

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

AMES, IOWA

DECEMBER 12, 2017

**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 6:00 p.m. on the 12th day of December, 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 Supervisor; 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 Transit Representative Kate Gregory were absent.

AMENDMENT TO FY 2018-2021 TRANSPORTATION IMPROVEMENT PROGRAM (TIP): Transportation Planner Tony Filippini stated the TIP needed to be amended to add one project; Ames Traffic Network Master Plan. This is a project that was included in the last Transportation Improvement Program and is a result of the Iowa Clean Air Attainment Program from last year. It was programmed, but not expended by the end of the Federal fiscal year. The project needs to be added to the current year Transportation Program so the City can receive funds.

Moved by Beatty-Hansen, seconded by Olson, to set January 9, 2018, as the hearing date to amend the FY 2018-2021 Transportation Improvement Program.

Vote on Motion: 8-0. Motion approved unanimously.

AMENDMENT TO 2015-2019 FINAL PASSENGER TRANSPORTATION PLAN (PTT): Mr. Filippini stated that staff is requesting to add a project to the five-year Final Passenger Transportation Plan. In this amendment, there is an addition to the narrative. The project would be included with Dial-a-Ride and participation with HIRTA to implement a customer service portal. Transit Director Sheri Kyras added this is a project HIRTA and CyRide have identified that would be beneficial to both sets of customers. This was a service requested by Dial-a-Ride customers. Customers would be able to do online reservations. CyRide will pay a portion of the technology cost that is equivalent to the CyRide ridership compared to the whole HIRTA ridership, in order to move this project forward and be beneficial to the whole community.

Moved by Beatty-Hansen, seconded by Olson, to set January 9, 2018 as the hearing date to amend the FY 2015-2019 Final Passenger Transportation Plan.

Vote on Motion: 8-0. Motion approved unanimously.

ADJOURNMENT: Moved by Betcher, seconded by Olson, to adjourn the AAMPO Policy Committee meeting at 6:05 p.m.

Vote on Motion: 8-0. Motion approved unanimously.

REGULAR MEETING OF THE AMES CITY COUNCIL

The Regular Meeting of the Ames City Council was called to order by Mayor Ann Campbell at 6:06 p.m. on December 12, 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.

PRESENTATION: Mayor Ann Campbell presented Fiancé Director Duane Pitcher and Budget Officer Nancy Masteller with the Government Finance Officers Association Distinguished Budget Presentation Award. This is the 33rd consecutive year that the City of Ames has received this Award.

CONSENT AGENDA: Council Member Betcher pulled for separate discussion, Item No. 11, a request from Hunziker Youth Sports Complex to install a fence and access gate; and Item No. 12, an Encroachment Permit for a sign at 2420 Lincoln Way.

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

1. Motion approving payment of claims
2. Motion approving Minutes of Regular Meeting of November 28, 2017
3. Motion approving Report of Contract Change Orders for November 16-30, 2017
4. Motion approving renewal of the following Beer Permits, Wine Permits, and Liquor Licenses:
 - a. Class C Liquor & Outdoor Service - Aunt Maude's, 543-547 Main Street
 - b. Class C Liquor - Tip Top Lounge, 201 E. Lincoln Way
 - c. Class C Beer & Class B Wine - Casey's General Store #2298, 428 Lincoln Way
5. Motion approving new Class C Liquor, Catering, & Outdoor Service for Thumbs Bar, 2816 West Street
6. RESOLUTION NO.17-682 approving appointment of Council Member Chris Nelson to Conference Board's Mini Board
7. RESOLUTION NO. 17-683 accepting Annual Affirmative Action Report
8. RESOLUTION NO. 17-684 approving Intergovernmental Agreement with Iowa alcoholic Beverages Division for police enforcement of tobacco, alternative nicotine, and vapor products and regulations
9. RESOLUTION NO. 17-685 approving 36-Month Line Volume Plan Agreement with Century Link for Information Technology Division
10. RESOLUTION NO. 17-688 approving Roadway Easement for University Boulevard paving
11. RESOLUTION NO. 17-689 approving preliminary plans and specifications for 2017/18 Shared-Use Path System Expansion (Mortensen Road); setting January 17, 2018, as bid due date and January 23, 2018, as date of public hearing
12. RESOLUTION NO. 17-690 approving preliminary plans and specifications for North river

Valley Park Low-Head Dam Improvements Project; setting January 3, 2018, as bid due date and January 9, 2018, as date of public hearing

13. RESOLUTION NO. 17-691 approving contract and bond for Furnishing 15kV Outdoor Metalclad Switchgear and 69kV Control Panels for top-O-Hollow Substation
14. RESOLUTION NO. 17-692 approving Change Order No. 1 in the amount of \$93,279.70 for 2015/16 West Lincoln Way Intersection Improvements (Franklin Avenue)
15. RESOLUTION NO. 17-693 approving Plat of Survey for 2329, 2415, and 2505 University Boulevard
16. RESOLUTION NO. 17-694 accepting partial completion of public improvements and lessening security for Quarry Estates Subdivision, 1st Addition
17. RESOLUTION NO. 17-695 accepting partial completion of public improvements and lessening security for Crane Farm Subdivision, 2nd Addition
18. RESOLUTION NO. 17-696 accepting completion of public improvements and releasing security for Scenic Point Subdivision
19. RESOLUTION NO. 17-697 accepting completion of public improvements and releasing security being held for street trees for South Fork Subdivision, 3rd Addition

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

REQUEST FROM HUNZIKER YOUTH SPORTS COMPLEX TO INSTALL A FENCE AND ACCESS GATE: Council Member Betcher stated that she had pulled Item No. 11 because she wanted to clarify that granting approval of the gate does not mean that the City Council is approving the payment for the fence and access gate.

Moved by Betcher, seconded by Beatty-Hansen, to adopt RESOLUTION NO. 17-686 approving the request from Hunziker Youth Sports Complex to install a fence and access gate.

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

ENCROACHMENT PERMIT FOR SIGN AT 2420 LINCOLN WAY: Council Member Betcher requested to pull Item No. 12 because the sign has already been installed despite the fact that there has not been an Encroachment Permit approved. She commented that this seems to be a pattern and highlights that the Permit approval process is not working. Council Member Betcher believes that applicants need to be held accountable to the Permit process and be fined or the City Permit process needs to be adjusted. City Attorney Lambert added that the applicant can be cited for a municipal infraction.

