT AMENDMENTS FOR DEFINITIONS OF “PRE-EXISTING” AND “TWO-FAMILY DWELLING, IF PRE-EXISTING:” The public hearing was opened by the Mayor. After there was no one wishing to speak, the Mayor closed the hearing.

Moved by Betcher, seconded by Gartin, to pass on first reading an ordinance making a text amendment pertaining to definitions of “pre-existing” and “two-family dwelling, if pre-existing.”

Roll Call Vote: 6-0. Motion declared carried unanimously.

HEARING ON ZONING TEXT AMENDMENTS TO REVISE SITE LANDSCAPE REQUIREMENTS FOR ALL USES: Director Diekmann advised that staff had received one comment. The person pointed out some inconsistencies in spelling and formatting. He noted that staff will need to bring this back in a couple months to augment the Ordinance.

Mayor Campbell opened the public hearing. She closed same after no one came forward to speak.

Moved by Gartin, seconded by Beatty-Hansen, to pass on first reading an ordinance making zoning text amendments to revise site landscape requirements for all uses and direct staff to make the necessary spelling corrections and formatting changes.

Roll Call Vote: 6-0. Motion declared carried unanimously.

HEARING ON FINAL AMENDMENTS TO FISCAL YEAR 2016/17 BUDGET: The public hearing was opened and closed by the Mayor after no one requested to speak.

Moved by Nelson, seconded by Corrieri, to adopt RESOLUTION NO. 17-352 amending the current budget for Fiscal Year ending June 30, 2017.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON ADOPTION, BY REFERENCE, THE 2015 EDITIONS OF INTERNATIONAL BUILDING, RESIDENTIAL, FIRE, EXISTING BUILDING, MECHANICAL, AND FUEL GAS CODES; AND UNIFORM PLUMBING CODE, WITH LOCAL EDITS: The Mayor opened the public hearing. There was no one wishing to speak, and the hearing was closed.

Council Member Gartin asked if the City had received any feedback on this. Fire Chief Shawn Bayouth stated that there had been no additional feedback.

Moved by Betcher, seconded by Beatty-Hansen, to pass on first reading an ordinance pertaining to *Municipal Code* Chapter 5.

Roll Call Vote: 6-0. Motion declared adopted unanimously.

Moved by Betcher, seconded by Beatty-Hansen, to pass on first reading an ordinance pertaining to *Municipal Code* Chapter 8.

Roll Call Vote: 6-0. Motion declared adopted unanimously.

HEARING ON WATER POLLUTION CONTROL FACILITY STRUCTURAL REHABILITATION PROJECT, PHASE 1: Mayor Campbell opened the hearing. No one asked to speak, and the public hearing was closed.

Moved by Betcher, seconded by Corrieri, to adopt RESOLUTION NO. 17-353 approving final plans and specifications and awarding a contract to Western Specialty Contractors of Des Moines, Iowa, in the amount of \$419,000.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON WATER POLLUTION CONTROL PRIMARY CLARIFIER BLASTING/COATING: The public hearing was opened by Mayor Campbell. She closed same after no one came forward to speak.

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-354 approving final plans and specifications and awarding a contract to Mongan Painting Co., of Cherokee, Iowa, in the amount of \$538,431.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

HEARING ON SPECIALIZED WET DRY VACUUM, HYDROBLAST, AND RELATED CLEANING SERVICES FOR THE POWER PLANT: The Mayor opened the hearing. She closed same after no one requested to speak.

Moved by Betcher, seconded by Beatty-Hansen, to accept the report of bids and delay award.

Vote on Motion: 6-0. Motion declared carried unanimously.

HEARING ON SCAFFOLDING AND RELATED SERVICES AND SUPPLIES FOR POWER PLANT: The hearing was opened and closed by Mayor Campbell after there was no one asking to speak.

Moved by Nelson, seconded by Betcher, to adopt RESOLUTION NO. 17-355 approving final plans and specifications and awarding a contract to All American Scaffold of Des Moines, Iowa, in an amount not to exceed \$75,000.

Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

STORM WATER UTILITY RATES ORDINANCE: Moved by Betcher, seconded by Beatty-Hansen, to pass on first reading the Storm Water Utility Rates Ordinance.
Roll Call Vote: 6-0. Motion declared carried unanimously.

ELECTRIC RATE ORDINANCE: Moved by Corrieri, seconded by Beatty-Hansen, to pass on first reading the Electric Rate Ordinance.
Roll Call Vote: 6-0. Motion declared carried unanimously.

FIREWORKS ORDINANCE: Moved by Corrieri, seconded by Gartin, to pass on first reading a new Fireworks Ordinance under *Municipal Code* Chapter 17.6.
Roll Call Vote: 6-0. Motion declared carried unanimously.

ORDINANCE REZONING PROPERTY AT 3505 SOUTH DUFF AVENUE: Moved by Betcher, seconded by Corrieri, to pass on second reading an ordinance rezoning property at 3505 South Duff Avenue from Agricultural (A) to Highway-Oriented Commercial (HOC).
Roll Call Vote: 6-0. Motion declared carried unanimously.

ORDINANCE PERTAINING TO ON-STREET PARKING IN THE NEIGHBORHOOD COMMERCIAL ZONING DISTRICT: Moved by Nelson, seconded by Corrieri, to pass on second reading an ordinance pertaining to on-street parking in Neighborhood Commercial Zoning District.
Roll Call Vote: 6-0. Motion declared carried unanimously.

ORDINANCE PERTAINING TO BUILDING HEIGHT AND ROOF DESIGN FOR MINI-STORAGE WAREHOUSE FACILITIES IN HIGHWAY-ORIENTED COMMERCIAL ZONING DISTRICT: Moved by Nelson, seconded by Betcher, to pass on second reading an ordinance pertaining to building height and roof design for mini-storage warehouse facilities in Highway-Oriented Commercial Zoning District.
Roll Call Vote: 6-0. Motion declared carried unanimously.

ORDINANCE ASSIGNING RECENTLY APPROVED ANNEXED AREAS: Moved by Nelson, seconded by Betcher, to pass on third reading and adopt ORDINANCE NO. 4304 assigning recently approved annexed areas (Resolutions No. 16-686 and 17-126) to Wards and Precincts.
Roll Call Vote: 6-0. Ordinance declared adopted unanimously, signed by the Mayor, and hereby made a portion of these Minutes.

ORDINANCE INCREASING COMPENSATION FOR MAYOR AND CITY COUNCIL: Moved by Betcher, seconded by Beatty-Hansen, to pass on third reading and adopt ORDINANCE NO. 4305 increasing the compensation for the Mayor and City Council members.
Roll Call Vote: 5-1. Voting aye: Beatty-Hansen, Betcher, Corrieri, Gartin, Nelson. Voting nay: Orazem. Ordinance declared adopted, signed by the Mayor, and hereby made a portion of these Minutes.

COUNCIL COMMENTS: Council Member Orazem referenced an email that the City Council had received from Jack Guan, 707 Kellogg Avenue, requesting that the alley within the square of Burnett Avenue, 7th Street, Kellogg Avenue, and 8th Street be paved. Mr. Orazem would like to know an approximate range of the cost in a memo back to Council. City Manager Schainker advised that the traditional approach would be for the property owners to be assessed for 100% of the cost of paving the alley.

Moved by Orazem, seconded by Gartin, to refer to staff the letter to provide a response to the constituent Jack Guan and his neighborhood of the preliminary cost of paving the alley.
Vote on Motion: 5-1. Voting aye: Betcher, Corrieri, Gartin, Nelson, Orazem. Voting nay: Beatty-

Hansen. Motion declared carried.

ADJOURNMENT: Moved by Gartin to adjourn the meeting at 10:12 p.m.
Vote on Motion: 6-0. Motion declared carried unanimously.

Diane R. Voss, City Clerk

Ann H. Campbell, Mayor

AMES, IOWA

MAY 25, 2017

The Ames Civil Service Commission convened in regular session at 8:15 a.m. on May 25, 2017, in the Council Chambers of City Hall, 515 Clark Avenue. Because it was impractical for the Commission members to be present in person, Commission Members Mike Crum, Harold Pike, and Charlie Ricketts were brought into the meeting telephonically. Human Resources Director Kaila Kenjar, Human Resources Officer Krista Hammer, and Vicki Hillock, Secretary, attended the meeting.

APPROVAL OF MINUTES: Moved by Pike, seconded by Ricketts, to approve the minutes of the April 27, 2017, Civil Service Commission meeting as written.

Vote on Motion: 3-0. Motion declared carried unanimously.

CERTIFICATION OF ENTRY-LEVEL APPLICANTS: Moved by Crum, seconded by Pike, to certify the following individuals to the Ames City Council as entry-level applicants:

Apprentice Substation Electrician:	Dillon Christopher	84
	Nathan Ihle	78
	Jeff Wycoff	85
Human Resources Officer I:	Krista Hammer	111
Human Resources Officer II:	Krista Hammer	115
	Amanda Blackman	99
Ice Arena Manager:	Aplonia Rybicki	74
Recreation Manager:	Amber Pedersen	81
	Jason Thraen	78

Vote on Motion: 3-0. Motion declared carried unanimously.

CERTIFICATION OF PROMOTIONAL-LEVEL APPLICANTS: Moved by Ricketts, seconded by Crum, to certify the following individuals to the Ames City Council as promotional-level applicants:

Mechanic:	Charles Pyke	79
	Randy Abel	74

Vote on Motion: 3-0. Motion declared carried unanimously.

REQUEST TO ABOLISH RECREATION MANAGER ENTRY-LEVEL CERTIFIED LIST: Human Resources Director Kenjar explained that since the Recreation Manager list contains only one candidate (one of the candidates withdrew from consideration), the hiring department wants a competitive list of candidates. According to the Commission’s adopted Policies and Procedures, the Commission may abolish an entry-level list when it has diminished to three or fewer eligibles. Therefore, staff is requesting that the current list be abolished so that a new recruitment may begin.

Moved by Crum, seconded by Ricketts, to grant the request to abolish the Recreation Manager entry-level certified list.

Vote on Motion: 3-0. Motion declared carried unanimously.

COMMENTS: Commission Member Pike questioned if anything further had occurred in reference to an applicant contesting that he didn't advance in the recruitment process for two Human Resources Department positions. HR Director Kenjar indicated that Assistant City Manager Kindred had been in conversations with this person. Once Mr. Kindred returned from vacation, he would be re-connecting with the applicant.

Ms. Kenjar reported that there will be a need for a special Civil Service Commission meeting in order to abolish an entry-level Planner list. Two of the three candidates on the list had declined the offer for this position. With only one candidate remaining, the Planning director wishes to abolish this list and begin a new recruitment.

The next regularly scheduled Civil Service Commission meeting was set for June 22, 2017, at 8:15 a.m.

ADJOURNMENT: The meeting adjourned at 8:22 a.m.

Michael R. Crum, Chair

Jill Ripperger, Recording Secretary



REPORT OF CONTRACT CHANGE ORDERS

Period:	<input type="checkbox"/>	1 st – 15 th
	<input checked="" type="checkbox"/>	16 th – End of Month
Month & Year:	May 2017	
For City Council Date:	June 13, 2017	

Department	General Description of Contract	Contract Change No.	Original Contract Amount	Contractor/ Vendor	Total of Prior Change Orders	Amount this Change Order	Change Approved By	Purchasing Contact (Buyer)
Public Works	2015/16 Bridge Rehabilitation Program (6 th St)	3	\$2,529,652.18	Peterson Contractors Inc.	\$86,493.92	\$9,600.00	J. Joiner	MA
Electric Services	Unit 8 Feedwater Pump Inspection and Repair	2	\$92,559.96	Superior Industrial Equipment	\$68,668.04	\$19,650.00	D. Kom	CB
Public Works	2015/16 Clear Water Diversion Program (Duff Avenue, East 9 th Street, McDonald Drive)	2	\$68,496.00	Ames Trenching & Excavating Inc	\$23,980.00	\$1,264.00	J. Joiner	CB
Parks & Recreation	Furman Aquatic Center Slide Restoration	1	\$97,000.00	Fischer Bros, LLC	\$0.00	\$2,200.00	J. Thompson	CB
Public Works	Water Service Line Replacement	1	\$64,308.50	Jet Drain Services, LLC	\$0.00	\$471.21	J. Clausen	MA
Public Works	2015-16 S. Skunk River Basin Watershed Improvements (City Hall Parking Lot)	1	\$948,116.35	Manatt's Inc.	\$0.00	\$7,055.00	T. Warner	MA

Department	General Description of Contract	Contract Change No.	Original Contract Amount	Contractor/ Vendor	Total of Prior Change Orders	Amount this Change Order	Change Approved By	Purchasing Contact (Buyer)
Water & Pollution Control	Ames Water Treatment Plant - Contract 2	19	\$52,497,000.00	Knutson Construction	\$1,061,545.00	\$4,153.00	J. Dunn	MA

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Quality Programs
Exceptional Service*

5a-j

TO: Mayor Ann Campbell and Ames City Council Members

FROM: Lieutenant Dan Walter – Ames Police Department

DATE: June 5th, 2017

SUBJECT: Beer Permits & Liquor License Renewal Reference City Council Agenda

The Council agenda for June 13th 2017, includes beer permits and liquor license renewals for:

- Class A Liquor & Outdoor Service - LA0001450 - Green Hills Residents' Association, 2200 Hamilton Drive #100
- Class E Liquor, C Beer, & B Wine - LE0001692 - AJ's Liquor, 4518 Mortensen #109
- Class E Liquor, C Beer, & B Wine - LE0001873 - Kum & Go #200, 4510 Mortensen Road
- Class E Liquor, C Beer, & B Wine - LE0001883 - Kum & Go #214, 111 Duff Ave.
- Class E Liquor, C Beer, & B Wine - LE0001882 - Kum & Go #215, 4506 Lincoln Way
- Class E Liquor, C Beer, & B Wine - LE0001881 - Kum & Go #216, 203 Welch Ave.
- Class E Liquor - LE0001397 - MMDG Spirits, 126A Welch Ave.
- Class C Liquor & Catering Privilege - LC0039334 - Texas Roadhouse, 519 South Duff Ave.
- Special Class C Liquor - BW0090965 - Hickory Park, 1404 South Duff Ave.
- Class E Liquor, C Beer & B Native Wine - LE0002744 - Casey's General Store #2560, 3020 South Duff Avenue

A routine check of police records for the past twelve months found no liquor law violations for the above listed business. The police department recommends renewal of licenses for all of the above business.

Name of Applicant: <u>Lucullans LLC</u>		
Name of Business (DBA): <u>Bar la Tosca</u>		
Address of Premises: <u>400 Main St</u>		
City <u>Ames</u>	County: <u>Story</u>	Zip: <u>50010</u>
Business <u>(515) 291-2949</u>		
Mailing <u>303 Welch Ave. #101</u>		
City <u>Ames</u>	State <u>IA</u>	Zip: <u>50014</u>

Contact Person

Name Jonathan Reed
Phone: (515) 291-2949 Email jonathanreed7@gmail.com

Classification Class C Liquor License (LC) (Commercial)

Term:12 months

Effective Date: 05/31/2017

Expiration Date: 05/30/2018

Privileges:

Class C Liquor License (LC) (Commercial)

Outdoor Service

Status of Business

BusinessType: <u>Limited Liability Company</u>
Corporate ID Number: <u>458230</u> Federal Employer ID <u>46-2820415</u>

Ownership

Jonathan Reed

First Name: Jonathan

Last Name: Reed

City: Ames

State: Iowa

Zip: 50014

Position: Owner

% of Ownership: 100.00%

U.S. Citizen: Yes

Insurance Company Information

Insurance Company: <u>Illinois Union Insurance Company</u>	
Policy Effective Date: <u>05/31/2017</u>	Policy Expiration <u>05/31/2018</u>
Bond Effective	Dram Cancel Date:
Outdoor Service Effective <u>05/31/2017</u>	Outdoor Service Expiration <u>10/31/2017</u>
Temp Transfer Effective	Temp Transfer Expiration Date:

Applicant License Application ()

Name of Applicant: <u>ROC Taproom</u>		
Name of Business (DBA): <u>Old Chicago Pizza and Taproom</u>		
Address of Premises: <u>1610 S. Kellogg Ave</u>		
City <u>Ames</u>	County: <u>Story</u>	Zip: <u>50010</u>
Business <u>(515) 232-6900</u>		
Mailing <u>998 Fremont Ave</u>		
City <u>Dubuque</u>	State <u>IA</u>	Zip: <u>52003</u>

Contact Person

Name <u>Jeff Ruppel</u>
Phone: <u>(563) 557-1337</u> Email <u>jeff@parcoltd.com</u>

Classification Class C Liquor License (LC) (Commercial)

Term:12 months

Effective Date: 06/26/2017

Expiration Date: 01/01/1900

Privileges:

- Class C Liquor License (LC) (Commercial)
- Outdoor Service
- Sunday Sales

Status of Business

BusinessType: <u>Privately Held Corporation</u>
Corporate ID Number: <u>545870</u> Federal Employer ID <u>82-1428602</u>

Ownership

R & R Restaurant Group Inc.

First Name: R & R Restaurant Group **Last Name:** Inc.
City: Dubuque **State:** Iowa **Zip:** 52003
Position: Owner
% of Ownership: 100.00% **U.S. Citizen:** Yes

Jeffrey Ruppel

First Name: Jeffrey **Last Name:** Ruppel
City: Dubuque **State:** Iowa **Zip:** 52003
Position: President
% of Ownership: 0.00% **U.S. Citizen:** Yes

Insurance Company Information

Insurance Company: <u>Nationwide Insurance Company</u>

Insurance Company: Nationwide Insurance Company

Policy Effective Date:

Policy Expiration

Bond Effective

Dram Cancel Date:

Outdoor Service Effective

Outdoor Service Expiration

Temp Transfer Effective

Temp Transfer Expiration Date:

Applicant License Application ()

Name of Applicant: <u>Wheatsfield Cooperative</u>		
Name of Business (DBA): <u>Wheatsfield Cooperative</u>		
Address of Premises: <u>413 Northwestern</u>		
City <u>Ames</u>	County: <u>Story</u>	Zip: <u>50010</u>
Business <u>(515) 232-4094</u>		
Mailing <u>413 Northwestern</u>		
City <u>Ames</u>	State <u>IA</u>	Zip: <u>50010</u>

Contact Person

Name <u>Linda Johnson</u>
Phone: <u>(515) 360-4697</u> Email <u>linda_j@wheatsfield.coop</u>

Classification Special Class C Liquor License (BW) (Beer/Wine)

Term: 12 months

Effective Date: 07/01/2017

Expiration Date: 01/01/1900

Privileges:

Class B Wine Permit

Outdoor Service

Special Class C Liquor License (BW) (Beer/Wine)

Sunday Sales

Status of Business

BusinessType: <u>Privately Held Corporation</u>
Corporate ID Number: <u>301555</u> Federal Employer ID <u>42-1655940</u>

Ownership

linda Johnson

First Name: linda **Last Name:** Johnson

City: Ames **State:** Iowa **Zip:** 50010

Position: General Manager

% of Ownership: 0.00% **U.S. Citizen:** Yes

Insurance Company Information

Insurance Company: <u>State Auto Insurance Company</u>	
Policy Effective Date: <u>07/01/2017</u>	Policy Expiration <u>07/01/2018</u>
Bond Effective	Dram Cancel Date:
Outdoor Service Effective	Outdoor Service Expiration

Temp Transfer Effective

Temp Transfer Expiration Date:

RESOLUTION NO. _____

A RESOLUTION ADOPTING NEW AND REVISED FEES FOR THE CITY OF AMES, IOWA

BE IT RESOLVED by the City Council for the City of Ames, Iowa, that the following fees shall be adopted or adjusted to recover the approximate actual costs of city services from those who use and benefit from these services.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Ames, Iowa, that fees shall be adopted as follows:

SECTION ONE. The following Animal Control Fees are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix E:

FEES FOR ANIMAL SHELTER SERVICE

Impound Fees (release to owner):	
1st time.....	\$25.00
2nd & Subsequent times.....	\$30.00
Putting Animals up for adoption:	
Adult dogs, residents.....	\$15.00
Adult cats, residents.....	\$10.00
Puppies & kittens, singles	\$10.00
Puppies & kittens, multiples.....	\$7.00
Adoption of Animals:	
Pure Breed (unaltered)	\$80.00
Dogs.....	\$50.00
Refund after neutering, dogs	\$30.00
Cats.....	\$40.00
Refund after neutering, cats.....	\$25.00
Ferrets	\$40.00
Rabbits and other small domestics.....	\$10.00
Permit Fee:	
Any permit required by state or local law including dangerous animal, traveling wildlife, menageries, shows, petting zoos or exhibitor fees	\$36.00
Animal Shelter Boarding Fees:	
Per day	\$10.00

Fee waivers for special needs adoptions, overcrowding or emergency shelter services are approved by the Animal Control Supervisor by authority of the City Council.

Adoption Fees are waived for Senior Citizens.

If an animal, due to it's rare breed would bring a fair market value which far exceeds the fees listed in the rare animal fee schedule then the animal control staff of the City of Ames, Iowa, is authorized to charge that fair market fee for both putting up for adoption and adoption fees. The animal control staff must research the fee that they feel should be charged for a very rare breed of animal and document how the figure was arrived at.

All Animal Shelter Service Fees Set by Resolution of City Council.

SECTION TWO. The following Public Works Fees are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix F:

SOLID WASTE RULES AND REGULATIONS

1. No liquids, animals, hazardous or toxic waste, or demolition material will be accepted at the Arnold O. Chantland Resource Recovery Center except motor oil that is delivered to the Arnold O. Chantland Resource Recovery Center in separate containers. All containers, except for motor oil, must be open.
2. Per Capita Charge\$9.10
3. Delivery charges at the Arnold O. Chantland Recovery Center shall be:
 - a. Vehicles through the meter gate:
 - Passenger cars, each\$10.00
 - Pickup, vans or vehicles towing trailers, each\$25.00
 - Single garbage bag, each.....\$3.00
 - b. Commercial charge customers through the scales:
 - All vehicles, including those of licensed refuse haulers, per ton
(Minimum charge one ton)\$55.00
 - c. Non Per Capita Rate, per ton\$63.06
 - d. Out of County rate, per ton.....\$126.12
 - e. Tires*:
 - 16" or smaller\$2.25
 - 16.5" - 24" truck tires and farm front skidsteer tires\$9.00
 - Sand box tire or farm tractor tire.....\$38.00
 - *Any tire on a rim, the actual tire disposal charge plus for rim\$5.00
 - f. Iowa State University, other State and Federal agencies
A proportional share by weight on the system cost
or as provided by contract
 - g. Motorized white goods, including refrigerator, freezers, washing
machines, dryers, air conditioners and microwave ovens, each \$20.00
4. The plant will be closed on the following holidays: New Years Day, President’s Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day, and Christmas Day. When the holiday falls on Sunday the following day will be observed.

