

**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 14, 2018 with Mayor John A. Lundell presiding and was called to order at 6:30 P.M. 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, Dodds, Goodrich. Absent: Gill.

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 Chief Shane Kron; Director of Parks & Recreation Sherri Proud; Director of Parking & Transportation Vicky Robrock; Associate Project Coordinator Nicky Beurivage; Telecommunications Assistant Gavin Thomas; City Clerk Thorsten J. Johnson.

Motion by Gross, seconded by Goodrich to approve the agenda with the removal of items 25 and 26.  
Ayes: 4. Absent: 1.

Votes are 4 Ayes and 1 Absent for Motions, Resolutions and Ordinances unless otherwise noted.

Resident Peter Abbott Citizen thanked the Council for their service and time but he had questions about an extra \$800 fee for residents installing solar power at their homes during citizen comments Abbott was told about it at an informational meeting of Solarize Johnson County. Mayor John A. Lundell didn't know anything about the fee so he asked Abbott to leave his contact information so City staff can get back to him with an answer.

**TRANSIT SERVICE CHANGES ~PUBLIC HEARING**

Lundell declared this the time for a public hearing on the following changes to Coralville Transit Services: elimination of the PM Special and the adjustment to the 1<sup>st</sup> Avenue Schedule. There were no public or written comments. Lundell closed the public hearing.

After the resolution, City Administrator Kelly Hayworth noted these changes were discussed during the budget cycle when the property tax subsidy increased 20% for the transit system and the Council asked for ways to cut that subsidy. Hayworth explained a public hearing is required for these changes in transit services. Councilperson Meghann Foster asked about the ridership numbers for the PM Special and Hayworth responded the average ridership was down to 2.7 in 2018 from 10.4 in 2015. Foster asked for the times the route runs and Director of Parking & Transportation Vicky Robrock responded it runs from 2:30 to 4:30 P.M. because it is meant to serve students in the Iowa City Community School District.

**RESOLUTION NO. 2018-160**

Resolution approving the elimination of the PM Special and the adjustment to the 1<sup>st</sup> Avenue Schedule for the Coralville Transit System was introduced by Foster, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

**CORAL RIDGE AVENUE PHASE I WALL 4 REPAIRS ~PUBLIC HEARING**

Lundell declared this the time for a public hearing on the plans, specifications, estimate of cost and form of contract for the Coral Ridge Avenue Phase I Wall Repairs. City Engineer Dan Holderness noted this is to correct the leaning of Wall 4 in the Coral Ridge Avenue – Holiday Road to Oakdale Boulevard project with HR Green, Inc. paying for the costs associated with the repair while the City contracts for the repair. There were no additional public or written comments. Lundell closed the public hearing.

**RESOLUTION NO. 2018-161**

Resolution approving the plans, specifications, estimate of cost and form of contract for the Coral Ridge Avenue Phase I Wall Repairs was introduced by Gross, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

Holderness reported 3 bids were received at 11:00 A.M. today and the lowest most responsive bid was from Iowa Bridge & Culvert, LC for \$256,903.00 which is 15% higher than the engineer's estimate. Staff recommended awarding the bid to the low bidder so the project can get underway and be completed before the Coral Ridge Avenue Phase 2 project is completed at the end of the year so there is no additional impact to traffic on Coral Ridge Avenue. The original bid was over \$400,000.00, so the project was redesigned to get a significantly lower price.

**RESOLUTION NO. 2018-162**

Resolution accepting bids and awarding the contract for the Coral Ridge Avenue Phase I Wall Repairs was introduced by Dodds, seconded by Gross. A roll call vote was taken. Resolution declared adopted.

**RESOLUTION No. 2018-163**

Resolution approving the contract and bond documents for the Coral Ridge Avenue Phase I Wall Repairs was introduced by Goodrich, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

**OLDE HICKORY LANE STORM SEWER IMPROVEMENTS**

After the resolution was read, Hayworth reminded the Council this project is something the Council has looked at for a long time, but they have split the original project into two since it covered separate areas and was very expensive. The property owners for this part of the project have agreed with it, so the City will move forward. One property owner affected by the other project has been out of town and has not been able to review it, but if they approve the City can move forward with it separate from this project without affecting anything. The public hearing for this project will be August 28, 2018.

