

**PROCEEDINGS OF THE CITY COUNCIL OF THE CITY OF CORALVILLE,  
JOHNSON COUNTY, IOWA SUBJECT TO THE APPROVAL BY THE CORALVILLE  
CITY COUNCIL AT A SUBSEQUENT MEETING**

A Regular Meeting of the City Council of the City of Coralville, Johnson County, IA was held at City Hall, 1512 7<sup>th</sup> Street on Tuesday, August 13, 2019 with Mayor John A. Lundell presiding and was called to order at 6:30 PM Live and recorded webcasts of Coralville City Council Meetings are available online at [www.coralville.org/coralvision](http://www.coralville.org/coralvision).

The following Council Members were present: Foster, Gross, Gill, Dodds, Goodrich.

The following staff was present: City Attorney Don Diehl; City Attorney Kevin Olson; City Administrator Kelly Hayworth; Asst. City Administrator Ellen Habel; City Engineer Dan Holderness; Building & Zoning Official Jim Kessler; Police Lieutenant Deb Summers; Parks & Recreation Sherri Proud; Fire Chief Orey Schwitzer; Communications Specialist Jon Hines; City Clerk Thorsten J. Johnson.

Motion by Gill, seconded by Gross to approve the agenda. Motion carried.

Votes are 5 Ayes for Motions, Resolutions and Ordinances unless otherwise noted.

There were no citizen comments.

Director of Parks & Recreation Sherri Proud introduced Girl Scout Troop #5176 explained the City started working with the Girl Scouts on finding a City project to do a year and a half ago. The troop picked this project and did the planning, fundraising and the implementation of the project. Scouts Cosette Parsons, Brenna Bowers, Serena Zambrano, Maryssa Barnes, Halle Praska and Michele Pottorff introduced themselves and together gave a presentation and slide show of their project. They explained the troop is made up of members from Iowa City, Coralville and Oxford and three different schools and they spent many meeting on the project making up plans. They raised money by having cookie booths and independent sales to support their Bronze Award Project and they thanked the City and Council for their support. Proud explained the project was done around the pedestrian bridge in Central Park right next to Central Elementary School and included installing landscape beds, a bench the scouts paid for, and two bike racks with the help of the Parks Department. Mayor Lundell presented all of the Girl Scouts with Bronze Award Certificates to recognize their efforts and show the City's appreciation.

**IOWA RIVER LANDING IMPROVEMENTS PROJECT 2019**

City Engineer Dan Holderness received two bids on July 16<sup>th</sup> with the lowest bid coming from Boomerang Corporation for \$4,777,444.20 and the other bid was from Streb Construction for \$4,991,293.90 both of which were around 9% above the engineer's estimate of \$4,376,458.95. Holderness recommends rejecting all the bids and believes the project can be repackaged to get a better price. Staff will come back with a plan to move forward with the improvements at the August 27<sup>th</sup> meeting.

**RESOLUTION NO. 2019-127**

Resolution rejecting all bids for the Iowa River Landing Improvements Project 2019, was introduced by Foster, seconded by Gill. A roll call vote was taken. Resolution declared adopted.

**WATER TREATMENT FACILITY IMPROVEMENTS 2017**

Motion by Gross, seconded by Gill to approve Change Order #7: -\$6,035.76; and Pay Estimate #17 Final: \$22,067.30; to **Miron Construction Co., Inc.** for the Water Treatment Facility Improvements 2017. Motion carried.

## **RESOLUTION NO. 2019-128**

Resolution accepting the Water Treatment Facility Improvements 2017 as completed, was introduced by Gross, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

### **2018 INTERNATIONAL BUILDING CODES**

**ORDINANCE NO. 2019-1009** An ordinance amending the Code of Ordinances of the City of Coralville (2011), as previously amended, and adopting by reference the International Building Code; the International Residential Code; the State Mechanical Code; the State Electrical Code; the State Plumbing Code; the International Swimming Pool and Spa Code; and the International Property Maintenance Code; 2018 Editions, was introduced by Gill, seconded by Foster for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

Motion by Gill, seconded by Foster to collapse the third reading of Ordinance No. 2019-1009. A roll call vote was taken. Motion carried.

**ORDINANCE NO. 2019-1009** An ordinance amending the Code of Ordinances of the City of Coralville (2011), as previously amended, and adopting by reference the International Building Code; the International Residential Code; the State Mechanical Code; the State Electrical Code; the State Plumbing Code; the International Swimming Pool and Spa Code; and the International Property Maintenance Code; 2018 Editions, was introduced by Dodds, seconded by Goodrich for 3<sup>rd</sup> and final consideration. A roll call vote was taken. Ordinance declared adopted after its publication as required by law.

