

JOHNSTON CITY COUNCIL  
COUNCIL MEETING NO. 16-22  
Johnston City Hall, 6221 Merle Hay Road  
November 7, 2016  
7:00 p.m.

1. CALL TO ORDER

Mayor Pro Tem Gerd Clabaugh called the meeting to order at 7:07 p.m.

2. ROLL CALL

Present: Clabaugh, Brown, Cope  
Absent: Lindeman, Temple

3. WELCOME

Mayor Pro Tem Clabaugh welcomed residents and guests to the meeting.

4. PLEDGE OF ALLEGIANCE

Council Member Cope led the meeting in the Pledge, following which Mayor Pro Tem called for a moment of silence to recognize the loss of the police officers from the Des Moines and Urbandale police departments.

5. AGENDA APPROVAL

Motion by Cope second by Brown to approve the agenda as presented.

ROLL CALL: Aye: Brown, Cope, Clabaugh  
Nay: None

Motion Approved: 3-0

6. PUBLIC COMMUNICATIONS

None

6. PUBLIC HEARINGS

Conduct a Public Hearing on the Proposal to Enter into a Project Oak Amendment to Beaver Creek Plat 1 Improvements Development Agreement and Research Growth Chambers Building Development Agreement by and Among the City of Johnston with E.I. DuPont de Nemours and Company and Pioneer Hi-Bred International, Inc.

- a. Consider Resolution No. 16-234 Approving and Authorizing Execution of a Project Oak Amendment to Beaver Creek Plat 1 Improvements Development Agreement and Research Growth Chambers Building Development Agreement by and Among the City of Johnston and E.I. DuPont de Nemours and Company and Pioneer Hi-Bred International Inc.

The Public Hearing opened at 7:12 p.m.

City Administrator Jim Sanders reviewed the amendment to an MOU approved in February 2016 related to the Dow – DuPont merger. He noted that the MOU committed the city to providing approximately \$1,000,000 in tax increment rebates. Sanders advised that now that there is more clarity on the merger, the city is amending and extending the Beaver Creek Plat I Development Agreement approved in September 2010 and the Research Growth Development Agreement from September 2012.

No public comments were received.

The Public Hearing closed at 7:15 p.m.

Motion by Cope second by Brown to approve Resolution No. 16-234.

ROLL CALL: Aye: Cope, Clabaugh, Brown  
Nay: None

Motion Approved: 3-0

7. CONSENT AGENDA

- a. Consider Minutes of October 17, 2016 Worksession
- b. Consider Minutes of October 17, 2016 Council Meeting
- c. Consider Approval of Contract with Johnston Living/Big Green Umbrella



Motion Approved: 3-0

- b. Consider Resolution No. 16-229 – Approving an Agreement to Complete Improvements for the Wilkie Place Subdivision.

Community Development Director David Wilwerding provided a review of the issues with the subdivision, noting that there had been non-permitted tree removal on the site in August 2016, and as such, the developer was required to replace 318 caliper inches of trees back on the site. He noted that this agreement would provide for trees to be placed along the perimeter of the development and would also require the developer to place two trees on each lot at the time of occupancy. Wilwerding noted that trees would be grown and held in a nursery on lot Z. He advised that the specifics of tree species and sizes would be spelled out in the agreement and that the trees would be maintained for 10 years. As a follow up to a question from Council Member Cope, Wilwerding provided additional information on the inspection process city staff would use to ensure compliance.

Motion by Cope second by Brown to approve Resolution No. 16-229.

ROLL CALL: Aye: Cope, Clabaugh, Brown
Nay: None

Motion Approved: 3-0

- c. Consider approval of Claims in the amount of \$3,542,729.39

Motion by Cope second by Brown to approve Claims as presented.

ROLL CALL: Aye: Clabaugh, Brown, Cope
Nay: None

Motion Approved: 3-0

10. CITY ADMINISTRATOR/STAFF COMMENTS

Sanders reminded those in attendance of the Jammin’ in Johnston event being held at Stoney Creek. Sanders also provided an update on the DOT opening the Beaver Drive bridge. Sanders advised that the NW 54th Avenue/NW 100th Street intersection was open, and it was anticipated that the 100th Street Bridge would open around Thanksgiving.

Economic Development Manager Adam Plagge asked the Council for clarification on the potential for assessing property owners in the area of the NW 86th Street and NW 70th Avenue improvements. Council members noted that assessments would not be appropriate in the area.

Parks Director John Schmitz noted that a ribbon cutting for the Crosshaven playground would be held at 9 a.m. on November 12.

Construction Inspector Matt Greiner provided additional project updates held over from the Worksession agenda, noting that NW 100th Street and NW 70th Avenue should be open by the end of November.

11. CITY COUNCIL COMMENTS

None

12. UPCOMING MEETINGS

November 21, 2016 City Hall Worksession 6:00 p.m. Meeting 7:00 p.m.
December 5, 2016 City Hall Worksession 6:00 p.m. Meeting 7:00 p.m.

13. ADJOURNMENT

The meeting adjourned at 7:28 p.m.

Paula S. Dierenfeld, Mayor

ATTEST:

Cyndee Rhames, City Clerk