



AGENDA  
NOVEMBER 6, 2023  
TEA CITY HALL  
600 E. 1<sup>st</sup> ST.  
7:00 P.M.

**A. CALL TO ORDER**

**B. APPROVAL OF AGENDA**

**C. CITY COUNCIL CONSENT AGENDA**

1. Approval of October [16](#) & [23](#), 2022 Minutes
2. Approval of November 6 [Bills](#)
3. Approval of the following 2024 Package (Off Sale) Liquor License Renewals
  - a) Cubby's
  - b) Fareway
  - c) HyVee Dollar Fresh
  - d) Casey's General Store #3069
  - e) Casey's General Store #3944
4. Approval of the following 2024 Retail (On Sale) Liquor Licenses
  - a) American Legion Post 266 – Blau DeBoer Post #266 Retail (on-sale) Liquor Licenses
  - b) Squealers Smoke Shack
  - d) Double M LLC d/b/a Prairie View Event Hall
  - e) Boss' Pizzeria & Sports Bar, 215 S. Main
  - f) Pals Pub, Gateway Blvd
  - g) Sky Lounge, 200 S. Main Ave.
5. Approval of the following 2024 Retail (On-Off) Sale Wine & Cider Liquor License
  - a) Dolgen Midwest LLC d/b/a Dollar General Store #19973
  - b) MG Oil Company d/b/a Jokerz 7
  - c) G & T Gaming, Inc. 108 Venture Place
6. Approval of Hiring Dustin Demuth, Police Officer, \$31.04
7. Prairie Sons Commercial Service [Agreement](#) – Tea Law Enforcement Center
8. [Plat](#) – Lot 1, Block 13, Heritage Addition, City of Tea
9. [DeBoer Showroom Interior Build](#) – 108 Venture Place, Suite 400

**D. PUBLIC COMMENTS**

**E. PUBLIC HEARINGS**

- 7:15 – [Conditional Use Permit](#) – Group Daycare, 320 S. Prairie Ave, Jovelyn Galvin  
7:20 – [Rezone](#) - First Reading Ordinance 311, Rezone Lot 1, Block 3, Gateway Addition from Rural Service District/AG to GB – General Business District

**F. ZONING**

1. [Markers Exchange](#) Initial Building Design Review – 102 Venture Place, Bakker Landing
2. [Peter's Strip Mall](#) Site Plan & Building Plans (Shell only)
3. [Madison Investment Site Plan](#) – Southwest Industrial Park

**G. RESOLUTION 23-11-07. A RESOLUTION PROVIDING FOR CITY WIDE PROPERTY DRAINAGE FEE**

**H. RESOLUTION 23-11-08. A RESOLUTION PROVIDING FOR ANNUAL STREET MAINTENANCE ASSESSMENT**

**I. CHANGE ORDER – HAGEDORN INDUSTRIAL PARK #9**

**J. PAY APPLICATIONS**

1. Regionalization Wastewater Pump Station & Force Main #22, Metro Construction [\\$423,602.19](#)
2. Hagedorn Industrial Park #10, Asphalt Surfacing Company, [\\$258,024.71](#)
3. James Ave. Drainage #6, Metro Construction, [\\$12,377.80](#)

**K. CITY ADMINISTRATOR REPORT**

**L. EXECUTIVE SESSION – SDCL 1-24-3 FOR MATTERS OF PENDING LITIGATION**

**M. ADJOURN**