

City of Charles City City Council Agenda Council Chambers, City Hall

1. Meeting Date And Time

- A. June 21, 2021 6:00 P.m. This Meeting Will Be Held Remotely Utilizing Zoom.com. Some City Staff Will Be In The Council Chambers And The Public Can Attend In Person And Listen To The Meeting Discussion While Complying With The 6' Social Distance Protocol Or They Can Attend The Meeting On Their Own Computer Via Zoom.com: Meeting ID 787 065 8066 Phone Number To Call To Participate Via Telephone: 312-626-6799

2. Call To Order

3. Citizen/Public Comments (Limited To 5 Minutes Per Comment)

An opportunity for citizens, groups or representatives or organizations to address the Governing Body on any issue which is not on the agenda

4. Mayor's Welcome

5. Consider Approval Of The Agenda

Discussion
Motion

6. Consider Approval Of The Minutes

- A. Approve Minutes Of June 7 Meeting

Documents:

[JUNE7 MINUTES.PDF](#)

7. Consider Approval Of The Consent Calendar

- A. Approval Of The 5/21 Financials For City Of Charles City And CC Public Employee Health Plan

Documents:

[0521 FINANCIALS.PDF](#)

- B. Approve The Following Cigarette Permits: Fareway, Casey's, Kwik Star 419, Kwik Star 468, Dollar General, HyVee Food, HyVee Gas, Rush Stop, Liquor Beer Tobacco Outlet, Buy Low North

- C. Payment Of Claims

Documents:

[20210618163257.PDF](#)

8. Business Of The Mayor

- A. Proclamation For Relay For Life

Documents:

[RELAY FOR LIFE PROC.PDF](#)

9. Petitions, Public Hearings, Communications, Awards And Requests

- A. Consider Request For Street Closures For Firecracker 5K Race
Discussion

Motion

Documents:

[FIRECRACKER 5K REQUEST.PDF](#)

- B. Public Hearing On Proposed Amendment To The South Grand Urban Renewal Area

- i. Open the hearing
- ii. Affidavit of publication – 6/4/21
- iii. Written comments
- iv. Oral comments
- v. Close the hearing
- vi. Consider Resolution 70-21 to approve the urban renewal plan amendment for the South Grand Urban Renewal Area

Discussion

Motion

Documents:

[AIS - 9B SOUTH GRAND UR AMENDMENT \(PACKET\).PDF](#)

- C. Public Hearing On Proposed Amendment To The Riverside Urban Renewal Area

- i. Open the hearing
- ii. Affidavit of publication – 6/4/21
- iii. Written comments
- iv. Oral comments
- v. Close the hearing
- vi. Consider Resolution 71-21 to approve the urban renewal plan amendment for the Riverside Urban Renewal Area

Discussion

Motion

Documents:

[AIS - 9C RIVERSIDE UR AMENDMENT \(PACKET\).PDF](#)

- D. Public Hearing On Proposed Amendment To The Southwest Bypass Urban Renewal Area

- i. Open the hearing
- ii. Affidavit of publication – 6/4/21
- iii. Written comments
- iv. Oral comments

- v. Close the hearing
- vi. Consider Resolution 72-21 to approve the urban renewal plan amendment for the Southwest Bypass Urban Renewal Area

Discussion
Motion

Documents:

[AIS - 9D SW BYPASS UR AMENDMENT \(PACKET\).PDF](#)

E. Public Hearing On Proposed Amended Development Agreement With Cambrex, Charles City, Inc.

- i. Open the hearing
- ii. Affidavit of publication – 6/4/21
- iii. Written comments
- iv. Oral comments
- v. Close the hearing
- vi. Consider Resolution 73-21 approving amended development agreement with Cambrex Charles City, Inc. authorizing tax increment payments and pledging certain tax increment revenues to the payment of the agreement

Discussion
Motion

Documents:

[AIS - 9E CAMBREX PH ON DEVELOPMENT AGREEMENT\(PACKET\).PDF](#)

10. Ordinances And Resolutions

A. Consider Resolution 74-21 Amending Development Agreement With Zoetis, Inc

Discussion

Motion

Documents:

[AIS -10A ZOETIS DEVELOPMENT AGREEMENT AMENDMENT \(PACKET\).PDF](#)

B. Consider Resolution 75-21 Approving Rehabilitation Assistance For 304 9th Avenue And 207B 9th Avenue

Discussion

Motion

Documents:

[REHAB AWARD AND EXTENSION.PDF](#)

C. Consider Motion To Approve Extension For The 2018 CDBG Owner Occupied Rehab Program

Discussion

Motion

- D. Consider Resolution 76-21 Approving Salaries For Non-Bargaining Unit Employees For FY22

Discussion

Motion

Documents:

[AIS - 10D WAGES AIS FY22 \(PACKET\).PDF](#)

- E. Consider Resolution 77-21 Setting A Date Of Meeting At Which It Is Proposed To Approve A Development Agreement With Charles City Area Development Corporation, Including Annual Appropriation Tax Increment Payments

Discussion

Motion

Documents:

[AIS - 10E - SET PH ON CCADC AGREEMENT \(PACKET\).PDF](#)

- F. Consider Resolution 78-21 Setting A Date Of Meeting At Which It Is Proposed To Approve A Development Agreement With Mike Molstead Motors, Inc. Including Annual Appropriation Tax Increment Payments

Documents:

[AIS - 10F - SET PH MOLSTEAD TIF REBATE \(PACKET\).PDF](#)

- G. Consider Resolution 79-21 Setting A Date Of Meeting At Which It Is Proposed To Approve A Development Agreement With Main Street Charles City, Including Annual Appropriation Tax Increment Payments

Discussion

Motion

Documents:

[AIS - 10G SET PH MAIN STREET CHARLES CITY FUNDING AGREEMENT RENEWAL \(PACKET\).PDF](#)

- H. Consider Resolution 80-21 Approving Memorandum Of Understanding

Discussion

Motion

Documents:

[VINCE ROTTINGHAUS AGREE.PDF](#)

- I. Consider Resolution 81-21 Authorizing And Approving A Loan Agreement And Providing For The Issuance Of A \$309,000 General Obligation Corporate Purpose Note

Discussion

Motion

Documents:

[ONE DAY BORROW.PDF](#)

- J. Consider Resolution 82-21 Approving Renewal Of Agreement With Circle K For Operation Of Transit Service

Discussion

Motion

Documents:

[CIRCLE K AGREEMENT RENEWAL.PDF](#)

- K. Consider Resolution 67-21 Approving Offer To Purchase Property

Discussion

Motion

Documents:

[AIS - 10K - 1701 INDIANA AVE OFFER TO PURCHASE \(PACKET\).PDF](#)

- L. Consider Resolution 83-21 Approving Pay Estimate #20 For Portzen Construction

Discussion

Motion

Documents:

[AIS - 10L - PORTZEN PAY REQUEST 20 WRRF \(PACKET\).PDF](#)

- M. Consider Resolution 84-21 Approving Change Order For SW Development Park Drainage Project

Discussion

Motion

Documents:

[CHANGE ORDER SW DEV PARK PROJ.PDF](#)

11. Other Business

- A. Miscellaneous Correspondence
- B. Attorney's Report
- C. City Clerk's Report

- D. City Administrator's Report
- E. Board, Commission or Committee Reports

12. Adjournment