MISCELLANEOUS FEES

1. **SIDEWALK CLEARING** shall be the actual cost plus a \$50.00 administrative fee.
2. **CURB OPENINGS.**
 - a. A charge of fifty dollars (\$50.00) per opening shall be made for all applications for residential curb openings or changes in width or location of any existing residential access drive.
 - b. A charge of fifty dollars (\$50.00) shall be made for all applications for commercial or industrial curb cuts, openings or access permits and any application for any type of curb opening or access permit to a primary highway.
3. **SIDEWALKS.**
 - a. A charge of fifty dollars (\$50.00) per single frontage property shall be made for all applications for new sidewalk installation.
 - b. A charge of seventy-five (\$75.00) per property having two or more frontages shall be made for all applications
for new sidewalk installation.

4. **DRIVEWAY CULVERT INSTALLATION.** Driveway culverts shall be furnished and installed by and remain the property of the City. The owner of the property to which access is provided by the culvert shall be charged a fee of thirty-five dollars (\$35.00) per lineal foot of culvert used.

5. **PLAN FEES.** One set of bidding documents is available without charge to prospective bidders, subcontractor bidders, suppliers, and contractor plan room services. For all others, Plan Fees shall be the actual cost of printing plus a \$15.00 administrative fee.

6. **ENGINEERING FEES**

- a. Graphical Printing
 - Labor, per hour (minimum one-quarter hour charge).....\$65.00
 - Paper, 8 ½" x 11" (black & white) \$.25
 - Paper, 11" x 17" (black & white) \$.50
 - Paper, 8 ½" x 11" (color map) \$2.50
 - Paper, 11"x 17" (color map) \$5.00
 - Plots, per sq. ft. (black & white, line drawing)\$1.25
 - Plots, per sq. ft. (color map)..... \$2.50
- b. Geographic Information System (GIS) data
 - Labor, per hour (minimum one-quarter hour charge).....\$65.00
- c. Sewer connection (8" sewer), per lineal foot.....\$20.00
- d. Water service connection (8" main), per lineal foot\$20.00
(with a minimum charge of \$650.00 per lot or land parcel)
- e. Construction inspection only shall be actual costs.

SECTION THREE. The following Building & Development Fees are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix L:

Building Permit Fee Schedule

The value to be used in computing the building permit and building plan review fees shall be the total value of all construction work for which the permit is issued, as well as all finish work, painting, roofing, electrical, plumbing, heating and air conditioning, elevators, fire-extinguishing systems and any other permanent equipment. The building permit fee will be 60% of the amounts listed in the table below; however, the minimum building permit fee will be \$30.90.

<u>TOTAL VALUATION</u>	<u>AMOUNT OF FEE</u>
\$1.00 to \$500.00	\$30.90
\$501.00 to \$2,000.00	\$30.90 for the first \$500.00, plus \$3.15 for each additional \$100.00 or fraction thereof, to and including \$2,000.00.
\$2,001.00 to \$25,000.00	\$78.00 for the first \$2,000.00 plus \$14.40 for each additional \$1,000.00 or fraction thereof, to and including \$25,000.00.
\$25,001.00 to \$50,000.00	\$409.70 for the first \$25,000.00 plus \$10.40 for for each additional \$1,000.00 or fraction thereof, to and including \$50,000.00.
\$50,001.00 to \$100,000.00	\$669.75 for the first \$50,000.00 plus \$7.20 for each additional \$1,000.00 or fraction thereof, to and including \$100,000.00.

\$100,001.00 to \$500,000.00	\$1,030.25 for the first \$100,000.00 plus \$5.80 for each additional \$1,000.00 or fraction thereof, to and including \$500,000.00.
\$500,001.00 to \$1,000,000.00	\$3,337.45 for the first \$500,000.00 plus \$4.90 for each additional \$1,000.00 or fraction thereof, to and including \$1,000,000.00
\$1,000,001.00 and up	\$5,783.70 for the first \$1,000,000 plus \$3.75 for each additional \$1,000.00 or fraction thereof.

Plan Review Fee

The Plan Review Fee shall be seventy (70) percent of the Building Permit Fee to cover costs to the city in reviewing plans for code compliance.

Additional Fees

For each issuance of a Temporary Certificate of Occupancy	\$53.55
For Administrative Fee to cancel a permit	\$53.55
Minimum fee to investigate moving a building regardless of whether it is moved or not. (If move occurs also must pay actual city expenses)	\$107.10
For all reinspections after the first free one	\$53.55
To issue a foundation permit prior to issuance of the building permit	\$53.55
To issue a Certificate of Occupancy for a use change	\$53.55
Storm Water Lot Development Permits	\$200.00
Storm Water Management and/or Pollution Prevention Subdivision Plan Review	\$450.00
Grading Permit	\$250.00
Storm Water Pollution Prevention Site Plan Review (1 st year permit)	\$300.00
Each additional year site is active	\$200.00

Planning and Housing Fees

Annexation (Clerk's Office)	\$200.00
LUPP Map Amendment (Major)	\$500.00
LUPP Map Amendment (Minor)	\$300.00
LUPP Text Change	\$300.00
Rezoning (Map Amendment)	\$300.00
Rezoning with Master Plan	\$550.00
Zoning Ordinance Text Amendment	\$200.00
PRD Development Plan	\$400.00
PRD Amendment (Major)	\$400.00
PRD Amendment (Minor)	\$150.00
Plats - Preliminary	\$500.00
Plats - Final	\$300.00
Plat of Survey	\$100.00
Plats - Rural Subdivisions	\$750.00
Major Site Development Plan	\$400.00
Minor Site Development Plan	\$200.00
Special Use Permits	\$150.00

Variances	\$150.00
Other ZBA Decisions	\$75.00
Permitted Home Occupation	\$20.00
Special Home Occupation	\$100.00
RLP Plan Development and Amendment	\$400.00
Zoning Confirmation Letter per Lot or Parcel	\$120.00
Urban Revitalization/Urban Renewal Area	\$250.00
UCC Filings	-0-
Flood Plain Development Permit	\$75.00
Supervised Transitional Home	\$150.00
Wireless Facility Administrative Review	\$150.00
Minor Amendments Approved Special Use or Major Site Development	\$150.00
Adaptive Reuse	\$400.00

SECTION FOUR. The following Police Department Fees and Charges are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix M:

POLICE DEPARTMENT FEES & CHARGES

Accident and Police Reports	\$3.00 per incident
Overtime Payback and Event/Escort Service (per hour)	\$54.00
Community Safety Officer Event/Escort Service (per hour)	\$20.00
False Alarm Fee – After three times	\$30.00
Process Service Fee	\$20.00
Service fee for Service of Warrant.....	\$20.00
Non-criminal fingerprinting fee.....	\$10.00
Booking Photo/Other Photo	\$3.00
Parking Collection Fee.....	\$5.00
Copying of Public Record.....	\$0.10 per page (\$1.00 minimum)

Car/Booking/Other Video (VHS or Digital) or Audio Recordings shall be charged at actual cost. Actual cost shall be defined as the time spent on the specific recording plus the cost of the media.

SECTION FIVE. The following Water and Pollution Control Fees are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix Q:

WATER AND POLLUTION CONTROL FEES & CHARGES

Water Division

Bulk Water Service.....	\$0.77/100 gallons
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Water Meter Division *

	With Integral Radio	With Radio ERT
Meter & Setting Fees - Disc Style		
5/8" or 5/8 " x 3/4" disc.	\$325.00	\$320.00
3/4" disc.	\$345.00	\$345.00
1" disc	\$365.00	\$365.00
1 1/2" disc	\$635.00	\$610.00

Meter & Setting Fees - Ultrasonic Style

1½"	\$745.00
2"	\$845.00

Meter & Setting Fees - Magnetic Style

2"	\$2,305.00
3"	\$3,025.00
4"	\$3,705.00
6"	\$5,480.00

Meter & Setting Fees - Turbo Style

2"	\$1,580.00
3"	\$2,135.00
4"	\$3,030.00
6"	\$5,990.00

Meter & Setting Fees - Misc. Meters

Larger than 4" or alternative styles
- to be determined when ordered

Hydrant Meter** \$220.00

Frozen/damaged meter

Construction Meter \$185.00

Meters 1-1/2" and larger \$110.00 trip fee + repairs/replacement

Meters 1" and smaller \$70.00 trip fee + Depreciated Value

Depreciated Value is a straight line depreciation of the Meter and Setting Fees above, based on length of time meter has been in service.

< 1 year	100%
< 2 years	90%
< 3 years	80%
< 4 years	70%
< 5 years	60%
< 6 years	50%
< 7 years	40%
< 8 years	30%
< 9 years	20%
<10 years.....	10%
>10 years.....	0%

Unauthorized use of water \$172.00/occurrence

Unmetered use of water..... \$2.26/day + \$15.02/month

Resetting fee for unauthorized meter removal \$70.00

Customer requested meter test fee \$125.00

Service or meter disconnect or reconnect fee \$ 70.00/trip

* Meter setting fees above include two service trips (one to set the temporary/construction meter, and one to set the permanent meter). A fee of \$60.00 will be charged for additional trips due to unexposed or inoperable curb boxes, incomplete remote wire installations, or other circumstances where the meter installation cannot be completed.

** Hydrant meter fees include the cost to install and remove the meter. Requests to move the meter to a new location will be charged one-half of the hydrant meter fee. Consumption will be billed at the "Irrigation and Yard Water" rate. For usage that covers more than 30 days, the block sizes will be adjusted accordingly.

WPC Division

Waste Hauler Fee - Ames locations*

Domestic/Residential Waste..... \$8.00/load + \$3.85/100 gallons

Restaurant Grease Traps \$53.00/load + \$3.10/100 gallons

Non-Domestic Waste \$8.00/load + unit rate to be determined

* Non-Ames location surcharge	15%
Unauthorized Sewer Use.....	\$205.00/occurrence
Unmetered Sewer Use.....	\$2.61/day + \$17.96/month

High-Strength Surcharge Rates*

<u>Parameter</u>	<u>Surcharge Rate</u>
Oxygen Demand	
CBOD ₅	\$0.41/lb.
COD	\$0.15/lb.
Nitrogen	
NH ₃ -N	\$1.44/lb.
TKN	\$0.93/lb.
Solids	
TSS	\$0.60/lb.
Fats, Oils, and Grease	
Oil and Grease	\$0.84/lb.

***Monthly High-Strength Surcharge Fees of less than \$5/month will be waived**

Restaurant Surcharge

Restaurant surcharge on sewer use for customers operating Food Service Establishments	\$2.54/100 cubic ft.
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Restaurant Fee

Restaurant fee for sewer use for customers operating Food Service Establishment which are not billed for sewer usage or whose sewer usage is not representative of the facilities food service activities.	\$75.00/month.
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(Ord. No. 4199, 11-25-14; Ord. No. 4263, 6-28-16)

Administrative Division

Copies of Records *	
Black & White, 8 ½" x 11"	\$0.10/copy
Black & White, 11" x 17"	\$0.20/copy
Color, 8 ½" x 11"	\$0.20/copy
Color, 11" x 17"	\$0.40/copy

* Plus staff time to prepare records (wages & benefits)

Laboratory Division

Analytical Fees, per sample per test

Bacteriological Tests	
Coliform, Total (present/absent).....	\$19.50
Coliform, Total (quantified).....	\$19.50
Coliform, Fecal (present/absent).....	\$19.50
Coliform, Fecal (quantified).....	\$19.50
E coli (present/absent).....	\$19.50
E coli (quantified).....	\$19.50
Chloride.....	\$20.00
Chlorine	
Free	\$19.50

Total.....	\$19.50
Hardness.....	\$19.50
Metals	
Arsenic.....	\$20.00
Cadmium.....	\$15.00
Chromium.....	\$15.00
Copper.....	\$15.00
Lead.....	\$20.00
Mercury.....	\$25.00
Molybdenum.....	\$20.00
Nickel.....	\$15.00
Selenium.....	\$20.00
Silver.....	\$15.00
Zinc.....	\$10.00
Nitrogen	
Ammonia.....	\$19.50
Nitrate.....	\$19.00
Nitrite.....	\$19.50
Nitrate + Nitrite.....	\$19.50
Total Kjeldahl Nitrogen.....	\$39.00
pH.....	\$13.50
Phenol.....	\$28.00
Phosphorus	
Orthophosphate.....	\$19.50
Total Phosphorus.....	\$19.50
Oxygen Demand	
Chemical Oxygen Demand (COD).....	\$20.00
Five-day Biochemical Oxygen Demand (BOD ₅).....	\$37.00
Five-day Carbonaceous Biochemical Oxygen Demand (CBOD ₅).....	\$37.00
Solids	
Total Solids (TS).....	\$19.50
Total Volatile Solids (TVS).....	\$19.50
Total Suspended Solids (TSS).....	\$19.50
Volatile Suspended Solids (VSS).....	\$19.50
Total Dissolved Solids (TDS).....	\$10.00
Temperature.....	\$5.00

For analytes not listed that are analyzed in-house, the fee will be determined on a case-by-case basis from an estimate of actual staff time (including benefits) plus 25% overhead to cover chemicals, equipment, and incidentals.

Samples sent to an outside lab.....Actual Invoiced Cost

Sample Collection Fees

Drinking water sampled from the tap of a completed structure.....	\$37.00
Drinking water sampled from a field tap or structure under construction.....	\$49.00

All other sample collection fees will be determined on a case by case basis from an estimate of the actual staff time (including benefits) plus 25% overhead to cover equipment, and incidentals.

SECTION SIX. The following Electric Department Fees and Charges are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix R:

ELECTRIC DEPARTMENT FEES & CHARGES

ELECTRIC DISTRIBUTION

Standard Single Phase Temporary service\$200

A standard single phase temporary service includes an overhead service drop from an existing transformer to a customer-provided pole (or adequately supported service connection point) during Electric Distribution business hours. Includes furnishing a length of service conductor not to exceed 125 feet. Labor and materials required for a non-standard temporary service shall be billed at actual costs.

Standard Customer-Requested Temporary Disconnection – Reconnection Fee \$100

For disconnect-reconnect requests made at least one working day before the service is reconnected. Includes one return reconnect trip, or up to 20 minutes of standby time for work performed during Electric Distribution business hours. Service for a non-standard disconnect-reconnect shall be billed at actual costs.

Requested, or non-standard work Varies-- billed at actual cost

Non-standard work includes multiple/excess trip charges, same-day (non-emergency) service requests, excess standby charges, trouble/emergency-service calls where the trouble is found to be on the customer's equipment, or work requested outside business hours

Pole Attachment Fee (Single Cable) \$13.05/pole/year

ELECTRIC METER

Customer Requested Meter Test Fee
Within Utility Board limits (98% through 102%) \$20.00
Outside Utility Board limits Free

SECTION SEVEN. The following Miscellaneous Fees and Charges are hereby adopted or adjusted effective July 1, 2017, and codified as Appendix V:

MISCELLANEOUS FEES & CHARGES

Returned Check Service Charge \$20.00

Same Day Service Charge:

During business hours \$25.00
During non-business hours \$60.00

Re-establish Account Fee - After Termination for Nonpayment of Bill or Deposit (includes reconnection if service was disconnected):

During business hours \$ 40.00 (a)
During non-business hours \$100.00 (b)

- (a) If reconnection is done by a line crew during business hours – an additional fee of \$200.00 shall be charged.
- (b) If reconnection is done by a line crew during non-business hours – an additional fee of \$350.00 shall be charged.

Adopted this _____ day of _____, 20__.

Diane R. Voss, City Clerk

Ann H. Campbell, Mayor



To: Mayor & Council
From: John Dunn
Date: June 9, 2017
Subject: Updates to Appendix Q Fees & Charges (W&PC)

Most revisions to fees and charges are reviewed with Council during the budget review process. A number of W&PC Fees cannot be determined that far in advance, as they are based on pricing for products (such as water meters) that are not received until closer to the start of the new fiscal year. The revisions to Appendix Q being presented at this time include the following changes.

- **Meter Division Fees.** The cost for setting new meters is updated annually to reflect the new bid pricing for meters and accessories. The fees also include an allowance for the typical labor to install the equipment that are updated annually based on changes in hourly rates, and vehicle operating costs that are adjusted annually based on the most recent operating costs.
- **WPC Division Fees.**
 - The fees for disposing of hauled wastes at the Water Pollution Control Program are being substantially lowered. Staff has previously informed Council of our ultimate intent to do this in conjunction with the implementation of the new Fats, Oils, and Grease Control Program.
 - Because there is no Sewer rate increase planned for July 1, the High Strength Surcharge Rates will remain unchanged. Staff is proposing to add a new “de minimus” level of \$5.00 per month, below which a High Strength Surcharge bill would not be generated. The intent behind this addition is to no longer issue a surcharge bill when the cost of preparing and delivering the bill is more than the actual bill.
- **Laboratory Division Fees.** This is a new section being proposed for the first time. Laboratory fees have historically been billed as a part of the Industrial Pretreatment Program, but have never been included in the Appendix Q fee schedule. Recently, the Laboratory Services Division has performed a large number of analyses each year in support of various grants or other special studies where it is important to be able to quantify the value of the in-kind service being provided. Having an adopted fee list would greatly simplify the process of estimating the value of these services.

COUNCIL ACTION FORM

SUBJECT: APPROVAL OF 2017-18 PAY PLAN

BACKGROUND:

Each year the City Council approves a Pay Plan that specifies pay ranges and steps for the City's work force. The attached 2017-2018 Pay Plan reflects negotiated wage settlements with the five bargaining units shown below, as well as a 2.75% scale increase for merit employee job classifications. Actual salary increases for merit employees are performance based and are established by two factors – each individual's performance rating, and positioning within the salary ranges for each grade. Each merit job grade has a minimum, midpoint and maximum within the pay plan. These are shown on both an annual and hourly basis. Funding for the various salaries was previously approved by Council in the 2017/18 Adopted Budget.

The bargaining units' respective across-the-board settlements are 2.75% for IUOE-Blue Collar (E Pay Plan), 2.75% for IBEW-Electric Distribution (H Pay Plan), 2.75% for IUOE-Electric Production (I Pay Plan), 2.75% for IAFF-Fire (G Pay Plan), and 2.75% for PPME-Police (F Pay Plan). Unclassified job categories are adjusted proportionally with merit or union employees or the relevant labor market. The statutory minimum wage is included as the scale minimum for temporary Unclassified Laborers and Office Workers.

Also included in the Pay Plan is an alphabetical listing of every approved classification in the City of Ames. This listing includes the unique code for each position, the EEO (Equal Employment Opportunity) code, the FLSA (Fair Labor Standards Act) exemption code, and the pay grade. Pay grades for merit employees range from grade 51 to 96.

ALTERNATIVES:

1. Approve the attached 2017-2018 Pay Plan.
2. Do not approve the 2017-2018 Pay Plan.

MANAGER'S RECOMMENDED ACTION:

The Pay Plan document formally establishes pay ranges and steps for City positions.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 approving the 2017-2018 Pay Plan.

PAY PLAN

CITY OF AMES



2017 - 2018

UNCLASSIFIED CLASSES
Effective 7/1/17

<u>CODE</u>	<u>CLASSIFICATION</u>	<u>MINIMUM</u>	<u>MIDPOINT</u>	<u>MAXIMUM</u>
1116	Co-op	16.4720	18.5158	20.5594
1311	Transit Driver	12.6280	13.7069	14.7960
2206	Community Safety Officer Coordinator	18.4336		
2209	Community Safety Officer	17.5559		
2204	Public Safety Quality Assurance Coordinator	16.0000	18.6860	21.3720
2228	Property/Evidence Technician	16.0000	18.6860	21.3720
2229	Lead Property/Evidence Technician	17.5000	20.7666	24.0332
2310	Animal Control Attendant	12.7113	14.8228	16.9343
2311	Animal Control Officer	17.1666	20.4078	23.6489
5142	Water/Wastewater Laboratory Aide	13.2132	15.2651	17.3169
9403	Unclassified Laborer	7.2500	12.0929	16.9358
9404	Unclassified Skilled Laborer	16.6398	23.3779	30.1162
9405	Office Worker	7.2500	12.0929	16.9358
9407	Technical Assistant	14.5294	17.3852	20.2410
9450	Temporary Manager	29.3424	43.0008	56.6590

C PAY PLAN
Effective 7/1/17

<u>PAY GRADE</u>	<u>PAY PERIOD</u>	<u>MINIMUM</u>	<u>MIDPOINT</u>	<u>MAXIMUM</u>
51	Annual Hourly	30,378 14.6052	34,922 16.7895	39,464 18.9733
52	Annual Hourly	32,174 15.4684	37,338 17.9512	42,501 20.4333
53	Annual Hourly	34,211 16.4480	39,968 19.2156	45,724 21.9827
54	Annual Hourly	36,515 17.5557	42,979 20.6630	49,443 23.7710
55	Annual Hourly	39,084 18.7904	46,358 22.2876	53,635 25.7863
56	Annual Hourly	41,975 20.1806	50,168 24.1196	58,359 28.0574
57	Annual Hourly	45,254 21.7568	54,492 26.1982	63,729 30.6394
58	Annual Hourly	48,943 23.5307	59,378 28.5472	69,812 33.5636
59	Annual Hourly	53,106 25.5318	64,897 31.2007	76,689 36.8699
60	Annual Hourly	57,827 27.8016	71,184 34.2233	84,542 40.6453
61	Annual Hourly	63,167 30.3692	78,341 37.6640	93,511 44.9576
62	Annual Hourly	69,251 33.2936	86,489 41.5816	103,728 49.8693
62*	Annual Hourly	69,251 23.7813	86,489 29.7011	103,728 35.6209
63	Annual Hourly	76,158 36.6148	95,803 46.0592	115,446 55.5031
90	Annual Hourly	70,429 33.8603	84,925 40.8297	99,418 47.7975
91	Annual Hourly	76,938 36.9899	93,454 44.9301	109,967 52.8688
92	Annual Hourly	84,346 40.5511	103,161 49.5968	121,976 58.6426
93	Annual Hourly	92,755 44.5942	114,258 54.9319	135,760 65.2693
94	Annual Hourly	102,319 49.1919	126,941 61.0295	151,561 72.8659
95	Annual Hourly	113,248 54.4462	141,483 68.0208	169,716 81.5944

