

AGENDA

6:30 PM

June 28, 2022

A **Regular Meeting** of the City Council of the City of Coralville, Johnson County, IA will be held Tuesday, June 28, 2022 at 6:30 PM in the Council Chambers at City Hall, 1512 7th Street. This meeting will be live streamed Tuesday, June 28, 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, June 28, 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. **Mayor Pro-tem to proclaim July 2022 as "Parks & Recreation Month."**
5. **Community comments** for 15 minutes. Additional comments to continue after the consent calendar if needed. (Please limit to 5 minutes.).
6. **LOT 7, CORAL RIDGE COMMERCE PARK – PHASE SEVEN~ PUBLIC HEARING**
 - a) Community Development Department Report.
 - b) Planning & Zoning Commission Report.
 - c) Public hearing on rezoning of Lot 7, Coral Ridge Commerce Park, Phase Seven from C-2 to C-PUD 2, and the PUD-B Site Plan.
 - d) **ORDINANCE NO. 2022-1006** An ordinance amending the Coralville Zoning Ordinance, the same being Ordinance No. 2020-1009, as previously amended, rezoning certain property located within the corporate limits of the City of Coralville, Johnson County, Iowa and generally known as Lot 7, Coral Ridge Commerce Park – Phase Seven, from C-2, Arterial Commercial District, to C-PUD 2, Commercial Planned Unit Development Two District, for **1st consideration**.

Note: This rezoning to a Commercial Planned Unit Development Two District will allow for an 8,974 square foot restaurant and retail building and 4,770 square foot bakery restaurant.

7. **WESTCOR DRIVE, PART ONE**

- a) Community Development Department Report.
- b) Planning & Zoning Commission Report.
- c) Consider **resolution** approving the Final Plat for Westcor Drive, Part One, Coralville, Iowa.

Note: This is the final plat for 28.55 acres and includes the area that will connect Westcor Drive.

8. PRECINCT CHANGES

- a) **Ordinance 2022-1005** An Ordinance amending Chapter 3 of the Coralville Code of Ordinances (2011), as previously amended establishing eight voting precincts in the City of Coralville, Iowa was introduced for **2nd consideration**.

Note: This expands the number of voting precincts from the recently approved eight to nine as a result of Coralville's population increasing to 22,318 residents in the 2020 Census and the State requesting these changes.

9. PEDESTRIAN SAFETY ORDINANCE

- a) **Ordinance 2022-1007** An Ordinance amending the Coralville Code of Ordinances (2011), as previously amended, regarding pedestrian safety, was introduced for **1st consideration**.

Note: This ordinance repeals Sections 41.14 and 122.12 of the Coralville Code of Ordinances (2011) and deletes and replaces Section 67.03 as requested by the Iowa Civil Liberties Union. This ordinance will prohibit pedestrians from standing in medians less than 10 feet wide in areas with a speed limit of at least 30 mph and also in business and school districts. Pedestrians will also have to use crosswalks to cross streets with 30 mph or more speed limits.

10. WATER PLANT FILTER MEDIA REPLACEMENT

- a) Bid Report.
- b) Consider **resolution** rejecting all bids for the Water Plant Filter Media **Replacement**.

Note: This project would have replaced the filter media at the Water Plant but the bids came in well above the engineer's estimate so staff is recommending the Council reject all the bids.

11. WELL 15 IMPROVEMENTS

- a) Bid Report.
- b) Consider **resolution** accepting bids and awarding the Construction Contract for Well 15 Improvements.
- c) Consider **resolution** approving the Contract and bond documents for Well 15 Improvements.

Note: This project will drill a permanent Well 15 and test the well to confirm both the quality and quantity of water it can produce.

12. WASTEWATER TREATMENT PLANT BIOSOLIDS TRANSFER PUMP REPLACEMENT

- a) Bid Report.
- b) Consider **resolution** rejecting all bids for the Wastewater Treatment Plant Biosolids Transfer Pump Replacement.

Note: This project would have replaced pumps and associated equipment that transfer thickened wastewater sludge to the sludge storage tank at the Wastewater Treatment Plant where it is held for future application to agricultural fields. Two pumps would have been included for system redundancy but the bids came in well above the engineer's estimate so staff is recommending the Council reject all the bids.

13. WASTEWATER TREATMENT PLANT IMPROVEMENTS – 2017

- a) **Motion** to approve Pay Estimate #32 (Final) to **Miron, Inc.** for the Wastewater Treatment Plant Improvements – 2017: \$3,163.82.
- b) Consider **resolution** accepting the Wastewater Treatment Plant Improvements – 2017 as completed.

Note: This accepts the improvements made at the Wastewater Treatment Plant to address continued City growth and new nutrient discharge standards. The retainage due in 30 days is \$111,100.00.

14. 9TH STREET PAVEMENT REPAIR 2022

- a) Consider **resolution** setting a public hearing for the plans, specifications, estimate of cost and form of contract; ordering bids; setting a date for the receiving of said bids; and directing posting of the bid letting; all for the 9th Street Pavement Repair 2022.

Note: This project will place asphalt overlay on 9th Street between 21st Avenue and 20th Avenue. The public hearing will be July 12, 2022 and bids are due July 19, 2022.

15. CENTRAL PARK MOGULS

- a) Quotation Report.
- b) Consider **resolution** accepting quotation and approving contract for the Central Park Moguls.

Note: This project will create mogul and crawl tube amenities in Central Park north of Biscuit Creek. This is not to exceed \$24,187.20.

16. NONPROFIT ORGANIZATION FUNDING AGREEMENTS

- a) Consider **resolution** approving various agreements to provide funding to nonprofit performing services on behalf of Coralville residents.

