

**7:00 pm PUBLIC HEARING - Commercial Hotel PUD Development Application. Public hearing on PUD Development Application by University Lake Partners II, LLC to develop real property known locally as 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue as a hotel.**

# AGENDA

**City of University Heights, Iowa**  
**City Council Special Meeting**  
*Thursday, December 21, 2017*  
**Community Center - OUP**  
**1302 Melrose Avenue**

7:00-9:00 pm.

Meeting called by Mayor Louise From

Time	Topic	Owner
<b>7:00</b>	Call to Order Special Meeting	Louise From
<b>7:05</b>	<b>Public Input</b>	<b>Public Comments</b>
	<p>-Discussion of partnering with nonprofit organization to assist with neighborhood redevelopment program and presentation by Iowa Valley Habitat for Humanity of partnering possibilities.</p> <p>-Consideration of Resolution No. 17-48, establishing the University Heights Neighborhood Stabilization Program.</p> <p>-Consideration of Resolution No. 17-49, authorizing the mayor to sign and the clerk to attest an amendment to the Conditional Zoning Agreement entered into effective September 12, 2017 concerning the rezoning of 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue from R-1 Single-Family Residential to CH Commercial Hotel.</p> <p>-Consideration of Resolution No. 17-59, imposing additional development requirements, regulations, and restrictions with respect to properties conveyed pursuant to the Conditional Zoning Agreement entered into effective September 12, 2017 concerning the rezoning of 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue from R-1 Single-Family Residential to CH Commercial Hotel.</p>	

**Time**

**Topic**

**Owner**

-First Consideration of Ordinance No. 220, amending the Zoning Ordinance (No. 79) to reduce required setbacks in the CH Commercial Hotel Zone.

-Consideration of Resolution No. 17-51, approving with conditions the CH Commercial Hotel PUD Development Application of University Lake Partners II, LLC to develop real property known locally as 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue as a hotel.

-Consideration of Resolution No. 17-52, regarding sensitive areas review, regulation, and plan approve concerning property subject to the PUD Development Application by University Lake Partners II, LLC.

-Consideration of Resolution No. 17-53, approving a Storm Water Pollution Prevention Plan and issuing a Site Runoff Permit for property subject to the PUD Development Application by University Lake Partners II, LLC, pursuant to Ordinance No. 155.

-Consideration of Resolution No. 17-54, establishing permit fees for Construction Site Runoff Permits for property subject to the PUD Development Application by University Lake Partners II, LLC, pursuant to Ordinance No. 155.

-Consideration of Resolution No. 17-55, concerning Post-Construction Storm Water Runoff Control and/or approving a Storm Water Management Plan for property subject to the PUD Development Application by University Lake Partners II, LLC, pursuant to Ordinance No. 169.

-Consideration of Resolution No. 17-56, concerning parkland dedication for property subject to the PUD Development Application by University Lake Partners II, LLC, pursuant to Ordinance No. 191.

-Consideration of Resolution No. 17-57, authorizing the mayor to sign and the clerk to attest an agreement with University Lake Partners, LLC, Jim Glasgow, and Greg Stiltner providing for the reimbursement of the city's reasonable professional and clerical fees and expenses related to the development of property known locally as 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue as a hotel.

Time	Topic	Owner
	-Consideration of Resolution No. 17-58, authorizing an expenditure of city funds to purchase property insurance on the home located at 901 Melrose Avenue, which has or will be conveyed to the city pursuant to the Conditional Zoning Agreement concerning the rezoning of 901 Melrose Avenue, 905 Melrose Avenue, and 909 Melrose Avenue from R-1 Single-Family Residential to CH Commercial Hotel.	
	-Discussion of budget timeline.	Jim Lane
	Announcement	Anyone
9:00	Adjournment	Louise From

**Next Regular City Council Meeting is January 9, 2018: Community Center – OUP**