

**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 7th Street on Tuesday, April 11, 2023 with Mayor Meghan Foster presiding and was called to order at 6:30 PM. Recorded webcasts of this meeting are on Mediacom 118-8 and on-demand at www.coralville.org/coralvision.

The following Council Members were present: Knudson, Gross, Huynh, Jones, Goodrich.

The following Staff were present: City Attorney Don Diehl; City Attorney Kevin Olson; City Administrator Kelly Hayworth; Deputy City Administrator Ellen Habel; Finance Director Melissa Christianson; City Engineer Scott Larson; Community Development Director Dave Johnson; Police Chief Shane Kron; Fire Chief Orey Schwitzer; Assistant Library Director Ellen Hampe; Library UI Social Work Department Practicum Student Klaus Nsende Missanou; Parks Worker Rob Rogers; Communications Specialist Jon Hines; and City Clerk Thorsten J. Johnson.

Motion by Huynh, seconded by Jones to approve the agenda. Ayes: 5. Motion carried.

Votes are 5 Ayes for Motions, Resolutions, and Ordinances unless otherwise noted.

Mayor Meghann Foster proclaimed April 6, 2023 as a day to “Celebrate the Grand Opening of the New Coralville Community Food Pantry Building.” Executive Director John Boller of the Coralville Community Food Pantry thanked the Mayor and Council for their generous investment through the “More than a Food Pantry” campaign. Boller announced the new food pantry building is complete and they have been operating out of the space for 10-weeks. Boller again thanked the Mayor, Council and City Staff for being strong supporters of the food pantry for years. Boller noted times for our neighbors are tough right now but the food pantry will continue to be here and to help address those issues that lead to hunger. The food pantry is here for the long haul and their new facility will give them the tools to do so. Board Member Rob Rogers stated cool stuff like this happens in Mr. Roger’s neighborhood when you play nice and he thanked the Mayor and Council for playing nice. Foster congratulated the food pantry on this amazing milestone. Foster served on the Food Pantry Board for 7-years and even though she is no longer on the Board she has begun volunteering. Foster stated the food pantry is a joyful place to be and they welcome everyone who comes through the door with open arms. Foster thanked the food pantry for all of its hard work on behalf of the community. Boller and Coralville Community Food Pantry Board Members Rob Rogers, Becky DeWaard and Ming Lodh accepted the proclamation and had their picture taken with Foster and Councilpersons Keith Jones and Hai Huynh.

Foster proclaimed April 2023 as “Fair Housing Month.” Executive Director Jessica Andino of the Johnson County Affordable Housing Coalition was glad to meet the Mayor and Council in person on this 55th Anniversary of the Fair Housing Act. This is a time to reflect on the improvements that have been made and assess the current housing system that they all act in. While many nationwide policies like the Fair Housing Act have brought forth improved conditions and local officials have taken steps to further these efforts. The system is still not fair and negatively impacts the well being of our community members so now is the time to acknowledge fair housing is affordable housing and that having safe, stable and affordable housing in our country and community benefits everyone. Foster thanked Andino for all of her work and they really appreciate all of their efforts in our community. Andino accepted the proclamation and had a picture taken with the Mayor.

Foster proclaimed April 2023 as “Sexual Assault Awareness Month.” Sexual Assault Nurse Examiner and Coordinator Katy Rasmussen of the Johnson County Sexual Assault Response Team thanked the Mayor and Council for the proclamation and bringing attention to “Sexual Assault Awareness Month” and the “Start by Believing” campaign. They are really trying to create a community where victim survivors feel safe and supported by knowing if they do come forward to disclose sexual violence that they will be

believed and get the support and help they need. Rassmussen and a colleague accepted the proclamation and had their picture taken with the Mayor.

Board Member Royce Peterson of the Citizens Community Policing Advisory Board addressed the Council during community comments. Peterson reported the Board continues to discuss training opportunities and Board Member Amy Gosnell is working with Police Chief Shane Kron to determine the feasibility a potential training opportunity for the Police Department, which she will report on at their next meeting. The Board is working on how best to interpret the upcoming report on the traffic stop data that will be presented this summer and have requested a copy of the power point before the presentation so they are better informed and prepared with questions. They have requested the presentation be recorded so they can review it for points that need to be clarified. There are no current complaint forms filed or being reviewed. One community member approached Board Member Dennis Leytem about concerns they have. Leytem will meet informally with this person to determine if these concerns should be brought before the full Board for review. Foster thanked Peterson his important work on the Board which has been having a lot of great conversations and the appreciates all of the work by the Chief and the Board. Peterson added there has been a lot of great collaboration.

