



**THE CITY COUNCIL OF WATERLOO, IOWA
PLANNING SESSION TO BE HELD AT
Harold E. Getty Council Chambers
Monday, September 30, 2024
5:30 PM**

**CITY OF WATERLOO
COMMUNITY VISION PLAN**

1. Fly the W: To develop a sense of pride and relationship between residents and the City of Waterloo, and then leverage that pride to communicate the City's attributes to external audiences.
2. Elevate Housing: Redevelop, renovate, or improve 800 residences in Waterloo in eight years by providing access to capital.
3. Celebrate and Connect Neighborhoods: To leverage Waterloo's rich tradition of neighborhoods by celebrating and connecting them with the community and region at large.
4. Waterloo Works: Grow a diverse and skilled workforce in Waterloo that connects people and employers for mutual growth.
5. Crossroads Doubledown: Re-energize the Crossroads Mall area into a sports/recreation-themed gravitational center.
6. Power Up Downtown: Keep Waterloo's core downtown evolving to meet the needs of future generations, supporting and showcasing arts and cultural opportunities and creating an experience like no other.
7. Sportstown USA: To generate excitement, develop youth, and drive investment and economic impact from year-round visitors.
8. Community of Opportunity: Eliminate barriers that keep Waterloo residents, and the community as a whole, from reaching its true potential, creating an equitable, thriving, and sustainable community for future generations.
Waterloo is a Community of Opportunity, where everyone can prosper.

GENERAL RULES FOR PUBLIC PARTICIPATION PLANNING SESSION AGENDA

- A. Iowa Code Chapter 21 gives the public the right to attend council meetings, but it does not require cities to allow public participation except during public hearings. The public is required to follow the rules listed in this article when speaking during any meeting of the city council.

- B. At the presiding officer's discretion, individuals may address the presiding officer by stepping to the podium, and after recognition by the presiding officer, shall state their name, address, and group affiliation, if appropriate, and speak clearly into the microphone.
- C. Comments shall be germane and refrain from personal, impertinent, or slanderous remarks.
- D. Cell phones and electronic devices shall be set to silent prior to the start of the meeting.

RULES FOR PUBLIC COMMENT SECTION OF THE AGENDA

- A. Individuals shall speak one (1) time on only one (1) issue for a maximum of three (3) minutes During the public comment section of the agenda. The public shall not be required to pre-register to speak during public comment. Individuals shall only speak on matters not listed on the regular agenda for that date. Any matter presented shall be directed to the presiding officer and addressed, if necessary, after the meeting.
- B. Council members may speak during public comment portion of the agenda after the public has finished speaking
- C. City staff shall not be required to provide an immediate answer to a matter presented during a council meeting unless it specifically pertains to an item on the agenda

RULES FOR PUBLIC COMMENT DURING PUBLIC HEARINGS

Individuals may speak during the public comment portion of a scheduled public hearing for a maximum of three (3) minutes or may submit written comments to the city clerk by four o'clock (4:00) P.M. on the day of the public hearing. Groups of citizens with similar viewpoints are encouraged to select a representative to share the viewpoint of the group.

RULES FOR PUBLIC COMMENT DURING AGENDA ITEMS

At the discretion of the presiding officer, individuals may speak for a maximum of three (3) minutes when the council discusses agenda items. This section does not apply to businesses or parties directly involved in agenda items.

Roll Call.

Prayer or Moment of Silence.

Pledge of Allegiance, Steve Simon, At-Large Council Member.

Approval of Agenda as proposed or amended.

Approval of Minutes of the September 16, 2024, Regular Session, as proposed or amended.

CONSENT AGENDA

1. Bills Payment, Finance Committee Invoice Summary Report, a copy of which is on file in

the office of the City Clerk.