Moved by Betcher, seconded by Beatty-Hansen to adopt RESOLUTION NO. 17-687 approving the Encroachment Permit for a sign at 2420 Lincoln Way (Freddy's Frozen Custard & Steakburgers).

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

PUBLIC FORUM: Mayor Campbell opened Public Forum.

Richard Deyo, 505 8th Street #2, Ames, requested to speak during Council Comments.

Mayor Campbell closed Public Forum as there was no one else wishing to speak.

ORDINANCE LIMITING RENTAL OCCUPANCY IN SINGLE- AND TWO-FAMILY RESIDENCES: Mayor Campbell noted that she and Mr. Schainker had attended an Iowa State Student Government meeting to clear up some misconceptions that had been circulating about the proposed ordinance.

City Attorney Mark Lambert summarized the ordinance to limit the occupancy in single-and two-family rental homes or duplexes up to three adult occupants for one, two-and three-bedroom rentals. Four or more bedroom rentals are limited to one adult per bedroom with a cap of five. One-two and three-bedroom rentals are required to have at least two off-street parking spaces. Four bedrooms or more need one off-street parking space per bedroom for occupancy purposes. Also the references to family have been taken out of the language to be in compliance with the new state law.

Planning and Housing Director Kelly Diekmann addressed the applicability to single-and two-family residences. When the first motion was made in October, it was to have a maximum of five adults in a low-density residence. The meeting in November gave new direction to discuss three, four-and five-bedroom houses across the City. The recommendation of staff was to treat the residences equally for all single-and two-family houses, no matter what the neighborhood is zoned. It is based on the building, not the zoning district.

Building Official Sara VanMeeteren stated Council froze the number of occupants on January 1, 2018, but not the number of bedrooms. This doesn't prohibit the change of a room into a bedroom; it just prohibits the landlord from using that bedroom to change the number of people allowed for existing registered rentals anywhere in the City.

Council Member Betcher inquired whether the City was only looking at the building type and not the zone, would that nullify the meaning of a dwelling house (single-family home with not more than one person up to five in a Medium (RM) or High (RH) density neighborhood). Director Diekmann responded that a dwelling house is a defined use within the Zoning Ordinance. It is distinguished from a single-family detached dwelling and is only allowed in RM and RH, while a single-family home can be in any zone. The owner of the property is able to decide if it is a dwelling or single-family home.

Council Member Corrieri asked about people who have current leases now and would exceed occupancy after the City Ordinance is passed. She gave the example of a married couple that had parents living with them in a three-bedroom house. City Attorney Mark Lambert stated that would not be allowed under this Ordinance. He added there is a safety valve within the Ordinance regarding a Functional Family. It allows them to go to the Zoning Board of Adjustment (ZBA) and be declared a Functional Family. Council Member Corrieri added that the City could not make an exception because of familial status; that can no longer be used as a tool.

Director Diekmann noted that Functional Family is a Zoning Ordinance device. If a group of people got that Permit, the Rental Code would accommodate them because that group would now be something else. There are criteria for the Permit and a hearing process for groups who can demonstrate they live in a common household, not just any group of people. Mr. Diekmann is not sure this avenue has ever been pursued. It was originally a chance for a group who didn't meet a family definition in the Zoning Ordinance previously to have ZBA authorize group living, but counted as household living. It is a very narrow provision in the Zoning Ordinance, not the Rental Code. Functional Family is the outcome of the Federal Housing Law to accommodate unique situations regarding housing. It is in the Zoning Ordinance because it is a use question not an occupancy question. Director Diekmann stated Functional Family can be found in the Zoning Ordinance definition of Functional Family. A Functional Family includes not more than five people who are granted a Special Use Permit as a single non-profit housekeeping unit as a Functional Family. Then a person would be redirected to the provisions of the Zoning Ordinance as to how to go about getting the Permit. This excludes fraternities, lodges, clubs, associations, temporary living situations, and homes for criminal offenders.

Ex-officio Member Robert Bingham asked if there was a provision to allow for the expansion of parking. Building Official Sara VanMeeteren stated that is not possible under the Ordinance; Council froze the parking. The amount of parking on a site will dictate the number of adult occupants in a house. If parking is added that would also add occupants. Part of the freeze was freezing parking. Mr. Bingham inquired about matching the freeze dates with the moratorium. Council Member Corrieri agreed; that would give people time to adjust to the new Code.

Council Member Orazem asked if there were other legal existing spaces that include off-site parking. Director Diekmann responded that there could be, but that is typically only allowed for apartments and commercial uses. Single-family homes can't have off-site parking to meet the City parking requirements. Article 4 of the Zoning Ordinance describes when remote parking may be approved by City Council.

Council Member Betcher inquired about the possibility of tearing down an existing rental and how the ordinance would affect that. Director Diekmann stated that the existing rentals are regulated by maximum occupancy, but tear-downs and rebuilds are not because they will need a new Letter of Compliance (LOC). Council Member Betcher also asked if each side to a duplex has an LOC and if the owner-occupied side could add a bedroom before getting the LOC. Ms. VanMeeteren stated that each side does have its own LOC. The owner-occupied side doesn't necessarily mean that it is not registered. If it is not registered now a bedroom can be added, but if it is registered, the number of bedrooms will be locked in.

Council Member Beatty-Hansen questioned a statement that was made earlier concerning the freezing of occupants. Director Diekman stated the motion was to account for the number of bedrooms in existing rentals as of January 1, 2018. Council Member Beatty-Hansen added that her understanding was this was to be the beginning count, not to freeze at that count. Mr. Diekman stated that staff took freezing to mean the construction or conversion to create bedrooms. The motion was about setting occupancy limits, not about modifying structures. That was how staff

broke the two directions apart. A landlord can't create another bedroom that is not either on the Assessor's count or Inspection's count, whichever is greater. Another bedroom can never be created to an existing rental to add occupants. A landlord can tear down and build something new or give up their registration. Older properties may not want to do that because it may have been given some relief from compliance; then would have to totally comply for a new LOC.

