

JOHNSTON CITY COUNCIL  
Work Session No. 16-18 - Minutes  
Johnston City Hall, 6221 Merle Hay Road  
September 19, 2016  
6:00 p.m.

1. CALL TO ORDER

Mayor Dierenfeld called the meeting to order at 6:02 p.m.

2. ROLL CALL

Present: Lindeman, Brown, Cope, Temple

Absent: Clabaugh

3. JOHNSTON PUBLIC LIBRARY ANNUAL REPORT FOR FISCAL YEAR 2016

Library Board President Kelly McAlister presented the Fiscal Year 2016, Johnston Public Library Annual Report. The report is available on the website. The report demonstrated a 51% increase over the past decade, along with 16 checkouts per citizen to name a few items included in the report. City Administrator James Sanders expressed some surprise that electronic materials only account for less than 5% overall of the items utilized by patrons in circulation, but that it does emphasize the value of libraries to communities when over 95% of materials are still hard copy circulation items. Councilmember Cope thanked the Board and Library Staff for their efforts.

4. DISCUSS MERLE HAY ROAD GATEWAY LANDSCAPE IMPROVEMENT PROJECT

Planning and Development Director David Wilwerding introduced the item: the subcommittee met and discussed a variety of items. The first item discussed was reducing the overall clearing area to approximately 4.7 acres, which would also reduce the overall project cost considerably. Another main point of discussion revolved around should we clear now not knowing what use may be there including the potential desire for a wooded landscape, or will we lose an opportunity by not having it cleared ahead of time. Foth can conduct a flyover with their drone and create some 3D imagery and work that would show what the area could look like. The committee recommended moving forward with the flyover and not proceeding with the clearing at this point. The cost of the video work will be approximately \$7,900 which can be absorbed through the project based on other efficiencies.

Sanders mentioned Des Moines Water Works will be conducting the main project at a later time and is off the table in the near immediate future. Councilmember Cope stated that as part of the Committee we are assuming the developer would like clear site lines, but a future developer may want to retain trees and therefore, this option Foth Engineering is providing is prudent at this time as it gives us the ability to aggressively market the location without any unnecessary clearing at this time. Councilmember Brown stated that he appreciated all the efforts especially reducing the clearing area.

Mayor Dierenfeld stated that the technology will provide some options and allow the City to conduct further due diligence. The Mayor also thanked Virginia and Rhonda for their comments and the balancing of the need to retain trees while seeing the area develop.

5. DISCUSS POTENTIAL SITE IMPROVEMENTS FOR 5015 JOHNSTON DRIVE

Planner Clayton Ender introduced this item: Ender stated that Tom Connolly is proposing some development on lots 1 and 2, with 3 and 4 being used for future development and that he would like to discuss in particular the 60 foot buffer requirement. Connolly would like to use some of the buffer area for outdoor storage and parking. Without that it greatly reduces the space and what can be done on this property. The powerlines already impedes the site to the north of the property and use of available space.

The homes directly to the north have horses and the properties are zoned for such. Staff are supportive of the buffer and Connolly is looking for feedback from the Council. The proposal is to reduce the buffer to 10 feet which will consist of landscaping and chain link fence.

Councilmember Cope stated that he was ok with it especially with the limitations of the power lines and the corner is ready for development, but had questions on the landscape requirements and what would be utilized on the reduced buffer area. Mayor Dierenfeld stated that the proposal makes sense.

As there was time remaining, the following items were moved from the regular agenda to the Worksession:

10. CITY ADMINISTRATOR COMMENTS

None

11. CITY COUNCIL COMMENTS

Temple stated that Fareway was receiving a lot of traffic and Mayor Dierenfeld mentioned a line at the door at 7:00 a.m. on the day of the ribbon cutting, including overflow parking at city hall. Cope said he spoke with reps who had all good things to say about City staff. Dierenfeld reminded homecoming is this week and that there will be the parade on Thursday. The Mayor also mentioned Art in the Barn this Friday from 5:30 – 8:30 p.m. and the Mayor’s Run for Trails on October 22<sup>nd</sup>.

Sanders suggested driving by Terra Lake to see the beautiful shelter. There was an update on the road projects.

Phil Dunshee with JEDCO mentioned the October 12<sup>th</sup> bust tours of the NW 62<sup>nd</sup> Avenue corridor, Terra Park, and Johnston High School

The meeting adjourned at 6:42 p.m.

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Paula S. Dierenfeld, Mayor

ATTEST:

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Cyndee Rhames, City Clerk