**RESOLUTION NO. 2018-164**

Resolution setting a public hearing on the plans, specifications, estimate of cost and form of contract for the Olde Hickory Lane Storm Sewer Improvements was introduced by Foster, seconded by Gross. A roll call vote was taken. Resolution declared adopted.

**WASTEWATER TREATMENT PLANT IMPROVEMENTS PROJECT 2017**

It was noted this agreement is not to exceed \$67,975.00.

**RESOLUTIO NO. 2018-165**

Resolution approving an Engineering Services Agreement with Terracon Consultants, Inc. for Materials Testing for the Wastewater Treatment Plant Improvements Project 2017 was introduced by Gross, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

**LOTS 1-4. IOWA RIVER LANDING, PART NINE**

**ORDINANCE NO. 2018-1013** 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 Lots 1-4, Iowa River Landing, Part Nine from C-2, Arterial Commercial District, to C-PUD 2, Commercial Planned Unit Development Two District, was introduced by Dodds, seconded by Foster for 3<sup>rd</sup> and final consideration. A roll call vote was taken. Ordinance declared adopted after its publication as required by law.

## **RESOLUTION NO. 2018-166**

Resolution approving the PUD-B Site Plan for Lots 1 & 2, Iowa River Landing, Part Nine, Coralville, Iowa was introduced by Dodds, seconded by Gross. A roll call vote was taken. Resolution declared adopted.

### **LOT 2, JACOBS CLEAR CREEK SIXTH SUBDIVISION**

**ORDINANCE NO. 2018-1014** 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 Lot 2, Jacobs Clear Creek Sixth Subdivision from C-2, Arterial Commercial District, to C-PUD 2, Commercial Planned Unit Development Two District, was introduced by Foster, seconded by Goodrich for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

### **MONDANARO REUNION BREW HOUSE - CORALVILLE**

**ORDINANCE NO. 2018-1015** 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 Mondanaro Reunion Brew House - Coralville from I-2, Light Industrial District, to C-PUD 2, Commercial Planned Unit Development Two District, was introduced by Gross, seconded by Dodds for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

Motion by Goodrich, seconded by Foster to suspend the rules and collapse the 3<sup>rd</sup> reading of Ordinance 2018-1015. A roll call vote was taken. Motion carried.

**ORDINANCE NO. 2018-1015** 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 Mondanaro Reunion Brew House - Coralville from I-2, Light Industrial District, to C-PUD 2, Commercial Planned Unit Development Two District, was introduced by Dodds, seconded by Gross for 3<sup>rd</sup> and final consideration. A roll call vote was taken. Ordinance declared adopted after its publication as required by law.

## **RESOLUTION NO. 2018-167**

Resolution approving the PUD-B Site Plan for Mondanaro Reunion Brew House – Coralville, Coralville, Iowa was introduced by Goodrich, seconded by Foster. A roll call vote was taken. Resolution declared adopted.

### **WOODLAND TRAILS ~ PUBLIC HEARING**

**ORDINANCE NO. 2018-1016** 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 Woodland Trails from R-1, Single Family Residential District, to R-PUD 2, Residential Planned Unit Development Two District, was introduced by Foster, seconded by Dodds for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

### **RENTAL HOUSING – CARBON MONOXIDE AND SMOKE DETECTORS**

**ORDINANCE NO. 2018-1017** an Ordinance amending Chapter 145 of the Code of Ordinances of the City of Coralville (2011), as previously amended, regarding Carbon Monoxide and Smoke Detectors, was introduced by Gross, seconded by Goodrich for 2<sup>nd</sup> consideration. A roll call vote was taken. Motion carried.

