



City of Muscatine

CITY COUNCIL

Thursday, June 1, 2023

Brad Bark, Mayor

Dennis Froelich, 1st Ward

Jeff Osborne, 2nd Ward

Peggy Gordon, 3rd Ward

Nadine Brockert, 4th Ward

John Jindrich, 5th Ward

Angie Lewis, At Large

DeWayne Hopkins, At Large

Carol Webb, City Administrator

Cinda Hilger, Admin. Professional

Brent Hinders, City Attorney

City Council meetings are held at 6:00 p.m. on the 1st and 3rd Thursday of each month. In-depth sessions are held at 6:00 p.m. on the 2nd Thursday of each month. All meetings are available for review on the City of Muscatine YouTube page.

The public is welcome to attend virtually using the information below.

Please join my meeting from your computer, tablet or smartphone.

<https://www.gotomeet.me/CityofMuscatine/city-council-meeting>

You can also dial in using your phone.

United States: 1-669-224-3412

Access Code: 971-499-597

June 1, 2023, 6:00 PM

AGENDA

1. **CALL TO ORDER**
2. **INVOCATION- Pastor Wood, Walnut Park Baptist Church**

3. ROLL CALL

4. PLEDGE OF ALLEGIANCE

5. FROM THE MAYOR

- A. Swearing In of Officer William Reddick

6. APPROVAL OF AGENDA AS PRESENTED AND/OR AS AMENDED

7. COMMUNICATIONS - CITIZENS

8. COUNCILMEMBER FOLLOW UP TO CITIZEN COMMUNICATION

9. CONSENT AGENDA * (ITEMS 10-14)

The following items are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered separately.

10. * REVIEW AND POTENTIAL VOTE TO APPROVE MINUTES

- A. May 18, 2023 Regular Meeting Minutes

11. * PETITIONS AND COMMUNICATIONS

- A. Request for renewal of a Class "C" Retail Alcohol License for Jody's Corner Tap, Inc., 226 Walnut Street – Jody's Corner Tap, Inc. (pending inspections)
- B. Request for renewal of a Class "C" Retail Alcohol License for El Allende, 1107 Grandview Avenue – El Allende, Inc. (pending inspections and insurance)
- C. Request for Use of City Property from Daniel Cassidy with Russell Construction Co. Inc. to set construction materials on City property from late June to early July 2023
- D. Cigarette/Tobacco Permits July 1, 2023-June 30, 2024
 - 1. Alex Tobacco & Vape, 839 Park Avenue – Alex Tobacco & Vape
 - 2. Bullpen Sports Bar, 1201 Grandview Avenue – Bullpen Sports Bar
 - 3. Casey's General Store #1484, 1111 Oregon Street – Casey's Marketing Company
 - 4. Casey's General Store #2906, 3509 Steamboat Way – Casey's Marketing

Company

5. Casey's General Store #2944, 3010 University Drive – Casey's Marketing Company
6. Casey's General Store #4025, 4701 South Highway 61 – Casey's Marketing Company
7. Circle K #6600, 802 Cypress Street – Mac's Convenience Stores LLC
8. Dollar General Store #7027, 2000 Cedar Plaza Drive – DolgenCorp, LLC
9. Dollar General Store #21855, 901 Cypress Street – DolgenCorp, LLC
10. Dollar General Store #19625, 807 A Grandview Avenue – DolgenCorp, LLC
11. Dollar General Store #18711, 3614 Grandview Avenue – DolgenCorp, LLC
12. Express Mart, 4804 S. Grandview Avenue – RP Brothers LLC
13. Fareway Stores, Inc. #998, 2100 Cedar Plaza Drive – Fareway Stores, Inc.
14. Fast Avenue One Stop, 2111 Park Avenue – Gurung, LLC
15. GM Food Mart, 1814 E Avenue, Thapa Investment LLC
16. GM Mini Mart, 2307 Lucas Street – Malka 13, Inc.
17. Grandview Mart, 714 Grandview Avenue – Malka 13, Inc.
18. Greenleaf Tobacco & Vapor, 3414 Northport Drive #7 – IA Trade, Inc.
19. Hubble's Tap, 214 East 2 nd Street – Hubble's Glenda LLC
20. Hy-Vee Food Store, 2400 Second Avenue – Hy-Vee, Inc.
21. Hy-Vee Fast & Fresh, 2600 Second Avenue – Hy-Vee, Inc.
22. Hy-Vee Mainstreet, 510 E. 6 th Street – Hy-Vee, Inc.
23. Hy-Vee Mainstreet Wine & Spirits, 522 Mulberry Avenue, Suite A – Hy-Vee, Inc.
24. Jayde's Vapor Lounge, 2110-B Park Avenue – Jayde's Vapor Lounge Inc.
25. Kum & Go #1436, 416 Cedar Street – Kum & Go LC
26. Kum & Go #438, 1429 Park Avenue – Kum & Go LC
27. KWIK Star #1064, 3605 University Drive – KWIK Trip, Inc.
28. Loos' Inc., 711 Park Avenue – Loos Inc.
29. Love's Travel Stop #882, 2417 Grandview Avenue – Love's Travel Stops & Country Store's, Inc
30. Muscatine Citgo Fast Break, 2603 Second Avenue – Reif Oil Company
31. Muscatine County Sheriff's Office, 400 Walnut Street – Muscatine County Sheriff
32. New York Dollar Store, 109 East 2 nd Street – Antonio Sosa
33. No More Butts Vapor Lounge, 127 East 2 nd Street – No More Butts Vapor Lounge LLC
34. Pearl City Tobacco and Liquor Outlet, 200 Green Street – Shaurya, LLC
35. The Smoke Stop, 211 East 2 nd Street – TAR, LLC
36. Smokin Things, 2506 Park Avenue – TAR, LLC
37. Smokin Joe's #16, 1504 Park Avenue – The Outlet Inc.
38. Super Saver Liquor of Muscatine, 1510 Isett Avenue, Suite A – Taranjeet Singh, LLC

