

AGENDA

6:30 PM

January 14, 2020

A **Regular Meeting** of the City Council of the City of Coralville, Johnson County, IA will be held at City Hall, 1512 7th Street on Tuesday, January 14, 2020 at 6:30 PM Recorded webcasts of Coralville City Council Meetings are available online at www.coralville.org/coralvision.

1. **Call to order.**
2. **Roll call.**
3. **Approve agenda.**
4. **Swear in John A. Lundell as Mayor and Jill Dodds and Mitch Gross as Councilpersons.**
5. **Citizen comments** for 15 minutes. Additional comments to continue after the consent calendar if needed. (Please limit to 5 minutes.)

6. THE BLUFFS AT BROWN DEER

- a) **ORDINANCE NO. 2020-1001** An ordinance amending the Coralville Zoning Ordinance, the same being Ordinance No. 664, as previously amended, rezoning certain property located within the corporate limits of the City of Coralville, Johnson County, Iowa and generally known as The Bluffs at Brown Deer, from R-1, Single Family Residential District, to R-PUD 2, Residential Planned Unit Development Two District, for **2nd consideration**.

Note: This will rezone The Bluffs at Brown Deer to Residential Planned Unit Development Two District and the parcel will be split into two residential lots with one four story apartment building on each lot.

7. CONNECTION FEE UPDATES

- a) **Consider resolution** approving an adjustment in fees for the West Coralville Land Use Area Connection Fees.

Note: This is an annual adjustment for calendar year 2020 based upon the Engineering Cost Index. The total to be collected is \$23,600.18 per acre. This includes the Water Connection Fee District, Sanitary Sewer Connection Fee District and the Storm Water and Runoff Management Connection Fee District.

- b) **Consider resolution** approving an adjustment in fees for Heartland Drive Sanitary Sewer Connection Fee District.

Note: This is an annual adjustment for calendar year 2020 based upon the Engineering Cost Index. The total to be collected is \$10,47170 per acre.

- c) **Consider resolution** approving an adjustment in fees for Camp Cardinal Boulevard Water Connection Fee District.

Note: This is an annual adjustment for calendar year 2020 based upon the Engineering Cost Index. The total to be collected is \$2,239.87 per acre.

- d) **Consider resolution** approving an adjustment in fees for the Northeast Area Water and Sanitary Connection Fee Districts.

Note: This is an annual adjustment for calendar year 2020 based upon the Engineering Cost Index. The total to be collected is \$5,551.42 per acre. This includes the Water Connection Fee District and Sanitary Sewer Connection Fee District.

8. REDHAWK SUBDIVISION

- a) **Consider resolution** acknowledging payment in full of the West Land Use Area Connection Fees for various parcels in the Redhawk Subdivision, Coralville, Iowa.

Note: The developer has submitted a \$585,793.04 payment to the City for West Land Use Connection Fees and this resolution will release any liens from these connection fees for Lots 1, 2, 3, Outlot A and Outlot B, Redhawk Subdivision.

- b) **Consider resolution** acknowledging payment in full of the Coral Ridge Avenue Improvements – Phase 2 Special Assessment for various parcels in the Redhawk Subdivision, Coralville, Iowa.

Note: The developer has submitted a \$124,709.90 payment to the City for Coral Ridge Avenue Improvements – Phase 2 Special Assessment and this resolution will release any liens from this special assessment for Lots 1, 2, 3, Outlot A and Outlot B, Redhawk Subdivision.