Mayor Campbell invited people to speak if they had questions or additional comments that have not been heard before.

Kelly Junge, 401 East 14th Street, Ames, stated he is an owner-occupied person of a duplex. According to the Assessor page it is a two bedroom, but before he purchased the duplex a third bedroom was made. Council Member Betcher asked if there was a Letter of Compliance for his side of the duplex. Mr. Junge responded that there was not. Council Member Betcher inquired to Ms. VanMeeteren that if his side was up to code and applied for an LOC that would be the necessary action. Ms. VanMeeteren stated that was correct.

Al Warren, 3121 Maplewood Road, Ames, stated that the Supreme Court, in 1972, declared that a City could not limit the number of family in a house. He also feels that the City will need to allocate time and resources to physically go in to see what meets the guidelines for a bedroom, because the Assessor's Office is not actually going into units. Mayor Campbell added that a new inspector will be on board. Council Member Betcher stated that the most current information and higher number of bedrooms on January 1, 2018, between the Assessor's Office and the Inspections Office will be the number the City will go off of for occupancy.

Leslie Kawaler, 2121 Hughes Street, Ames, stated that if a landlord could prove a bedroom was there before January 1, 2018, there could be an appeals process to go through.

Mike Helwig, 423 West Riverside Road, Ames, stated that he was in support of the plus one proposal that had been discussed. Mr. Helwig feels that under the ordinance being proposed now there is no consistency: Four-and five-bedroom houses are better equipped to accommodate more people, but yet people can not be added, but it is fine to cram more people into smaller houses. He also commented on the length of the driveway. He stated that the number of feet doesn't matter, just stack the cars. A garage has to be so far from the street, so there can be one car in the garage and two stacked in the driveway. That would be a clever way of regulating three parking spaces and making a three occupancy max rule. If the City is going to base occupancy on parking, it needs to use a parking metric (number of vehicles). Mr. Helwig does not believe that will work and the City Council should look back to the plus-one proposal to keep things consistent.

Barbara Pleasants, 516 Lynn Avenue, Ames, addressed the previous remarks about the number of people allowed in four-and five-bedroom houses. The plus-one was raised because of the concern for a couple living in a one-bedroom unit. There has always been three people allowed. The maximum occupancy would be least three people and four-and five-bedroom houses get one or two more people than they had before.

Kris Abel-Helwig, 423 West Riverside Road, Ames, commented that she understands the limit of one adult person per bedroom, but feels that limiting occupancy to parking spaces does not address the concerns of the students. Many take the bus or use other means of transportation. Mayor Campbell responded that the City does not reexamine the new renters each year to see who has a car and who does not.

Adam Daniel, 2342 Storm Street, Ames, stated that he thought part of the issue is the on-street parking. He doesn't understand why when he has a four bedroom house and wants to expand off-street parking to fit four vehicles and he has the room that he can't do that. Director Diekmann responded that he could up until January 1, 2018. Mr. Daniel feels that restricting the creation of off-street parking is unfair to the landlord who wants to help the parking issue. He asked that the City at least have the parking ratio be consistent (the number of bedrooms to the number of off-street parking spaces). Council Member Beatty-Hansen stated the reason for that is because some landlords have paved spots on the property.

Mayor Campbell closed public input.

Moved by Beatty-Hansen, seconded by Corrieri, to amend the freezing of the current off-street parking spaces to expire at the end of the moratorium period.

Council Member Beatty-Hansen clarified that the amendment she made was that landlords can not add parking spaces until the end of the moratorium period.

Ms. VanMeeteren stated this could freeze parking for another whole year because of the timing for signing new leases. Mr. Diekmann clarified that the intent for calculating parking spaces for either existing or requests for new rental properties prior to April 30, 2018, is restricting the number of parking spaces that exist on January 1, 2018. Beginning May 1, 2018, that rule is gone. Council Member Beatty-Hansen confirmed that was her intent of the motion.

Ms. VanMeeteren stated that she had compiled all the information on the number of bedrooms for registered rental properties and compared that with the Assessor's numbers. She was able to find the number of bedrooms for all registered rentals except for 63. If a landlord disagrees with a number, they can file a form with Inspections. An inspection to see what is actually there or provided records from the landlord could give a better number. This process can be done with other rentals if the landlord contests it. Eighty three percent of the rental units are one-two or three bedroom. The four-bedroom and higher is very minimal. The larger units are going to want to increase their occupancy. The focus will need to be on those units and compile numbers for parking off the Assessor site.

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

Moved by Beatty-Hansen, seconded Corrieri, to amend the freezing of the current bedroom count to expire at the end of the moratorium period.

Council Member Betcher clarified that Council Member Beatty-Hansen is talking about bedrooms, but Council is not freezing bedrooms. *Ex-officio Member* Rob Bingham stated that a change that could be made to the motion would be to say the number of bedrooms that can be used to calculate occupancy, that way a change can be made to occupancy based upon the bedrooms after the moratorium. Mayor Campbell reminded Council that the moratorium was so occupancy could not expand. Council Member Betcher explained that the ordinance now is to capture the number of bedrooms at January 1, 2018 to determine occupancy. A landlord could then build another bedroom but could not increase occupancy. Council Member Nelson added that Council Member Beatty-Hansen wants to have the opportunity to increase occupancy if a bedroom is added at a future point in May. This would provide an avenue if an addition is made. City Attorney Lambert reminded the Council if the Ordinance is adopted, a change can be made before April 30, 2018.

Council Member Beatty-Hansen withdrew the motion.

Mayor Campbell stated that “one size does not fit all”. The driving force is for the properties near Campus, but Ames does have renters who are not students and live in other parts of town. Council Member Corrieri added that this will affect them and the landlords of those properties.

Moved by Gartin, seconded by Betcher, to pass on first reading an ordinance as amended, to limit rental occupancy in single- and two-family residences.

Council Member Nelson added that this is a kind of stop-gap to have further conversations about overlays. Council Member Gartin stated that he is glad to hear from new people and learning of new situations. Council Member Corrieri stated that she believes some of the reason for that is because of understanding and communication with customers who are affected. City Attorney Lambert stated that the amendment is not a major change to the ordinance. The occupancy issue has been discussed and published for quite some time. Legally it is fine to proceed.