D PAY PLAN
Effective 7/1/17

<u>PAY GRADE</u>	<u>PAY PERIOD</u>	<u>MINIMUM</u>	<u>MIDPOINT</u>	<u>MAXIMUM</u>
64	Annual	84,010	106,445	128,882
	Hourly	40.3896	51.1757	61.9626
65	Annual	92,980	118,649	144,317
	Hourly	44.7021	57.0430	69.3834
66	Annual	103,284	132,717	162,146
	Hourly	49.6562	63.8064	77.9549
96	Annual	125,793	158,235	190,678
	Hourly	60.4776	76.0747	91.6722

E PAY PLAN
IUOE Blue Collar Unit
Effective 7/1/17

HTE	CLASS		STEP A (START)		STEP B (18 MOS)		STEP C (48 MOS)			
	CODE	TITLE	Annual	Hourly	Annual	Hourly	Annual	Hourly		
300	141	Meter Reader	41,475.20	19.94	47,049.60	22.62	55,328.00	26.60		
302	142	Senior Meter Reader	43,534.40	20.93	49,046.40	23.58	60,070.40	28.88		
304	1110	Engineering Technician I	39,582.40	19.03	44,782.40	21.53	52,748.80	25.36		
306	1111	Engineering Technician II	42,931.20	20.64	49,857.60	23.97	57,220.80	27.51		
308	1131	Traffic Signal Technician	See page 5							
309	1134	Traffic Signal Technician Lead	See page 5							
310	1222	Plumbing Inspector	53,684.80	25.81	60,694.40	29.18	71,052.80	34.16		
312	1223	Electrical Inspector	53,684.80	25.81	60,694.40	29.18	71,052.80	34.16		
313	1228	Community Codes Liaison	53,684.80	25.81	60,694.40	29.18	71,052.80	34.16		
314	1225	Housing Inspector	53,684.80	25.81	60,694.40	29.18	71,052.80	34.16		
315	1226	Building & Zoning Inspector	53,684.80	25.81	60,694.40	29.18	71,052.80	34.16		
316	1311	Transit Driver (Full-time)*	36,088.00	17.35	42,640.00	20.50	51,188.80	24.61		
318	1311	Transit Driver (PT 20 hrs)*		14.84		18.07		19.54		
320	1318	Lane Worker	30,867.20	14.84	37,585.60	18.07	40,643.20	19.54		
321	1307	Lead Lane Worker	32,406.40	15.58	39,540.80	19.01	42,681.60	20.52		
322	1322	Mechanic Assistant	43,118.40	20.73	49,004.80	23.56	57,616.00	27.70		
323	1322	Mechanic Assistant (CyRide)	41,537.60	19.97	49,004.80	23.56	57,616.00	27.70		
325	1323	Mechanic (CyRide)	49,732.80	23.91	54,870.40	26.38	64,500.80	31.01		
327	1324	Lead Mechanic (CyRide)	52,166.40	25.08	57,616.00	27.70	67,620.80	32.51		
328	5112	Water Plant Operator	54,558.40	26.23	61,859.20	29.74	72,633.60	34.92		
329	5111	Plant Maintenance Specialist	51,417.60	24.72	58,302.40	28.03	68,660.80	33.01		
330	5130	Water Utility Locator	49,732.80	23.91	56,264.00	27.05	66,372.80	31.91		
332	5131	Water Meter Technician	47,132.80	22.66	53,497.60	25.72	62,899.20	30.24		
334	5140	Water/PC Lab Technician	44,241.60	21.27	49,462.40	23.78	57,470.40	27.63		
336	5141	Water/PC Lab Analyst	54,558.40	26.23	61,859.20	29.74	72,633.60	34.92		
337	5115	Water Plant Asst. Operator	See page 5							
337	5212	WPC Plant Asst. Operator	See page 5							
338	5213	WPC Plant Operator	54,558.40	26.23	61,859.20	29.74	72,633.60	34.92		
339	5220	Res. Rec. Lead Operator	51,355.20	24.69	58,260.80	28.01	68,452.80	32.91		
340	5221	Res. Rec. Maint. Operator	48,984.00	23.55	55,536.00	26.70	65,104.00	31.30		
342	5411	Plant Maintenance Operator	54,558.40	26.23	61,859.20	29.74	72,633.60	34.92		
343	5412	Process Maintenance Worker	See page 6							
344	6110	Treatment Plant Maint. Worker	See page 6							
344	6112	Maintenance Worker	See page 6							
346	6113	Senior Maintenance Worker	47,881.60	23.02	54,246.40	26.08	63,731.20	30.64		
348	6114	Parks Maintenance Specialist	48,547.20	23.34	51,251.20	24.64	59,924.80	28.81		
351	6115	Streets Maint Lead Worker	See page 6							
350	6121	Building Maint. Specialist	47,132.80	22.66	53,497.60	25.72	62,899.20	30.24		
352	6151	Truck Driver	37,065.60	17.82	41,912.00	20.15	49,316.80	23.71		
354	6152	Senior Heavy Equipment Oper.	50,315.20	24.19	53,497.60	25.72	62,899.20	30.24		
356	6153	Heavy Equipment Operator	45,801.60	22.02	48,734.40	23.43	57,262.40	27.53		
358	1137	Traffic Technician	See page 5							
359	6117	W&PC Maint. Tech. I	See page 6							
360	6118	W&PC Maint. Tech. II	See page 6							
362	6111	Laborer	See page 5							
364	1319	Service Worker	See page 5							
366	6163	Custodian	See page 5							
370	1326	Fleet Technician	See page 5							
371	1328	Lead Fleet Technician	56,971.20	27.39	60,528.00	29.10	71,260.80	34.26		
372	6154	Res. Rec. Equipment Operator	47,881.60	23.02	54,246.40	26.08	63,731.20	30.64		
724	6119	RRP Maint. Tech. I	See page 6							
726	6120	RRP Maint. Tech. II	See page 6							

**E PAY PLAN
IUOE Blue Collar Unit
Effective 7/1/17**

<u>HTE</u>	<u>CLASS</u>		<u>STEP A (START)</u>		<u>STEP B (30 MOS)</u>	
	<u>CODE</u>	<u>TITLE</u>	<u>Annual</u>	<u>Hourly</u>	<u>Annual</u>	<u>Hourly</u>
362	6111	Laborer	36,982.40	17.78	43,492.80	20.91
364	1319	Service Worker	39,228.80	18.86	46,321.60	22.27
366	6163	Custodian	35,588.80	17.11	41,808.00	20.10

<u>HTE</u>	<u>CLASS</u>		<u>Annual</u>	<u>Hourly</u>
	<u>CODE</u>	<u>TITLE</u>		
308	1131	Traffic Signal Technician		
		Step A (Start)	51,480.00	24.75
		Step B (12 months)	54,267.20	26.09
		Step C (24 months)	58,947.20	28.34
		Step D (48 months)	62,670.40	30.13
309	1134	Traffic Signal Technician Lead		
		Step A (Start)	54,142.40	26.03
		Step B (12 months)	58,593.60	28.17
		Step C (24 months)	63,128.00	30.35
		Step D (48 months)	65,769.60	31.62
358	1137	Traffic Technician		
		Step A (Start)	42,952.00	20.65
		Step B (12 months)	46,571.20	22.39
		Step C (24 months)	50,107.20	24.09
		Step D (48 months)	57,262.40	27.53
337	5212	WPC Plant Assistant Operator		
		Step A (Start)	47,881.60	23.02
		Step B (within 8 months) Grade I certificate	51,209.60	24.62
		Step C (within 24 months) 21 CEU's directly related to wastewater treatment	54,558.40	26.23
337	5115	Water Plant Assistant Operator		
		Step A (Start)	47,881.60	23.02
		Step B (within 8 months) Grade I certificate	51,209.60	24.62
		Step C (within 24 months) 21 CEU's directly related to water treatment	54,558.40	26.23
370	1326	Fleet Technician		
		Step A - 4 ASE tests	54,246.40	26.08
		Step B - 7 ASE tests (within 1 year)	58,760.00	28.25
		Step C - 10 ASE tests (within 2 years)	63,232.00	30.40
		Step D - ASE certified (within 3 years)	67,932.80	32.66

**E PAY PLAN
IUOE Blue Collar Unit
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>STEP A (START)</u>	<u>STEP B (6 MOS)</u>	<u>STEP C (12 MOS)</u>	<u>STEP D (18 MOS)</u>	<u>STEP E (24 MOS)</u>	<u>STEP F (36 MOS)</u>	<u>STEP G (48 MOS)</u>
343	5412	Process Maintenance Worker Annual Hourly	41,267.20 19.84	43,264.00 20.80	45,614.40 21.93	47,216.00 22.70	49,212.80 23.66	51,209.60 24.62	53,206.40 25.58
344	6110	Treatment Plant Maint. Worker Annual Hourly	41,329.60 19.87		42,452.80 20.41		44,033.60 21.17		51,771.20 24.89
344	6112	Maintenance Worker Annual Hourly	41,329.60 19.87		42,452.80 20.41		44,033.60 21.17		51,771.20 24.89
351	6115	Streets Maintenance Lead Worker Annual Hourly	51,355.20 24.69		59,321.60 28.52		66,040.00 31.75		68,452.80 32.91
359	6117	W&PC Maint. Tech. I Annual Hourly					48,193.60 23.17*		55,972.80 26.91
360	6118	W&PC Maint. Tech. II Annual Hourly							63,731.20 30.64
724	6119	RRP Maint. Tech. I Annual Hourly					52,748.80 25.36*	54,745.60 26.32*	56,721.60 27.27*
726	6120	RRP Maint. Tech. II Annual Hourly						61,734.40 29.68*	63,731.20 30.64*

*must also have successfully completed required skill block to be eligible for this rate

**F PAY PLAN
PPME - Police
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>STEP A (START)</u>	<u>STEP B (18 MOS)</u>	<u>STEP C (36 MOS)</u>
400	2308	Animal Control Clerk	40,241 19.3467	48,253 23.1987	
402	131	Parking Meter Attendant	36,086 17.3489	38,212 18.3712	45,866 22.0510
403	2207	Lead Police Records Clerk	42,253 20.3140	46,395 22.3054	55,287 26.5802
404	2208	Police Records Clerk	40,241 19.3467	44,185 21.2428	52,655 25.3148
416	2201	Public Safety Lead Dispatcher	46,721 22.4620	48,999 23.5572	56,482 27.1548
406	2202	Public Safety Dispatcher	43,694 21.0068	45,801 22.0196	52,940 25.4519
412	2311	Animal Control Officer	38,215 18.3727	41,438 19.9223	51,361 24.6926

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>ANNUAL</u>	<u>HOURLY</u>
408	2212	Police Officer - 2016 or Prior		
		A. 0-18 months	51,857	25.0760
		B. 19-36 months	56,756	27.4449
		C. 37-120 months	67,690	32.7322
		D. 121-216 months	69,552	33.6325
		E. 216+ months	71,638	34.6412
410	2214	Police Officer - 2017 or Later		
		A. 0-12 months	51,857	25.0760
		B. 13-24 months	55,023	26.6069
		C. 25-48 months	58,190	28.1383
		D. 49-72 months	61,356	29.6693
		E. 73-96 months	64,523	31.2007
		F. 97-120 months	67,690	32.7322
		G. 121-216 months	69,552	33.6325
		H. 216+ months	71,638	34.6412

**G PAY PLAN
IAFF - Fire
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>STEP A</u>	<u>STEP B</u>	<u>STEP C</u>	<u>STEP D</u>
504	2111	Firefighter	47,608 16.3490	52,159 17.9119	62,446 21.4445	68,266 23.4431
506	2112	Fire Lieutenant	75,662 25.9829			
508	2114	Fire Inspector	83,102 39.9529			

Step A = 0 through 18 months
 Step B = 19 months
 Step C = 37 months
 Step D = 60 months (see also Section 16.3)

Effective July 1, 2004, the City will combine incentive pay (First Responder - .7%, Instructor I - .7%, and DMACC classes - 1.7% for a total of 3.1%) and add to Firefighter Step D, Fire Lieutenant, and Fire Inspector pay scale.

**H PAY PLAN
IBEW
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>Annual</u>	<u>Hourly</u>
600	171	Storekeeper	47,174.40	22.68
602	711	Records and Materials Specialist	59,945.60	28.82
604	4209	Substation Electrician Assistant	67,100.80	32.26
606	4210	Underground Electric Serviceworker	63,939.20	30.74
608	4211	Groundswoker	58,822.40	28.28
610	4212	Truck Driver/Groundswoker	63,939.20	30.74
612	4213	Electric Serviceworker	68,702.40	33.03
614	4215	Electric Lineworker	79,185.60	38.07
616	4218	Substation Electrician	79,185.60	38.07
618	4221	Electric Line Foreman	83,886.40	40.33
620	4231	Electric Meter & Relay Technician	68,286.40	32.83
622	4311	Electrical Engineering Assistant	65,374.40	31.43
624	4312	Electrical Engineering Technician	85,217.60	40.97
626	6126	Substation Foreman	83,886.40	40.33
628	4214	Apprentice Electric Lineworker		
		A. 1st twelve months/2000 hrs. (60%)	47,507.20	22.84
		B. 2nd twelve months/2000 hrs. (70%)	55,432.00	26.65
		C. 3rd twelve months/2000 hrs. (80%)	63,356.80	30.46
		D. 4th twelve months/1000 hrs. (90%)	71,260.80	34.26
630	4217	Apprentice Substation Electrician		
		A. 0 - 1000 hours (65%)	51,459.20	24.74
		B. 1000 - 2000 hours (70%)	55,432.00	26.65
		C. 2000 - 3000 hours (75%)	59,384.00	28.55
		D. 3000 - 4000 hours (80%)	63,356.80	30.46
		E. 4000 - 5000 hours (85%)	67,308.80	32.36
		F. 5000 - 6000 hours (90%)	71,260.80	34.26
632	4230	Apprentice Electric Meter Repair Worker		
		A. 0 - 1000 hours (75%)	51,209.60	24.62
		B. 1000 - 2000 hours (80%)	54,620.80	26.26
		C. 2000 - 3000 hours (84%)	57,366.40	27.58
		D. 3000 - 4000 hours (88%)	60,091.20	28.89
		E. 4000 - 5000 hours (92%)	62,816.00	30.20
		F. 5000 - 6000 hours (96%)	65,540.80	31.51

The above listed wage rates for apprentices are based on percentages of journeymen rates as set out in the respective apprentice agreements. Progression within the apprentice classifications is contingent upon training and outside coursework plus meeting the requirements set out in the apprenticeship agreement.

**I PAY PLAN
IUOE - Power Plant
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>Annual</u>	<u>Hourly</u>
700	4110	Lead Coal Handler	69,160.00	33.25
702	4111	Coal Handler		
		1st 6 months	49,296.00	23.70
		2nd 6 months	52,603.20	25.29
		3rd 6 months	59,217.60	28.47
		Thereafter	65,873.60	31.67
704	4112	Power Plant Auxiliary Operator		
		1st 6 months	57,408.00	27.60
		2nd 6 months	61,027.20	29.34
		3rd 6 months	64,563.20	31.04
		4th 6 months	68,244.80	32.81
		Thereafter	71,822.40	34.53
706	4113	Power Plant Fireworker		
		5th 6 months	72,779.20	34.99
		6th 6 months	76,003.20	36.54
		Thereafter	78,374.40	37.68
708	4114	Power Plant Operator		
		7th 6 months	81,265.60	39.07
		Thereafter	83,782.40	40.28
709	4117	Environmental Instrument & Control Technician		
		1st 6 months	64,688.00	31.10
		2nd 6 months	69,097.60	33.22
		3rd 6 months	73,403.20	35.29
		4th 6 months	77,604.80	37.31
		5th 6 months	81,972.80	39.41
		6th 6 months	84,572.80	40.66
		Thereafter	86,465.60	41.57
709	4118	Instrument & Control Technician		
		1st 6 months	64,688.00	31.10
		2nd 6 months	69,097.60	33.22
		3rd 6 months	73,403.20	35.29
		4th 6 months	77,604.80	37.31
		5th 6 months	81,972.80	39.41
		6th 6 months	84,572.80	40.66
		Thereafter	86,465.60	41.57

**I PAY PLAN
IUOE - Power Plant
Effective 7/1/17**

<u>HTE</u>	<u>CLASS CODE</u>	<u>TITLE</u>	<u>Annual</u>	<u>Hourly</u>
714	4122	Power Plant Maintenance Foreman	86,465.60	41.57
716	4124	Power Plant Maintenance Worker		
		1st 6 months	44,304.00	21.30
		2nd 6 months	47,424.00	22.80
		3rd 6 months	53,289.60	25.62
		Thereafter	60,216.00	28.95
718	4125	Power Plant Maintenance Mechanic		
		1st 6 months	59,592.00	28.65
		2nd 6 months	63,315.20	30.44
		3rd 6 months	67,059.20	32.24
		4th 6 months	70,761.60	34.02
		Thereafter	74,547.20	35.84
720	6123	Electrician		
		1st 6 months	57,012.80	27.41
		2nd 6 months	61,256.00	29.45
		3rd 6 months	65,644.80	31.56
		4th 6 months	70,012.80	33.66
		5th 6 months	74,339.20	35.74
		6th 6 months	77,272.00	37.15
		Thereafter	79,289.60	38.12
722	6163	Custodian		
		1st 6 months	36,940.80	17.76
		2nd 6 months	39,145.60	18.82
		Thereafter	43,222.40	20.78

Progression within the apprentice classification is contingent upon successful completion of outside course work and satisfactory progress during each step interval plus meeting the requirements set out in the apprenticeship agreement.

ALPHABETICAL LISTING

<u>CODE</u>	<u>HTE</u>	<u>EEO</u>	<u>FLSA</u>	<u>CLASSIFICATION</u>	<u>PAY GRADE</u>	<u>PAGE</u>
0133	----	6	NE	Account Clerk	56	2
0307	----	2	NE	Accountant	59	2
2310	----	8	NE	Animal Control Attendant	Temporary	1
2308	400	6	NE	Animal Control Clerk	Union-F	7
2311	412	8	NE	Animal Control Officer	Union-F	7
2311	----	8	NE	Animal Control Officer	Temporary	1
2312	----	3	E	Animal Control Supervisor	61	2
4230	632	7	NE	Appr. Electric Meter Repair Worker	Union-H	9
4217	630	8	NE	Appr. Substation Electrician	Union-H	9
4214	628	7	NE	Apprentice Electric Lineworker	Union-H	9
3202	----	5	E	Aquatics & Activities Manager	59	2
3211	----	2	E	Aquatics & Activities Supervisor	59	2
1227	----	2	E	Assistant Building Official	60	2
0411	----	2	E	Assistant City Attorney I	61	2
0412	----	2	E	Assistant City Attorney II	63	2
0612	----	1	E	Assistant City Manager	65	3
4331	----	1	E	Assistant Director Electric Services	94	2
0313	----	1	E	Assistant Director of Finance	62	2
5311	----	1	E	Assistant Director of Water and PC	63	2
4222	----	2	E	Assistant Electric Distribution Supt.	90	2
1214	----	2	E	Assistant Planner	58	2
0611	----	1	E	Assistant to the City Manager	64	3
1317	----	1	E	Assistant Transit Director-Fleet & Facilities	62	2
1321	----	1	E	Assistant Transit Director-Operations	62	2
1314	----	5	E	Assistant Transit Operations Supervisor	60	2
3206	----	2	E	Aud., Bandshell, & Community Center Mgr	59	2
0308	----	2	E	Budget Officer	61	2
1226	315	1	NE	Building and Zoning Inspector	Union-E	4
6121	350	7	NE	Building Maintenance Specialist	Union-E	4
1224	----	1	E	Building Official	62	2
0608	----	3	E	Cable Television Coordinator	57	2
0132	----	6	NE	Cashier	56	2
2223	----	1	E	Chief of Police	65	3
1124	----	3	NE	Civil Design Technician	59	2
1120	----	2	E	Civil Engineer I	60	2
1121	----	2	E	Civil Engineer II	62	2
0218	----	2	E	Client Support Coordinator	60	2
0215	----	5	NE	Client Support Specialist	57	2
1116	999	8	NE	Co-op	Temporary	1
4111	702	8	NE	Coal Handler	Union-I	10
1228	313	1	NE	Community Codes Liaison	Union-E	4
2209	----	4	NE	Community Safety Officer	Temporary	1
2206	----	4	NE	Community Safety Officer Coordinator	Temporary	1
5133	----	3	NE	Cross Connection Control Coordinator	59	2
6163	366	8	NE	Custodian	Union-E	5
6163	722	8	NE	Custodian	Union-I	11
0124	----	1	E	Customer Support Coordinator	59	2
2118	----	1	E	Deputy Fire Chief, Operations	63	2
2117	----	1	E	Deputy Fire Chief, Support Services	63	2

4332	----	1	E	Director of Electric Services	96	3
0314	----	1	E	Director of Finance	65	3
0174	----	1	E	Director of Fleet Services	65	3
0514	----	1	E	Director of Human Resources	65	3
3215	----	1	E	Director of Parks and Recreation	65	3
1232	----	1	E	Director of Planning and Housing	65	3
6232	----	1	E	Director of Public Works	65	3
1315	----	1	E	Director of Transit	65	3
5312	----	1	E	Director of Water and WPC	65	3
4224	----	1	E	Electric Distribution Manager	91	2
4310	----	5	NE	Electric GIS Specialist	59	2
4221	618	7	NE	Electric Line Foreman	Union-H	9
4215	614	7	NE	Electric Lineworker	Union-H	9
4231	620	7	NE	Electric Meter & Relay Technician	Union-H	9
4213	612	7	NE	Electric Service Worker	Union-H	9
4130	----	2	E	Electric Services Maintenance Supt	90	2
4129	----	2	E	Electric Services Operations Supt	90	2
4318	----	2	E	Electrical Engineer	90	2
4311	622	5	NE	Electrical Engineering Assistant	Union-H	9
4322	----	2	E	Electrical Engineering Manager	92	2
4312	624	3	NE	Electrical Engineering Technician	Union-H	9
1223	312	1	NE	Electrical Inspector	Union-E	4
6123	720	7	NE	Electrician	Union-I	11
2200	----	6	E	Emergency Communications Supervisor	60	2
4316	----	2	E	Energy Services Coordinator	60	2
1110	304	5	NE	Engineering Technician I	Union-E	4
1111	306	3	NE	Engineering Technician II	Union-E	4
5305	----	2	E	Environmental Engineer I	60	2
5306	----	2	E	Environmental Engineer II	61	2
4117	709	3	NE	Environmental Instrument & Control Tech	Union-I	10
5309	----	2	E	Environmental Specialist	60	2
2116	----	1	E	Fire Chief	65	3
2114	508	1	NE	Fire Inspector	Union-G	8
2112	506	2	NE	Fire Lieutenant	Union-G	8
2119	----	2	E	Fire Training Officer	61	2
2111	504	4	NE	Firefighter	Union-G	8
6140	----	1	E	Fleet Support Manager	61	2
1326	370	7	NE	Fleet Technician	Union-E	5
1125	----	2	E	GIS Coordinator	61	2
1115	----	3	NE	GIS Specialist	59	2
6221	----	7	NE	Grounds Foreman	58	2
6222	----	3	E	Grounds Supervisor	60	2
4211	608	8	NE	Groundswoker	Union-H	9
0509	----	2	E	Health Promotion Coordinator	60	2
6153	356	7	NE	Heavy Equipment Operator	Union-E	4
0212	----	6	NE	Help Desk Specialist	56	2
1216	----	2	E	Housing Coordinator	61	2
1225	314	1	NE	Housing Inspector	Union-E	4
0511	----	5	E	Human Resources Analyst	58	2
0510	----	2	E	Human Resources Officer I	60	2
0513	----	2	E	Human Resources Officer II	61	2
0515	----	6	NE	Human Resources Secretary I	57	2
3209	----	5	E	Ice Arena Manager	59	2

