

AGENDA

6:30 PM

January 25, 2022

A **Regular Meeting** of the City Council of the City of Coralville, Johnson County, IA will be held Tuesday, January 25, 2022 at 6:30 PM in the Council Chambers at City Hall, 1512 7th Street. This meeting will be live streamed Tuesday, January 25, 2022 at 6:30 PM and rebroadcast on Mediacom 118-8 and on-demand at www.coralville.org/coralvision.

Anyone is welcome to attend the Council Meeting and participate in any of the public hearings or speak during citizen comments or you can submit comments in writing to the City Clerk's office at 1512 7th Street, Coralville, Iowa or by email at tjohnson@coralville.org no later than 5:00 PM, Tuesday, January 25, 2022. Coralville City Council Meetings are open to all individuals regardless of language spoken or disability. Any person requiring a reasonable accommodation to participate should contact the City Clerk's office at 319-248-1700 or tjohnson@coralville.org at least two business days prior to the meeting.

1. **Call to order.**
2. **Roll call.**
3. **Approve agenda.**
4. **Swear in Laurie Goodrich as Councilperson.**
5. **Mayor to proclaim January 2022 as "Human Trafficking Prevention and Awareness Month."**
6. **Community comments** for 15 minutes. Additional comments to continue after the consent calendar if needed. (Please limit to 5 minutes.).
7. **INTERSTATE 80/1ST AVENUE INTERCHANGE PROJECT ~ PUBLIC HEARING**
 - a) Public hearing on the disposal of interests in real property for the Interstate 80/1st Avenue Interchange Project.
 - b) Consider **resolution** approving the disposal of certain real property to the State of Iowa for the Interstate 80/1st Avenue Interchange Project.

Note: The City has agreed to donate certain parcels necessary to construct the I-80/1st Avenue Interchange to the Iowa Department of Transportation.

8. EAGLE BEND AT CLEAR CREEK – PART ONE

- a) Consider **resolution** accepting Public Improvements constructed on Eagle Bend at Clear Creek – Part One, Coralville, Iowa.

Note: This resolution accepts the public improvements for Eagle Bend at Clear Creek – Part One and releases the subdivision from lien for those public improvements excluding the sidewalks pursuant to the Subdivider's Agreement.

9. FISCAL YEAR 2022 BUDGET – MAXIMUM LEVY

- a) Consider **resolution** setting a public hearing date on the total maximum property tax dollars for the Fiscal Year 2023.

Note: This will set the maximum levy hearing on the Fiscal Year 2023 Budget as required by the State of Iowa. This hearing is an additional step in the budget process created by legislation passed during the 2019 legislative session. The public hearing is February 8, 2022.

10. BONDS

- a) Consider **resolution** to fix a date for a public hearing on General Obligation Essential Corporate Purpose Loan Agreements.

Note: This is will refinance prior bond issues for interest rate savings. The repayment source is the City's debt service property tax levy, Oakdale TIF, 12th Avenue TIF and Mall & Highway 6 TIF. The public hearing will be February 8, 2022.

11. HAZARD MITIGATION GRANT PROGRAM APPLICATION

- a) Consider local match **resolution** for the Hazard Mitigation Assistance Program.

Note: This \$157,500.00 federal grant and \$21,000.00 state grant application with a \$21,000.00 and \$31,500.00 local match is to investigate and scope the relocation of power and communications lines to front yards and underground from 5th Street north to the railroad tracks between 6th Avenue and 10th Avenue.

12. AMENDMENT NO. 2 TO PRIVATE REDEVELOPMENT AGREEMENT

- a) Consider **resolution** approving Amendment No. 2 to the Agreement for Private Redevelopment with Latitude at CA/Argent Coralville, LLC.

Note: This amendment acknowledges the issuance of the Certificate of Completion and clarifies that foreclosure alone is not a default under the Development Agreement now that the project is completed.

13. 1ST AVENUE IMPROVEMENTS – 6TH STREET TO 9TH STREET

- a) Consider **resolution** approving Supplemental Agreement #3 with HR Green, Inc. for 1st Avenue Improvements – 6th Street to 9th Street.