Roll Call Vote: 5-1. Voting Aye: Orazem, Nelson, Betcher, Beatty-Hansen, Gartin. Voting Nay: Corrieri. Motion declared carried.

Mayor Campbell reminded Council that the next meeting is December 19, 2017, that will have the second reading with the amendment. The Council has three options to suspend the rules to do second and third reading at the next meeting, have a special meeting before the end of year, or have the third reading at the January meeting with a new Council.

The meeting recessed at 7:42 p.m. and reconvened at 7:48 p.m.
Reconvened at 7:48

ORDINANCE REZONING PROPERTY AT 415 STANTON AVENUE FROM GOVERNMENT/AIRPORT ZONING DISTRICT TO RESIDENTIAL HIGH-DENSITY ZONING DISTRICT: Moved by Corrieri, seconded by Betcher, to pass on second reading an ordinance to rezone property at 415 Stanton Avenue from Government/Airport Zoning District to Residential High-Density.

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

ORDINANCE TO ALLOW DOG GROOMING AS PERMITTED USE IN VILLAGE ZONING DISTRICT: Moved by Beatty-Hansen, seconded by Corrieri, to pass on second reading an ordinance to allow dog grooming as permitted use in Village Zoning District.

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

ORDINANCE REVISING SITE LANDSCAPE STANDARDS RELATING TO ADMINISTRATIVE STANDARDS AND OTHER GENERAL LANDSCAPE STANDARDS: Moved by Corrieri, seconded by Betcher, to pass on third reading and adopt ORDINANCE NO. 4329 revising the site landscape standards relating to administrative standards and other general landscape standards.

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

321 STATE AVENUE DEVELOPMENT (AFFORDABLE HOUSING PROJECT): Planning and Housing Director Kelly Diekmann reminded Council that in November staff came back to them with bids that were well over budget and delayed awarding the contract.

Council Member Orazem stated that this project has gotten too expensive and the subsidy per home is beyond what makes sense. He believes a different model is needed. Council Member Beatty-Hansen added that she agreed but is concerned about the time cost, amount of time for staff and Council to rework this project. Council Member Orazem continued stating his position that the infrastructure is not going to change much. The City is trying to make detached houses, which limits the number of people benefitting and increasing the cost per beneficiary. The City needs to have a project that benefits more people and the way to do that is to have attached housing.

Council Member Gartin inquired about the amount of subsidy. Planning and Housing Director Diekmann stated that the estimated cost the City would not get back would be about \$75,800. Council Member Nelson agrees with Council Member Beatty-Hansen that it will cost the City a lot of time and money to change direction. The amount is not a reasonable and sustainable subsidy for each of these units but the cost of going back is more.

Director Diekmann stated that an additional \$350,000 is needed to the original \$550,000 budget. JCorp is committed to \$400,000 regarding infrastructure, also responsible for preparation of plans, any other costs for constructing houses, completing the development site and getting final plat and occupancy. No one ever knows if contingency is enough. Staff has not crossed that bridge if contingency is not enough where to go from there.

Council Member Betcher inquired about having any legal issues with having to rebid this project if the City were to add \$350,000 to the incentive package. Director Diekmann responded that in the summer staff was told a new RFP is not needed when negotiating proposals. Purchasing Manager Karen Server responded to the question of having to go back out for bids since the incentive number may change. Ms. Server did not feel the City was violating rules by going forward with the addition

of funds by not going out for public bid.

Council Member Corrieri stated that she feels the City is getting further away from affordable housing with this project. Council Member Gartin stated that he agreed with the concern of the cost, but also has reservations on principal of good governance and stewardship of tax resources when the community has been told there would be some kind of low-income-owner-occupied housing. Council Member Beatty-Hansen reiterated her concern of more money by the tax payer being lost by further delays.

Council Member Corrieri asked Housing Coordinator Vanessa Baker-Latimer what could be done concerning CDBG funds and what significant waste of resources. Ms. Baker-Latimer responded that CDBG will already need a different plan because of timing. A project needs to be done that can add diversity and housing types that can meet HUD guidelines. Council Member Corrieri suggested the possibility of using the CDBG funds for the City to do the infrastructure and request proposals to construct on the developed land. Ms. Baker-Latimer thought that is an option. Council Member Beatty-Hansen commented she believed that ship had already passed, the cost of going that route is greater than the difference.

Duane Jensen, 708 North Highway 69, Huxley, representing JCorp, stated that this project began with a plan and a layout. Changes were made for various reasons. There ended up being less lots and smaller lots which reduced the lots to distribute the overall cost to. Mr. Jensen added that there are advantages to continue to move forward. The City would get \$400,000 of engineering fees to partner with Jcorp, local developer to depend on, to build the houses that are within the control of the Developer Agreement, and look to one party for consistency.

Council Member Betcher asked Mr. Jensen if there were any concerns on carrying cost on the potential of getting certified buyers. Ms. Baker-Latimer responded that there is not a requirement for the builder to build any houses until there are qualified buyers. When there is a qualified buyer construction would need to begin. This is to remove the builder from doing two model homes in advance and to help alleviate the closing costs of the construction side of the house. Mr. Jensen added that he is optimistic that the revision will not impact what is being done.

Moved by Beatty-Hansen, seconded by Gartin, to authorize staff to utilize an additional \$350,000 as the negotiation finalizes the Agreement.

Vote on Motion: 4-2. Voting Aye: Nelson, Beatty-Hansen, Betcher, Gartin. Voting Nay: Orazem, Corrieri. Motion declared approved.

GARAGE DOOR WIDTHS: Director Diekmann introduced Planner Eloise Sahlstrom. Director Diekmann provided background on the subject of garage door widths. He stated that the current restriction is a 27-foot dimension of garage doors. Code compliance is easy to determine when reviewing plans. Council did refer a letter to staff from Shelby Ebel, Chairperson of the Zoning board of Adjustment, asking for review of the City's 27-foot maximum cumulative width for garage doors design standard. Most residents do not have an issue with this standard, but there are situations; such as larger homes, configuration and placement of the garage on the lot, and the

visibility of the garage from the street frontage. Option 1 is to maintain the current 27-foot cumulative garage door width standard.