0222	----	1	E	Information Technology Manager	62	2
4118	709	3	NE	Instrument and Control Technician	Union-I	10
0312	----	2	E	Investment Officer	60	2
0213	----	5	NE	IT Operations Technician	57	2
0225	----	3	NE	IT Specialist - Public Safety	58	2
6111	362	8	NE	Laborer	Union-E	5
1318	320	8	NE	Laneworker	Union-E	4
4110	700	8	NE	Lead Coal Handler	Union-I	10
1328	371	7	NE	Lead Fleet Technician	Union-E	4
1307	321	8	NE	Lead Lane Worker	Union-E	4
1324	327	7	NE	Lead Mechanic (CyRide)	Union-E	4
2207	403	6	NE	Lead Police Records Clerk	Union-F	7
2229	----	6	NE	Lead Property-Evidence Technician	57	2
2229	----	6	NE	Lead Property-Evidence Technician	Temporary	1
0118	----	6	NE	Legal Secretary	57	2
0120	----	5	E	Legal Services Administrative Assistant	59	2
0119	----	6	NE	Legal Technician	57	2
3121	----	2	E	Librarian	58	2
3117	----	5	NE	Library Administrative Assistant	58	2
3108	----	1	E	Library Adult Services Manager	61	2
3113	----	5	NE	Library Assistant	57	2
3110	----	8	NE	Library Building Maintenance Supervisor	57	2
3106	----	6	NE	Library Clerk - Adult/Youth Services	53	2
3109	----	6	NE	Library Clerk - Customer Account Services	53	2
3111	----	6	NE	Library Clerk - Resource Services	53	2
3107	----	6	NE	Library Client Support Technician	57	2
3114	----	2	E	Library Community Relations Specialist	58	2
3129	----	2	E	Library Customer Account Services Manager	61	2
3123	----	1	E	Library Director	65	3
3120	----	2	E	Library IT Systems Administrator	60	2
3131	----	2	E	Library Operations Services Manager	61	2
3126	----	2	E	Library Reference Specialist	59	2
3105	----	2	E	Library Resource Services Manager	61	2
3132	----	5	E	Library Resource Services Technician	57	2
3130	----	2	E	Library Volunteer Coordinator	59	2
3128	----	2	E	Library Youth Services Manager	61	2
0166	----	6	NE	Mail Clerk	55	2
6117	359	8	NE	Maintenance Tech I	Union-E	6
6112	344	8	NE	Maintenance Worker	Union-E	6
0614	----	2	E	Management Analyst	58	2
4315	----	3	E	Manager of Energy Market Operations	90	2
1323	325	7	NE	Mechanic (CyRide)	Union-E	4
1322	322	8	NE	Mechanic Assistant	Union-E	4
1322	323	8	NE	Mechanic Assistant (CyRide)	Union-E	4
2230	----	4	E	Mental Health Advocate	59	2
0141	300	6	NE	Meter Reader	Union-E	4
1122	----	1	E	Municipal Engineer	63	2
0224	----	2	E	Network Administrator	60	2
0216	----	3	NE	Network Technician	57	2
9405	999	6	NE	Office Worker	Temporary	1
0117	----	6	NE	Paralegal	58	2
0131	402	6	NE	Parking Meter Attendant	Union-F	7
3213	----	1	E	Parks and Facilities Superintendent	62	2

3210	----	5	E	Parks and Facilities Supervisor	59	2
6114	348	8	NE	Parks Maintenance Specialist	Union-E	4
0134	----	6	NE	Payroll Clerk	57	2
1212	----	2	E	Planner	60	2
1230	----	5	E	Plans Examiner	59	2
5411	342	7	NE	Plant Maintenance Operator	Union-E	4
5111	329	7	NE	Plant Maintenance Specialist	Union-E	4
1222	310	1	NE	Plumbing Inspector	Union-E	4
2224	----	1	E	Police Commander	63	2
2222	----	2	E	Police Lieutenant	62	2
2212	408	4	NE	Police Officer	Union-F	7
2214	410	4	NE	Police Officer	Union-F	7
2208	404	6	NE	Police Records Clerk	Union-F	7
2205	----	6	E	Police Records Supervisor	59	2
2221	----	3	E	Police Sergeant	61	2
2225	----	2	E	Police Support Services Manager	63	2
4112	704	7	NE	Power Plant Auxiliary Operator	Union-I	10
4323	----	2	E	Power Plant Engineer	90	2
4113	706	7	NE	Power Plant Fireworker	Union-I	10
4122	714	7	NE	Power Plant Maintenance Foreman	Union-I	11
4125	718	7	NE	Power Plant Maintenance Mechanic	Union-I	11
4124	716	8	NE	Power Plant Maintenance Worker	Union-I	11
4132	----	1	E	Power Plant Manager	92	2
4114	708	7	NE	Power Plant Operator	Union-I	10
0113	----	6	NE	Principal Clerk	56	2
0163	----	7	NE	Printing Services Technician	56	2
5412	343	8	NE	Process Maintenance Worker	Union-E	6
0175	----	5	NE	Procurement Specialist I	57	2
0172	----	5	NE	Procurement Specialist II	59	2
2228	----	6	NE	Property/Evidence Technician	56	2
2228	----	6	NE	Property/Evidence Technician	Temporary	1
0713	----	2	E	Public Relations Officer	61	2
2202	406	6	NE	Public Safety Dispatcher	Union-F	7
2201	416	6	NE	Public Safety Lead Dispatcher	Union-F	7
2204	----	6	NE	Public Safety Quality Assurance Coordinator	Temporary	1
0714	----	6	E	Public Works Management Analyst	58	2
6230	----	1	E	Public Works Operations Manager	62	2
6231	----	3	E	Public Works Operations Supervisor	61	2
0169	----	6	NE	Purchasing Clerk	56	2
0173	----	2	E	Purchasing Manager	62	2
0711	602	6	NE	Records and Materials Specialist	Union-H	9
9500	----	6	E	Records Manager/City Clerk	61	2
3201	----	5	E	Recreation Manager	59	2
3214	----	1	E	Recreation Superintendent	62	2
5222	----	2	E	Resource Recovery Asst. Superintendent	61	2
6154	372	7	NE	Resource Recovery Equipment Operator	Union-E	4
5220	339	7	NE	Resource Recovery Lead Operator	Union-E	4
5221	340	7	NE	Resource Recovery Maint. Operator	Union-E	4
6119	724	8	NE	Resource Recovery Maint. Tech. I	Union-E	6
6120	726	8	NE	Resource Recovery Maint. Tech. II	Union-E	6
5223	----	1	E	Resource Recovery Superintendent	62	2
0610	----	1	E	Risk Manager	61	2
3200	----	8	NE	Seasonal Parks and Recreation	Temporary	1

0121	----	6	NE	Secretary I	57	2
0122	----	6	NE	Secretary II	58	2
0112	----	6	NE	Senior Clerk	55	2
1112	----	3	NE	Senior Engineering Technician	59	2
6152	354	7	NE	Senior Heavy Equipment Operator	Union-E	4
6113	346	8	NE	Senior Maintenance Worker	Union-E	4
0142	302	6	NE	Senior Meter Reader	Union-E	4
1319	364	8	NE	Service Worker	Union-E	5
2113	----	2	E	Shift Commander	62*	2
0171	600	6	NE	Storekeeper	Union-H	9
1123	----	2	E	Stormwater Specialist	59	2
6211	----	7	NE	Streets Maintenance Foreman	59	2
6115	351	7	NE	Streets Maintenance Lead Worker	Union-E	6
6213	----	3	E	Streets Operations Supervisor	61	2
4218	616	7	NE	Substation Electrician	Union-H	9
4209	604	8	NE	Substation Electrician Assistant	Union-H	9
6126	626	7	NE	Substation Foreman	Union-H	9
0221	----	2	E	Systems Analyst	60	2
9407	----	3	NE	Technical Assistant	Temporary	1
3116	----	6	NE	Technical Services Assistant	56	2
4232	----	3	E	Technical Services Supervisor	90	2
9450	----	1	E	Temporary Manager	Temporary	1
1133	----	2	E	Traffic Engineer I	61	2
1136	----	2	E	Traffic Engineer II	62	2
1131	308	3	NE	Traffic Signal Technician	Union-E	5
1134	309	3	NE	Traffic Signal Technician Lead Worker	Union-E	5
1132	----	3	E	Traffic Supervisor	60	2
1137	----	7	NE	Traffic Technician	Union-E	5
1311	316	8	NE	Transit Driver	Union-E	4
1311	----	8	NE	Transit Driver (< 20 hrs/week)	Temporary	1
1310	----	5	E	Transit Maintenance Coordinator	60	2
1313	----	6	NE	Transit Operations Assistant	57	2
1312	----	2	E	Transit Operations Supervisor	61	2
1305	----	2	E	Transit Planner/EEO Officer	60	2
1316	----	5	E	Transit Scheduler/Admin Analyst	60	2
1320	----	5	E	Transit Trainer	59	2
1129	----	2	E	Transportation Planner	60	2
6110	344	8	NE	Treatment plant Maintenance Worker	Union-E	6
6151	352	8	NE	Truck Driver	Union-E	4
4212	610	8	NE	Truck Driver/Groundswoker	Union-H	9
3216	----	5	E	Turf Maintenance Coordinator	58	2
9403	999	8	NE	Unclassified Labor	Temporary	1
9404	999	8	NE	Unclassified Skilled Laborer	Temporary	1
4210	606	7	NE	Underground Electric Serviceworker	Union-H	9
0310	----	2	E	Utility Accounts Supervisor	61	2
0135	----	6	NE	Utility Accounts Technician	57	2
0136	----	6	NE	Utility Customer Services Clerk	56	2
4320	----	2	E	Utility Engineer	90	2
5121	----	7	NE	Utility Maintenance Foreman	59	2
5141	336	3	NE	Water & PC Laboratory Analyst	Union-E	4
5143	----	1	E	Water & PC Laboratory Supervisor	60	2
5140	334	3	NE	Water & PC Laboratory Technician	Union-E	4
6117	359	8	NE	Water & PC Maintenance Technician I	Union-E	6

6118	360	8	NE	Water & PC Maintenance Technician II	Union-E	6
5132	-----	3	E	Water Meter Supervisor	60	2
5131	332	8	NE	Water Meter Technician	Union-E	4
5114	-----	2	E	Water Plant Assistant Superintendent	60	2
5112	328	7	NE	Water Plant Operator	Union-E	4
5113	-----	1	E	Water Plant Superintendent	62	2
5130	330	8	NE	Water Utility Locator	Union-E	4
5142	-----		NE	Water/Wastewater Laboratory Aide	Temporary	1
3208	-----	5	E	Wellness Program Manager	59	2
5212	337	7	NE	WPC Plant Assistant Operator	Union-E	5
5215	-----	2	E	WPC Plant Assistant Superintendent	60	2
5213	338	7	NE	WPC Plant Operator	Union-E	4
5214	-----	1	E	WPC Plant Superintendent	62	2

COUNCIL ACTION FORM

SUBJECT: RENEWAL OF GROUP LIFE AND LONG-TERM DISABILITY INSURANCE COVERAGES

BACKGROUND:

National Insurance Services (NIS) has provided two benefits for City employees since 2003. These are Group Life insurance (including Accidental Death & Dismemberment, or AD&D), and Long Term Disability (LTD) insurance. NIS is the administrator for a group program which covers numerous government and school system accounts. The Life and LTD insurance policies are provided through Madison National Life Insurance Company.

These two policy renewals (Life/AD&D and LTD Insurance) were last approved by the City Council for three-year terms beginning July 1, 2014 through June 30, 2017. This renewal proposal is based on the City's overall claims experience for both the Life and LTD coverages. The insurer is proposing no change to the City's LTD insurance rate, and an 11.8% increase to the City's current rate for Life Insurance and AD&D. This rate increase reflects the City's loss experience over the past five years, where the average of claims paid is 162% higher than the combined premiums paid. Both of the proposed rates are guaranteed from July 1, 2017 through July 1, 2020.

The incumbent insurance company, Madison National Life, has provided outstanding claims service; while NIS has continued to provide excellent billing and administrative support services in its capacity as group administrator.

The NIS/Madison National proposal is to maintain the existing coverages with the new three-year rate guarantees through June 30, 2020, as summarized below:

- The rate for Basic Life insurance (with Accidental Death & Dismemberment) will increase from \$0.17 per \$1,000 of coverage per month to \$0.19. This is estimated to cost the City \$63,472 in 2017/18, an increase of \$5,770 from the budgeted amount.
- The rate for Long-Term Disability (LTD) will remain at \$0.595 per \$100 of covered payroll. This is estimated to cost the City \$127,628 in 2017/18.

The cost increase for the Life/AD&D coverage was not anticipated when the 2017/18 budget was prepared, so the budget will need to be amended at a later time to cover that expense.

It should be noted that NIS also negotiated a possible LTD premium savings of \$6,318 per year if the coverage changed to require IPERS employees to make a concurrent filing disability application with IPERS. Staff does not recommend making that change at this time, but may work with NIS to explore making that change at a later point during this three-year contract.

There are significant reasons why these policies are not regularly subjected to competitive marketing. These include the following:

- As participants in the group program administered by NIS, the City is part of a group of 1,566 public sector organizations, with over 550,000 insured lives in 20 states. This helps ensure competitive and stable rates over the long term.
- The independent broker who placed the City with this group program has advised staff that the NIS program is competitive with other alternatives currently available in the insurance marketplace.
- Changing insurers involves re-enrollment of all employees, requiring significant administrative staff effort and employee time.

ALTERNATIVES:

1. Accept the proposal from National Insurance Services for continuing the current group life and long-term disability policies with the guaranteed rates specified above for the new three-year period July 1, 2017 through June 30, 2020.
2. Reject the National Insurance Services proposal and direct staff to seek other proposals for these coverages.

CITY MANAGER'S RECOMMENDED ACTION:

Under the current group administrator, the City has had an excellent service history and track record of rate reductions and guarantees given in response to favorable claims experience. The rates for these coverages continue to be competitive, and the Life/AD&D rate increase is justified by the City's actual claims experience over the past five years.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, thereby accepting the proposal from National Insurance Services to continue the current benefits for group life, accidental death and long-term disability insurance for a new three year term with the guaranteed rates specified above for the period July 1, 2017 through June 30, 2020.



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MEMO

12

To: City Council Members

From: Ann H. Campbell, Mayor

Date: June 13, 2017

Subject: Council Appointment to Ames Economic Development Commission (AEDC) Board of Directors

Chris Nelson's term of office on the AEDC Board of Directors will expire on June 30, 2017. Therefore, it will be necessary to appoint a council member to fill this position.

I recommend that the City Council appoint Tim Gartin to the Ames Economic Development Commission Board of Directors with his term effective as of July 1, 2017.



To: Members of the City Council

From: Ann H. Campbell, Mayor

Date: June 13, 2017

Subject: Appointments to the Campus and Community Commission

At the February 28, 2017, meeting, you will recall that the City Council established the Campus and Community Commission (CCC). This commission was established to investigate issues of common interest to the City of Ames, Iowa State University, and Iowa State Student Government.

It was determined that the Commission would consist of eight members providing representation as follows:

- 1 – Business Community Representative
- 1 – Neighborhood Association Representative
- 1 – City At-Large Representative
- 1 – Iowa State University Administration Appointee
- 1 – Main Street Cultural District Appointee
- 1 – Campustown Action Association Appointee
- 2 – Iowa State University Student Government Appointees

The Iowa State Administration Appointee, Main Street Cultural District Appointee, Campustown Action Association Appointee, and the Iowa State University Student Government Appointees shall be appointed by their respective organizations.

My office has received notification from the following organizations of their appointments: Peter Englin will serve as the appointee to represent Iowa State

University Administration; Cindy Hicks has been appointed to the CCC as the Main Street Cultural District Representative; and, Karin Chitty will serve to represent the Campustown Action Association. At this time, the Iowa State University Student Government has not informed me of its two appointees to this Commission.

The Mayor, with Council approval, is charged with the appointments of the Business Community Representative, the Neighborhood Association Representative, and the City At-Large Representative.

Therefore, I request that the Council approve the following appointments to serve on the Campus and Community Commission: Warren Madden, Business Community Representative; Evelyn Beavers, Neighborhood Association Representative; and, Tom Lindsley, City At-Large Representative.

COUNCIL ACTION FORM

SUBJECT: HEARTLAND SENIOR SERVICES REQUEST TO SUBLEASE OFFICE SPACE TO BETHANY LIFE AT THE CITY-OWNED PROPERTY LOCATED AT 205 S. WALNUT AVENUE

BACKGROUND:

In July 2013 the City Council approved extending the lease agreement between the City and Heartland Senior Services (HSS) for the city-owned property located at 205 South Walnut Avenue for 25 years. This new lease term will expire on June 30, 2037.

Under Article 7 of the lease agreement it states that “Heartland shall not assign or sublet the premises or any portion thereof without the prior written consent of the City.”

Heartland is requesting the consent of the City to sublease approximately 264 square feet of office space to Bethany Life (BL). **Similar to HSS, BL is a non-profit organization that exists to serve and support older adults throughout Ames and greater Story County. Two (2) BL staff members would be located in this office space. These employees are involved in three programs that BL offers to Ames residents as follows:**

- 1) Bethany at Home: 80 Ames households participate
This program assists seniors to live independently as long as possible in their own homes. At an hourly rate, Bethany provides handyman services, snow removal, lawn care, homemaker services, nurse visits, IT support, etc.
- 2) Life Choices: 63 Ames households participate
Is a continuing care at home program designed to deliver a range of services and support throughout a seniors lifetime; again with the goal for older adults to maintain their independence and remain at home.
- 3) Life Bridge Transitional Care: Approximately 100 Ames residents annually
Following surgery many patients need additional nursing care 24/7 and utilize Bethany Life. Once they are able to return home they may need assistance in making this transition successfully.

HSS and BL staff members have discussed coordinating complimentary services HSS and BL share a common goal of connecting seniors with available resources that will allow them to live independently as long as possible. By having staff members from HSS and BL in the same building with increased communication, it is anticipated that duplication of services

can be eliminated and opportunities to collaborate in the delivery of older adult services could be increased.

BL would rent the square footage from HSS at a cost of \$1,300 per month. This monthly amount will be paid directly to HSS. The lease term will run concurrent with HSS's lease term with the City with an added clause that each party can terminate the lease with a 120 days advance written notice. The lease is a "gross lease" that includes, among other things, utilities, janitorial service, Wi-Fi service, parking, snow removal, and lawn care. Additionally, a new sign will be placed in front of the building, which include both agency's logos and contact information (Attachment A.)

Annually, HSS pays the City \$1 per year. However, HSS is responsible for all building related costs and capital improvements. Annually, building operational expenses total \$65,000.

ALTERNATIVES:

- 1) The City Council can approve a resolution to allow Heartland Senior Services to sub-lease 264 square feet of office space to Bethany Life, in the amount of \$1,300 per month, in accordance with Article 7 of the Lease Agreement between the City and HSS for the city-owned property at 205 S. Walnut Avenue.
- 2) The City Council can deny a resolution to allow Heartland Senior Services (HSS) to sub-lease 264 square feet of office space to Bethany Life, in the amount of \$1,300 per month, in accordance with Article 7 of the Lease Agreement between the City and HSS for the city-owned property at 205 S. Walnut Avenue.
- 3) The City Council can refer this item back to staff.

CITY MANAGER'S RECOMMENDED ACTION:

Heartland Senior Services currently does not have a specific need for the office space that is the subject of the proposed lease. Both of these non-profit agencies have the goal of supporting Ames and greater Story County seniors to remain independent as long as possible. Additionally, if duplication of services can be eliminated and collaboration opportunities increased, this will be a win-win for both agencies and for the older adults they serve.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative 1. This action will approve a resolution to allow Heartland Senior Services to sub-lease 264 square feet of office space to Bethany Life, in the amount of \$1,300 per month, in accordance with Article 7 of the Lease Agreement between the City and HSS for the city-owned property at 205 S. Walnut Avenue.

ATTACHMENT A



AGREEMENT FOR AND CONSENT TO SUBLEASE

This is an Agreement for and Consent to Sublease by and between City and Tenant upon the following terms and conditions:

1. **DEFINITIONS.** As used in this Agreement, the following terms shall have the meanings set out.

a. “City” means the City of Ames, Iowa, an Iowa municipal corporation located in Story County, Iowa, with principal offices and mailing address of 515 Clark Ave., Ames, IA 50010 Attn: City Clerk.

b. “Tenant” means Heartland Senior Services, an Iowa nonprofit corporation with principal offices and mailing address of 205 S Walnut St., Ames, IA 50010.

c. “Subtenant” means Bethany Manor, Inc., doing business as Bethany Life, with principal offices and mailing address of 212 Lafayette Ave., Story City, IA 50248.

d. “Property” means the property at 205 S Walnut Street, in the City of Ames, formerly known as the Willson School Building, and legally described as:

Lots 1, 4, 5, 8, and the West 52 Feet of Lot 9, all in Block B, Black’s Second Addition to Ames, Iowa; and the East one-half (E1/2) of the vacated alley lying immediately West of said described lots.