## **SPEED ZONES AMENDMENT**

**ORDINANCE NO. 2018-1012** an Ordinance amending Chapter 63 of the Code of Ordinances of the City of Coralville (2011), as previously amended, regarding Special Speed Zones, was introduced by Dodds, seconded by Foster for 3<sup>rd</sup> and final consideration. A roll call vote was taken. Ordinance declared adopted after its publication as required by law.

## **IOWA RIVER LANDING**

### **RESOLUTION NO. 2018-168**

Resolution approving Amendment No. 2 to the Iowa River Landing Lease Agreement with Scratch Cupcakery at Iowa River Landing, LLC was introduced by Goodrich, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

### **RESOLUTION NO. 2018-169**

Resolution approving Amendment No. 1 to the Iowa River Landing Lease Agreement with Fuzzed Up 2, LLC was introduced by Foster, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

### **RESOLUTION NO. 2018-170**

After the resolution was read, Hayworth noted the corner of the arena project takes up the backside of this property. The City will split the property in two and sell the unused front half. It was noted this purchase is for \$1,750,000.00 and CenturyLink can stay until December 31, 2019 or until they find a new location.

Resolution ratifying and approving a Purchase Agreement for 802 Quarry Road was introduced by Gross, seconded by Foster. A roll call vote was taken. Resolution declared adopted.

## **BONDS**

### **RESOLUTION NO. 2018-171**

It was noted the public hearing will be August 28, 2018.

Resolution to fix a date for public hearing on a proposal to enter into a Sewer Revenue Loan and Disbursement Agreement and to borrow money thereunder in a principal amount not to exceed \$8,986,000.00 was introduced by Dodds, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

### **RESOLUTION NO. 2018-172**

After the resolution was read, Hayworth explained this continues forward with the sale of the bonds and it includes the sales tax portion that will be coming from the State.

Resolution providing for the sale of Bonds, setting parameters for the sale of Bonds, and approving a Purchase Agreement and an Official Statement was introduced by Goodrich, seconded by Gross. A roll call vote was taken. Resolution declared adopted.

## **IOWA ARENA**

### **RESOLUTION NO. 2018-173**

After the resolution was read, Hayworth explained the Arena development agreement outlines the responsibilities of ArenaCo and the City. ArenaCo was created because the receiving of New Market Tax

Credits cannot be accepted by a governmental agency. ArenaCo needs to exist for at least 7 years and after that the City Council will decide how it wants to go forward. Hayworth explained the total cost of the project has remained the same but the difference is who will issue the financing. The City will now be issuing more of the financing because of significant savings and then the City will provide those funds to ArenaCo. Hayworth noted the President Josh Schamberger and Board Member John Weihe of ArenaCo were in the audience.

Resolution providing for and approving a Development Agreement and related documents relating to the construction and operation of an arena facility in the Iowa River Landing, and approving various Economic Development Loans and Grants related thereto was introduced by Foster, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

#### **RESOLUTION NO. 2018-174**

After the resolution was read, Hayworth noted this is the development with the private entity that will build and own the Hotel portion of the project and the hotel will share some walls with the Arena. They will purchase the ground and condominiums will be formed for the non-hotel portion of the building. Councilperson Jill Dodds asked about the different levels of the hotel building. The basement will be used for storage and hang space for the fieldhouse component of the project and some mechanical space for the hotel. The first floor will have the hotel lobby, retail and the fieldhouse entrance. The second floor will have office space, more mechanical space for the hotel and an outdoor patio. The City is working with the developer to get a grant for a green roof for the hotel portion of the project. The third through fifth floor will be the hotel's exclusively.

Resolution providing for and approving a Development Agreement and related documents relating to the construction and operation of hotel and retail space in the Iowa River Landing was introduced by Gross, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

#### **RESOLUTION NO. 2018-175**

After the resolution was read, City Attorney Kevin Olson explained this is one of the first documents passed for the Iowa River Landing and it defines the uses allowed and not allowed in the Iowa River Landing development; it allows any of the user's access to City parking facilities; it details common area maintenance, fees and responsibilities. This expands the area covered by the original agreement from north of E. 9<sup>th</sup> Street to E. 7<sup>th</sup> Street. New retail and office tenants will contribute CAM fees and the Arena and Hotel will have separate development agreements not covered by this.