Mr. Diekmann stated that Option 2 could be an increase to the standard from 27-30 feet cumulative dimensional standard. There could be an allowance for wider doors that would make entering and exiting of garages more accommodating for the larger and wider vehicles. The down side to this is that it would increase the visual dominance of the garage when doors are visible from the street. Compliance would be easy to determine and enforce.

Director Diekmann presented Option 3 to create an exemption to the 27-foot maximum cumulative width, whereby garage doors which are not parallel to the street and viewable from the street are allowed to exceed the existing maximum dimension. This approach would retain the existing requirement, while allowing some flexibility for larger sites that utilize alternative configurations. If done in the way that staff looked at it as minimizing the appearance from the street, it would encourage to either have rear garages or an L-shaped garage. An L-shaped garage would have at most two garage doors that could be seen from the street.

Mr. Diekmann concluded with Option 4 being to remove the 27-foot maximum cumulative width restriction and instead create a maximum percentage of the front facade that can be occupied with garage doors. Option 4 is more protective of the aesthetics and would take more outreach time.

Council Member Betcher addressed the point of routinely seeing the construction of townhomes that are mostly garage with a tiny entry off to the side. This practice has not convinced her that the City is overly worried about aesthetics and the appearance from the street.

Moved by Orazem, seconded by Betcher, to approve Option 3: to create an exemption to the 27-foot maximum cumulative width, whereby garage doors which are not parallel to the street and viewable from the street are allowed to exceed the existing maximum dimension.

Chuck Winkelblack, 105 South 16th Street, Ames, stated that it is a challenge for SUVs and pickups to get through a nine foot door. Not every lot is the same, some can't be turned for an L-shape garage. There is no sense in going for a variance test because there is always another way to complete the project. This issue needs to be investigated and allow people that design houses to give staff some input. Mr. Winkelblack does believe that increasing the standard from 27' to 30' would make a significant difference.

Council Member Nelson inquired if it were possible to incorporate the 30' with Option 3. Director Diekmann stated that the Options are not exclusive. The change from 27' to 30' allows for larger garage doors for versatility and accessibility. Option 3 gets a four-car garage.

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

Moved by Orazem, seconded by Nelson, to approve Option 2 to increase the standard from 27-30 feet cumulative dimensional standard.

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

VOLUNTARY ANNEXATION OF 68.19 ACRES, OUTLOT Z OF COCHRANE FARM SUBDIVISION -AUBURN TRAIL: Director Diekmann gave the background for this annexation. Staff advised Council a year ago about the opportunity to set this area up for closing the gap on Hyde Street. City Council proceeded and looked for an 80/20 annexation that was approved. The City Development Board rejected the findings about creating consistency with uniform boundaries. This invalidated the annexation that Council had approved. The developer proceeded with 100% voluntary annexation and is bringing in the piece that is able to be developed with no other non-consenting properties. City Council is able to approve this and would be the final action because of the parameters being voluntary and the distance from another community would not be reviewed by another entity.

Clayton Greg, 4604 Hyde Avenue, Ames, gave a background from his perspective. Residents who lived on Grant were told that it would cost them to be annexed into the City for the amenities provided. The last number figured was \$45,000. Residents in this area already paid for sewer and water when they built. They have sheriff and fire protection. If the City would have covered most of the expenses, there wouldn't be an attorney involved and there would be 15-20 houses paying City taxes and using City utilities. Residents supplied the City their concerns. The City replied that it does not give tax abatements, free hook-ups to City water and sewer, or buyout water districts. The developer is not interested in providing any more financial help to spur the development and speed it up. Residents are glad that Hunziker found a plan that doesn't force them into the City, but feels annexation will rear its head again. Mr. Greg doesn't feel the annexation is in the public interest and violates *Iowa Code* Chapter 368 in various ways including creating an island in the County for the properties east and north of the annexation territory. Mayor Campbell questioned those properties being an island. Mr. Greg responded that he understood that, but it is an attached by a 50' piece of land and railroad track, so it effectively creates an island. Mayor Campbell added that if he was not going to apply for annexation then none of the costs would be going to him.

City Manager Schainker stated that it is the choice of the non-consenting residents to hook up to the City water or not. When the road was built, the City and Developers shared the cost of the road and excluded the assessment to the property owners. There is a cost to buy-out rural water, which was not a requirement of the City.

Moved by Gartin, seconded by Corrieri, to adopt RESOLUTION NO. 17-698 approving voluntary annexation of 68.19 acres of land owned by Erben and Margaret Hunziker Apartments, LLC (Outlot Z of Cochrane Farm Subdivision - Auburn Trail).

Council Member Beatty-Hansen voiced her concern that the City will not have a smooth northern border. The alternative would be to delay the voluntary annexation until the others come in. Council Member Gartin stated that this is 68 acres that needs to be developed. These people won't own this land forever. There also will be a huge improvement in their property value by the improvements in the road and by this development. He believes that the City needs to move forward with this.

Roll Call Vote: 5-1. Voting Aye: Gartin, Orazem, Corrieri, Nelson, Betcher. Voting Nay: Beatty-Hansen. Resolution declared adopted, signed by the Mayor, and hereby made a portion of these minutes.

SPECIAL EVENT NOTIFICATION REQUIREMENTS IN DOWNTOWN AND CAMPUSTOWN: Assistant City Manager Brian Phillips introduced Management Analyst Tasheik Kerr.

Mr. Phillips reminded Council that the City does not have minimum Special Event requirements, beside the discussion in 2014 stating that applicants should be required to prepare a plan and present it to staff. If the staff felt that was sufficient, it would be fine. If the staff feels components need some modifications, approval would be contingent on the improvements. Mr. Phillips stated that there is a report with a background on complaints that have a written record. The complaint is put in the file for the next year's event to make sure the issues are resolved for the future.

Ms. Kerr stated some options other communities have used for special events are requiring event organizers to: Submit a written notification plan to the City prior to event approval, obtain approval signatures from affected parties, mail notifications to affected parties, or post temporary signage throughout the affected area.