- e. "Lease" means that certain agreement dated November 13, 2012, filed November 13, 2012, and recorded as Instrument No. 12-14373 between City as Landlord and Tenant.
- f. "Agreement" means this instrument as executed by the parties hereto.
2. **CIRCUMSTANCES & PURPOSE.** City and Tenant entered into Lease for the Property and provided in paragraph 7 of the Lease that Tenant may sublease a portion of the property upon consent of City. Tenant proposes to sublease to Subtenant to provide 264 square feet of office space for Subtenant's programs that are consistent with the Lease's purpose of providing services to senior citizens.
3. **CONSENT.** Pursuant to paragraph 7 of the Lease and in consideration of the agreements and warranties of this Agreement, City hereby consents to a sublease by Tenant to Subtenant of 264 square feet of office space in the Property.
4. **ASSIGNMENT (FOR SECURITY).** Tenant hereby absolutely assigns and transfers to City Tenant's interest in the sublease and all rentals and income arising therefrom, provided however, that this assignment shall take effect upon any default by Tenant under the Lease.
5. **INDEMNITY.** Tenant (Indemnitor) agrees to indemnify and hold City (Indemnitee) harmless as to all claims asserted and suits prosecuted against Indemnitee by Subtenant and other third parties for injuries and damages to persons or property arising out of acts or omissions of Indemnitor and Indemnitor's relationship to Indemnitee arising under this Agreement, provided, however, that the proximate cause of such injury or damage is not Indemnitee's negligence or other wrongful act. Indemnification under this paragraph shall include, but not be limited to, a judgment amount awarded by a court plus accrued interest, a negotiated settlement amount, fines, penalties, and attorney fees and other costs of defending against such claims and suits.
6. **CONTINUING OBLIGATION & REAFFIRMATION OF LEASE.** The permission to sublease in no way releases the above-named Tenant from any obligation, responsibility or duty of the tenant as set forth in the Lease. The Lease terms are hereby reaffirmed. City's consent granted herein shall not constitute a consent to a subsequent subletting or assignment. Any changes or modifications to the sublease without City's consent shall be voidable at the option of City in the exercise of its sole and absolute discretion.

(Signatures on Pages Following)

By authority of the City Council approved on the ____ day of _____,
2017.

CITY OF AMES, IOWA

By: _____
Ann H. Campbell, Mayor

Attest By: _____
Diane R. Voss, City Clerk

STATE OF IOWA, COUNTY OF STORY, SS.:

This record was acknowledged before me on the ____ day of _____,
2017 by Ann H. Campbell and Diane R. Voss as mayor and clerk of the City of Ames,
Iowa.

NOTARY PUBLIC

Dated the ___ day of _____, 2017.

HEARTLAND SENIOR SERVICES

By: _____
_____, President

By: _____
_____, Secretary

STATE OF IOWA, COUNTY OF STORY, SS.:

This instrument was acknowledged before me on the ___ day of _____, 2017, by _____ and _____ as president and secretary of Heartland Senior Services.

NOTARY PUBLIC

COUNCIL ACTION FORM

SUBJECT: **REQUESTS FOR MIDNIGHT MADNESS**

BACKGROUND:

The annual Midnight Madness races will be held in the downtown area on Saturday, July 8th. The event includes 5k, 10k, and kid runs, followed by a beer garden and activities near City Hall. Last year, the route was altered to accommodate the Sixth Street Bridge Project. This new route was successful, and the organizers would like to use it again this year. Organizers are requesting the following street and parking lot closures on Saturday, July 8 and Sunday, July 9, 2017:

1. On July 8 from 6:00 p.m. to 11:00 p.m. for the Midnight Madness races:
 - Fifth Street, from Pearle Avenue to Douglas Avenue
 - Douglas Avenue, from Fifth Street to Tenth Street
 - Tenth Street, from Douglas Avenue to Clark Avenue
 - Clark Avenue, from Tenth Street to Main Street
 - Main Street, from Burnett Avenue to Northwestern Avenue
 - Northwestern Avenue, from Main Street to Ninth Street
 - Ninth Street, from Northwestern to Brookridge Avenue
 - Ridgewood Avenue, from Brookridge Avenue to Sixth Street,
 - Sixth Street, from Ridgewood Avenue to Northwestern Avenue

The following streets will be within the closed area, but are not part of the race route:

- Burnett and Kellogg Avenues, from Fifth Street to Tenth Street
 - Sixth, Seventh, Eighth, and Ninth Streets, from Clark Avenue to Douglas Avenue
 - Park Way
2. From 6:00 p.m. on July 8 to 1:00 a.m. on July 9 for post-race activities:
 - Clark Avenue from Sixth Street to Fifth Street
 - East City Hall Parking Lot (Lot N)

Parking spaces will need to be closed from 6:00 p.m. until 11:00 p.m. on July 8. Because the activities occur after 6:00 p.m., no loss of Parking Fund revenue will occur.

Midnight Madness is also requesting:

- A 5-day Class B Beer Permit and an Outdoor Service Area for Parking Lot N. Alcohol will be served in a fenced-in area from 8:00 p.m. to midnight, starting on July 8

- Permission to tap up to 7 kegs at one time with a maximum of 20 kegs used for the event
- A waiver of fees for electricity used in Lot N and in the Main Street Cultural District and waiver of cost for an electrical distribution box rental (approximately \$35 loss to the Electric Fund)
- A blanket Vending License and blanket Temporary Obstruction Permit
- Waiver of the fee for the Vending License (\$50 loss to the City Clerk's Office)

Public Works Traffic Division will provide barricades and traffic cones to facilitate this event. **This proposed route involves the crossing of the Union Pacific Railroad north-south single-track rail line at Ninth Street. Midnight Madness organizers will confer with UPRR in the days prior to race day to ensure the race schedule will not conflict with train traffic, and adjustments will be made to avoid train traffic if necessary.**

Midnight Madness organizers have also obtained a Noise Permit for this event. Event organizers will clean up the event on Sunday morning, with cleanup being completed by 1:00 p.m.

ALTERNATIVES:

1. Approve the requests for Midnight Madness on July 8-9, 2017, as outlined above.
2. Approve the requests as indicated above, but require reimbursement for the cost of electricity and the vending license.
3. Deny the requests for Midnight Madness and direct staff to work with organizers to find an alternate location for the event.

MANAGER'S RECOMMENDED ACTION:

Midnight Madness has been held since 1979 and is a popular event that draws many competitors and spectators from a wide area to the Main Street Cultural District. There have been no significant problems in the past with the arrangements requested above.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative #1, thereby approving the Midnight Madness requests as outlined above on July 8-9, 2017.



CITY OF

Ames

SPECIAL EVENT APPLICATION

SUMMARY OF EVENT

DESCRIPTION

Event Name Midnight Madness Road Races 2017

Description

5K + 10K Footrace on Ames' streets run at 7:30 pm and 8:30 pm. (Attached is a map)
 Registration in City Hall gym which begins at 2pm
 There is a kid's Run at 7pm followed by adult races.
 There is a post race party with pasta and Beer tent and a band.

Event Category

- | | |
|---|---|
| <input checked="" type="checkbox"/> Athletic/Recreation | <input type="checkbox"/> Concert/Performance |
| <input type="checkbox"/> Exhibits/Misc. | <input type="checkbox"/> Farmer/Outdoor Market |
| <input type="checkbox"/> Festival/Celebration | <input type="checkbox"/> Other (please explain) |
| <input type="checkbox"/> Parade/Procession/March | |

Anticipated Attendance

Total 1500 Per Day 1

DATE/TIME

Setup

Date July 7, '17 Time 6:00 pm Day of Week Friday

Event Starts

Date July 8th Time 7:30 pm Day of Week Saturday

Event Ends

Date July 8th Time 12:00 pm Day of Week Saturday

Teardown Complete

Date July 9th Time 2:00 pm Day of Week Sunday

Rain Date, if applicable

N/A

Rain Location, if applicable

LOCATION

Region

(Select one or more)

- Main Street Cultural District (Downtown)
- Campustown District
- Iowa State University Property
- City Parks
- Other (please explain) _____

Please note that events occurring in the Downtown, Campustown, in City parks, or on ISU property require prior approvals. A letter of support will be required from CAA if the event occurs in Campustown or from MSCD if the event occurs in Downtown. Please contact the appropriate office well in advance:

Downtown - Main Street Cultural District: (515) 233-3472 events@amesdowntown.org
 Campustown - Campustown Action Association: (515) 450-8771 director@amescampustown.com
 Iowa State University - Events Authorization Committee: (515) 294-1437 eventauthorization@iastate.edu

CONTACTS

Host Organization

Midnight Madness Road Races

Local Contact (Required)

Name

Roman Lynch

Address

3720 Jewel dr. Ames

Telephone

515-231-9995

Cell Phone

SAME

Email

RomanLynch@mchsi.com

At least ten business days prior to the event, Organizer must submit Emergency Contact List, including names and numbers of all coordinators, volunteers, and location assigned to each.

Yes No

Is this an annual event? How many years have you been holding this event? 46

Is this event open to the public?

Is your event being held in conjunction with another event (e.g. Farmers' Market, 4th of July, etc.)?

If yes, please list

Iowa GAMES hosts Registration

Applicant License Application ()

Name of Applicant:	<u>Midnight Madness Road Races</u>				
Name of Business (DBA):	<u>Midnight Madness Inc</u>				
Address of Premises:	<u>515 Clark 5th and Clark</u>				
City	<u>Ames</u>	County:	<u>Story</u>	Zip:	<u>50010</u>
Business	<u>(515) 232-6131</u>				
Mailing	<u>3720 Jewel Dr</u>				
City	<u>Ames</u>	State	<u>IA</u>	Zip:	<u>50010</u>

Contact Person

Name	<u>Roman Lynch</u>				
Phone:	<u>(515) 231-9995</u>	Email	<u>romanlynch@mchsi.com</u>		

Classification Class B Beer (BB) (Includes Wine Coolers)

Term:5 days

Effective Date: 07/08/2017

Expiration Date: 01/01/1900

Privileges:

Class B Beer (BB) (Includes Wine Coolers)

Outdoor Service

Status of Business

BusinessType:	<u>Privately Held Corporation</u>				
Corporate ID Number:	<u>218543</u>	Federal Employer ID	<u>42-1476108</u>		

Ownership

Roman Lynch

First Name: Roman

Last Name: Lynch

City: Ames

State: Iowa

Zip: 50010

Position: Director

% of Ownership: 100.00%

U.S. Citizen: Yes

Insurance Company Information

Insurance Company:	<u>Founders Insurance Company</u>				
Policy Effective Date:		Policy Expiration			
Bond Effective		Dram Cancel Date:			
Outdoor Service Effective		Outdoor Service Expiration			
Temp Transfer Effective		Temp Transfer Expiration Date:			

COUNCIL ACTION FORM

SUBJECT: ENGINEERING SERVICES FOR TRAFFIC SIGNAL DESIGN AT VARIOUS LOCATIONS

BACKGROUND:

The Traffic Signal Program is the annual program that provides for replacing older traffic signals and for constructing new traffic signals in the City, which will result in improved visibility, reliability, and appearance of signals. This program provides for the necessary upgrading of the traffic signal system as technology continues to change. In recent years, traffic signal replacements have included radar detection systems instead of in-pavement loop detection systems that had previously been used (and that were frequently the point of vehicle detection failure). Another advantage of the radar detection system is that it detects bicycles in addition to vehicles.

Traffic signal design is most typically handled with in-house (City staff) design services. Two of the three engineering positions that handle design and project management are currently vacant. The Iowa DOT has an expectation that the signal at E. 13th St and the Interstate 35 northbound off ramp will be designed at let for bids this summer. The survey is already complete and the goal is for construction to be completed this fall. The typical process would be to create a request for proposals (RFP), evaluate the submittals, and bring a contract to City Council. With the current vacancies and the accelerated schedule for the project, it is imperative that design commence as soon as possible. **The RFP process can take up to two months, so staff is asking for competitive quotes rather than proposals at this time. Furthermore, if the three traffic signal projects are packaged together, the City will most likely receive the benefit lower design costs than if they are solicited separately.**

Therefore, staff has received quotes from three engineering firms to perform design for the following traffic signal design locations:

Fiscal Year	Location	Budget
2016/17	Traffic Signal Program (6th St & Hazel/Brookridge Ave)	\$325,000
2017/18	Traffic Signal Program (E. 13th St & Dayton Ave)	\$375,000
2017/18	Traffic Signal Program (E. 13th St & I35 NB Off Ramp)	\$260,000

Those quotes are as follows:

Firm	Total Cost
WHKS & Co	\$61,200
GBA Architects Engineers	\$62,572
SRF Consulting	\$67,000

ALTERNATIVES:

1. a) Waive purchasing polices reflected in Section 6.06(H) that require competitive written proposals,
- b) Approve the selection of WHKS & Co to perform design for the enclosed projects for a fee of \$53,600.
- c) Authorize the Public Works Director to negotiate and approve the final contract with WHKS & Co.

It should be noted the WHKS & Co. stated in their response that they would reduce their fee from \$61,200 to \$53,600 if the City awarded them all three projects. This was an unsolicited offer to provide package pricing, staff asked for per location pricing only. In addition, the normal procedure would be to return to the Council in the future for approval of the final contract. In order assure that the IDOT's construction schedule is met, Alternative 1c) is being proposed to help staff facilitate the completion of this project in a timely manner.

2. Direct staff to recommend other alternatives to conduct the signal design.

MANAGER'S RECOMMENDED ACTION:

In order to meet project deadlines, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 a),b), and c) as described above.

COUNCIL ACTION FORM

SUBJECT: **PROFESSIONAL SERVICES FOR POWER PLANT
FIRE RISK MITIGATION**

BACKGROUND:

The City's current boiler, machinery, and property insurance carrier has noted deficiencies in the City's power production fire protection program. Staff has made progress in addressing some of the insurer's recommendations, but there are situations where staff's and the insurance company's priorities differ. In order to address these fire risks and possible loss events, staff is pursuing a contract to provide fire protection engineering, contract administration, and possible field installation oversight. The fire protection standards of today are more inclusive than the requirements when the Plant was originally built.

The 2017-2021 Capital Improvements Plan (Page 37) recently submitted to the City Council outlines planned fire protection improvements to various facilities within Electric Production. The Utility staff has determined that the projects in this plan will address the most pressing needs for fire protection upgrades within Production. Staff will utilize this contract to prioritize our plans with the insurance company to achieve the most value and protection for the dollar.

This contract will allow the Power Plant to hire an engineering firm with fire protection expertise or a fire protection firm to act as the Owner's Engineer/Designer/ Representative for various fire risk mitigation studies, for the preparation of specific fire system and installation design and specifications, and for fire system installation management, inspection and testing.

Anticipated areas of study and projects include: 1) Steam Turbine Generator oil systems protection with focus on the single walled oil pipe and bearings; 2) Cooling Tower fire risk mitigation; 3) Combustion Turbine fuel oil systems, generators, main transformers, engines, control rooms, auxiliary equipment areas and work shop; 4) 300,000 gallon above ground oil storage facility; 5) RDF Bin and 6) main plant control, computer and cable spread areas. The design and engineering services for these projects will occur over a number of years.

The scope of work requires the engineering firm to: 1) be the engineer for the areas listed above, 2) develop plans and specifications, 3) provide detailed cost estimates, 4) provide lists of potential bidders, 5) evaluate contractors, 6) carry out contract management and 7) perform field installation administration as needed, required, and requested for each project. Council should note that this engineering firm will not be allowed to contract for any part of the actual fire protection system installation.

On April 4, 2017, the Request for Proposal (RFP) document was issued to twenty-nine firms for proposals. It was also sent to two plan rooms.

On May 4, 2017, staff received competitive proposals from five firms, which were then sent to a staff committee for evaluation. The committee members independently evaluated and scored all three of the proposals. Each proposal was evaluated based on: 1) knowledge, capabilities, skills, and abilities of the proposed project team based on information submitted; 2) firms' experience lists with similar projects; 3) price; and 4) firms' experience with the facilities involved.

Based on the matrix, the averaged scores are as follows:

OFFERORS	AVERAGE SCORE
Burns & McDonnell, Chesterfield, MO	932
Lutz, Daily & Brain, LLC, Overland Park, KS	801
Brown Engineering Company, Des Moines, IA	784
Sargent & Lundy, Chicago, IL	738
HDR Engineering, Inc., Des Moines, IA	664

Each score was based on a scale of 1 to 10. Overall, 1,000 possible points were available cumulatively for each company that responded.

Based on the averaged scores and a unanimous decision by the evaluation committee, staff recommends that a contract be awarded to Burns & McDonnell, Chesterfield, MO, for an amount not to exceed \$50,000. Payments would be calculated on unit prices bid for actual work performed. **Council should note that this contract will be for the period of July 1, 2017 through June 30, 2018. This contract also includes provisions that allow it to be renewed for up to four additional twelve month periods for a total contract length of not more than five years. Renewals periods are at the City's option and are contingent upon approval by the City Council. Staff believes that consistency in the engineering firm for the next several years will be advantageous in keeping contractors accountable for implementing the engineered work.**

Staff believes that in order to accomplish the needed protection in the most economical way possible, the assistance of a specialized engineering firm is needed to prioritize and establish a sensible path to react to individual recommendations of our insurance carrier. Funding is available from the 2017/18 Capital Improvements Plan in the Power Plant Fire Protection System Project.

ALTERNATIVES:

- 1) Award a contract to Burns & McDonnell, Chesterfield, MO, for the Professional Services for Fire Risk Mitigation in an amount not to exceed \$50,000. The

contract includes a provision that would allow the City to renew the contract for up to four additional one-year terms.

- 2) Award a contract to one of the other companies on the list for the Professional Services for Fire Risk Mitigation in an amount not to exceed \$50,000.
- 3) Reject all proposals and ask staff to take proposals on upcoming projects individually, thus delaying the engineering for all of the projects.

MANAGER'S RECOMMENDED ACTION:

This work is necessary for fire risk mitigation (fire detection, alarm, & suppression) to protect critical plant equipment. If not done, the loss event resulting from a fire could be catastrophic because electricity production could stop. It is cost-effective for the Power Plant to have a company under contract to provide these services because of their specialized knowledge of current National Fire Protection Association (NFPA) code requirements and of mitigation equipment currently utilized in this industry.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

COUNCIL ACTION FORM

SUBJECT: RESOLUTION RESCINDING THE PREVIOUSLY APPROVED GRANT FROM THE CDBG PUBLIC FACILITIES IMPROVEMENTS PROGRAM FUNDING TO YSS

BACKGROUND:

As part of the City's 2015-16 CDBG Annual Action Plan projects, a \$100,000 was set aside to implement a Public Facilities Improvements Program for non-profit organizations. The objective of the Public Facilities Improvement Program as outlined in the City's FY 2014-18 Five-Year Consolidated Plan is to "Utilize and Leverage CDBG funds for Low and Moderate Income Persons through private and public partnerships" as follows: Continue provision of Public Facilities Needs for homeless, special populations and low income households (senior centers, homeless facilities, child care centers, mental health facilities, neighborhood facilities, and other public facilities needs).

At the September 13, 2016 City Council meeting, the City Council approved CDBG funding to YSS in the amount of \$69,997 and local match from YSS in the amount of \$23,333 for a total budget of \$93,330 for exterior facility improvements to their shelter at 804 Kellogg Avenue. The major improvements included tuck pointing and repair of the existing brick and mortar joints and to paint the exterior façade. Due to the time of the year the bidding for these items were moved to the spring of 2017. **In March 2017, staff solicited for contractor bids for the repair work. One bid proposal was received, however, the amount was \$270,000, which far exceeded the budget. The major cause of the overage was due to the lead paint hazards and the method by which lead hazards have to be addressed in accordance with HUD regulations.** There are a limited number of contractors available who have the lead paint certification and/or the financial capacity to complete a project of this size and magnitude, which lead to the high bid.

City and YSS staff reviewed the bid specifications to determine if items could be completed in phases and/or just eliminate of some of the repair items such as: painting the facility, window replacement, repair of a handicapped ramp, foundation repair and repairs to porch railings. **However, even with the elimination of items, the lead paint stabilization work cannot be completed in phases or eliminated.** Additionally, although this was an exterior façade program, in regards to rehabilitations that exceed \$5,000 and have lead paint hazards, HUD clarified that both exterior and interior lead hazards would need to be addressed. **With that in mind, neither the City nor YSS have the additional funding it would take to complete with project within the regulations required by HUD. Therefore, both parties have agreed that this is not a viable project for the program funds.**

ALTERNATIVES:

1. The City Council can adopt a resolution rescinding the prior approval of \$69,667 from CDBG funds awarded to YSS under the CDBG Public Facilities Improvements Program for non-profit organizations.
2. The City Council can identify the additional \$176,670 needed to complete the tuck pointing, repairing of the existing brick and mortar joints, and painting of the exterior façade for the YSS project.
3. The City Council can refer this request back to staff for additional information.

MANAGER'S RECOMMENDED ACTION:

Unfortunately, the regulation requirements of the CDBG funds to complete a project does not always lend itself to a becoming a successful project. The lead paint requirements to complete a project of this size far exceed the budget available to each organization.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative #1, thereby approving the rescinding the \$69,667 of CDBG funds awarded to YSS under the CDBG Public Facilities Improvements Program for non-profit organizations.

ITEM# 18
 DATE: 06-13-17

COUNCIL ACTION FORM

SUBJECT: 2015/16 AIRPORT IMPROVEMENTS PROGRAM (AIRPORT TERMINAL BUILDING)

BACKGROUND:

The Airport Improvements Program in the City's 2015/16 Capital Improvements Plan includes a project to construct a new terminal building, itinerant hangar, and related site improvements at the Ames Municipal Airport.

Bolton & Menk was originally hired to design the Terminal site work and building design, which has been completed with fees totaling \$437,864. Now as part of the construction phase of the project, the design team of Bolton & Menk and Alliance Architects (subs to B&M) will be hired under a Construction Services contract to perform critical tasks such as 1) shop drawing review, 2) provide on-site clarifications to the builder, and 3) coordinate change orders with the overall design.

Staff has conducted an evaluation of the proposed scope and cost of \$80,000, and found it to be reasonable and appropriate for this project.

An updated total project budget is as follows:

<u>Revenues</u>		<u>Expenses</u>	
G.O. Bonds	\$867,000	Design (PO 51394 - Closed)	\$437,864
G.O. Bonds (Abated)	\$943,000	Construction Services (<i>this Council action</i>)	\$80,000
Federal	\$600,000	Site/Utilities Work (Final Accept: 11-15-16)	\$737,639
State	\$150,000	Terminal Construction (PO 53512 + CO#1)	\$1,968,415
Hotel/Motel Tax	\$250,000	Special Inspections (CMT, PO 53508)	\$7,071
AEDC	\$500,000	Furniture/Equipment (Bid 4/19/17)	\$31,130
FBO	\$12,815	FBO Furniture (Bid 4/19/17)	\$12,815
		Fiber Conduit	\$14,910
		Technology (Allowance)	\$45,000
		Pilot's Lounge (Allowance)	\$15,000
		Audio/Visual (Allowance)	\$5,000
		Sun/Heat Mitigation (Allowance)	\$15,000
Contingency Funds	\$64,000	Contingency (as of 6-13-2017)	\$16,972
	\$3,386,815		\$3,386,815

ALTERNATIVES:

1. Approve the addendum to the Engineering Service Agreement with Bolton & Menk to add construction services in the amount not to exceed \$80,000.
2. Direct staff to recommend other alternatives to cover construction services for the project.