MOBILE VENDOR PERMIT

After the ordinance was read, Councilperson Hai Huynh about permit fees. Olson responded they will bring a fee schedule to the Council at the third reading of the ordinance to be adopted by resolution instead of needing three readings of an ordinance if it was in the Code Book. Knudson asked how the gyro food truck that has been parked on 2nd Street for a while will be affected. Olson responded they will not be allowed to stay overnight in a single spot and will only be allowed to serve food on the property three days in a row. They are not really a mobile vendor if they stay in one spot permanently and It is unfair to the brick and mortar businesses who pay property tax. Huynh clarified that a mobile food vendor needs a permit to operate in the City. Olson responded yes, they need an annual permit and they will not be charged every time they change locations. Huynh asked if a mobile vendor operating out of North Liberty will need a permit when they give out food to people at the food pantry and or if the food pantry will need a permit. Olson responded the vendor and not the food pantry would need an annual permit if they are selling food at the pantry. Foster asked if they were not selling but giving food away or donating it. Olson responded then they would not need a permit. Olson added a local business hiring a mobile vendor to feed their customers for a special event and not selling to the general public will not need a permit. Foster asked if the ordinance applies for events like 4thFest. Olson responded the ordinance does not apply to 4thFest, Fry Fest or RAGBRAI because those events have committees in charge of the vendors at their events and the City doesn't want to double charge those vendors. Huynh asked if a for profit business wanted to host an event with food trucks would they need a permit. Olson and City Clerk Thorsten J. Johnson responded the host would not need a permit but the mobile vendor would need an annual permit which can be used for multiple events. Gross confirmed Olson will get the Council the fee amount for the third reading of the ordinance. Olson responded yes and Johnson stated the current Transient Merchant Permit fee \$25.00. Olson added the proposed annual permit fee will be around \$25.00 to \$50.00.

Ordinance No. 2023-1003 an ordinance amending Chapter 122 of the Code of Ordinances of the City of Coralville regarding a Mobile Food Vendors; was introduced by Knudson, seconded by Goodrich for 2nd consideration. A roll call vote was taken. Motion carried.

BUILDING CODES ADOPTION

After the ordinance was read, Councilmember Mitch Gross asked if they could collapse the second and third reading of this ordinance. Hayworth responded they could not since it is not on the agenda.

ORDINANCE NO. 2023-1004 An ordinance amending the Code of Ordinances of the City of Coralville (2011), as previously amended, and adopting by reference the 2021 International Building Code; the 2021 International Residential Code; the 2021 International Fire Code; the 2021 International Existing Building Code; the 2021 International Fuel Gas Code; the 2021 International Pool and Spa Code; the

State of Iowa Mechanical Code; the State of Iowa Electrical Code; the State of Iowa Plumbing Code; and the State of Iowa Energy Conservation Code; all with Amendments thereto; was introduced by Gross, seconded by Huynh for 2nd consideration. A roll call vote was taken. Motion carried.

CONSOLIDATED TRANSIT FUNDING APPLICATION

It was noted the public hearing will be May 23, 2023.

RESOLUTION NO. 2023-59

Resolution setting a public hearing on the City of Coralville FY 2024 Iowa Department of Transportation Consolidated Transit Funding Application, was introduced by Huynh, seconded by Jones. A roll call vote was taken. Resolution declared adopted.

5TH STREET IMPROVEMENTS – 12TH AVENUE TO 20TH AVENUE

City Engineer Scott Larson repeated what he reported last meeting that the low bid was 33.1% over the engineer's estimate. Staff and the consultant reviewed the bid figures in detail and noticed a few unit prices were more than they would typically see with some more than double their estimates. Since these too high for too many of the unit prices they are asking the Council to reject the bids and then staff will notify the Iowa Department of Transportation and ask for their concurrence. Staff plans to extract some of the elements from the specifications to do as a strictly City project. This would primarily be water main work. simplify what is left for a contractor to bid on. They will take what is left and hopefully condense the time frame of the various phases to make a more appealing bid for contractors. Then they hope to rebid the modified project at the IDOT this September which should be a better bid window.

After the resolution was read, Councilperson Keith Jones asked what this means time wise for the project. Larson responded this will push the project back a year and they will need to rework the schedule and hopefully condense construction from a two full and one partial season to just two construction seasons. The only disruption for residents and businesses now is what you see happening with the utility work and the water main project will cause minimal disruption. Utility and communication line relocations will continue this summer and MidAmerican Gas is working on a new gas main. Knudson asked if this will affect the original five phases of road construction. Larson responded the breakdown of the project into phases was to keep access open for affected residents and businesses and they do see an opportunity to collapse two of the paving phases into one. This should make the project more attractive to bidders.