Mr. Phillips stated the next step is to decide if the City Council would like to adopt specific event notification requirements for events in Downtown and Campustown. He recommended that Council consider if the intent is to inform the affected neighbors of an event or give them an opportunity to indicate their support or lack of support for the event. Council should also consider the following questions: who is an "affected neighbor", are there minimum notification requirements the Council believes all events in Downtown and Campustown should meet, what are consequences for events that don't meet the City Council's expectations, and should there be changes to notification requirements for all special events. Some requirements may be in some areas but not in others. Staff does try to work with applicants. Many applicants can and will comply with whatever is put in place. There are also committees that rotate who is to be responsible each year, which can become a challenge with communication.

Council Member Betcher stated that some residents feel that they are not notified in time of an event to give their input. She is not concerned if necessarily in favor of or not, but giving enough notice for affected people to give their input if they so wish. Mr. Phillips stated that there is an effort to minimize the affect of an event on the community as much as possible. Council Member Betcher added her concern for the commercial business that may be losing money because of a street closure. She believes it to be very important for affected businesses to know that there will be an impact from an event.

Assistant City Manager Phillips stated that the typical advice and process that staff gives is to:

1. Submit Special Event Application well in advance of the event. Participate in Special Event meeting with City staff.

2. Notify affected property owners, renters, and establishments of the proposed event and the date and time the City Council will discuss the event.
3. Receive City Council approval for the event.
4. Begin advertising the event to the public.

Council Member Gartin stated that there needs to be some flexibility and reasonableness to pre-advertising. Council Member Betcher reiterated her concern to make sure that affected people have notice and in a timely manner to give input. She believes that the requests need to be in before two weeks prior to the event.

Mr. Phillips stated that it is staff's practice to tell the organizers not to advertise the event before Council approval. Organizers are also advised to complete their notifications including telling people when the City Council will consider the event. This is so an affected party can attend the City Council meeting to express concerns if they wish. They are asked to do both prior to the City Council meeting, but they are not required and it is not verified. Mr. Phillips added that an acceptable requirement is to have requests in two weeks prior to the event.

Cindy Hicks, 304 Main Street, Ames, stated the Main Street Cultural District (MSCD) came up with a policy to try to alleviate the problem of notification. Their policy is to make a request to the City at least three months prior to the event. The event will still need to go in front of the Board to get approved with a letter of support. Every business owner in the affected area has to sign either approval, denial, or on what conditions. It is important to know that it is properly marketed when a street is closed so people are coming downtown. There is a need for 50% approval of affected businesses. Nothing is perfect, there are instances such as the Ames High Homecoming parade. Students don't start school within that time period, but it is a recurrence every year.

Moved by Betcher, seconded by Beatty-Hansen, to require notification of affected business in the Main Street Cultural District and Campustown when there are events that are planned at least two weeks before the City Council meeting at which it will be discussed and the applicant provided notification will be accompanied by a signed document and shared with the City.

Mr. Phillips clarified the intent of the motion to be if the organizer doesn't meet the two week requirement either the event would not be approved or need the verification. Council Member Betcher feels it should be put off to the next meeting. Council Member Beatty-Hansen stated that it should still be brought to Council just with the information that the organizer did not notify affected parties.

Vote on Motion: 3-3. Voting Aye: Betcher, Beatty-Hansen, and Corrieri. Voting Nay: Gartin, Orazem, Nelson. Mayor Campbell broke the tie by voting nay. Motion failed.

WELCH AVENUE BICYCLE/PEDESTRIAN PILOT PROJECT: Assistant City Manager Brian Phillips reminded Council of the pilot project that was directed to staff to take place along the 100 and 200 blocks of Welch Avenue. One safety issue is riding down the 100 block hill and a car door opens. This project removed several parking spaces and replaced them with street furniture, bike

racks and concrete planters. This was to create a safer environment for pedestrians and bicyclists.

Mr. Phillips stated that feedback was sought from people who may use the space. Business owners were contacted by sending a letter requesting feedback, sending notices with utility bills asking for comment, and posting a video to Facebook. Director of Fleet Corey Mellies stated that a Hash Tag approach was experimented with for social media. That did not receive the feedback that was hoped for. He added that the City did receive feedback on the project through emails. Those that did not support the project stated reasons are the reduction in parking in Campustown, condition and look of the planters, increased trash in the planters, and furniture not being used regularly. Those that did support commented that the area was safer for bicyclists, more pedestrian friendly, improved outdoor dining, and the availability of the bike racks.

Assistant City Manager Brian Phillips added that feedback received from Campustown Action Association (CAA) was mixed from its members. Some were concerned on the parking issue, while others saw the benefits of outdoor seating and the greenery. The bicycle racks are used frequently. Overall, CAA is supportive of the efforts to improve safety for all modes of transportation. Feedback from the Iowa State University Student Government was minimal, but what was provided was that the planters made the students feel safer when walking or bicycling on Welch Avenue. The Ames Bicycle Coalition added that promoting bicycle and walking in Campustown should be a high priority. They also appreciate the bicycle racks that were installed.

Mr. Phillips noted that there are a couple of issues to be worked through. The increased space for pedestrians to congregate can cause groups of pedestrians to move past the planters and into the roadway. Delivery trucks, taxis, and rideshare services blocking the street and fire station driveway during busy times. There is no longer outside furniture at this time, only bike racks, to try and help with snow removal. Those situations are being worked on now.

Moved by Beatty-Hansen, seconded by Corrieri, approving to leave the planters, bike racks, and street furniture in place until Welch Avenue is reconstructed in both the 100 and 200 blocks of Welch Avenue.

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

“SUNSMART AMES” COMMUNITY SOLAR PROJECT: Director of Electric Services Don Kom reminded Council that a goal was to increase the sustainability within the Community. Electric Services has been working on building a Community Solar Farm where customers can pay to participate and get the benefits. Three things that are looked at are the site selection, choice of developer because the Federal Government gives tax credits that are available to for profit organizations that make it cheaper to do the project then if the City would do it, and also create a customer program.