Resolution authorizing and approving an Amendment to the Declaration of Easements, Covenants, Conditions and Restrictions related to the Iowa River Landing area was introduced by Dodds, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

#### **RESOLUTION NO. 2018-176**

After the resolution was read Councilperson Mitch Gross asked for clarification. Hayworth explained reserve funds have been set up for this project and the City is obligated to replenish those reserve funds if they become depleted. This can be done with a tax levy or the City could use other mechanisms if the Council chooses to. Hayworth recommended the Council have a discussion on this and possibly setting up a reserve fund for this possibility like was done for the Marriott Hotel and Conference Center. Foster asked if revenue from Hotel/Motel Tax could be used for this? Hayworth responded yes along with a myriad of other options they will need to decide on in the future along with the level of the fund. Gross asked if there are other options and why is the levy of taxes included in this resolution. Hayworth replied it is to provide an assurance to bond holders the funds will be replenished so payments will be made. Olson added the Council would have 6 months to a year after funds started to be depleted to decide if they want to use another option to repay the funds. Hayworth noted the Council has until the facilities are open in one to two budget years to decide, so they should have the discussion soon. Dodds wondered if the naming rights have been finalized. Hayworth responded it is still being finalized by ArenaCo and the entity involved with one item to go, but if it falls through Spectra will be charged to solicit a naming rights

contract. Dodds asked if the City is responsible for the portion of payments covered by naming rights and Hayworth responded the entity will be and the naming rights has annual payment for a ten-year period and the net value of that was figured into the official statement and pro forma.

Resolution authorizing and approving a Reserve Fund Replenishment Agreement and providing for the levy of taxes to pay the City's obligations thereunder was introduced by Goodrich, seconded by Gross. A roll call vote was taken. Resolution declared adopted.

#### **RESOLUTION NO. 2018-177**

After the resolution was read, Hayworth noted this is similar to the previous resolution just discussed. Hayworth added this is all included in the Mall and Highway 6 TIF area and the amount is determined by what will be built in this area including the arena. Olson noted we have a good idea of these values because the buildings will be similar to the area north of E. 9<sup>th</sup> Street.

Resolution authorizing and approving a Reserve Fund Replenishment and TIF Revenue Payment Agreement and providing for collection of TIF Revenues to pay obligations thereunder, subject to nonappropriation was introduced by Foster, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

#### **REAP GRANT APPLICATION**

Director of Parks & Recreation Sherri Proud reported this is a \$125,000.00 grant application to help with a \$234,000.00 purchase of 7.5 acres of land in the west land use area that includes a 2 acres fen and 5.5 acres of buffer. This is the start of putting together the large proposed park in the West Land Use area west of the Iowa Medical Classification Center. Proud added the IDOT is making a 7.5 acres investment to replace some wetland areas for the I-80/I-380 Interchange project bringing the total starting acreage for the park to 15 acres. The local match of \$109,000.00 will be matched from local funds or leveraged with other grant funds. After the resolution was read, Hayworth noted the SRF grant for the Wastewater Treatment plant will give the City a refund on the loan of \$2,700,000.00 part of which they have planned to use for this purchase. Hayworth noted the State has blocked the use of the funds for purchase and protection of land for one year, which they hope will not continue and he asked the Council to inform their legislatures how important the use of these funds are for that purpose.

#### **RESOLUTION NO. 2018-178**

Resolution approving an Application to the Iowa Department of Natural Resources for grant funding via the Resource Enhancement and Protection ("REAP") Program was introduced by Gross, seconded by Dodds. A roll call vote was taken. Resolution declared adopted.