### **2018 INTERNATIONAL FIRE CODE**

**ORDINANCE NO. 2019-1010** An ordinance amending the Code of Ordinances of the City of Coralville (2011), as previously amended, and adopting by reference the International Fire Code 2018 Edition with certain amendments there to, was introduced by Goodrich, seconded Gross for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

Motion by Gill, seconded by Goodrich to collapse the third reading of Ordinance No. 2019-1010. A roll call vote was taken. Motion carried.

**ORDINANCE NO. 2019-1010** An ordinance amending the Code of Ordinances of the City of Coralville (2011), as previously amended, and adopting by reference the International Fire Code 2018 Edition with certain amendments there to, was introduced by Foster, seconded by Gill for 3<sup>rd</sup> and final consideration. A roll call vote was taken. Ordinance declared adopted after its publication as required by law.

### **SPEED ZONES AMENDMENT**

**ORDINANCE NO. 2019-1011** an Ordinance establishing Special Speed Zones on Deer Creek Road, was introduced by Gross, seconded by Goodrich for 1<sup>st</sup> consideration. A roll call vote was taken. Motion carried.

### **ANNEXTATION**

After the resolution was read, City Administrator Kelly Hayworth explained this is the land swapped by the City with the owners of the quarry that is now the 1<sup>st</sup> Avenue right of way, golf course driving range and some of the surrounding property about ten years ago. The City never annexed the area and a landowner the City did another land swap with recently found out about it. The public hearing is September 10, 2019.

## **RESOLUTION NO. 2019-129**

Resolution setting a public hearing on Annexation of City-owned property, was introduced by Gill, seconded by Foster. A roll call vote was taken. Resolution declared adopted.

## REAP GRANT APPLICATION

After the resolution was read, Proud explained this acquisition will be part of a City planned 80 to 100-acre park in the West Land Use Area made up of woodlands, wetlands, fens and an area for prairie restoration that will be used for education, enjoyment and preservation for the future. Fens are a spring fed marshy area usually upland like a hillside which is rare in Iowa. This purchase will help protect the fen and its spring source.

### RESOLUTION NO. 2019-130

Resolution approving an Application to the Iowa Department of Natural Resources for grant funding via the Resource Enhancement and Protection ("REAP") Program, was introduced

#### MOTION BY GILL TO APPROVE CONSENT CALENDAR items a-mm inclusive:

- a) Approve minutes for the July 23, 2019 Coralville City Council Regular Meeting.
- b) Approve **new** Class C Liquor License with Sunday Sales for **Chili's Southwest Grill**: Eff. 08/01.
- c) Approve **New** 5-day Class B Beer Permit with Outdoor Service for **Fry Fest**: Eff. 08/30.
- d) Approve Class C Liquor License for **Nile Ethiopian Restaurant**: Eff. 08/30.
- e) Approve Class E Liquor License with Sunday Sales for **Smokin' Joe's Tobacco & Liquor Outlet #6**: Eff. 08/22.
- f) Approve Class C Beer Permit with Sunday Sales for **Trader Joe's #728**: Eff. 09/01.
- g) Approve payment to **Heritage Land Stewards** for the Coralville Woodland Restoration Project – Clear Creek and Stables Basin (#0020192): \$8,010.00.
- h) Approve payment to **Sustainable Landscape Solutions LLC** for the Coralville Woodland Restoration Project – Auburn Hills/Auburn Hills East (#1575): \$7,192.04.
- i) Approve payment to **Nutri-Ject Systems, Inc.** for Biosolid transferred and land applied (#7050): \$58,946.98.
- j) Approve payment to **Neumiller Electric Inc.** for West Ramp Fixture Replacement (#21541): \$15,075.00.
- k) Approve payment to **Houser Enterprises** for 199 6<sup>th</sup> Street sanitary service repair for the 1<sup>st</sup> Avenue Improvements – 6<sup>th</sup> St. to 9<sup>th</sup> St. (#CS199bldg): \$1,195.68.
- l) Approve payment to **MMS Consultants** for the University Parkway Extension west of Coral Ridge Avenue – conceptual design (#26215): \$2,165.30.
- m) Approve payment to **Morton Buildings, Inc.** for delivery payment of Brown Deer #4 Lift Station Control Building (#B026089786): \$13,148.00.
- n) Approve payment to **CivicPlus** for City, Brown Deer Golf Course, and Coralville Center for the Performing Arts annual SSL Certificates and Fees (#186301): \$16,154.27.
- o) Approve payment to **EDC, Inc.** for Vitality 2019 Capital Campaign (#10502): \$20,000.00.
- p) Approve payment to **Trumbull Consulting** for 50% commission for:
  - i) LaVecina due upon opening (#06012142) \$13,269.75
  - ii) Lululemon due upon signing for expanded space (#06012143) \$2,518.75
- q) Approve payment to **Hawkeye Electric Cedar Rapids** for repairs to Drury Parking Ramp fire alarm panel (#183922): \$92.50.
- r) Approve payment to **Drury Development Corporation** for work on and related to the Drury Parking Ramp (#12892): \$189,462.89.
- s) Approve payment to **Water Words that Work** for the Clear Creek Soil Health Campaign (#QC-399): \$20,798.72.
- t) Approve payment to **Impact7G** for:
  - i) Wastewater Treatment Plant Improvements 2017 construction, wetland consultation and permitting services (#14557) \$2,335.98
  - ii) Iowa River Floodwall wetland mitigation, construction monitoring, planting and maintenance (#14550) \$1,057.76
- u) Approve payment to **HR Green, Inc.** for:

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|------|--|-------------|
| i)   | I-80/1 <sup>st</sup> Ave. Interchange Final Design Phase 1 (#127003)   | \$12,677.24 |
| ii)  | I-80/1 <sup>st</sup> Ave. Interchange Final Design Phase 1 (#127983)   | \$15,594.18 |
| iii) | IRL UIHC Walkway Construction Observation (#128027)  | \$292.02    |
| v)   | Approve payment to <b>Terracon Consultants, Inc.</b> for:  |             |
| i)   | Wastewater Treatment Plant Improvements (#TC31199)   | \$7,165.50  |
| ii)  | CenturyLink LSI 802 Quarry Rd. Tier 2 Modeling (#TC33066)  | \$6,676.00  |
| iii) | AAA Mechanical Site 832 Quarry Rd. Phase I ESA (#TC33247)  | \$9,935.54  |
| iv)  | CenturyLink LSI 802 Quarry Road Tier 2 Services (#TC06931)   | \$1,425.77  |
| w)   | Approve payment to <b>Shoemaker Haaland</b> for Colony Farms FENS Wetland (#018480.00-1): \$5,475.00.  |             |
| x)   | Approve payment of Iowa River Landing Invoice as approved by Kapa Advisors, LLC to <b>RDG Planning &amp; Design</b> for South of E. 9 <sup>th</sup> Street Arena Design 76% (#45819): \$2,337.09.  |             |
| y)   | Approve payment of Iowa River Landing Invoice as approved by Kapa Advisors, LLC to <b>Watts Group Construction</b> for:  |             |
| i)   | La Vecina Demising Wall (07/17/2019)   | \$15,345.00 |
| ii)  | Lot D Escrow Release #1 (07/17/2019)   | \$17,700.00 |
| iii) | Lululemon landlord work (07/29/2019)   | \$82,164.20 |
| z)   | Approve payment to <b>Ray &amp; Associates, Inc.</b> for 2019-2020 Fiscal Year Negotiation of Contracts for Transit, Police and Public Works (8/1/2019): \$11,100.00.  |             |
| aa)  | Approve payment to <b>Elliott Equipment Co.</b> for 150 trash receptacles (#151918): \$10,387.50.  |             |
| bb)  | Approve payment to <b>Creative Software Solutions, Inc.</b> for Coral Ridge Avenue Phase 2 consulting services (#18470): \$100.66.   |             |
| cc)  | Approve payment to <b>Eastern Iowa Properties</b> for vacant rental properties per the purchase agreement (8/8/2019): \$28,000.00.   |             |
| dd)  | Approve Change Order #1: +\$2,215.53; Change Order #2: +\$7,290.00; and Pay Estimate #1: \$96,430.70; to <b>Carter &amp; Associates</b> for the Highway 6 & I-80 Water Main Relocation.  |             |
| ee)  | Approve Pay Application #4 to <b>M.A. Mortensen Company</b> for Coralville Marriott Hotel & Conference Center Remodel Phase I: \$110,072.26.   |             |
| ff)  | Approve Pay Application #13 to <b>Miron Construction Co., Inc.</b> for Wastewater Treatment Plant Improvements 2017: \$2,049,440.96.   |             |
| gg)  | Approve three-year Planned Equipment Maintenance Agreement with <b>Cummins Inc.</b> for of the Water Department's 4 generators and the one serving the Parks/Transit/Water Building: \$17,229.32.  |             |
| hh)  | Accept quote and approve agreement and Invoice (7/30/2019) with <b>Northern Michigan K9</b> of Harrison, Michigan for the purchase of a single purpose canine (explosive), 4 weeks of training and all necessary equipment: \$11,000.00. (Price includes a 3-year health and one year of workability guarantee.) |             |
| ii)  | Accept quotation from <b>Schneider Electric</b> to do emergency repairs to the starter for Pump 9 in the booster station: \$10,440.00.   |             |
| jj)  | Approve job descriptions for Rental Inspector and Stormwater Technician.   |             |
| kk)  | Approve attendance of Vicky Robrock to the 2019 Midwest/SW Transit Conference in Kansas City, MO from September 10-13, 2019: \$1,189.50.   |             |
| ll)  | Approve attendance of Eric Fisher to the APWA PWX Conference in Seattle, WA from September 7-11, 2019: \$2,771.00.   |             |
| mm)  | Approve Bill List for August 13, 2019.   |             |

Seconded by Dodds. A roll call vote was taken. Motion carried.