Director Kom continued stating that a site that is being looked at is City land on Airport Road across from the runway. The land has been vetted by the Federal Aviation Administration. Several developers have come out to look at the land and have approved of the site. Electric Services has sent out a request for proposal for the cost to build a two megawatt Solar Farm on that site. A team

of City employees and Iowa State University representation to decide on a developer. Four companies were invited to come in to give a presentation. The team felt the necessary items to look at were the cost and also how much energy would be produced. The team recommends ForeFront because they are a National company and their marketing ability. Electric Services will continue to market the PowerPacks until 80% are sold. ForeFront will share their marketing expertise to continue to sell the PowerPacks. Electric Services is asking to sign a letter of intent that will last 120 days to develop the Power Purchase Agreement while the marketing is developed.

Moved by Nelson, seconded by Corrieri, to adopt RESOLUTION NO. 17-699 selecting ForeFront Power of San Francisco, California, as the developer of the “SunSmart Ames” community solar project and entering into a Letter of Intent to begin working on the Energy Services Agreement. Roll Call Vote: 6-0. Resolution declared adopted unanimously, signed by the Mayor, and hereby made a portion of these minutes.

HEARING ON 2016/17 STORM WATER EROSION CONTROL PROGRAM (SOUTH SKUNK RIVER - TO CARR PARK TO HOMEWOOD GOLF COURSE) - CONTRACT A: Mayor Campbell opened the hearing and seeing noone wishing to speak closed the hearing.

Moved by Gartin, seconded by Corrieri, to adopt RESOLUTION NO. 17-700 approving final plans and specifications and awarding contract to On-Track Construction, LLC, of Nevada, Iowa, in the amount of \$793,415.00.

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

HEARING ON 2016/17 STORM WATER EROSION CONTROL PROGRAM (SOUTH SKUNK RIVER - CARR PARK TO HOMEWOOD GOLF COURSE) - CONTRACT B: Mayor Campbell opened the hearing and closed the hearing since noone came forward to speak.

Moved by Gartin, seconded by Nelson, to adopt RESOLUTION NO. 17-701 approving final plans and specifications and awarding contract to GreenTech of Iowa, LLC, of Grimes, Iowa, in the amount of \$82,637.50.

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

The meeting recessed at 9:29 p.m. and reconvened at 9:34 p.m.

COUNCIL BUDGET ISSUES: Finance director Duane Pitcher stated that there are a couple of areas of concern. The City receives close to one million dollars in replacement tax from the State. It is appropriated for this year, but is at risk for next year. This was a promise that came with the reduction in evaluations. The City would like to see that stay, so there will be advocating for this during the legislative session. Local options sales tax is the other area of concern. There is a loss of sales tax to online purchases that has created price pressure and the fact that there has not been much inflation. The impact this has to the budget would be no growth and the City would still need about 3% growth for that. This would result in no growth in the percentage to replace property taxes

and arts, human services, and community development. The potential loss is about \$260,000. Finance is budgeting to stay at what is adopted for this current year. The City will need to gain back what it is not receiving this year. City Manager Schainker explained that the recommendation for next year is to return the City to the budget level of this year, which is 3% more than what the City is getting this year. When the budget level has no growth and expenditures go up that is not what the City would like to see. This will be a National issue.

Finance Director Pitcher stated that the local economy is doing well. Ames has a very low unemployment rate and there is a good demand for growth in both commercial and residential properties. General fund ended with higher revenue than expected. Factors that contributed to that were the increased revenue in hotel/motel and the permit revenue was higher due to demand on construction. Staff is recommending that a one-time available balance be used for one-time expenses, due to not knowing if it will be available next year.

Finance Director Pitcher outlined the following:

CyRide Budget Challenges. CyRide's ridership is now levelling out and facing the struggles that come with being a more mature organization. CyRide was affected more than any other part of the City as a result of the Affordable Care Act (ACA), because of how they schedule drivers, how the City offers insurance, the affordability, and the way the hours vary amongst those drivers. CyRide has offered insurance to more drivers, but there could be some penalties that come with that.

Fire and Police Retirement and IPERS. City Contribution rate will go up slightly about \$30,000 to the budget, but that is all born by the general fund, that doesn't count the increase in salary. Contribution rate for employees remains fixed. All the variability is picked up by the tax payers. IPERS, the retirement system, is increasing by \$140,000 spread across all the funds.

Health Insurance. Rates are projected to increase the current year by only 5%.

Rollback and Valuation. Lost permanently 10% of the value of commercial industrial property that was replaced by the State. The City continues to have multi-residential value rollback per the schedule, which is a loss of \$50,000 per year. Residential rollback will be a reduction, but is still stable. Reduction is good for the home-owner, but not good for the City. Even if all other areas stay equal the City would have to raise the rate to get the same amount of taxes because of the reduction in the rollback for residential.

Local Option Sales Tax. Staff is recommending no increase, adopted to adopted. The City will still need an increase to get to that number. The bigger concern is long-term. This seems to be a trend in retail and will be in place for awhile.

Council Member Beatty-Hansen asked about a possible contingency plan in the case of no backfill. City Manager Schainker stated that either the City could raise rates, cut expenditures or build a balance up just in case. City Manager Schainker would prefer to start to build a balance. Hopefully

the City will know quickly if something is going to be done.

Assistant City Manager Brian Phillips continued with the following:

Capital Improvement Funding for Human Service Agencies. \$500,000 split between two funding projects. Council authorized to partner with United Way for \$250,000. United Way has initiated letters of intent to start the process. The challenges that were anticipated with local option led Council to take \$250,000 out of the general fund to preserve some flexibility with the local option sales tax. Council could decide at a later time to allocate or not.

ASSET Human Services Funding. According to Mr. Phillips, for FY 2017/18, City ASSET funds requested of \$1.5 million, an increase of 15%. Large increase from Daycare ACPC, MICA, Raising Readers is seeing an increase in demand for its programs, and Boys and Girls Club has proposed expanding to a second site. This will require additional staffing and cost to pay them. At the original site they are at capacity and can not serve any more children.

Mr. Phillips noted that the City Council requested information as to which services indicated they had turned away clients due to a lack of funding. There were 16 services in which clients were turned away. The four services where individuals were turned away because of lack of funding were:

1. MICA. MICA is not requesting an increase from the ASSET funders this year for its Family Development and Education service
2. The Arc of Story County Respite Care. The Arc of Story County is not requesting an increase from the ASSET funders this year for this service.
3. Salvation Army Representative Payee Services. This organization is requesting a slight increase.
4. Youth and Shelter Services Mentoring Program. This organization is requesting a slight increase.