9. CONSIDER MOTION TO APPROVE CONSENT CALENDAR AS PRESENTED OR AMENDED:

- a) Approve minutes for the December 17, 2019 Coralville City Council Regular Meeting.
- b) Approve Special Class C Liquor License with Sunday Sales for **Homewood Suites by Hilton Coralville – Iowa River Landing**: Eff. 01/22.
- c) Approve Class E Liquor License with Carryout Beer and Wine and Sunday Sales for **Bootleggin' Barzini's Fine Wine and Spirits**: Eff. 01/23.
- d) Approve Class C Liquor License with Outdoor Service and Sunday Sales for **Mellow Mushroom**: Eff. 02/02.
- e) Approve payment to **Otis Elevator Company** for replacement of damaged entrance frame at bottom landing for IRL West Parking Ramp (#CER15670002): \$11,550.00.
- f) Approve payment to **Carter & Associates** for Oakdale Campus Sewer Repair (#3539): \$16,465.00.
- g) Approve payment to **Temple Display, Ltd** for holiday displays (#20405): \$10,666.12.
- h) Approve payment to **Barco Municipal Products, Inc.** for Coral Ridge Avenue Phase 2 (#IN-235538): \$2,615.00.
- i) Approve payment to **Ferguson Waterworks #2516** for Water Meter equipment (#0349686): \$57,600.00.
- j) Approve payment to **Nutri-Ject Systems, Inc.** for Biosolids transferred and land applied (#7159): \$51,232.50.
- k) Approve payment to **Peterson Contractors, Inc.** for the IRL – 832 Quarry Road Demolition Final Invoice (#J8379-1): \$27,000.00.
- l) Approve payment to **Van Meter, Inc.** for Coralville Marriott Hotel and Conference Center FF&E Invoice to replace Pool Lights (P.O. #04052019ENG) \$3,512.60.
- m) Approve payment to **Freeman Construction, Inc.** for Hawkeye Ready Mix Demolition Phase 1 (#232670): \$8,700.00.
- n) Approve payment to **Impact7G** for Iowa River Dam Mitigation Bank Feasibility Study (#15815): \$21,000.06.
- o) Approve payment to **Creative Software Services, Inc.** for:
 - i) Brownfields Consulting (#19095) \$848.10
 - ii) Brownfields Consulting (#19140) \$210.60
- p) Approve payment to **EcoAnalysts, Inc.** for:
 - i) Monitoring of relocated mussels and construction area (#18-019-2) \$9,634.00
 - ii) Monitoring of relocated mussels and construction area (#18-019-3) \$846.00

- q) Approve payment to **Terracon Consultants, Inc.** for:
 - i) CenturyLink LSI (#TD03014) \$168.75
 - ii) Wastewater Treatment Plant Improvements (#TC89927) \$4,347.00
- r) Approve payment to **HR Green, Inc.** for:
 - i) 1st Avenue Gate Controls (#131294) \$1,215.00
 - ii) IRL Public Infrastructure Improvements E. 2nd Avenue (#131225) \$26,269.70
 - iii) I-80/1st Avenue Interchange – Final Design Phase 1 (#131511) \$32,877.94
 - iv) Misc. Engineering – IRL & Biscuit Creek Stormwater, Flood Protection and general IRL (#131222) \$1,509.45
- s) Approve payment to **Veenstra & Kimm, Inc.** for:
 - i) West Land Use Construction Cost Update (#1) \$352.00
 - ii) Wastewater Treatment Plant Improvements 2017 – Resident (#18) \$18,836.24
 - iii) Wastewater Treatment Plant Improvements 2017 – Resident (#19) \$16,122.50
 - iv) Wastewater Treatment Plant Improvements 2017 – General (#20) \$21,600.00
 - v) Wastewater Treatment Plant Improvements 2017 – General (#21) \$16,200.00
- t) Approve payment to **Boland Recreation** for 25% of Pool Slide and Installation (1/8/2020): \$4,406.75.
- u) Approve payment to **Fisher Bros. LLC** for restoration and reinstallation of aquatic spray features (1955-146): \$13,719.75.
- v) Approve Pay Application #7 to **M.A. Mortenson Company** for the Coralville Marriott Hotel & Conference Center Remodel Phase I: \$70,933.62.
- w) Approve Pay Estimate #18 to **Miron Construction Co., Inc.** for Wastewater Treatment Plant Improvements: \$1,836,368.12.
- x) Approve Change Order #3: +\$1,870.00; and Pay Estimate #3: \$225,658.59; to **All American Concrete, Inc.** for the Iowa River Landing Improvements 2019 - E. 9th Street.
- y) Approve Change Order #1: +\$2,979.00; and payment of Invoice #C4645201: \$155,638.00; to add a 24 month/1,000-hour Maintenance Plan for the one articulating wheel loader (CAT 956M) from **Altorfer, Inc. of Cedar Rapids, IA** whose quote and payment was approved by motion at the August 27, 2019 for the government bid price of \$152,659.00.
- z) Approve proposal from **Walker Consultants** for miscellaneous engineering services and forensic restoration for parking structures: Not to exceed \$24,400.00.
- aa) Approve attendance of Charlie Myers to the ICC Educational Institute in Denver, CO from 3/1-6/2020: \$1,882.00.
- bb) Approve attendance of Todd Gusta to the ILEA Basic Academy Training in Johnston, Iowa from 1/2/2020 to 4/17/2020: \$9,629.00.
- cc) Approve Bill List for January 14, 2020.

10. City Administrator's report.

11. Mayor's report.

12. City Attorney's report.

13. Committee and Councilmember's report.

14. Consider motion to adjourn to Executive Session to discuss the purchase or sale of particular real estate only where premature disclosure would be reasonably expected to increase the price the governmental body would have to pay for that property or reduce the price the governmental body would receive for that property pursuant to Section 21.5 (j) of the Code of Iowa.

15. Reconvene.

16. Motion to adjourn.