**MOTION BY DODDS TO APPROVE THE CONSENT CALENDAR Items a-oo with item gg amended to read \$3,675.00 instead of \$73,675.00.**

- a) Approve minutes for the July 10, 2018 and July 24, 2018 Coralville City Council Regular Meetings.
- b) Approve Retail Cigarette/Tobacco/Nicotine/Vapor Permit Applications for **Hy-Vee #2**: Eff. 08/15/2018-06/30/2019.
- c) Approve **New** Class E Liquor License with Sunday Sales for **Hy-Vee Food Store #2**: Eff. 9/15.
- d) Approve **New** Class C Liquor License with Outdoor Service and Sunday Sales for **Hy-Vee Market Grille**: Eff. 9/15.
- e) Approve **New** 5-day Class B Beer Permit with Outdoor Service for **Fry Fest**: Eff. 08/31.
- f) Approve Class C Liquor License for **Nile Ethiopian Restaurant**: Eff. 08/16.
- g) Approve Class E Liquor License with Sunday Sales for **Smokin' Joe's Tobacco & Liquor Outlet #6**: Eff. 08/22.
- h) Approve Class C Beer Permit with Sunday Sales for **Trader Joe's #728**: Eff. 09/01.

- i) Approve payment to **Mortenson Construction** for Iowa Arena and Performance Center Limited Authorization to Perform Services (#016): \$377,886.00.
- j) Approve payment to **JLG Architects** for the Iowa Arena and Sports Performance Center reimbursable expenses:
  - i) Invoice #15012-18 \$1,804.48
  - ii) Invoice #15012-11 \$4,720.06
- k) Approve payment to **Stafford Sports, LLC** for Iowa Arena and Performance Center Consulting and Administrative Fees and reimbursable expenses (#080118-04): \$23,400.00.
- l) Approve payment to **Hawkeye Fire & Safety** for Coralville Marriott Hotel & Conference Center FF&E Invoice Refurbish and replace original components to the Fire Suppression System (#06112018ENG): \$4,525.85.
- m) Approve payment to **Single Digits** for Coralville Marriott Hotel & Conference Center FF&E Invoice for final invoice of GPNS Internet Upgrade to improve coverage access and operation (#12052017EX): \$92,565.63.
- n) Approve payment to **Ryan & Associates** for Coralville Marriott Hotel & Conference Center FF&E Invoice for Dectron Unit Replacement (#03122018EN): \$4,485.00.
- o) Approve payment to **Coralville Marriott Hotel & Conference Center** for FF&E Invoice from Herris Cleaning Service, Inc. for floor scubber machine (#52542): \$5,333.79.
- p) Approve payment of Iowa River Landing Invoice as approved by Oliver McMillan, LLC to **Louie's Wine Dive – Coralville LLC** for reimbursement of tenant improvements (#CRV App 5R2): \$41,175.00.
- q) Approve payment to **University of Iowa Grant Accounting Office** for Jordan Aquifer Study (#01-1901760001Final): \$27,564.00.
- r) Approve payment to **Tyler Technologies, Inc.** for New World Annual Maintenance (#04-231427): \$34,573.00.
- s) Approve payment to **Creative Software Services, Inc.** for repairing Iowa River Landing Fiber Optic lines (#TT\_1976): \$986.34.
- t) Approve payment to **National Playground (NPCG, LLC)** for Coralville Creekside Ballpark Playground Equipment & Tile (#D18063): \$38,514.00.
- u) Approve payment to **DeLong Construction, Inc.** for Iowa River Landing Construction Access Road North & South legs (#1673): \$53,789.78.
- v) Approve payment to **MTI Distributing Inc.** for Brown Deer Golf Course Maintenance Equipment (#1168320-00): \$14,500.00.
- w) Approve payment to **HR Green, Inc.** for:
  - i) Iowa River Landing Master Plan 2018 (#119783) \$1,283.50
  - ii) 1<sup>st</sup> Ave. Improvements – 6<sup>th</sup> St. to 9<sup>th</sup> St. Design (#119789) \$55,010.80
  - iii) Coral Ridge Ave. – Ph 2 Design Phase Services (#119774) \$41,854.72
  - iv) Miscellaneous Engineering (#119787) \$953.75
  - v) IRL Sanitary & Grading Project 2017 (#119801) \$931.50
  - vi) Storm Water Pump Station Modifications 2016 (#119795) \$11,623.76
- x) Approve payment to **MidAmerican Energy Company** for:
  - i) Work on Pad-mount transformer and street light controller at NW corner of E. 8<sup>th</sup> St. & E. 2<sup>nd</sup> Ave. (#36291-11003) \$5,956.00
  - ii) 1<sup>st</sup> Avenue Duct Bank Project (Main) (#03530-51076) \$204,823.00
  - iii) Relocation of 6-bay, 600 Amp switchgear at 815 1<sup>st</sup> Avenue (#20910-74009) \$45,000.00
  - iv) Raising existing 6-bay switchgear at 807 1<sup>st</sup> Avenue (#01780-33004) \$6,583.00
  - v) Installing wires to feed street light & traffic controller at 802 1<sup>st</sup> Avenue, intersection of 1<sup>st</sup> Avenue & E. 7<sup>th</sup> Street, 612 1<sup>st</sup> Avenue (#00131-47019) \$2,738.50
  - vi) Relocations at 611 1<sup>st</sup> Avenue of Primary Enclosure & Pad-mount transformer (#17630-66025) \$20,353.00
- y) Approve payment to **Impact7G** for Iowa River Floodwall Wetland Mitigation Construction Monitoring, Planting & Maintenance (#12171) \$1,730.43
- z) Approve payment to **Neumann Monson Architects** for Iowa River Landing Drury Parking Ramp (#24): \$11,792.68.