MANAGER'S RECOMMENDED ACTION:

Construction services are a critical function of the project to ensure that the City is getting a quality product in accordance with the plans and specifications for the project. It is important to note that these services were found to be reasonable and within the overall project budget.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as described above.

COUNCIL ACTION FORM

SUBJECT: EMERSON SURESERVICE CONTRACT FOR POWER PLANT

BACKGROUND:

This contract is for providing support to the Emerson Ovation control system utilized by equipment in the Power Plant. This system is the main software driving our Distributed Control System (DCS). The system is crucial because it controls almost all of the equipment throughout the Power Plant. The support to this system is critical for continued reliability and maintainability.

Emerson Process Management Power & Water Solutions, Inc. (Emerson) who is the OEM of this system proposed a three year contract for their SureService support which includes:

- Expert telephone support for the Ovation system – With thorough knowledge of the Ovation system and troubleshooting skills, the SureService support will work with the plant to gather relevant information to correctly identify the problem and diagnose the situation. They are able to troubleshoot and determine solutions without interfering with plant operations. After the problem is isolated, the SureService team will suggest corrective action to resolve the situation.
- Ovation Guardian Support – Enables the plant staff to view system-specific data from multiple sources, which can then be analyzed and used to plan future expenditures and improve decision making.
- Software updates with antivirus program – Plant receives the latest tested and approved protective software to guard against viruses, cyber stacks, and others unwanted intrusions.

Benefits of these support services include: 1) enhances the Power Plant's resource; 2) helps maintain efficiency; 3) reduces the Power Plant's operating costs; and 4) provides critical control system support.

Emerson is the most practical and cost-effective way to provide this needed service. This requires a single-source purchasing arrangement with the Emerson, which is why a waiver of the City's purchasing policy requirement for formal bidding procedures is also needed.

Staff is requesting that the City Council waive the City's purchasing policies requiring formal competitive bids, and award a three year contract to Emerson

Process Management Power & Water Solutions, Inc., Tinley Park, IL in the amount of \$158,012.

Emerson proposed a fixed pricing structure for the entire three year contract period. The pricing is structured as follows:

<u>Year</u>	<u>Amount</u>
1	\$50,123
2	\$52,629
3	\$55,260

The City Council is being asked to approve a three-year agreement at this time, rather than a one-year contract with renewal options. It should be noted that this contract includes a reduced rate of 5% off list price since it is for three years.

The FY 2017/18 operating budget includes \$30,000 for Support Services and an additional \$25,000 will be taken from the Unit 8 Steam Turbine and General Maintenance account. Payment for this service will be budgeted in future years as those budgets are prepared.

ALTERNATIVES:

1. Waive the City's purchasing policy requirement for formal bidding procedures and award a three year contract to Emerson Process Management Power & Water Solutions, Inc., Tinley Park, IL, for the Emerson SureService Contract for the Power Plant in the amount of \$158,012.
2. Do not approve the three year SureService contract, and adopt a "pay as you go" approach for these needed services.

MANAGER'S RECOMMENDED ACTION:

The support to this system is critical for continued reliability and maintainability because it controls almost all of the equipment throughout the Power Plant. In addition, the award of a three-year contract provides Ames with the benefit of fixed pricing, additional savings off of list price, continuity of service, and reduced administrative burden.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

COUNCIL ACTION FORM

SUBJECT: POWER PLANT SCADA SYSTEM DIAMOND SUPPORT SERVICE

BACKGROUND:

Electric Services uses a Supervisory Control and Data Acquisition (SCADA) System to monitor status and to control power flows, electric generation, interconnections to neighboring utilities, distribution, and transmission. Data from the SCADA is also used as the basis for billing energy transactions.

The existing SCADA system was installed in 2000 and had routine software updates in 2002, 2003, 2009 and 2013. In 2008 and 2015 the hardware, operating system, and software were all upgraded. An annual software update was then performed in 2016. The SCADA system was supplied and is supported by Open Systems International, Inc. (OSI) from Medina MN, and the software is based on Microsoft “.NET” technology. Advancements have continued to be made to the software to meet changing industry standards and regulations. The City has historically entered into a support services agreement with OSI to keep pace with those changes and to provide maintenance services at a reasonable price.

OSI provides these services at various levels. **The primary reasons to continue the support service at a Diamond level are for reliability and maintainability. The proposed Diamond Support Plan not only provides 24/7 support for the OSI products and software, but also provides an annual software upgrade.**

Benefits of the proposed customer support plan include the following:

- Support for OSI provided products and software. This includes anything from simple help desk questions to major system issues.
- Access to online training typically two times per month. Cost without a support plan is \$175 per class per person.
- Engineering/Installation costs for an annual software upgrade. This will save approximately \$40,000-60,000 annually.

Staff has looked at downgrading to the Gold Support Plan and found that the annual software upgrade will cost between \$20,000 and \$40,000 more than under the Diamond Support Plan. **Continuing our existing Diamond Support Plan with OSI is the most practical and cost-effective way to meet the new system requirements while gaining more functionality and security. This requires a single-source purchasing arrangement with the current SCADA software supplier, which is why a waiver of the City’s purchasing policy requirement for formal bidding procedures is also needed.**

Staff is requesting that the City Council waive the City's purchasing policies requiring formal competitive bids, and award this contract to Open Systems International, Inc., of Medina, MN in the amount of \$100,998.

The FY 2017/18 operating budget includes \$141,000 for SCADA system services, repairs, and training.

ALTERNATIVES:

1. Waive the City's purchasing policy requirement for formal bidding procedures and award a contract to Open Systems International, Inc., Medina, MN, for the Monarch Diamond Support for SCADA in the amount of \$100,998.
2. Discontinue the Support Service completely, and adopt a "pay as you go" approach for SCADA services, training and upgrades.

MANAGER'S RECOMMENDED ACTION:

Regulatory authorities require the Electric Utility to maintain a functional SCADA system. In addition, it is in the City's best interest to maintain the SCADA system with the most up-to-date software, and to do this in a timely and cost-effective manner. The most effective way to maintain the SCADA system is to continue a Diamond Support Plan with our existing SCADA software supplier.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

COUNCIL ACTION FORM

SUBJECT: WATER FEATURE FOR NEW WATER TREATMENT PLANT

BACKGROUND:

The new Water Treatment Plant project is budgeted to wrap up in the current fiscal year. The administrative office space includes an elevator to comply with ADA requirements. Staff conceptually planned to include a two-story water feature on the side of the elevator shaft, but have not moved forward until the final budget picture was clear. The table below shows the entire project budget, from 2008 through the final budget amendments approved by Council.

	Water Fund	SRF Loan
All Prior Years	\$ 813,792	\$ 39,728,135
Current Years	706,002	29,667,686
Subtotal	\$ 1,519,794	\$ 69,395,821
TOTAL		\$ 70,915,615

Staff worked with the project architects from HDR to design a water feature for the elevator space. (See the attachment for photos of the area and renderings of the proposed water feature.) The funds budgeted in the current year in the Water Fund (meaning it is cash-funded, not a part of the construction loan) includes things such as: laboratory and maintenance equipment, telephone and network installation, furniture and appliances, AV equipment for the training room, and a \$60,000 allowance for a possible water feature.

Because the waterfall is a custom architectural feature, it was necessary to identify a firm specializing in this type of water feature. Staff informally reviewed the online portfolios of a handful of firms and identified Bluworld of Water, LLC, of Orlando, Florida, as the vendor whose style most closely reflects the type of feature envisioned for the new Water Plant. Architects from HDR, the consultant who designed the office space at the new plant, then worked with Bluworld to: refine the concept; prepare plumbing, electrical, and architectural sketches for use by the general contractor; develop a formal scope of work for the construction of the feature; and prepare the cost proposal shown below. Note that Bluwater has one company name for its manufacturing work, and a separate name for the installation of the features. The following table reflects Bluworld's quote for the work.

Complete Water Wall Package	\$ 61,500.00
Shipping	2,450.00
<u>Installation</u>	<u>17,100.00</u>
Total Installed Price	\$ 81,050.00

This proposal exceeds the allowance included in the Water Fund budget. However, savings of approximately \$24,000 from the furniture package can be reallocated to the waterfall feature. This leaves sufficient funds in the authorized budget that can be used for this element of the overall project.

Staff is requesting that Council approve the agreement with Bluworld of Water, LLC as a “single source” procurement, in lieu of attempting to competitively bid the design and construction of the water feature. The one-of-a-kind nature of the feature would make it very difficult to obtain bids that can be objectively compared and still ensure the overall aesthetic that is intended. Council’s attention is brought to one specific term in the purchase agreement that differs from the City’s usual terms. The City generally does not make payment for items until they are delivered into the City’s possession. Because their work is all one-of-a-kind and unpaid items cannot be resold, it is Bluworld’s requirement that half (excluding installation) be paid prior to initiating the work, and the other half be paid prior to shipping. Because Bluworld has been in business for more than 20 years, staff believes there to be a low risk that they would fail to deliver the feature, and is recommending the City accept Bluworld’s standard term.

In addition to Bluworld’s work, there will be work needed by the general contractor. The contractor will be asked to extend water, electricity, and drain lines to the fountain location. The finished appearance of the concrete work on the elevator shaft was disappointing, and there were a number of improper construction techniques utilized that significantly detract from the aesthetics of this highly visible wall. The contractor will be asked to tile three faces of the elevator shaft to compliment the water feature and drywall the fourth face. The contractor’s work will be included in a future change order that will utilize a portion of the \$1,057,392 contingency that remains in the SRF Loan budget. Staff, the City’s consultants, and the contractor are actively engaged in discussions regarding the appropriate dollar credit the contractor will be asked to contribute towards the tile work. The contractor has offered a \$5,000 credit; staff feels that the credit should be closer to \$15,000. The ultimate amount of the final credit that will be mutually agreeable is not known at this time. Any credit from the contractor will be in the form of an offset towards the utility extension and tile work.

ALTERNATIVES:

1. a.) Authorize the use of a “single source” procurement for the water feature.
- b.) Approve an agreement with Bluworld of Water, LLC of Orlando, Florida to construct and ship a custom water feature at the new Water Treatment Plant in the amount of \$63,950.00

- c.) Approve an agreement with Bluworld Installation Services, LLC of Orlando, Florida to install the custom water feature at the new Water Treatment Plant in the amount of \$17,100.00.
2. Do not authorize the use of a “single source” procurement, and direct staff to solicit competitive bids for a custom water feature. This option would likely mean the water feature would not be complete in time for the planned ribbon-cutting ceremony in late August.
 3. Delay proceeding with the installation of the water feature until such time as the credit to be received from the general contractor has been finalized. It is possible that this could result in the feature being placed on hold for an extended period of time.
 4. Do not proceed with the procurement of a water feature at this time, and direct staff to pursue other options with the general contractor to address the aesthetic problems with the elevator shaft.

MANAGER’S RECOMMENDED ACTION:

The budget for the new Water Treatment Plant includes an allowance for a custom waterfall feature to be installed on the two-story elevator shaft in the main lobby. During construction, problems with the aesthetics of the elevator led staff to investigate completely tiling the concrete shaft in coordination with the water feature. Staff and its consultants have developed a custom one-of-a-kind waterfall feature in partnership with Bluworld of Water, a firm that specializes in large scale commercial water features. Funding is available in the project’s Water Fund contingency to proceed with installation of the feature. Council will be asked at a later date to authorize additional work (out of the SRF Fund contingency) by the general contractor for tiling the elevator shaft and extending water, sewer, and electric utilities to the fountain.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as described above.

Attachments



Architect's rendering of the east face of the elevator shaft where the two-story waterfall feature would be located. The actual tile selections are shown in a following image.



1 Water Feature - @ Lobby
FOxx-xx



2 Water Feature - @ Stair
FOxx-xx

REF SHEET	FIGURE NUMBER	REF DOCUMENT	PERSPECTIVE VIEWS OF ELEVATOR WATER WALL	FOX engineering	HR	BARR	Date:
	FOxx-xx		AMES WATER TREATMENT PLANT - CONTRACT 2 TREATMENT FACILITIES CITY OF AMES - AMES, IOWA				

Conceptual sketch of proposed waterfall feature



Tile selection for proposed waterfall feature.

The textured tile will form the wetted surface behind the waterfall. The wood-grained tile will cover the outer face of the feature as well as the other two sides of the elevator shaft that will be tiled. The blue glass tile will be used around the inner perimeter of the wetted areas and in the reservoir basin at the bottom of the waterfall. The Corian material that will form the bench around the reservoir basin is the same material used on the counters of the adjacent reception desk. The round polished concrete sample is similar to the finished flooring in front of the waterfall feature.

COUNCIL ACTION FORM

SUBJECT: POWER PLANT SPECIALIZED WET DRY VACUUM, HYDRO BLAST, AND RELATED CLEANING SERVICES CONTRACT

BACKGROUND:

On April 11, 2017, City Council approved preliminary plans and specifications for Specialized Wet Dry Vacuum, Hydro Blast, and Related Cleaning Services Contract. The Power Plant's two gas-fired, high-pressure steam generation units are referred to as Units No. 7 and 8. These units require regular professional maintenance and repair. This consists of emergency service, as well as regularly scheduled planned repairs and services during scheduled outages. The cleaning and special preparation of the boiler surfaces on these generation units requires professional tradecrafts and maintenance experts. Both units operate under environmental conditions with high heat and high pressure, resulting in slag and other industrial debris coating the boiler and other plant equipment surfaces. Prior to repair and maintenance work, it is necessary to have the surfaces professionally cleaned using high-pressure water jets and vacuums.

In order to clean the surfaces, outside contractors are used who can provide mobile high pressure generator trucks with hoses and lances to cut through and wash away the industrial debris coatings. These same firms have the industrial vacuum trucks that can accumulate and contain this industrial debris for proper disposal. The goal of this contract is to meet these requirements in the most economical manner.

This contract is to provide specialized industrial cleaning for the Power Plant for the period of July 1, 2017 through June 30, 2018. The contract includes a provision that would allow the City to renew the contract for up to four additional one-year terms.

Bid documents were issued to twenty-three companies and two plan rooms. The bid was advertised on the Current Bid Opportunities section of the Purchasing webpage and a Legal Notice was published on the websites of a contractor plan room service with statewide circulation and the Iowa League of Cities.

On May 11, 2017, bids were received from six companies as shown on the attached Bid Summary.

The attached Base Case Scenario shows a cost evaluation based on a sampling of personnel, equipment, and associated travel/per diem that the Power Plant requires for successful fulfillment for typical work scenarios performed on this service contract. The scenarios are: five trips of one day durations, one trip of two day duration, and one trip of three day duration.

Based on the summation of all of the typical work scenarios shown on the Base Case Scenario attachment, the bid submitted by Clean Harbors Environmental Services, Inc., Des Moines, IA, is the lowest cost.

Staff recommends that these services continue to be outsourced on an annual renewable contract basis. The benefits of having a contract for these services in place include the following:

- 1) Consistency of work and quality from a single contractor.
- 2) Reduction in the City's exposure to market forces regarding prices and availability for labor, travel, and supplies in preparation for a scheduled outage.
- 3) Rapid contractor mobilization to start emergency repairs, thus reducing generation downtime.
- 4) Saved City staff time obtaining quotes, evaluating bids and preparing specifications and other procurement documentation.

The approved FY2017/18 Power Plant operating budget includes \$85,000 for miscellaneous services to be performed under this contract. Invoices will be based on contract rates for time and materials for services actually received.

ALTERNATIVES:

1. Award the contract for the Specialized Wet Dry Vacuum, Hydro Blast, and Related Cleaning Services contract to Harbors Environmental Services, Inc., Des Moines, IA, for hourly rates and unit prices bid, in an amount not-to-exceed \$85,000.


This contract includes a provision that would allow the City to renew the contract for up to four additional one-year terms at stated rates.


2. Reject all bids and purchase specialized wet/dry vacuum, hydro blast, and related cleaning services on an as-needed basis.

MANAGER'S RECOMMENDED ACTION:

This work is necessary to ensure that a qualified professional firm will respond to both scheduled and emergency needs for these specialized cleaning services, and will also control costs by having established billing rates. Funds will be expended only as work is required and in accordance with approved invoices. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative #1 as stated above.

BASE CASE SCENARIO

	Clean Harbors Environmental Services, Inc Des Moines, IA	HTH Companies, Inc Fort Dodge, IA	Bodine Services of Clinton, LLC Clinton, Iowa	W-S Industrial Services, Inc. Council Bluffs, Iowa	Plant Maintenance Services, L.L.C. Highland, IL	Hydro-Klean Des Moines, IA
5 Each - 1 Day Trips	Total	Total	Total	Total	Total	Total
Labor - On Site	\$432.00	\$630.00	\$390.12	\$402.00	\$444.00	\$810.00
Labor - Travel	\$0.00	\$238.35	\$429.13	\$82.35	\$0.00	\$157.55
Vac Truck - On Site	\$396.00	\$660.00	\$374.52	\$510.00	\$594.00	\$840.00
Vac truck - Travel	\$0.00	\$249.70	\$411.97	\$658.80	\$720.00	\$163.38
Vac Truck - Fuel Surcharge	\$0.00	\$0.00	\$15.73	\$0.00	\$3.92	\$0.00
Support Truck - On Site	\$108.00	\$0.00	\$93.66	\$0.00	\$30.00	\$240.00
Support Truck - Travel	\$0.00	\$0.00	\$103.03	\$362.34	\$540.00	\$46.68
Support Truck - Fuel Surcharge	\$0.00	\$0.00	\$3.93	\$0.00	\$0.00	\$0.00
Hose	\$300.00	\$0.00	\$260.00	\$400.00	\$400.00	\$400.00
1 Day Trip Total:	\$1,236.00	\$1,778.05	\$2,082.09	\$2,415.49	\$2,731.92	\$2,657.61
5 Each - 1 Day Trip Total:	\$6,180.00	\$8,890.25	\$10,410.45	\$12,077.45	\$13,659.60	\$13,288.05
1 Each - 2 Day Trip	Total	Total	Total	Total	Total	Total
Labor - On Site	\$864.00	\$1,260.00	\$780.24	\$804.00	\$888.00	\$1,620.00
Labor - Travel	\$0.00	\$238.35	\$429.13	\$82.35	\$0.00	\$157.55
Per Diem	\$0.00	\$170.00	\$180.00	\$170.00	\$220.00	\$0.00
Vac Truck - On Site	\$792.00	\$1,320.00	\$749.04	\$1,020.00	\$1,188.00	\$1,680.00
Vac truck - Travel	\$0.00	\$249.70	\$411.97	\$658.80	\$720.00	\$163.38
Vac Truck - Fuel Surcharge	\$0.00	\$0.00	\$23.22	\$0.00	\$7.84	\$0.00
Support Truck - On Site	\$216.00	\$0.00	\$187.32	\$0.00	\$60.00	\$480.00
Support Truck - Travel	\$0.00	\$0.00	\$103.03	\$362.34	\$540.00	\$46.68
Support Truck - Fuel Surcharge	\$0.00	\$0.00	\$5.81	\$0.00	\$0.00	\$0.00
Hose	\$300.00	\$0.00	\$260.00	\$400.00	\$400.00	\$400.00
2 Day Trip Total:	\$2,172.00	\$3,238.05	\$3,129.76	\$3,497.49	\$4,023.84	\$4,547.61
1 Each - 3 Day Trip	Total	Total	Total	Total	Total	Total
Labor - On Site	\$1,296.00	\$1,890.00	\$1,170.36	\$1,206.00	\$1,332.00	\$2,430.00
Labor - Travel	\$0.00	\$238.35	\$429.13	\$82.35	\$0.00	\$157.55
Per Diem	\$0.00	\$340.00	\$360.00	\$340.00	\$440.00	\$0.00
Vac Truck - On Site	\$1,188.00	\$1,980.00	\$1,123.56	\$1,530.00	\$1,782.00	\$2,520.00
Vac truck - Travel	\$0.00	\$249.70	\$411.97	\$658.80	\$720.00	\$163.38
Vac Truck - Fuel Surcharge	\$0.00	\$0.00	\$30.71	\$0.00	\$11.76	\$0.00
Support Truck - On Site	\$324.00	\$0.00	\$280.98	\$0.00	\$90.00	\$720.00
Support Truck - Travel	\$0.00	\$0.00	\$103.03	\$362.34	\$540.00	\$46.68
Support Truck - Fuel Surcharge	\$0.00	\$0.00	\$7.68	\$0.00	\$0.00	\$0.00
Hose	\$300.00	\$0.00	\$260.00	\$400.00	\$400.00	\$400.00
3 Day Trip Total:	\$3,108.00	\$4,698.05	\$4,177.42	\$4,579.49	\$5,315.76	\$6,437.61
GRAND TOTAL:	\$11,460.00	\$16,826.35	\$17,717.63	\$20,154.43	\$22,999.20	\$24,273.27

