

**CLIVE CITY COUNCIL MEETING MINUTES
REGULAR MEETING
MAY 22, 2025
CLIVE PUBLIC SAFETY CENTER TRAINING ROOM**

Call to Order/Roll Call/Pledge of Allegiance

Mayor Edwards presided and called the meeting to order at 6:00 p.m. Council Members present were: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Absent: None. Public access was provided in-person at City Hall, and via Zoom platform. Information on how to access via Zoom was provided on social media, posted with the agenda at City Hall and on the city website, cityofclive.com.

Approval of the Agenda

Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.

Consent Items

Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried. 1. City Manager Memo; 2. City Manager Report - April 2025; 3. Assistant City Manager Tech Services Report - April 2025; 4. Administrative Services Report - April 2025; 5. Community Development Report - April 2025; 6. Fire Department Report - April 2025; 7. Leisure Services Report - April 2025; 8. Police Department Report - April 2025; 9. Public Works Report - April 2025; 10. Treasurer's Report - April 2025; 11. Approve 05/01/2025 City Council Minutes; 12. Bill List; 13. Approve Cigarette/Tobacco/Vapor Permit Renewals (Listing in Council Packet); 14. Approve New Temporary Retail Alcohol Sales License Application - Clive Festival; 15. Approve New Retail Alcohol Sales License Application - Chipotle Mexican Grill - 10001 University Avenue; 16. Approve Retail Alcohol Sales License Renewal Application - Cool Basil - 1250 NW 86th Street; 17. Approve Retail Alcohol Sales License Renewal Application - Kum & Go #206 - 1725 NW 86th Street; 18. **Resolution 2025-144** Approving Temporary Street Closing - Block Party - Devonshire Parkway between Maple and Dellwood - Friday, May 23, 2025 - 5:00 p.m. - 8:00 p.m.; 19. **Resolution 2025-145** Approving Change Order #6 - Alliance Construction Group - NW 114th Street Reconstruction - \$4,044.32; 20. Approve Pay Request #1 - Boulder Contracting, LLC - NW 114th Street Bridge Repair Project - \$7,125.00; 21. Approve Pay Request #3 - DeVries Electric - City Hall/Library Remodel Project Phase 1 - \$183,068.80; 22. Approve Pay Request #3 - LA Fulton & Sons - City Hall/Library Remodel Project Phase 1 - \$12,160.00; 23. Approve Pay Request #3 - Des Moines Asphalt and Paving - Country Club Boulevard HMA Pavement Rehabilitation Project - \$197,168.69; 24. Approve Pay Request #3 - McClure Engineering - Clive Stormwater Manual Update - \$9,378.50; 25. Approve Pay Request #4 - Keystone Construction - City Hall/Library Remodel Project Phase 1 - \$190,342.92; 26. Approve Pay Request #4 - On Track Construction, LLC - Greenbelt Landing Construction Project - \$23,085.00; 27. Approve Pay Request #4 - Dahl Air Conditioning & Heating - City Hall/Library Remodel Project Phase 1 - \$111,787.45; 28. Approve Pay Request #4 - Calhoun-Burns & Associates - 2025 Bridge Maintenance Repair Program - \$7,954.50; 29. Approve Pay Request #5 - DCI Group - Construction Management Services - City Hall/Library Remodel Project Phase 1 - \$23,333.54; 30. Approve Pay Request #6 - University Boulevard Flood Mitigation- Project Scoping Plan - Confluence, Inc. - \$19,728.00; 31. Approve Pay Request #6 - Air-Con Mechanical Corp. - Greenbelt Landing Construction Project - \$58,439.34; 32. Approve Pay Request #6 (retainage release) - Des Moines Asphalt and Paving - 2024 Residential HMA Pavement Rehabilitation Project - \$10,187.35; 33. Approve Pay Request #7 (retainage release) - The Concrete Company - 2024 Residential PCC Pavement Rehabilitation Project - \$13,212.81; 34. Approve Pay Request #7 - Central Iowa Mechanical - Greenbelt Landing Construction Project - \$33,025.79; 35. Approve Pay Request #7 - Keystone Construction Services LLC - Greenbelt Landing Construction Project - \$195,296.69; 36. Approve Pay Request #8 - Iowa Earth Works - Little Walnut Creek Stream Stabilization East of Alice's Road - \$96,832.19; 37. Approve Pay Request #13 - Alice's Road Reconstruction - Phase 1 Design -

