

**PUBLIC WORKS, PUBLIC SAFETY,
HOUSING AND COMMUNITY DEVELOPMENT MINUTES**

January 18th, 2021

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Members Present: Jasper Kriens, John Sanders, Jason Bowman, Ben Schultz.

Media in attendance: KMEG TV station.

Jason Bowman stated that a current copy of the Open Meetings Act is posted on the north wall in the rear of the Council Chambers and is available for review by all citizens in attendance. A sign-in sheet is available at the entrance to the Council Chambers and it is strictly voluntary to complete the sign-in sheet.

The agenda of all meetings is kept continuously current and available for public inspection at City Hall during normal business hours (NE 84-1411). The City of South Sioux City reserves the right to adjust the order of items on this agenda if necessary and may elect to take action on or go into closed session on any of the items listed (NE 84-1410).

1. PUBLIC WORKS:

- a. **Engineer's Report.** Engineers from JEO Consulting Group and Olsson's were available to answer questions and to give updates on the various projects in the city. Information only. No action taken.
- b. **Change Order Proposal from HCI for Outfall Structure Repair Change Order. Increase of \$20,431.00.** Additional work for USACE permit requirements. Kriens moved, seconded by Sanders, to recommend approval to council. Voting Aye: Kriens, Sanders, Schultz, Bowman. Voting No: None.
- c. **VIA – a transit service.** Information only. No action taken.
- d. **Approve going out for bids for the Siouxland drive extension project.** This will be paid for by the CDA but since the city is to maintain the road when completed, approval by council was needed. Kriens moved, seconded Sanders, to send favorably to council. Voting Aye: Sanders, Schultz, Bowman, Kriens. Voting No: None.

2. PUBLIC SAFETY:

- For items 2a and 2b, Kriens moved, seconded by Sanders, to recommend proceeding with Yield signs at the following intersections: West 4th and 5th Avenue to East/West bound traffic and West 7th and 3rd Avenue to East/West bound traffic. Voting Aye: Kriens, Sanders, Bowman, Schultz. Voting No: None.
- a. **Request for Stop or Yield Sign at 2nd Ave. & 3rd Ave. & West 7th.** Carried over from previous meeting.
 - b. **Stop Sign Request.** Several of the intersections that are dangerous are 5th Ave & W. 4th St., 5th Ave. & W. 5th St. and 5th Ave. & W. 6th St. Carried over from previous meeting.

3. HOUSING AND COMMUNITY DEVELOPMENT:

- a. **CDBG projects.** Kriens moved seconded by Sanders, to recommend staff proceed preparing to apply for stimulus CDBG Grants (ie: road behind Walmart and Old Hwy 20 to extend further west). Voting Aye: Kriens, Schultz, Bowman, Sanders. Voting No: None.

4. MISCELLANEOUS/ UNFINISHED BUSINESS:

- a. **Conditional use permit (419 Golf Road, Parcel 220069735) request for a short term overnight guest rental in an agriculture transition district (AGT) for Darwin and Maureen Knecht.** They have a treehouse that has evolved into a very popular short term Airbnb rental and Darwin is currently constructing a hobbit house which will also be used as a short term overnight

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Airbnb rental. Because this area is zoned AGT, the use of the property for overnight rental is only permitted with a council issued conditional use permit. Schultz moved, seconded by Kriens to recommend accepting the permit to council. Voting Aye: Bowman, Schultz, Sanders, Kriens. Voting No: None.

- b. Rezoning – All American Subdivision.** The CDA has requested rezoning from C4 to C3, six highly visible lots within this subdivision. Their goal is to limit the use of these lots to medium commercial (C3) allowable uses rather than the current heavy commercial zoning (C4) allowable uses. Schultz moved, seconded by Kriens, to recommend approval to council. Voting Aye: Schultz, Kriens, Bowman, Sanders. Voting No: None.
- c. Auto Dealer license address change.** Covenant Auto Sales address change from 428 East 9th Street to 700 East 9th Street. Kriens moved seconded by Sanders, recommends a six-month probation period to see how it goes to council. Voting Aye: Bowman, Sanders, Kriens, Schultz. Voting No: None.
- d. Micro TIF.** Send to the Community Development Agency to take a look at. Information only.

There being no further business to discuss, at 5:47 p.m. Kriens moved seconded by Sanders to adjourn the meeting. Voting Aye: Kriens, Sanders, Bowman, Schultz. Voting No: None.