

**Coralville City Council
Work Session
April 23, 2019
City Hall**

Present: Mayor John Lundell; Council Members Tom Gill, Laurie Goodrich, Meghann Foster, Jill Dodds

Staff Present: City Administrator Kelly Hayworth, Assistant City Administrator Ellen Habel, City Attorney Kevin Olson, Building and Zoning Official Jim Kessler, Police Chief Shane Kron

Others Present: Carl Hirsh, Andrew Hirsh of Stafford Sports

Mayor Lundell opened the meeting at 7:30 pm.

1. May Planning and Zoning Submittals: Building and Zoning Official Jim Kessler presented the following submittals for the May Planning and Zoning Commission meeting to the City Council:
 - Redhawk—PUD 2 Concept Drawing, Rezoning from R1 to R PUD 2 and R1 to C PUD 1, Preliminary Plat: Kessler explained the residential portion would include 10 36-unit buildings and said the development is west of Coral Ridge Avenue and south of Forevergreen Road.
 - Coral Galleria Part Four—Preliminary Plat of Lots 1 through 5, Amended PUD 1/A Site Plan: Kessler said this amendment for the development south of Highway 6 would reduce the size of the largest multi-tenant building and add four commercial lots.
2. Stafford Sports and Update on Arena Project: City Administrator Kelly Hayworth introduced Andrew and Carl Hirsh of Stafford Sports, the asset advisors and owners' representatives for the arena project. Hayworth said they work directly with the contracts for the arena. Carl Hirsh said they have finalized the agreement with Spectra and continue to work on an agreement for hockey. He also reported the pro forma and agreement with Spectra shows the building making money. Andrew Hirsh reported the construction thus far has included site work, driving piles, and utility work, and the structure will start to appear soon. He said there would be an enclosed structure by the end of the year. Carl added that the project is on schedule and on budget, and would employ 30 full time employees and a couple hundred part time employees when complete.
3. Police Department Report: Police Chief Shane Kron presented his departmental report, including 37,360 calls for service last year, down 85 from 2017, but with 790 more non-traffic calls, and 874 fewer traffic stops. He reported medical calls were up 18% in 2018.
4. City Administrator's Time: Hayworth reported on the following:
 - Clean-up of a nuisance property is complete

- Assistant City Administrator Ellen Habel and City Attorney Kevin Olson are working on a proposal for purchase of duplexes and single family homes in the Coralville Central neighborhood from a willing seller.
- Interest in the Southeast Commercial Area
- Coral Ridge Mall remodeling status
- IDX continues to work on their application for state assistance
- Integrated DNA continues to grow and is looking for more space; they now occupy space in five buildings at the University of Iowa Research Park.

Adjourned at 8:35 pm.

Notes taken by Ellen Habel, Assistant City Administrator