Snyder & Associates - \$155,434.35; 38. **Resolution 2025-146** Consenting to Assignment and Change in Control of Telecommunications Facility Agreement with USCOC of Greater Iowa, LLC; 39. **Resolution 2025-147** Approving Final Plat of Silverstar Addition Plat 1; 40. **Resolution 2025-148** Approving the Amended Equivalent Rate Unit (ERU) Methodology Policy; 41. **Resolution 2025-149** Approving Contract - Lyle Sumek Associates, Inc. - 2025 Strategic Planning Consultant Services; 42. **Resolution 2025-150** Certifying Charges to the County Treasurer for Collection - Nuisance Abatement (Snow Removal) - 3062 Berkshire Parkway. 43. **Resolution 2025-151** Accepting 1st Amendment to Declaration of Landscaped Buffer Zone Easement for Berkshire Commons Office Park Plat 1, Lot 9 - 2635 Berkshire Parkway; 44. **Resolution 2025-152** Authorizing the City of Clive to Enter into an Agreement with the Iowa Department of Transportation (IDOT) for Urban-State Traffic Engineering Program (U-STEP) Project Funds for the I35/80 & Hickman Road (US 6) RCB Culvert for Trail under Hickman Road, west of I35/80.

Action Items

1. **Public Hearing - Linnan Park Project.** Public Hearing Notice published 05/05/2025 in the Des Moines Register. Leisure Services Director Richard Brown presented the matter to the Council and recommended approval. Michael McCoy moved to close the public hearing, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - a. **Receipt of Bids - Bid Package #1, Grading and Utilities.** Michael McCoy moved to receive the bids, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - b. **Resolution 2025-153 Awarding Prime Construction Contracts for Linnan Park Project.** Michael McCoy moved to award contracts, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - c. **Approval of Proposal for the Purchase and Installation of Linnan Park Playground - Play-Pro Recreation - \$581,527.00.** Michael McCoy moved approval, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - d. **Resolution 2025-154 Approving an Amendment to the Agreement for Professional with Smithgroup for the Development of Linnan Park - \$185,100.00.** Michael McCoy moved approval, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - e. **Resolution 2025-155 Approving Professional Services Agreement - Hansen Construction - \$717,571.00.** Michael McCoy moved approval, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
2. **Site Plan Amendment - Weissenburger Investment and Financial Planning - 16400 Sheridan Avenue.** City Planner Katheryn Purvis presented the matter to the Council and recommended approval. Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
3. **Fire-EMS Collaborations with City of Urbandale.** Fire Chief Clay Garcia presented the matter to the Council and recommended approval.
 - a. **Resolution 2025-156 Approving Fire Apparatus Exchange Agreement.** Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
 - b. **Resolution 2025-157 Approving 28E Agreement For Closest Unit Response for Fire and Emergency Medical Services by the Cities of Clive and Urbandale.** Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.

- c. **Resolution 2025-158 Approving 28E Agreement for Emergency Medical Services and Fire Apparatus Maintenance and Service.** Eric Klein moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
4. **Resolution 2025-159 Authorizing the Amendment to the Intergovernmental Agreement Between the City of Clive and Greater Des Moines Convention & Visitors Bureau for the Promotion of Tourism and Convention Activities in the Greater Des Moines Area.** City Manager Matt McQuillen presented the matter to the Council and recommended approval. Ted Weaver moved approval, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
5. **Resolution 2025-160 Approving the Amendment to the Intergovernmental Agreement Between the City of Clive and Bravo Greater Des Moines Inc. for the Benefit of the Cultural Community.** City Manager Matt McQuillen presented the matter to the Council and recommended approval. Ted Weaver moved approval, seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
6. **Resolution 2025-161 Setting Public Hearing (6/26/2025 - 6:00 p.m.) - Ordinance Amendment Regarding Accessory Dwelling Units.** Senior Planner Amanda Grutzmacher presented the matter to the Council and recommended approval. Michael McCoy moved approval, seconded by Ted Weaver. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.
7. **Appointment to Fill City Council Vacancy.** City Manager Matt McQuillen introduced the matter and presented possible next steps. The Council asked additional questions to the applicants (Dave Roszak, Breanne Hocker, and Andrew Bovard) and allowed for final statements. After Council deliberations Ted Weaver moved to appoint Breanna Hocker to fill the City Council vacancy, with the appointment to remain in effect until the next regular city election, or until a successor is elected and qualified following a special election pursuant to Iowa Code § 372.13(2)(a)(2), seconded by Susan Judkins. Roll Call: Ayes: Ted Weaver, Michael McCoy, Susan Judkins, Eric Klein. Nays: None. Abstained: None. Motion carried.

Mayor Edwards administered the Oath of Office and Council Member Hocker was seated.

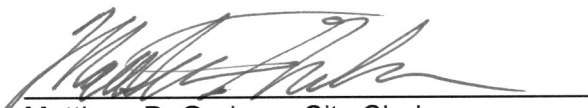
Discussion

1. **Clive Strategic Plan Quarterly Update - May 2025.** City Manager Matt McQuillen presented the matter to the Council and facilitated discussion.

Reports

Assistant City Manager Report was given by Pete De Kock.
City Manager Report was given by Matt McQuillen.
Council Member Committee Reports were given.

The meeting was adjourned at 7:58 p.m.


Matthew D. Graham, City Clerk
John D. Edwards, Mayor