City Engineer Dan Holderness noted there are several street projects currently taking place. The 12<sup>th</sup> Street and Oakdale Boulevard project has laid the first few layers of asphalt down and the goal is to be done by August 20<sup>th</sup>. The Streets Department is concrete patching the northern part of 14<sup>th</sup> Avenue and will be done no later than Monday, August 19<sup>th</sup>. On 1<sup>st</sup> Avenue they have been repairing the southbound repairs on sewer intakes and finished pouring the last ones today. Thursday they will close one northbound lane of 1<sup>st</sup> Avenue to work on the west sewer intakes. There are less intakes on that side so it

won't take as long to get them done. On Wednesday, August 14<sup>th</sup> they will start on the asphalt overlay for 10<sup>th</sup> Avenue between 5<sup>th</sup> and 7<sup>th</sup> Streets and 6<sup>th</sup> Street between 10<sup>th</sup> and 12<sup>th</sup> Avenues. This should be done by August 20<sup>th</sup>. On Coral Ridge Avenue they have finished digging the biocells and preparing them to receive the native matting this week and to seed the sides. Engineering plans on finishing all of these projects and opening the roads by the time school starts.

City Administrator Kelly Hayworth welcomed Amber Rose from BSA Troop 270 to the Council Meeting. She is working on the Communications and Citizenship in the Community Merit Badges. Hayworth thanked all the volunteers that made the 5<sup>th</sup> Street Social as success with 3,900 people showing up.

Mayor John A. Lundell thanked everyone who attended the 5<sup>th</sup> Street Social. Lundell noted things are progressing really well on the Arena Project and there will be a public signing of the last beam August 20<sup>th</sup> and August 22<sup>nd</sup> from 11:00 AM to 1:00 PM and 5:00 PM to 7:00 PM next to the Johnson County Historical Society Museum in the parking lot. The project is on schedule and on budget.

City Attorney's Don Diehl and Kevin Olson had nothing to report.

Councilperson Laurie Goodrich thanked all of the City's employees who worked on this summer's many projects. Goodrich encouraged everyone to go to the Coralville Center for the Performing Arts to see "Ann of the Green Gables" on September 13<sup>th</sup> through 14<sup>th</sup>.

Councilperson Jill Dodds noted 1,200 more people than last year attended the 5<sup>th</sup> Street Social and she thanked Director of Parks & Recreation Sherri Proud for her leadership and coordinating all the activities. Dodds reported inspections of tree heights along public right of ways will start soon and tree branches need to be 13 feet above the street and 9 feet above the sidewalk.

Councilperson Tom Gill thanked all the participants in National Night Out.

Councilperson Mitch Gross reported two weeks ago he was able to speak with BSA Troop 270 which is a great way to interact with future leaders and have them ask questions. Gross thought National Night Out is a great opportunity to meet your neighbors and have them interact with the Fire and Police Departments. Gross had several people tell him the 5<sup>th</sup> Street Social was the best one ever and has become a part of the fabric of the community that they look forward to it every year. Gross noted the bushes in the median on Oakdale Boulevard west of 12<sup>th</sup> Avenue are obstructing the view and need trimming. Two Friday nights ago the Mayor and he attended a 20<sup>th</sup> Anniversary and Vow Renewal of some citizens and there were people from Central Africa Republic, Gambia and France. There were several speakers and they mentioned how welcoming Coralville has been to them. Gross spoke with several people concerned by the recent gun violence and want to know what Coralville as a community can do about it. Gross had to respond Iowa is one of 45 states that cannot make laws that are more restrictive than state and federal laws. So even though several Councilmembers would like to pass stricter gun laws they are legally prevented from doing so.

Councilperson Meghann Foster was also thankful for everyone involved with recent City events like the 5<sup>th</sup> Street Social and National Night Out and upcoming events like FryFest and she thinks Coralville is kicking off Fall in a fantastic way. Foster congratulated the Fire Department on winning the Battle of the Badges Blood Drive this year and they registered the most donors ever for the event and collected 46 units of blood. Foster encouraged those able to donate to participate next year.

Motion by Goodrich, seconded by Gill to adjourn at 7:00 PM. Motion carried.

John A. Lundell, Mayor

Thorsten J. Johnson, City Clerk