		2017-143 SPECIALIZED WET DRY VACUUM, HYDRO BLAST, AND RELATED CLEANING SERVICES CONTRACT FOR POWER PLANT BID SUMMARY					
		Clean Harbors Environmental Services, Inc Des Moines, IA	HTH Companies, Inc Fort Dodge, IA	Bodine Services of Clinton, LLC Clinton, Iowa	W-S Industrial Services, Inc. Council Bluffs, Iowa	Plant Maintenance Services, L.L.C. Highland, IL	Hydro-Klean Des Moines, IA
DESCRIPTION	Unit	Rate/Bid Amount	Rate/Bid Amount	Rate/Bid Amount	Rate/Bid Amount	Rate/Bid Amount	Rate/Bid Amount
Wet Dry Vacuum Service:							
Vac truck	Hour	\$66.00	\$110.00	\$62.42	\$85.00	\$99.00	\$140.00
Support truck	Hour	\$18.00	\$0.00	\$15.61	\$0.00		\$40.00
Hose	Foot	\$1.50	\$0.00	\$1.30	\$2.00		\$2.00
Operator / Lead service tech	Hour	\$40.00	\$52.50	\$37.45	\$35.00	\$46.00	\$70.00
Operator / Lead service tech (OT)	Hour	\$55.00	\$52.50	\$50.98	\$42.00	\$58.00	\$95.00
Service tech	Hour	\$32.00	\$52.50	\$27.57	\$32.00	\$37.00	\$65.00
Service tech (OT)	Hour	\$39.00	\$52.50	\$37.45	\$39.00	\$49.00	\$90.00
Vacuum Box 20 Cubic Yard	Day	\$55.00		\$57.22			
Per Diem						\$110.00 per man / per day	
Additional Personnel Travel						\$.50 per mile	
Tractor / Trailer with Operator (mobe/demobe)						\$2.00 per mile	
Straight Truck with Operator (mobe/demobe)						\$1.85 per mile	
Pick-up Truck with Operator (mobe/demobe)						\$1.50 per mile	
Hydro Blast Service:							
Hydro blast pump	Hour	\$156.00	\$175.00	\$72.83	\$120.00		n/a
Industrial hydroblaster	Hour	Included w/ Hydro blast pump	\$175.00	\$98.84	\$90.00		\$185.00
Support truck	Day	\$144.00	\$0.00	\$124.85	\$0.00		\$300.00
Operator / Lead service tech	Hour	\$40.00	\$52.50	\$37.45	\$35.00	\$46.00	\$70.00
Operator / Lead service tech (OT)	Hour	\$55.00	\$52.50	\$50.98	\$42.00	\$58.00	\$95.00
Operator / Lead service tech (OD)	Hour	\$65.00	\$52.50	\$64.50	\$47.00		\$120.00
Lead service tech	Hour	\$55.00	\$52.50	\$57.22	\$0.00	\$46.00	\$70.00
Service tech	Hour	\$32.00	\$52.50	\$27.57	\$32.00	\$37.00	\$65.00
Service tech (OT)	Hour	\$39.00	\$52.50	\$37.45	\$39.00	\$49.00	\$90.00
Service tech (OD)	Hour	\$46.00	\$52.50	\$46.82	\$44.00		\$115.00
Hi Flow Industrial Water Blaster	Hour			\$130.05			
Stake Body/Utility Truck	Day	\$210.00					
Hydroblasting Service: Standard (100-200 hp) 10,000 psi Hydroblasting Unit (150 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$81.00 per hour	
Hydroblasting Service: Standard (300-425 hp) 10,000 psi Hydroblasting Unit (150 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$112.50 per hour	
Hydroblasting Service: Standard (300-425 hp) 20,000 psi Hydroblasting Unit (150 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$144.00 per hour	
Hydroblasting Service: High-Volume (600 hp) 10,000 psi Hydroblasting Unit (600 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$175.50 per hour	
Hydroblasting Service: High-Volume (600 hp) 20,000 psi Hydroblasting Unit (600 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$211.50 per hour	
Hydroblasting Service: High Volume (750 hp) 10,000 psi Hydroblasting Unit (750 HP): includes 200 ft of high pressure hose, supply water hose, high pressure shotgun, standard fixed nozzles and unit consumables						\$220.50 per hour	
Miscellaneous:							
Power washer	Day	\$250.00	\$200.00	\$249.70	\$250.00		\$400.00
Vacuum pipe trailer	Day	\$201.00	\$200.00	\$208.08	\$0.00		\$350.00
PPE kit	Each	\$25.00	\$0.00	\$0.00	\$25.00		\$240/day
Confined space entry	Each	\$175.00	\$0.00	\$130.05	\$0.00		\$60.00
Truck mounted water jet	Each	\$325.00	cannot offer	\$332.93	\$85.00		\$130.00
Truck wash out	Each	\$325.00	\$250.00	\$332.93	\$85.00		\$100.00
Liquid vacuum tanker truck	Day	\$512.00	cannot offer	\$624.24	cost plus 25%		\$1,040.00
Indicent spill response trailer	Day	\$201.00	cannot offer	\$208.08	cost plus 25%		\$650.00
55 gal steel open top drum	Drum	\$68.00	cannot offer	\$73.03	cost plus 25%	\$35.00	\$60.00
Sanitizer	Each	cost plus 10%	\$0.00	cost plus 10%	cost plus 25%		\$60.00/gal
Waste Disposal	Drum	cost plus 10%	cannot offer	cost plus 10%	cost plus 25%		\$150.00 (estimate)
Consumables: Cost Plus		10%	10%	10%	15%	15%	15%
Proposed price increases for renewal periods (if applicable):							
Labor Rates:	Per year	2%	2%	1%	3%	0%	1%
Travel & Subsistence	Per year	2%	2%	1%	3%	0%	0%
Equipment & Tools	Per year	2%	0%	1%	3%	0%	1%
							Rates firm for two years

COUNCIL ACTION FORM

SUBJECT: FLEET REPLACEMENT PROGRAM – UPFITTING OF TWO TANDEM CHASSIS FOR STREETS DIVISION OF PUBLIC WORKS

BACKGROUND:

The City’s Public Works, Streets division, has two tandem axle, and ten single axle snow plow dump trucks, used for street maintenance and snow plowing operations. Street Maintenance staff evaluated the total miles of snow routes the City is responsible to maintain, and the existing fleet of City plows trucks. The evaluation determined the need for more tandem trucks than single axle trucks. During budget staff identified two trucks, with single axels, that were the oldest and did not have wing plows as candidates to be upgraded. **Replacing these two single axle trucks with two tandem axle trucks, equipped with dump body, front plow, wing plow, underbody plow, and material spreader will better serve the community.** One of the single axle trucks to be replaced will be retained by the City for snow removal at the Municipal Airport. The other truck will be sold.

A bid for the purchase of two new tandem chassis is currently out for bid.

Bids for Upfitting of two tandem snow plow dump trucks were received as follows:

Bidders	Base Bid	Option #1 10’ Underbody Snow plow	Option #2 14’ Material Spreader	Total bid with Options
Aspen Equipment, Inc. of Ankeny, IA	\$153,324	\$19,556	\$41,902	\$214,782
Hyway Truck Equipment, Inc. of Fort Dodge, IA	\$151,628	\$21,574	\$46,846	\$220,048
Henderson Products, Inc. of Manchester, IA	\$149,402	\$20,030	\$52,240	\$221,672

Evaluation of bids; the net low bid and most cost effective bid, including options, which meets the City’s specifications, is from Aspen Equipment, Inc., of Ankeny, IA. The optional items included are the 10-ft. reversible underbody plow, and the 14’ material spreader. The base bid includes a 15’ dump body and accessories, front plow mounting provision, and 11’ wing plow with mounting. Base bid with options #1 and #2 makes the total cost \$214,782 for the upfitting of two tandems.

Based on recent purchases and dealer pricing; the estimated purchase price of a suitable current model tandem chassis is \$93,000 per unit.

Cost for upfitting of two trucks by Aspen Equipment Co.	\$ 214,782
Estimated purchase price of two tandem chassis	186,000
<hr/>	
Estimated cost for two completed trucks	\$ 400,782

Funding is available for this purchase as follows:

Existing Truck #931 & 932 Replacement Funds	\$ 272,465
Material Spreaders Replacement Funds	\$ 45,158
Salvage Value of equipment being replaced	\$ 47,000
Operating Department Support (FY 16/17 Adj. Budget)	\$ 100,000
<hr/>	
Available funding	\$ 464,623

ALTERNATIVES:

1. Awarding the contract to Aspen Equipment of Ankeny, IA in the amount of \$214,782 for the base bid upfitting, Option #1 for 10' underbody snow plow, and Option #2 for 14' Material Spreader.
2. Reject these bids.

MANAGER'S RECOMMENDED ACTION:

Staff from Fleet Services and Public Works have thoroughly evaluated these bids and agree that the bid from Aspen satisfies the goals in upgrading units. Based on the favorable pricing it also recommended to accept the options for underbody snow plow and new material spreader.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as described above.

COUNCIL ACTION FORM

SUBJECT: CONTRACT RENEWAL FOR PURCHASE OF ELECTRIC METERS FOR THE CITY OF AMES, IOWA

BACKGROUND:

On June 10, 2014, the City Council approved a contract with Fletcher-Reinhardt Company of Cedar Rapids, Iowa, for the purchase of residential single phase, poly phase, programmable demand-type, and power quality socket-type electric meters to meet the needs of the Electric Services Department. These meters will be purchased from an Electric Services Technical Services Division inventory asset account and charged to the appropriate operations accounts as the meters are put into use.

The initial contract included a provision that would allow the City to renew the contract for up to four additional one-year terms. **This is the third renewal out of a possible four and there is no increase in price from the previous year.** This contract renewal is to provide electric meters for the period from July 1, 2017, through June 30, 2018.

Under the proposed contract, electric meters would be purchased at the City's discretion, which may be quarterly or on an as-needed basis. This provides the City with flexible inventory management and helps to reduce the need for storage space. Bid prices plus applicable sales taxes, which are applicable to the purchase of this equipment, are paid directly by the Utility. **No contract amount is being authorized at this time, since payments will be made as these meters are purchased.**

ALTERNATIVES:

1. Renew contract with Fletcher-Reinhardt Co., Cedar Rapids, Iowa, for the purchase of electric meters in accordance with unit price bid.

Electric meters will be purchased as requested. Payments will be based on unit prices bid and actual quantities ordered, plus applicable sales taxes.

2. Reject all bids and purchase electric meters on an as needed basis at unpredictable prices.

MANAGER'S RECOMMENDED ACTION:

It is important to purchase electric meters at the lowest possible cost with minimal risk to the City. It is also imperative to have these meters available to meet customer needs for new service or emergency replacements.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.



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MEMO

To: Mayor and Members of the City Council

From: City Clerk's Office

Date: June 13, 2017

Subject: Contract and Bond Approval

There are no Council Action Forms for Item Nos. 26 through 30. Council approval of the contract and bond for these projects is simply fulfilling a *State Code* requirement.

/jr

COUNCIL ACTION FORM

SUBJECT: **ELECTRIC SERVICES UNDERGROUND TRENCHING SECONDARY CONTRACT – CHANGE ORDER NO. 1**

BACKGROUND:

This contract consists of a contractor furnishing all equipment, tools, labor, and materials not supplied by Electric Services for excavating, trenching, directional boring, and backfilling for installation of conduits, ground sleeves, box pads, vaults, handholes, and other appurtenances. This consists of emergency service, as well as regularly planned repairs and services.

On April 12, 2016, Council approved **secondary contract** renewal with Communication Technologies, Des Moines, IA, for the Underground Trenching Contract for Electric Services for the one-year period from July 1, 2016, through June 30, 2017 in the amount not-to-exceed \$41,250. Council should note that the **primary contract** was awarded to Ames Trenching, Ames, IA, for the same contract period in an amount not-to-exceed \$233,750. The overall total awarded between the two contracts was \$275,000.

The proposed change order would be Change Order No. 1. This change order will add an additional \$22,000 to the **secondary contract** for FY2016/17. This will bring the total secondary contract amount to an amount not-to-exceed \$63,250. Between the primary and secondary contracts the overall amount will be increased from \$275,000 to \$297,000. It should be noted that staff will not be spending the entire contract amount with Ames Trenching. So, the original \$275,000 budget will not be exceeded.

The primary contractor was very busy so staff had to assign additional work to the secondary contractor in order to meet required project deadlines. The assigned work was much higher than staff originally planned and as a result the contracted amount has been exceeded which is the reason a change order is now needed.

The approved FY 2016/17 operating budget for Underground System Improvements contains \$1,400,000. Trenching and excavation services are included in this amount. The trenching and excavation services covered by this contract would also be used for the relocation of Electric Services facilities to clear sites for Public Works roadway improvement projects. Funds have been designated in various CIP projects for those relocation activities.

ALTERNATIVES:

1. Approve contract Change Order No. 1 with Communication Technologies, Des Moines, IA, for the Underground Trenching Contract for Electric Services in the

not-to-exceed amount of \$22,000. This will bring the total FY2016/17 secondary contract value to a not-to-exceed amount of \$63,250.

2. Do not approve the change order.

MANAGER'S RECOMMENDED ACTION:

These services are necessary to provide trenching and excavation for new construction, maintenance, and emergency repair activities for Electric Services. Having two contractors under contract allows the City to assign work to the secondary contractor if the primary contractor is busy and is unable to meet required project deadlines. This should reduce delays to project schedules.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

COUNCIL ACTION FORM

SUBJECT: POWER PLANT ELECTRICIAN SERVICES – CHANGE ORDER 2

BACKGROUND:

On February 17, 2017, staff issued a purchase order to The Baker Group in the not-to-exceed amount of \$24,000. The scope of work was to procure the services of a qualified electrician for maintenance at the Power Plant.

It was necessary to procure these services because the Power Plant does not currently have an electrician on staff. The Power Plant is in the process of recruiting to fill this vacant position. It is anticipated that this position should be filled by August of this year.

One change order in the not-to-exceed amount of \$24,000 was issued because the electrician was needed longer than originally anticipated. Staff has determined that another change order is needed to keep the outside electrician until the Power Plant electrician position is filled.

This change order will add an additional \$32,000 to the purchase order, bringing the total not-to-exceed amount to \$80,000. Funds for the purchase of this service are available from the approved FY 2016/17 and FY 2017/18 budgets for the salary of a Power Plant electrician.

ALTERNATIVES:

1. Approve contract Change Order No. 2 to The Baker Group, Des Moines, IA, in the not-to-exceed amount of \$32,000 for electrician services. This will increase the contract total to the not-to-exceed amount of \$80,000.
2. Reject contract Change Order No. 2 that would result in the Power Plant not having a qualified electrician on-site to provide needed maintenance support.

CITY MANAGER'S RECOMMENDED ACTION:

The Power Plant is in the process of filling the vacancy for an electrician. Until that position is filled it is crucial to hire a qualified outside electrician to provide maintenance support. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.



Public Works Department
515 Clark Avenue, Ames, Iowa 50010
Phone 515-239-5160 ♦ Fax 515-239-5404

33

June 7, 2017

Honorable Mayor and Council Members
City of Ames
Ames, Iowa 50010

Ladies and Gentlemen:

I hereby certify that portions of the street paving, street lighting, sanitary sewer, storm sewer, and water main required as a condition for approval of the final plat of **Crane Farm Subdivision** have been completed in an acceptable manner by **Con-Struct, Inc.** The above-mentioned improvements have been inspected by the Engineering Division of the Public Works Department of the City of Ames, Iowa and found to meet City specifications and standards.

The amount of the financial security can be reduced to \$187,562.00 to cover installation of the street lighting, COSESCO, storm water management, street trees, landscaping and public sidewalks/pedestrian ramps.

Sincerely,

John C. Joiner, P.E.
Director

JJ/jc

cc: Finance, Contractor, PW Senior Clerk, Planning & Housing, Subdivision file

Description	Unit	Quantity
Mobilization	LS	1
Subgrade Preparation, 12"	SY	11,280
Subbase, Modified, 12"	SY	11,280
Subdrain, Perforated Polyethylene, 6"	LF	4,600
Pavement, PCC 9"	SY	10,240
Sanitary Sewer Gravity Main, Trenched, PVC, 8"	LF	175
Sanitary Sewer Gravity Main, Trenched, PVC, 12"	LF	1,770
Storm Sewer, Trenched, RCP, 18"	LF	480
Storm Sewer, Trenched, RCP, 24"	LF	895
Storm Sewer, Trenched, RCP, 30"	LF	735
Water Main, Trenched, 8"	LF	205
Manhole Type SW-301, 48"	EA	8
Manhole Type SW-401, 48"	EA	5
Intake Type SW-501	EA	8
Intake Type SW-503	EA	8
Excavation, Class 13	CY	19,000
Storm Sewer Trenched, Polyethylene 4"	LF	110
Storm Sewer Trenched, RCP 24"	LF	230
Intake Type SW-513, Modified	EA	2
Rip Rap, Class D	Ton	900
Seeding	ACRE	2.25
Street Lighting	LS	1
Erosion Control	ACRE	27
Sidewalk, 4", PCC	SY	1,145

COUNCIL ACTION FORM

**SUBJECT: POWER PLANT FUEL CONVERSION – MECHANICAL INSTALLATION
GENERAL WORK CONTRACT - CONTRACT COMPLETION**

BACKGROUND

In November 2013 the City Council voted to convert the City's Power Plant from coal to natural gas. Implementing this decision requires a significant amount of engineering, installation of equipment, and modification and construction in the Power Plant.

On September 22, 2015, City Council awarded a contract to TEI Construction Services, Inc., Duncan, SC for the Mechanical Installation General Work Contract in the amount of \$1,572,019.

There were eleven change orders to this contract.

Change Order No. 1 for \$8,750 was for TEI to procure Nordstrom valves.

Change Order No. 2 for \$156,131 was for TEI to supply natural gas control and on-off valves.

Change Order No. 3 for \$187,984 was for TEI to provide and modify platforms, stairs, grating, toe plates, railings, etc. on four levels associated with the installation of natural gas burners and igniters on Unit 8 boiler and to provide Unit 7 & 8 Steam turbine front standard installation work including probe removal, worm gear removal, disconnecting linkages, and valve installation.

Change Order No. 4 for \$9,785.37 was for TEI to provide material, equipment, and labor necessary to fabricate and install structural steel angle frames onto the outside of the burner windboxes on three burner levels of Unit 8 boiler to facilitate the mounting of nine burners.

Change Order No. 5 for \$3,032.17 was for TEI to remove & reinstall operating cylinder pump at the direction of the GE representative.

Change Order No. 6 for \$7,725.98 was for TEI to provide the necessary material, equipment, and labor to remove the existing burner support rings and replace them with rings at Elevation 127'-3" on Unit 8 boiler.

Change Order No. 7 for \$3,032.16 was for TEI to provide equipment and labor to remove, inspect, adjust, and reinstall the pilot valve on Unit 8 turbine.

Change Order No. 8 for \$21,673.58 was for TEI to cut the piping and weld flanges in each of the nine (9) natural gas igniter valve assemblies to facilitate the maintenance and removal (if necessary) of the gas control valves, plus install fittings along with

shutoff valves to be able to isolate pressure gauges for maintenance and removal without having to shut down the system to perform the work.

Change Order No. 9 for \$175,496.89 was for TEI to supply and install the refractory that is required around the nine new natural gas burners for Unit 8.

Change Order No. 10 for \$48,486.22 was for TEI to: 1) provide and set-up a stud welder for welding refractory horns onto the Unit 8 burner locations; 2) deduct the net price remaining in the base bid that had been allocated for the installation of refractory around the burners of Unit 8 boiler; 3) provide the necessary material, labor, and equipment to supply and weld install twelve new 3" to 2" reducers to accommodate the new 2" valves on the Ignitor Air System; 4) drill holes and align (shim) the linear actuators on the damper tube assemblies as requested by Alstom; 5) provide material, labor, and equipment necessary to modify the structural steel columns supporting the weather shelter (canopy) over the Power Plant's natural gas gate station; 6) provide labor to install additional horns around Unit 8's natural gas burners to securely hold in place the refractory necessary to shape the natural gas flames emanating from each burner; 7) provide material, labor, and equipment necessary to provide and install specialized equipment to support the piping and equipment of the new steam sealing system for Unit 8 turbine-generator; and 8) to be reimbursed for remobilization of labor and rental of equipment due to the delay in the completion of the gas conversion of Unit 8 requiring Unit 7 to stay online, which prevented TEI from being able to transition and work on Unit 7 after completing their work on Unit 8.

Change Order No. 11 for \$12,539.88 was for reimbursing TEI for sales taxes paid on materials they purchased to fulfill their obligations of their contract with the City.

The net contract amount including these eleven change orders is \$2,206,656.25.

Council should note that the actual project cost total is \$2,189,395.18, which is less than the total contract amount by \$17,261.07. This is due to the time and material charges associated with the change orders being less than were anticipated.

The Engineer's estimate of the cost for this phase of the project was \$5,115,000. The current approved Capital Improvements Plan includes \$18,473,011 for the Unit 7 and Unit 8 fuel conversion. The complete project budget to date is shown on page 4.

All of the requirements of the contract have been met by TEI Construction Services, Inc., and the Engineer has provided a certificate of completion.

ALTERNATIVES:

- 1) Accept completion of the contract with TEI Construction Services, Inc., Duncan, SC for the Power Plant Fuel Conversion - Mechanical Installation General Work Contract at a total cost of \$2,189,395.18, and authorize final payment to the contractor.
- 2) Delay acceptance of this contract.

MANAGER'S RECOMMENDED ACTION:

The contractor for the Power Plant Fuel Conversion - Mechanical Installation General Work Contract has completed all of the work specified under the contract. The Engineer has issued a certificate of completion on the work, and the City is legally required to make final payment to the contractor.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

PROJECT BUDGET

The overall project budget and commitments to date are summarized below. To date, the project budget has the following items encumbered:

\$18,473,011	Current Project Budget
	<u>Sargent & Lundy, LLC</u>
\$1,995,000	Encumbered not-to-exceed amount for Engineering Services
\$2,395,000	Engineering Services Contract Change Order No. 1
\$174,000	Engineering Services Contract Change Order No. 2
\$154,000	Engineering Services Contract Change Order No. 3
	<u>GE Power Inc.</u>
\$3,355,300	Contract cost for Natural Gas Conversion Equipment
\$29,869	Equipment Contract Change Order No. 1
(-\$321,600)	Equipment Contract Change Order No. 2
(-\$51,000)	Equipment Contract Change Order No. 3
\$1,620	Equipment Contract Change Order No. 4
\$0	Equipment Contract Change Order No. 5
\$19,857	Equipment Contract Change Order No. 6
\$62,310	Equipment Contract Change Order No. 7
\$121,360	Equipment Contract Change Order No. 8
	<u>Emerson Process Management Power & Water Solutions, Inc.</u>
\$1,595,000	Contract cost for DCS equipment
\$39,377	DCS Contract Change Order No. 1
\$12,611	DCS Contract Change Order No. 2
\$0	DCS Contract Change Order No. 3
\$326,067.31	DCS Contract Change Order No. 4
	<u>GE Energy Control Solutions, Inc.</u>
\$814,920	Contract cost for TCS equipment Bid 1
\$244,731	TCS Bid 1 Contract Change Order No. 1
\$34,000	TCS Bid 1 Contract Change Order No. 2
\$0	TCS Bid 1 Contract Change Order No. 3
\$16,854	TCS Bid 1 Contract Change Order No. 4
\$41,760	TCS Bid 1 Contract Change Order No. 5
	<u>General Electric International, Inc.</u>
\$186,320	Contract Cost for Turbine Steam Seal System - TCS Bid 2
\$24,536	TCS Bid 2 Contract Change Order No. 1
\$150,000	TCS Bid 2 Contract Change Order No. 2

\$0	TCS Bid 2 Contract Change Order No. 3
\$9,208.42	TCS Bid 2 Contract Change Order No. 4

Henkel Construction Co.