- aa)** Approve payment to **Culver's Lawn and Landscape, Inc.** for landscape repairs on the NE corner of 1<sup>st</sup> Avenue in the Iowa River Landing (#133783): \$264.02.
- bb)** Approve payment to **Terracon Consultants, Inc.** for 1<sup>st</sup> Avenue Improvements – 6<sup>th</sup> Street to 9<sup>th</sup> Street (#TA79655): \$1,872.00.
- cc)** Approve payment to **Maxwell Construction, Inc.** for new electrical service conduit for E, 9<sup>th</sup> Street & E. 2<sup>nd</sup> Avenue street lighting for Iowa Arena (#18045): \$49,720.00.
- dd)** Approve payment to **Snyder & Associates** for Clear Creek Trail Phases 6 7 7 (#116.0957.08): \$22,377.96.
- ee)** Approve payment to **Watts Group Construction** for removal of the Storm Water Quality Unit at Iowa River Landing Building D (1/18/2018): \$54,050.00.
- ff)** Approve Pay Application #1 to **Miron Construction Co., Inc.** for Wastewater Treatment Plant Facility Improvements 2017: \$964,627.11.
- gg)** Approve Change Order #1 to **Design Force Corporation** for the Coralville Marriott Interior Design Services: +\$3,675.00.
- hh)** Approve Change Order #2: +\$40,158.40; and Pay Estimate #5: \$723,487.20; to **Peterson Contractors, Inc.** for Coral Ridge Avenue Improvements Phase 2.
- ii)** Approve Partial Payment #5 to **Iowa Bridge & Culvert, LC** for Clear Creek Trail Phases 6 & 7: \$254,008.01.
- jj)** Approve attendance of Merton Roehler to Crisis Intervention Team International Conference in Kansas City, MO from August 14-17, 2018: \$1,455.07.
- kk)** Approve attendance of Alex Buhmeyer to the National Parks & Recreation Association Conference in Indianapolis, IN from September 25-27, 2018: \$1,266.24.
- ll)** Approve attendance of Ellen Habel to the International City-County Management Association from September 22-26, 2018: \$2,519.40.
- mm)** Approve attendance of David Aldeman to the Iowa Law Enforcement Academy in Johnston, IA from September 26 to December 14, 2018: \$8,008.90.
- nn)** Approve attendance of Ryan Foley to Autodesk Civil 3D Fundamentals in Urbandale, IA from November 6-9, 2018: \$2,079.66.
- oo)** Approve Bill Lists for July 24,2018 and August 14, 2018.