Note: This resolution approves agreements with the social service agencies the City Council budgeted monies for Fiscal Year 2023 to comply with the advice of the State Auditor's Office. (A list of the 16 agencies and how much they received are in the memo.)

17. 5TH STREET SOCIAL

- a) Consider **resolution** allowing use of Public Right-of-Way for the 2022 5th Street Social.

Note: This will designate an open container area around 5th Street between 9th Avenue and 6th Avenue and between the 708 and 808 5th Street buildings for the 5th Street Social.

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

- a) Approve minutes for the June 14, 2022 Coralville City Council Regular Meeting.
- b) Approve Retail Cigarette/Tobacco/Nicotine/Vapor Permit Applications for Fiscal Year 2022. (See Memo)
- c) Approve 2 **new 5-Day** Class B Beer Permits with Outdoor Service for **The Chrome Horse Slophouse & Saloon**: Eff. 07/07 and 08/04. (For Bike Nights at McGrath Hawkeye Harley Davidson)
- d) Approve **new 5-Day** Class B Beer Permit with Outdoor Service for the **Coralville Parks and Recreation**: Eff. 08/13. (5th Street Social).

- e) Approve **new** 5-Day Class B Beer Permit with Outdoor Service and Sunday Service for **Coralville Pride Festival**: Eff. 09/04.
- f) Approve **new** Special Class C Liquor License with Class B Wine Permit, Outdoor Service and Sunday Sales for **Winestyles**: Eff. 07/01. (New owner.)
- g) Approve Class C Beer Permit with Native Wine Permit and Sunday Sales for **Home2 Suites by Hilton**: Eff. 7/11.
- h) Approve Special Class C Liquor License with Sunday Sales for the **Coralville Center for the Performing Arts**: Eff. 07/11.
- i) Approve Class B Liquor License with Carryout Wine and Sunday Sales for **Residence Inn**: Eff. 07/15.
- j) Approve Class C Liquor License with Brew Pub, High Proof Brew Pub and Sunday Sales for **Guild**: Eff. 7/17.
- k) Approve Class C Liquor License with Outdoor Service and Sunday Sales for **30hop**: Eff. 07/18.
- l) Ratify payment of Draw 1 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$66,666.67. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- m) Ratify payment of Draw 2 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$50,000.01 (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- n) Ratify payment of Draw 3 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$97,188.46. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- o) Ratify payment of Draw 4 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$31,379.34. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- p) Ratify payment of Draw 5 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$139,172.50. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- q) Approve payment of Draw 6 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$29,328.08. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- r) Approve payment of Draw 7 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices: \$9,845.76. (These funds will be reimbursed from the 2022H PIP Loan at West Bank.)
- s) Approve payment to **Confluence** for the 5th Street Master Plan (#23708): \$6,265.00.
- t) Approve payment to **Impact7G** for:

i) CCMB Prospectus Clear Creek Mitigation (#25549)	\$11,412.00
ii) CCMB Prospectus Clear Creek Mitigation (#25004)	\$9,510.00
iii) CCMB Prospectus Clear Creek Mitigation (#26251)	\$17,343.10
iv) CCMB Prospectus Clear Creek Mitigation (#25004)	\$9,510.00
v) CCMB Prospectus Clear Creek Mitigation (#25972)	\$28,600.00
vi) CCMB Prospectus Clear Creek Mitigation (#25250)	\$12,790.71
vii) CCMB Prospectus Clear Creek Mitigation (#25551)	\$28,800.00
viii) Flood Protection System-CRANDIC Rail Corridor (#26259)	\$954.20
- u) Approve payment to **Maxson Masonry, LLC** for miscellaneous work at the Aquatic Center (#5169): \$20,850.00.
- v) Approve payment to **Heiman Fore Equipment** for Fire Department equipment (#0909799-IN): \$36,194.00.
- w) Approve payment to **EP Masonry** for E. 7th Street Roundabout Repairs (#145): \$9,250.00. (To be reimbursed by trucking company who damaged the brick wall.)
- x) Approve payment to **Tyler Technologies, Inc.** for New World Annual Maintenance Contract and Licenses (#045-382535): \$42,104.09.
- y) Ratify payment to **Workspace** for the 50% deposit on Library Furniture and Equipment for the Teen Area (\$29,368.00); west end of the Adult Reference and Public Computer

Area (\$27,619.00); Café Space (\$16,280.00); and some shared public staff workstations (\$9,858.00) (#65531): \$41,563.00.

- z)** Accept quotes and approve contract and purchase from **Iowa Plains Signing, Inc. from Slater, Iowa** of Ver-Mac 45" X 80" portable message board for the Parking Department to use during events at the Arena: Not to exceed \$16,100.00.
- aa)** Approve a Pay Plan Adjustment for Police Sergeants and Police Lieutenants by keeping them at their current Grade Level but moving their starting wages from the beginning of Merit Zone 1 to the beginning of Merit Zone 2. It will also adjust the salary of Sergeants and Lieutenants further along in the pay plan to maintain the same separation dollar amount they currently have with others within their grade. (See the memo for further explanation and detail.)
- bb)** Approve attendance of Eric Fisher to the American Public Works PWX 2022 Conference in Charlotte, NC from August 27-31, 2022: \$2,716.00.
- cc)** Approve Bill List for June 28, 2022.

19. City Administrator's report.

20. Mayor's report.

21. City Attorney's report.

22. Committee and Councilmember's report.

23. Motion to adjourn.

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

- 1. July Planning & Zoning Submittals ~ Dave Johnson
- 2. Police Department Report ~ Shane Kron
- 3. City Administrator's time.