\$898,800	Contract cost for Control Room Installation General Work Contract
\$66,782	Control Room Contract Change Order No. 1
\$17,683.54	Control Room Contract Change Order No. 2

TEI Construction Services, Inc.

\$1,572,019	Contract cost for Mechanical Installation General Work Contract
\$8,750	Mechanical Contract Change Order No. 1
\$156,131	Mechanical Contract Change Order No. 2
\$187,984	Mechanical Contract Change Order No. 3
\$9,785.37	Mechanical Contract Change Order No. 4
\$3,032.17	Mechanical Contract Change Order No. 5
\$7,725.98	Mechanical Contract Change Order No. 6
\$3,032.16	Mechanical Contract Change Order No. 7
\$21,673.58	Mechanical Contract Change Order No. 8
\$175,496.89	Mechanical Contract Change Order No. 9
\$48,486.22	Mechanical Contract Change Order No. 10
\$12,539.88	Mechanical Contract Change Order No. 11

FPD Power Development, LLC

\$3,145,149	Contract cost for Electrical Installation General Work Contract
\$12,044.24	Electrical Contract Change Order No. 1
\$41,265.65	Electrical Contract Change Order No. 2
\$123,893.91	Electrical Contract Change Order No. 3
\$64,743.87	Electrical Contract Change Order No. 4

Graybar Electric

\$98,560	Contract cost for UPS System
(-\$1,010)	UPS System Contract Change Order No. 1

Hertz Equipment Rental Corporation

<u>\$166,835.50</u>	Contract cost for Portable Electric Space Heaters
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\$18,272,504.69	Costs committed to date for conversion
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\$200,506.31	New Project Balance to cover miscellaneous equipment and modifications to the power plant needed for the fuel conversion
---------------------	---

ITEM # 35
DATE: 06-13-17

COUNCIL ACTION FORM

SUBJECT: 6TH STREET BRIDGE OVER SQUAW CREEK

BACKGROUND:

On September 22, 2015, City Council awarded this project to Peterson Contractors, Inc. of Reinbeck, Iowa in the amount of \$2,529,652.18. Change Order No. 1 was administratively approved by staff in the amount of \$38,568.58. Change Order No. 2 was the balancing change order for the project in the amount of \$47,925.34 and was approved by Council on March 7, 2017.

Following the approval of Change Order No. 2 and the audit by the Iowa Department of Transportation, Staff discovered an item that was not paid correctly. The item for new street lights was not initially paid to the contractor because the City provided and installed the new street lights. It was discovered that the item in question did require the contractor to supply and install the light pole bases and associated conduit and payment was due to them. Thus, Change Order No. 3 was administratively approved by staff in the amount of \$9,600 for this work. This brings total **completed construction costs to \$2,625,746.10**. Engineering and contract administration costs were \$160,000, bringing **overall project costs to \$2,785,746.10**.

Funding for this project is programmed in the amount of \$1,000,000 from IDOT City Highway Bridge Funds, \$2,320,000 from General Obligation Bonds, and \$50,000 in Shared Use Path Maintenance funds, **bringing total project funding to \$3,370,000**.

It is important to note that the East Lincoln Way Bridge repair project is also programmed with the expectation that **\$300,000** of the \$2,320,000 in General Obligation Bonds noted above would be available. The East Lincoln Way Bridge planned improvements include minor maintenance activities incorporating joint repair and painting. Design work for the project has begun and it is anticipated that Staff will bring plans and specifications to Council for approval in the summer of 2017. This should leave approximately \$284,000 of remaining funding that will be used for future projects.

ALTERNATIVES:

1. Accept the 2015/16 Bridge Rehabilitation Program (6th Street Bridge over Squaw Creek) as completed by Peterson Contractors, Inc. of Reinbeck, IA in the amount of \$2,625,746.10.
2. Direct Staff to pursue changes to the project.

MANAGER'S RECOMMENDED ACTION:

The Iowa DOT has completed their audit and the project is now ready for final acceptance by Council.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1 as stated above.

COUNCIL ACTION FORM

SUBJECT: AMES MUNICIPAL CEMETERY WATER SERVICE LINE REPLACEMENT

BACKGROUND:

This program provides funding to enhance the physical appearance and services at the Cemetery. The five-year program for restoration and improvement of the cemetery driving lanes and water service lines began in 2012 and is expected to be complete in the summer of 2017.

This project replaced the existing galvanized water services lines within the Municipal Cemetery. Several breaks have occurred in recent years. In the summer of 2016, a significant break occurred that greatly reduced the volume and availability to provide water in a large portion of the cemetery. This new water service line is constructed of a more durable material and features self-closing, easy to operate faucet locations across the Cemetery.

On March 28th, City Council awarded the project to Jet Drain Services, LLC of Ames, IA in the amount of \$64,308.50. Change Order No. 1 was administratively approved by staff in the amount of \$471.21 and included additional service valves to enable better operation of the system by field staff. **This brings overall project costs to \$64,779.71.** Funding is identified in the 2016/17 Capital Improvements Program in the amount of **\$70,000** from Local Option Sales Tax.

ALTERNATIVES:

1. Accept the Ames Municipal Cemetery Water Service Line Replacement Project as completed by Jet Drain Services, LLC of Ames, IA in the amount of \$64,779.71.
2. Direct Staff to pursue changes to this project.

MANAGER'S RECOMMENDED ACTION:

The project was completed and in use prior to Memorial Day in 2017 and is within the approved budget.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as noted above.

COUNCIL ACTION FORM

SUBJECT: COMPLETION OF CONTRACT FOR THE FURMAN AQUATIC CENTER WATER SLIDE RESTORATION PROJECT

BACKGROUND:

Fischer Bros. Enterprises, Eau Claire, Wisconsin, was awarded the Furman Aquatic Center Water Slide Restoration Project to provide all labor, materials, and other components necessary to complete necessary maintenance and repair to all surfaces of the four waterslides at the Furman Aquatic Center, 1635 13th St. The contract was awarded January 24, 2017 in the amount of \$97,000. The project included repainting the exterior of all slide surfaces, repairing slide interiors, buffing and sealing of slide interiors to regain the original luster and speed, and sealing of all slide seams to eliminate leaks. In addition, the proposal included slide support and tower maintenance.

While the contractor was onsite, they recommended additional work not included in the proposal. The recommended work included replacing galvanized flange bolts to stainless steel flange bolts as well as replacing two valves on the water supply lines to the tube slides. Staff approved the additional work due to the fact the bolts would need to be replaced in the near future because they were showing signs of rust and if the contractor had to come back at later time, the cost would be greater due to mobilization. The additional cost for the recommended work was \$2,200.

The total project cost was \$99,200 while the budget was \$97,500. The additional \$1,700 will come from the completed Auditorium Sound Shell Project which had \$15,830 in savings.

ALTERNATIVES:

1. a. Accept completion of the Furman Aquatic Center Slide Restoration Project in the amount of \$99,200.

b. Approve the use \$1,700 from the completed Auditorium Sound Shell Project savings to fund the remainder of monies needed for this project
2. Do not accept completion of the Furman Aquatic Center Slide Restoration Project in the amount of \$99,200.

MANAGER'S RECOMMENDED ACTION:

Furman Aquatic Center has averaged approximately 96,000 visitors since opening in 2010 and the completed project addressed needed maintenance and repairs to all four waterslides to aid in providing an excellent facility for patrons to enjoy during summer months for many years to come.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, accepting completion of the Furman Aquatic Center Slide Restoration Project in the amount of \$99,200.

COUNCIL ACTION FORM

SUBJECT: PLAT OF SURVEY FOR 1428 AND 1506 BOSTON AVENUE

BACKGROUND:

The City's subdivision regulations are found in Chapter 23 of the Ames Municipal Code. These regulations include the process for creating or modifying property boundaries and for determining if any improvements are required in conjunction with the platting of property. The regulations also describe the process for combining existing platted lots or adjusting the boundary lines of existing tracts. Section 23.308 allows the use of a plat of survey for a boundary line adjustment.

This plat of survey combines two platted lots into a single parcel. The two platted lots (1428 and 1506 Boston Avenue) lie in the Eastgate subdivision, north of Plymouth Drive. The lots are currently vacant and were recently rezoned to Highway-Oriented Commercial (HOC). The owner of the two lots proposes to combine them into a single parcel for a proposed development. The decision on infrastructure requirements was part of the original subdivision approval and development agreement. The Plat of Survey does not trigger any new infrastructure beyond what was required with the prior approval.

Approval of this plat of survey (Attachment B) will allow the applicant to prepare the official plat of survey and submit it to the Planning and Housing Director for review. The Director will sign the plat of survey confirming that it fully conforms to all conditions of approval. The prepared plat of survey may then be signed by the surveyor, who will submit it for recording in the office of the County Recorder.

ALTERNATIVES:

1. The City Council can approve the proposed plat of survey consistent with the boundary line adjustment standards of Chapter 23.
2. The City Council can deny the proposed plat of survey if the City Council finds that the requirements for plats of survey as described in Section 23.308 have not been satisfied.
3. The City Council can refer this back to staff and/or the owner for additional information.

CITY MANAGER'S RECOMMENDED ACTION:

Staff has determined that the proposed plat of survey for a boundary line adjustment does not trigger City infrastructure requirements as defined within the Subdivision Code. Any development on the site of a principle building, however, will require completion of the previously deferred improvements.

Therefore, it is the recommendation of the City Manager that the City Council accept Alternative #1 to approve the plat of survey.

**ADDENDUM
PLAT OF SURVEY FOR 1428 AND 1506 BOSTON AVENUE**

Application for a proposed plat of survey has been submitted for:

- Conveyance parcel (per Section 23.307)
- Boundary line adjustment (per Section 23.309)
- Re-plat to correct error (per Section 23.310)
- Auditor's plat (per Code of Iowa Section 354.15)

The site is located at: 1428 and 1506 Boston Avenue

Owner: Tea Party Investment LLC
Parcel ID: 05-36-478-040 and 05-36-478-030

New Legal Descriptions: Parcel A, including Lots Eight (8) and Nine (9), Eastgate Subdivision, Ames, Story County, Iowa

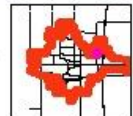
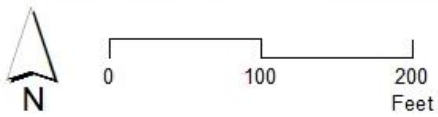
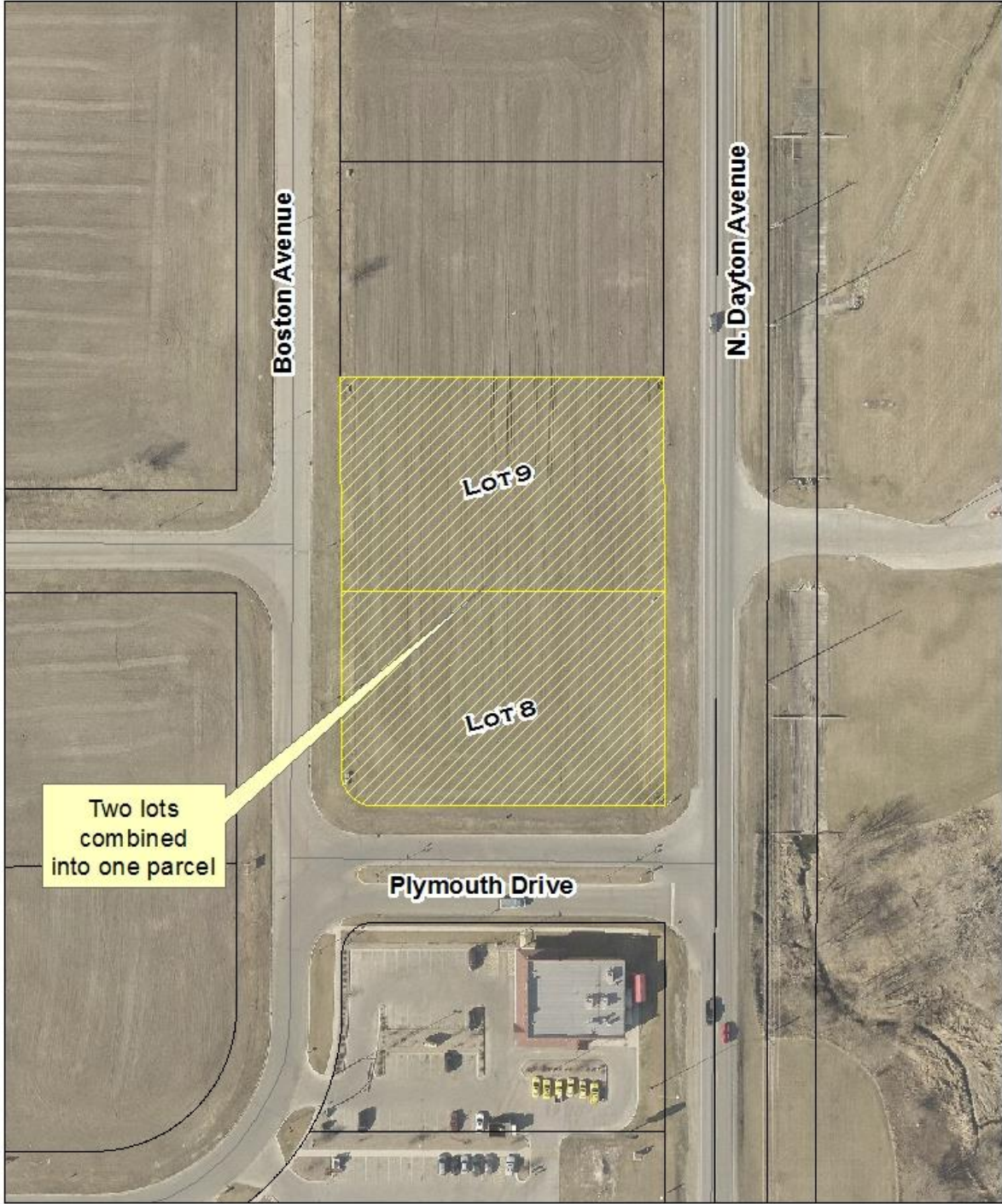
Public Improvements:

The preliminary decision of the Planning Director finds that approval requires all public improvements associated with and required for the proposed plat of survey be:

- Installed prior to creation and recordation of the official plat of survey and prior to issuance of zoning or building permits.
- Delayed, subject to an improvement guarantee as described in Section 23.409.
- Not Applicable.

Note: The official plat of survey is not recognized as a binding plat of survey for permitting purposes until a copy of the signed and recorded plat of survey is filed with the Ames City Clerk's office and a digital image in Adobe PDF format has been submitted to the Planning & Housing Department.

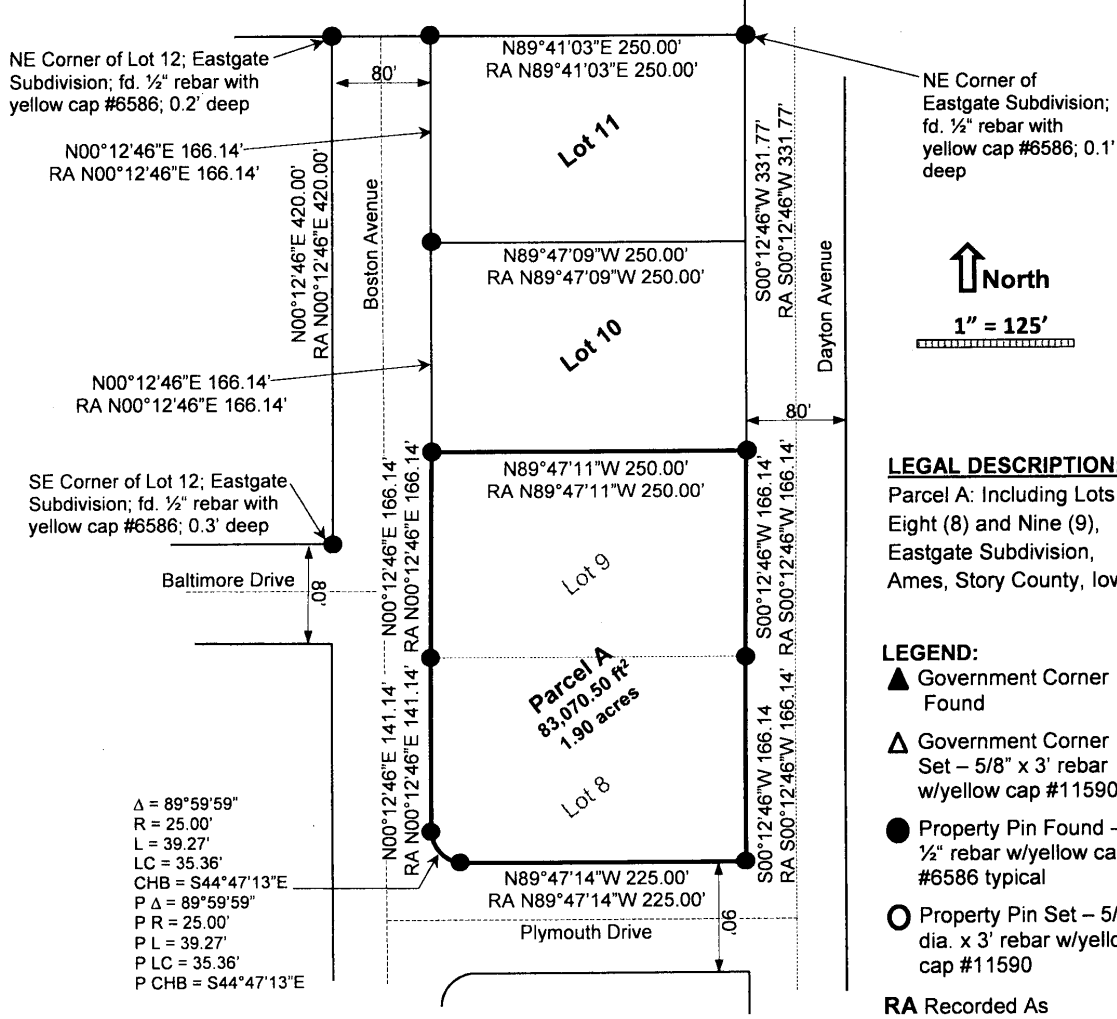
ATTACHMENT A: LOCATION MAP



ATTACHMENT B: PLAT OF SURVEY

Prepared By: Marlee Walton, PE, PLS #11590; M. J. Walton & Associates, Inc.; 456 Rookwood Dr.; Ames, IA 50010; 515-232-5768

Plat of Survey



LEGAL DESCRIPTION:
Parcel A: Including Lots Eight (8) and Nine (9), Eastgate Subdivision, Ames, Story County, Iowa

- LEGEND:**
- ▲ Government Corner Found
 - △ Government Corner Set – 5/8" x 3' rebar w/yellow cap #11590
 - Property Pin Found – 1/2" rebar w/yellow cap #6586 typical
 - Property Pin Set – 5/8" dia. x 3' rebar w/yellow cap #11590

RA Recorded As

I hereby further certify that this land survey document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

 Marlee A. Walton, PE, PLS
 License Number #11590
 My license renewal date is December 31, 2018

 Date

The Ames City Council approved this plat of survey on _____, 20____, with Resolution Number _____.

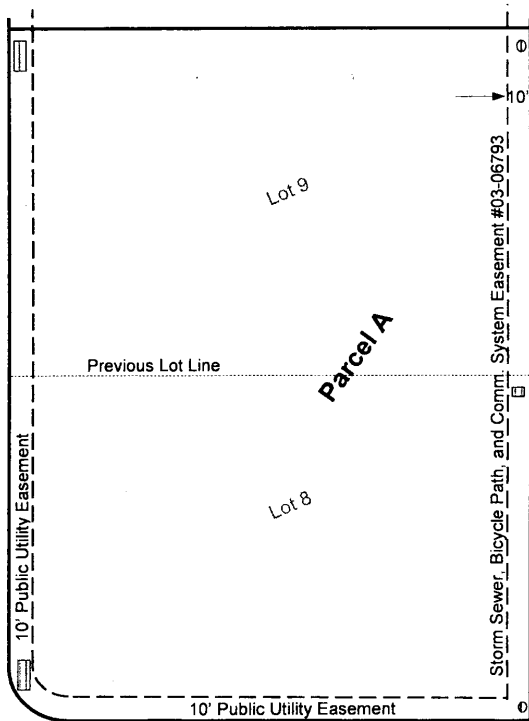
I certify that it conforms to all conditions of approval.

 Planning and Housing Director

M. J. Walton & Associates, Inc.
 Surveying and Mapping
 mwalton@mjwaltonsurvey.com
 456 Rookwood Drive
 Ames, IA 50010

Survey Requested By: Biren Patel; Patriot Hospitality	
Owner of Record: Tea Party Investment, LLC	
Field Work Completed: 04/03/2017	
Drawn: NS	Sheet No.: 1/2
Date: 05/18/2017	Proj. No.: 8055

Plat of Survey



1" = 75'

ADDRESS:

1500 Boston Avenue, Ames, Iowa

LEGAL DESCRIPTION:

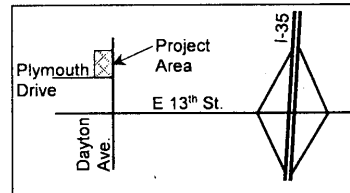
Parcel A – Including Lots Eight (8) and Nine (9), Eastgate Subdivision, Ames, Story County, Iowa

EASEMENTS:

Easements for public utilities, storm sewer, and public bicycle path; setbacks; and development notes set forth on the Plat of Eastgate Subdivision filed October 28, 1999 in Inst. No. 99-14584

Easement for communications systems filed March 10, 1964 in Book 96, Page 121, as affected by agreement filed April 9, 2003 in Inst. No. 03-06793

LOCATION MAP:



LEGEND:

- Property Boundary
- - - Easement Boundary
- ▣ Utility Box
- ⊙ Storm Sewer Inlet

I hereby further certify that this land survey document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

 Marlee A. Walton, PE, PLS Date
 License Number #11590
 My license renewal date is December 31, 2018

The Ames City Council approved this plat of survey on _____, 20____, with Resolution Number _____.

I certify that it conforms to all conditions of approval.

 Planning and Housing Director

M. J. Walton & Associates, Inc.
 Surveying and Mapping
 mw Walton@mjwaltonsurvey.com
 456 Rookwood Drive
 Ames, IA 50010

Survey Requested By: Biren Patel; Patriot Hospitality	
Owner of Record: Tea Party Investment, LLC	
Field Work Completed: 04/03/2017	
Drawn: NS	Sheet No.: 2/2
Date: 05/18/2017	Proj. No.: 8055