Note: This supplemental agreement is for additional construction administration expenses incurred when the contractor missed the completion date deadline and is not to exceed \$50,000.00. This additional expense has been reimbursed by the contractor.

14. COMMERCIAL PROPERTY MANAGEMENT SERVICES AGREEMENT AMENDMENT NO. 2

- a) Consider **resolution** approving Amendment No. 2 to that certain Commercial Property Management Services Agreement with Watts Group Rentals, LLC.

Note: This amendment adds the coordination and execution of agreements to provide common area maintenance in the Iowa River Landing District to the current Property Management Services Agreement.

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

- a) Approve minutes for the January 11, 2022 Coralville City Council Regular Meeting.
- b) Approve **temporary premise update** for Class B Liquor License with Catering Privilege and Sunday Sales for **Coralville Hyatt Regency Hotel & Conference Center**. Eff. 01/29. (Remove coverage of exhibit hall area for BrrrFest.)

- c) Approve **new** 5-day Class C Liquor License for **BrrrFest**. Eff. 01/29. (Covers exhibit hall area of Coralville Hyatt Regency Hotel & Conference Center for day of event.)
- d) Approve **new** Class C Liquor License with Sunday Sales for **Si Senior Two Inc.**: Eff. 01/15.
- e) Approve Class C Liquor License with Sunday Sales for **El Dorado**: Eff. 2/6.
- f) Approve Class B Native Wine Permit with Sunday Sales for **Bits & Pieces**: Eff. 2/15.
- g) Approve payment of Iowa River Landing Invoice as approved by Kapa Advisors, LLC to **Pappageorge Haymes Partners** for IRL Master Planning LOD's & Cad Services November 2021 (#135646): \$2,253.15.
- h) Approve payment to **Impact7G** for Clear Creek Stream Bank Mitigation (#24308): \$3,458.00.
- i) Approve payment to **HR Green, Inc.** for consulting services – Stormwater Design Review, Flood Protection System and Hawkeye Oil Water Main Investigation (#147765): \$2,726.50.
- j) Approve payment to **Shive-Hattery, Inc.** for City Limits Survey (#1208750-1): \$3,726.00.
- k) Approve payment to **Shoemaker Haaland** for Clear Creek Trail Connection (#021290.00-3): \$2,745.00.
- l) Approve payment to **AEC Contracting** as approved by ECICOG for the Housing Rehabilitation Program work at:
 - i) 2325 10th Street (1/18/2022 Final) \$13,133.00
 - ii) 903 5th Street (1/18/2022 Final) \$30,732.00
- m) Approve payment to **Mechanical Service, Inc.** for the Indoor Pool's Desert Air Unit Maintenance Project (#28056): \$14,677.02.
- n) Approve payment to **Terry-Durin Co.** for 60 LED Street Lights (#97666-00): \$17,340.00.
- o) Approve Change Order #17: -\$31,638.25; and Pay Estimate #31: \$1,495,890.84; to **Miron Construction Co., Inc.** for the Wastewater Treatment Plant Improvements 2017. (This includes a partial release of retainage.)
- p) Approve the Project Maintenance Closeout Letter to MediRevv, Inc. from the Iowa Economic Development Authority. (This letter notes MediRevv, Inc. has satisfied the job maintenance requirement for its forgivable loan.)
- q) Approve attendance of Tylin Roberts, Rodney Courtney & Sam Contreras to ILEA Basic Academy Training at Johnston, Iowa from January 4, 2022 to April 21, 2022: \$28,175.00.
- r) Approve Bill List for January 25, 2022.

16. City Administrator's report.

17. Mayor's report.

18. City Attorney's report.

19. Committee and Councilmember's report.

20. Motion to adjourn.

A **Work Session** of the City Council will be held immediately following the council meeting.

- 1. December Planning & Zoning Submittals ~ Dave Johnson
- 2. Fiscal Year 2023 Budget Discussion.
- 3. EV Charging Stations Discussion.
- 4. Hybrid Council Meetings Discussion.
- 5. City Administrator's time.