

AGENDA

6:30 PM

October 10, 2023

A **Regular Meeting** of the City Council of the City of Coralville, Johnson County, IA will be held Tuesday, October 10, 2023 at 6:30 PM in the Council Chambers at City Hall, 1512 7th Street. This meeting will be live streamed Tuesday, October 10, 2023 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, October 10, 2023. 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 to present a Certificate of Appreciation to Pancheros Mexican Grill for their significant contributions to the Community.**
5. **Mayor to proclaim October 2023 as "Domestic Violence Awareness Month."**
6. **Community comments** for 15 minutes. Additional comments to continue after the consent calendar if needed. (Please limit to 5 minutes.).
7. **LEASE AGREEMENT ~ PUBLIC HEARING**
 - a) Public hearing on the intention to enter into a 20-year Lease with SprintCom, LLC at the Heartland Water Tower.
 - b) Consider **resolution** approving a Lease Agreement with SprintCom, LLC for equipment at the Heartland Water Tower.

Note: This Lease will allow SprintCom, LLC to continue using the Heartland Water Tower for a telecommunications facility for the next 20-years and increases the rent from \$300.00 per month to \$1,500.00 per month with 10% increases every 5-years.

8. IOWA RIVER LANDING LICENSE AGREEMENT

- a) Consider **resolution** approving a License Agreement with Benito's Flowers & Gifts, LLC.

Note: This License Agreement is for 920 E. 2nd Avenue, Suite 160, the former site of Skin Body & Soul and runs from November 1, 2023 through December 31, 2023.

9. DEVELOPMENT AGREEMENT AMENDMENT

- a) Consider **resolution** approving an Amendment to the Development Agreement with ArenaCo.

Note: This amends the Development Agreement to include obligations for the Greenstate Family Fieldhouse to comply with regulations for recently issued tax-exempt bonds.

10. SMOKE FREE PLACES AND TOBACCO AND NICOTINE FREE PARKS AND TRAILS

- a) **ORDINANCE NO. 2023-1013** An ordinance amending Chapter 43 of the Coralville Code of Ordinances of the City of Coralville, as previously amended, incorporating Tobacco and Nicotine Free Parks, Open Spaces and Trails within the City, for **2nd consideration**.

Note: This will prohibit the use of all tobacco, vape and nicotine products on all park grounds and facilities within those park grounds excluding U.S. and Coralville waters and golf courses.

11. SOLID WASTE ALTERNATIVES PROGRAM (SWAP) AGREEMENT

- a) Consider **resolution** approving a Solid Waste Alternatives Program (SWAP) Agreement with the Iowa Department of Natural Resources.

Note: This agreement is for implementing single stream curbside recycling collection and a new recycling program public awareness campaign. The Iowa DNR will provide a \$10,000.00 Forgivable Loan; \$50,000 Zero-Percent Interest Loan and \$163,500.00 Three-Percent Interest Loan.

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

- a) Approve minutes for the September 26, 2023 Coralville City Council Regular Meeting.
- b) Approve payment to **D & N Fence Co., Inc.** for the Morrison Park Fence Replacement Project (#29751): \$11,764.00.
- c) Approve payment to **Lynch's Excavating, Inc.** for repairing a broken water main (#20062): \$12,446.94.
- d) Approve payment of Iowa River Landing Invoice as approved by Dorand Real Estate Group LLC to **Jones Lang LaSalle Midwest, LLC (JLL)** for 50% of commission for Blue Agave IRL Lease (#LM00000624132003): \$17,510.28.
- e) Approve payment to **Larkspur Ecological Restoration** for Dovetail Recreation Area Timber Stand Improvements (#072): \$1,875.00.
- f) Approve payment to **Veenstra & Kimm, Inc.** for:
- i) 2023 Bridge Inspections (#3) \$3,196.00
 - ii) West Land Use Area Central Trunk Sewer – Lower Reach Gen (#4) \$3,160.00
 - iii) Oakdale Blvd Force Main Improvements – Design Services (#9) \$3,792.14
- g) Approve payment to **Stanley Consultants, Inc.** for BRIC Application for Utility Resilience Advanced Assistance (#0248975): \$1,840.00.
- h) Approve payment to **Shive-Hattery, Inc.** for Morrison Creek Trail General Testing (#21123010060-2): \$1,000.95.
- i) Approve payment of Draw #28 to **Marcus Hotels & Resorts** for the Hyatt Regency Coralville Hotel & Conference Center Improvements Project Invoices (These funds will be reimbursed from the 2022H PIP Loan at West Bank.): \$133,419.00.
- j) Approve payment of Iowa River Landing Invoice as approved by Dorand Real Estate Group LLC to **Country Landscapes, Inc.** for Fix Grade and Pavers at IRL Madison Retail Common Area (#0148572-IN): \$3,122.00.
- k) Approve payment of Iowa River Landing Invoice as approved by Dorand Real Estate Group LLC to **All American Concrete, Inc.** for:
- i) Concrete repair work in IRL CAM Areas (#5990) \$16,238.00
 - ii) Concrete repair work for Intermodal sidewalks/curbs (#5991) \$975.00
- l) Approve payment of Iowa River Landing Invoice as approved by Dorand Real Estate Group LLC to **Pappageorge Haymes Partners** for:
- iii) Jan. – Feb. 2023 IRL Master Planning, LOD's & CAD Serv. (136553) \$2,550.00
 - iv) August 2023 IRL Master Planning, LOD's & CAD Services (162435) \$975.00
- m) Approve attendance of Deb Summers to the Use of Force Summit in Uncasville, CT from November 27, 2023 – December 1, 2023: \$2,516.75.

- n) Approve attendance of Mike Darjania, Josh Van Brocklin, Damon Spencer and Jacob Giese to SERT Training in Johnston, IA from November 06-10, 2023: \$1,163.00.
- o) Approve attendance of Amy Foster to the Midwest Climate Resilience Conference in Duluth, MN from October 24 – 27, 2023: \$1,750.30.
- p) Approve attendance of Samira Abdalla to the American Health Association in Atlanta, GA from November 12-19, 2023: \$2,881.58.
- q) Approve Bill List for October 10, 2023.

13. City Administrator's report.

14. Mayor's report.

15. City Attorney's report.

16. Committee and Councilmember's report.

17. Motion to adjourn.

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

1. City Administrator's time.