39. Wal-Mart Supercenter #559, 3003 N. Highway 61 – Wal-Mart Stores, Inc.

40. Walgreens #5885, 1703 Park Avenue – Walgreen Co.

41. West Side Houser Mart, 2201 Houser Street – West Side Houser Mart, LLC

E. Request for a Road Closure on Grand Avenue between Lake Park Boulevard and McArthur Street from June 19 to July 1

F. Request for Road Closure of Dick Drake Way From June 2 to June 12, 2023

12. * COMMUNICATION – RECEIVE AND FILE

13. * PURCHASE ORDERS

A. Request to Approve the Issuance of a Purchase Order for \$5,465.70 to ScanTastik for a Large Format Scanner

14. * APPROVAL OF BILLS

It is recommended bills totaling \$5,216,960.41, be approved and that the City Council authorize the Mayor and City Clerk to issue warrants for the same. It should be noted that this listing is subject to the approval of any related agenda item(s).

A. Bills for Approval June 1, 2023

15. PUBLIC HEARING

16. BOARDS AND COMMISSIONS

17. FROM THE CITY ADMINISTRATOR

A. Second Reading of an Ordinance Governing Disposal of City-Owned Surplus Real Property

B. Resolution Setting a Public Hearing for June 15, 2023 for the Muscatine Soccer Complex Irrigation Project

C. Resolution Setting June 15, 2023 as the Date for a Public Hearing on a Proposal to Enter into a General Obligation Sewer Improvement Loan and Disbursement Agreement and to Borrow Money Thereunder in a Principal Amount not to Exceed \$8,500,000

D. Resolution Accepting Completed Work - Southend Playground Development Project

E. Resolution Awarding a Contract for the West Hill Sewer Separation Phase 6 A&B to KE Flatwork of Eldridge, Iowa in the Amount of \$6,543,100.

- F. Resolution Approving Submission of Grant Application to the Iowa Economic Development Authority Nuisance Remediation Program for \$100,000 for the Mulberry Neighborhood Revitalization Project
- G. Resolution Endorsing an Application to the Iowa Department of Transportation for a State Recreational Trails Program Grant for the Taylor Park to Kent-Stein Park Trail
- H. Resolution Authorizing the Execution of a Special Warranty Deed for City Owned Real Estate located at the Hershey and Houser Street Intersection.
- I. Request to approve a purchase order for Silberhorn Concrete and Masonry LLC in the amount of \$75,278.79 for the Greenwood Cemetery Chapel Restoration Project
- J. Request to issue a purchase order in the amount of \$124,873 to MacQueen Equipment for an Envirosight Mainline Sewer Camera
- K. Request to Accept RAISE Grant Funding for Planning of the Isett Avenue Corridor Reconstruction Project

18. MAYOR AND COUNCIL REPORTS

19. CLOSED SESSION MEETING

- A. Request to enter Closed Session per Iowa Code 21.5.1.j to discuss the purchase or sale of particular real estate only where premature disclosure could be reasonably expected to increase the price the governmental body would have to pay for that property or reduce the price the governmental body would receive for that property
- B. Request to enter closed session closed session per Iowa Code Section 21.5.1.c to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent and where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in the litigation, and in accordance with Iowa Code Section 622.10 to discuss attorney/client privileged and attorney work product matters with legal counsel.
- C. Request to enter closed session closed session per Iowa Code Section 21.5.1.c to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent and where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in the litigation, and in accordance with Iowa Code Section 622.10 to discuss attorney/client privileged and attorney work product matters with legal counsel.
- D. Request to enter closed session per Iowa Code Section 21.9 to discuss strategy with counsel in matters related to employment conditions of employees of the governmental body who are not covered by a bargaining agreement.

20. ADJOURNMENT