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

City Engineer Dan Holderness reported a majority of the underground work on west half of 1<sup>st</sup> Avenue is completed on the 1<sup>st</sup> Avenue Project. The water and sanitary sewer lines are near completion and the storm sewer is well towards completion. The paving on the west half of the 6<sup>th</sup> Street and 1<sup>st</sup> Avenue intersection is complete, but utility issues have delayed opening the intersection. They are trying to move that forward to get it opened as soon as possible so transit routes can be reestablished before school starts. The west side improvements are on schedule to be completed by the September time frame so traffic can be move to the west side so work can begin on the east side and be completed by the November deadline. On the Coral Ridge Avenue Project, the southbound lanes from Forevergreen Road to Oakdale Boulevard are almost complete. Within three weeks weather permitting all the through lanes both north bound and southbound will be completed. Some traffic switches are coming up and the project will be completed in November. Lundell asked Holderness about the lane closure on 12<sup>th</sup> Avenue on Friday and Holderness did not know what it was for other than it has to be a local project that needs to be done before school starts and it will begin and end on Friday. Holderness will let the Council know what he finds out about the project. Councilperson Laurie Goodrich informed Holderness the patch at Oakdale Boulevard and 1<sup>st</sup> Avenue is very nice. Lundell asked about the IDOT Coral Ridge Avenue/Commerce Drive project. Holderness responded they will not complete the project by the beginning of the school year but they do have the through lanes completed. They still have some intersection and paving work to complete but it is coming along and hopefully they can get it completed soon.

City Administrator Kelly Hayworth thanked the volunteers and participants for their work and attending the 5<sup>th</sup> Street Social. Hayworth reminded volunteers are still needed for FryFest and they can sign up through the website.

Mayor John A. Lundell noted school will begin before the next Council Meeting, so drive safely and watch out for students going to school.

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

Councilperson Laurie Goodrich thanked everyone for working hard on all these projects and its very encouraging to see everything moving forward. Goodrich announced the new activity guide just came out for the Parks & Recreation Department which you can view on the City website or pick it up. Goodrich noted the Coralville Center for the Performing Arts ("CCPA") had its Volunteer Thank You Luncheon and she encouraged those interested in volunteering to consider helping the CCPA.

Councilperson Jill Dodds enjoyed National Night Out and there were 14 parties, so they had to split up into two teams to attend them. Dodds noted the profits from the 5<sup>th</sup> Street Social will benefit children with scholarships to Parks & Recreation activities and 2,600 people attended this year's event. Dodds thanked the Parks & Recreation staff that helped with the event as they were kept busy the whole time. Dodds thanked everyone who ventured to the Coralville Community Food Pantry during the 5<sup>th</sup> Street Social and purchased ice cream, which they sold out of. That money will go to those that need food in the community.

Councilperson Mitch Gross also thanked everyone who participated in National Night Out and the 5<sup>th</sup> Street Social. Gross noted he gave the official welcome for the 5<sup>th</sup> Street Social, where he commented on how the Council believes in neighborhood revitalization and how the redevelopment on 5<sup>th</sup> Street reflects that.

Councilperson Meghann Foster noted she was nervous working the beer tent at the 5<sup>th</sup> Street Social, because all the money goes to Parks & Recreation scholarships, but she wanted to thank the volunteers, sponsors, staff and participants. Foster gave a shout out to the staff who ran the Spark Camp this summer. Her daughter Mia liked Spark Camp so much when she found out week 7 was her last week she begged to go the final week. Foster gave a shout out for older and younger students returning to school.

Motion to adjourn to Executive Session to discuss strategy with Council in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation pursuant to Section 21.5 (c) of the Code of Iowa.  
**<REMOVED>**

Consider taking action on Executive Session. **<REMOVED>**

Motion by Goodrich, seconded by Dodds to adjourn at 7:29 P.M. Motion carried.