According to Mr. Phillips, the City's estimated share for ASSET administrative expenses will be \$4,500 in FY 2018/19.

Council Member Gartin inquired about Emergency Residence Project (ERP) not being on this list of agencies that turned individuals away for lack of funding. Mr. Phillips responded that the problem for ERP is that a client could show up but, ERP does not have the room or a bed for another person. The City could pay them incremental dollars, but ERP would not be able to do anything with that, because the room is the factor.

Moved by Gartin, seconded by Betcher, to increase ASSET funding by 5%.

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

COTA - Performing Arts Funding. Allocation for current year a little under \$164,000. This year the requested amount is slightly below the 2017/18 amount. The slight decrease that is requested is due to some agencies not attending the workshop and would not be able to be awarded more than what they were awarded this current year and three agencies did not apply. The Commission will take an amount based on what the Council authorizes to spend and the difference will be the money that is reserved for special project grants. The cap for special project grants has gone up and will be encouraged.

Moved by Beatty-Hansen, seconded by Corrieri, for a flat allocation for next year.

Vote on Motion: 5-0-1. Voting Aye: Betcher, Beatty-Hansen, Orazem, Corrieri, Nelson. Abstained for conflict of interest: Gartin. Motion carried.

Outside Organizations Funding Requests. The request is up about 55% over what we allocated last year. There were two one-time requests. One is a portion of the Hunziker gated request. The second request is from The Ames Foundation requesting \$20,000 to contribute to install a larger version of Ames concrete signs on I 35 North for the Water Pollution Farm. Some substantial increases came from Campustown Action Association from \$27,000 to \$74,000 due to increased level of service for cleaning to sidewalks and streets and more. The Self Supported Municipal Improvement District (SSMID) is lower than what was anticipated so that contributes to the increase in requests. Mayor Campbell added that these requests will be ongoing. Things could change depending on the SSMID.

Mr. Phillips stated that staff is looking for a percentage increase from Council to authorize staff to make recommendations back to Council. There is a group of staff and volunteers that go through the applications checking to see that the applications are complete and comply with the criteria that is set up. The group will make recommendations based on the substance of the requests and the response to the criteria. That recommendation is provided to the Council to make changes where needed. These are the type of requests that don't fall neatly into other programs so changes may be needed. City Manager Schainker added you can set aside the one-time requests because there is not an on-going obligation. Those requests can be dealt with on their merits. The other ones are on-going, once established it may be necessary to have a pot of money, once that money has been given it won't come back.

The motion by Beatty-Hansen to approve a 3% increase failed for lack of second.

Moved by Nelson, seconded by Orazem, to fund \$216,000 to be designated as staff sees fit.

Vote on Motion: 2-3-1 Voting Aye: Nelson, Orazem. Voting Nay: Betcher, Beatty-Hansen, Gartin. Abstaining due to conflict of interest: Corrieri. Motion failed.

Moved by Betcher, seconded by Beatty-Hansen, to approve a 5% increase.

Vote on Motion: 4-1-1. Voting Aye: Nelson, Betcher, Beatty-Hansen, Gartin. Voting Nay: Orazem. Abstaining due to conflict of interest: Corrieri. Motion failed.

Mr. Phillips clarified that staff will bring back a 5% increase on-top of the \$179,114 for a total of \$188,070 for the operational components of the requests and separately bring Council the one-time-

requests at the budget wrap-up so Council can decide how to deal with those.

Public Art Commission. Finance Director Pitcher stated that there is a place holder of the current adopted amount of \$41,000. The Public Art Commission will put in their request in January.

Road Conditions/Road Use Tax Fund. Director Pitcher stated this was the second full year with the tax in place. The Iowa Department of Transportation intends to bump that tax up a bit. It does maintain strong revenues. Ames will be having a new census showing that the City is growing. Ames will receive a greater percentage of the allocation of Road Use Tax Fund.

Complete Streets. City Manager Schainker stated that he is seeing requests from Public Works on street projects. Now incorporating on street-bike paths that is adding onto the cost. The amount of spending of GO bonds per year to work on the streets may go up as much as \$2 million dollars per year, which will effect property tax. If Council were to think that the asking of property tax is too high, Council will have to cut back on some of the streets.

COUNCIL COMMENTS: Moved by Nelson, seconded by Gartin, to refer to staff for a memo for the request from Wanda McCay Trust to initiate an amendment of the Ames Urban Fringe Plan for the property at 5500 240th Street.

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

Moved by Nelson, seconded by Gartin, to refer to staff for a memo for the request from Ames Tennis Friends, LLC, the enlargement of the lot the Ames Fitness Center is on and to bring back to Council as an action item.

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

Moved by Betcher, seconded by Beatty-Hansen, to get a staff memo on the implication of putting the sign encroachment approval process in the hands of staff.

vote on Motion: 6-0. Motion carried unanimously.

Moved by Betcher, seconded by Beatty-Hansen, to direct staff for a memo to allow the Main Street Cultural District to apply on behalf of the City of Ames for the Iowa Economic Development Authority Community Catalyst building Remediation Program Grant.

Vote on Motion: 5-0-1. Voting Aye: Betcher, Beatty-Hansen, Gartin, Orazem, Corrieri. Abstaining due to conflict of interest: Nelson. Motion declared carried.

Moved by Gartin, seconded by Orazem, to refer to staff for a memo the request from Pat Brown to allow placement of public art along South Duff.

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

Moved by Gartin, seconded by Orazem, to refer to staff for a memo the request for a text amendment on two pieces of ground (1305 and 1315 Dickinson Avenue) directly north of Hilton Garden Inn in West Ames.

Vote on Motion: 5-1. Voting Aye: Betcher, Beatty-Hansen, Gartin, Orazem, Nelson. Voting Nay:

Corrieri. Motion declared carried.

ADJOURNMENT: Moved by Corrieri, to adjourn the meeting at 10:50 p.m.

Diane R. Voss, City Clerk

Ann H. Campbell, Mayor

Stacy Craven, Recording Secretary