2. Liquor Licenses

- a. The Brown Bottle, 209 W. 5th St., Class C Alcohol w/Sunday Sales (Renewal) Exp: 10/21/2025.
 - b. Casey's 218 Pub, 4010-4018 University Ave., Class C Alcohol w/Outdoor Service and Sunday Sales (Renewal) Exp: 9/30/2025.
 - c. Damon's Sports Bar and Grill, 2122 Kimball Ave., Class C Alcohol w/Sunday Sales (Renewal) Exp: 10/4/2025.
 - d. Dollar General #7136, 66 E. Tower Park Dr., Class B Alcohol w/Sunday Sales (Renewal) Exp: 8/21/2025.
 - e. Dub's Pub, 1106 LaPorte Rd., Class C Alcohol w/Outdoor Service and Sunday Sales (New) Exp: 9/12/2025.
 - f. Starbuck's Smokehouse, 250 Westfield Ave., Class C Alcohol w/Outdoor Service, Catering and Sunday Sales (Renewal) Exp: 6/20/2025.
 - g. Dallas Fresh Waterloo, 814 La Porte Rd., Class C Alcohol w/Sunday Sales (New) Exp: 2/11/2025.
 - h. Eventos VIP, 32 Lafayette St., Class C Alcohol w/Sunday Sales (Renewal) Exp: 10/4/2025.
 - i. Hy-Vee Wine and Spirits #1, 2126 Kimball Ave., Class E Alcohol w/Sunday Sales (Renewal) Exp: 11/14/2025.
 - j. Hy-Vee Tast and Fresh #1, 3700 University Ave., Class B Alcohol w/Sunday Sales (Renewal) Exp: 10/31/2025.
 - k. Waterloo Fraternal Order of Eagles, 202 E. 1st St., Class F Alcohol w/Outdoor Service and Sunday Sales (Renewal) Exp: 7/14/2025.
 - l. Rudy's Taco-Beer Hall-Lava Lounge, 2401 Falls Ave., Class C Alcohol w/Outdoor Service and Sunday Sales (Renewal) Exp: 9/27/2025.
3. Motion approving an Exception to Burning Yard Waste Application by George Wyth State Park, to burn locations within the park located generally at 3659 Wyth Road, between October 2024 and February 2025, weather permitting.

PUBLIC HEARINGS

1. Request by the City of Waterloo to vacate Elm Street from Sycamore Street to Lafayette Street, located adjacent to 1515 Sycamore Street with the retention of a utility easement over, under, and upon the vacated area.

Motion to receive and file proof of publication of notice of public hearing.

HOLD HEARING - No comments on file.

Motion to close the hearing and receive and file oral and written comments, and recommendation of approval of the Planning, Programming and Zoning Commission.

Motion to receive, file, consider, and pass for the first time an ordinance approving a request by the City of Waterloo to vacate Elm Street from Sycamore Street to Lafayette Street, located adjacent to 1515 Sycamore Street with the retention of a utility easement over, under, and upon the vacated area.

Motion to suspend the rules.

Motion to consider and pass for the second and third times and adopt said ordinance.

Submitted by: Noel Anderson, Community Planning and Development Director

2. Request by the City of Waterloo to rezone approximately 0.21 acres from “M-2” Heavy Industrial District to “C-P” Planned Commercial District located adjacent to 1515 Sycamore Street.

Motion to receive and file proof of publication of notice of public hearing.

HOLD HEARING - No comments on file.

Motion to close the hearing and receive and file oral and written comments and recommendations of approval of the Planning, Programming, and Zoning Commission.

Motion to receive, file, consider, and pass for the first time an ordinance amending Ordinance No. 5079, as amended, City of Waterloo Zoning Ordinance, by amending the Official Zoning Map referred to in Section 10-4-4, approving a request by the City of Waterloo to rezone approximately 0.21 acres from “M-2” Heavy Industrial District to “C-P” Planned Commercial District located adjacent to 1515 Sycamore Street.

Motion to suspend the rules.

Motion to consider and pass for the second and third times and adopt the ordinance.

Submitted by: Noel Anderson, Community Planning and Development Director

3. Request by 1515 Sycamore, LLC, for a Site Plan Amendment for the redevelopment of the Rath Administration Building.

Motion to receive and file proof of publication of notice of public hearing.

HOLD HEARING - No comments on file.

Motion to close public hearing and receive and file oral and written comments and recommendation of approval of the Planning, Programming, and Zoning Commission.

Motion to receive, file, consider and pass for the first time an ordinance amendment to Ordinance No. 5079, as amended, City of Waterloo Zoning Ordinance, by amending the Official Zoning Map referred to in Section 10-4-4, approving a request by 1515 Sycamore, LLC, for a Site Plan Amendment to allow for redevelopment of the Rath Administration Building into 87 residential units, including the potential to add parking within vacated Elm Street and allowing for a total of 122-180 parking spaces, potentially up to 52 spaces less than the 174 parking spaces required in the “C-P” Planned Commercial District, located at 1515 Sycamore Street.

Motion to suspend the rules.

Motion to consider and pass for the second and third times and adopt the ordinance.

Submitted by: Noel Anderson, Community Planning and Development Director

RESOLUTIONS

1. Resolution approving a Project Funding Agreement with the Waterloo Development Corporation for the demolition of properties located at 100 Commercial Street, 118 Sycamore Street, and 128 Sycamore Street, and authorizing the Mayor and City Clerk to execute said document.

OTHER COUNCIL BUSINESS

1. Economic development site tour.

ADJOURNMENT

Motion to adjourn.

Kelley Felchle
City Clerk