RESOLUTION NO. 2023-60

Resolution rejecting all bids for 5th Street Improvements – 12th Avenue to 20th Avenue, was introduced by Jones, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

WEST LAND USE CENTRAL TRUNK SEWER PHASE 1

City Engineer Scott Larson reported three bids were received on March 28th and the low bid was from Maxwell Construction, Inc. of Iowa City. Their base bid is \$2,148,320.00 and an alternate bid for substituting piping material is a deduction of \$62,550.00. The consulting engineer has reviewed the bids and agrees with all of the numbers. The engineer's estimate is \$2,050,000.00. Engineering Department staff recommends accepting the low base and alternate bids from Maxwell Construction, Inc. pending Iowa Department of Natural Resources concurrence. They hope to bring this back to the Council at either the April 25th or May 9th Council Meetings in order to award contracts.

OAKDALE BOULEVARD EXTENSION

City Engineer Scott Larson reported 6 bids were received on March 28th which staff was very happy to see that many contractors bid. The low bid is from Metro Pavers, Inc. with a base bid of \$1,831,320.60.

The the engineer's estimate is \$2,571,303.00. Engineering Department staff recommends awarding the project to the low bidder Metro Pavers, Inc. pending completion of the archeological review by the US Corps of Engineers. They hope to bring this back to the Council at either the April 25th or May 9th Council Meetings to award contracts.

MORRISON CREEK DRAINAGEWAY PROJECT

Director of Parks & Recreation Sherri Proud showed the Mayor and Council an aerial view of the project. The Iowa City Community School District has recently placed a sidewalk across the south side of their football field and north side of the former soccer field. This project will cross the Morrison Creek Drainageway and connect the trail at the south side of Applewood Condominiums and the school district sidewalk. They received two bids and one is \$86,000.00 and the other is \$93,398.00. The engineer's estimate is \$84,314.00. The project will be funded with \$29,000.00 from General Project Funds and the remainder out of City Trails Funds allocated from Hotel/Motel Taxes. Staff recommends awarding the contract to J. Harding, Inc. for \$86,000.00. They hope to start the project soon and have it completed by July 7th and open for use in time for RAGBRAI on July 28th.

After the resolution was read, Knudson asked if there is going to be a bridge. Proud responded the will install three RCP or culvert tubes in the drainageway and build the trail on top of them. There could be times water will pass over the trail which will be signed properly for people not to enter the area but they are confident this will rarely happen. Proud added they hope to extend the trail to 8th Street and through S.T. Morrison Park in the future. Goodrich was glad to introduce this resolution because this project is a long time coming and the neighborhood will appreciate and enjoy this crossing and trail connection. Proud noted the neighbors really wanted the trail to go straight across but that span is over 150 feet with a significant elevation difference between both sides of the creek. The school district requested the trail not exit into the football field. The location shortens the crossing distance and decreases the cost.

RESOLUTION NO. 2023-61

Resolution approving quotation and awarding a Contract for the Morrison Creek Drainageway Project, was introduced by Goodrich, seconded by Huynh. A roll call vote was taken. Resolution declared adopted.

CROSSING RIDGE DRIVE

After the resolution was read, Olson reported this is an agreement is between the Clear Creek Amana Community School District, the Oakes Family Partnership and the City of Coralville. Crossing Ridge Drive will intersect with the Oakdale Boulevard extension and be on the east side of the school district property and west side of the Oakes Family Partnership property. The school district will build the road as they construct the new school and split the cost of the road with the Oakes Family Partnership. The City will acquire the right of way on both properties and will take over Crossing Ridge Drive and its maintenance after it is constructed. Knudson confirmed no City money is paying for the road and Olson concurred.

RESOLUTION NO. 2023-62

Resolution approving an Agreement with the Clear Creek Amana Community School District and the Oakes Family Partnership regarding the construction of Crossing Ridge Drive, was introduced by Knudson, seconded by Jones. A roll call vote was taken. Resolution declared adopted.

CENTRAL TRUNK SEWER PROJECT AND OAKDALE BOULEVARD EXTENSION

RESOLUTION NO. 2023-63

Resolution approving various Agreements for the construction of the Oakdale Boulevard Extension and Central Trunk Sewer Project with Richard and Donna Jondle, was introduced by Gross, seconded by Huynh. A roll call vote was taken. Resolution declared adopted.

FINANCE DIRECTOR SIGNATORY

RESOLUTION NO. 2023-64

Resolution approving Finance Director Melissa Christianson as signatory on all of the City of Coralville bank accounts, was introduced by Huynh, seconded by Goodrich. A roll call vote was taken. Resolution declared adopted.

MOTION BY HUYNH TO APPROVE CONSENT CALENDAR items a-aa inclusive:

- a) Approve minutes for the March 28, 2023 Coralville City Council Regular Meeting.
- b) Approve Class C Beer Permit with Sunday Sales for **La Lupita**: Eff. 04/21.
- c) Approve Class C Liquor License with Carryout Wine, Catering Privilege, Outdoor Service and Sunday Sales for **Vesta**: Eff. 05/01.
- d) Approve Class C Liquor License with Outdoor Service and Sunday Sales for **Konomi, Inc.**: Eff. 05/01.
- e) Approve Class E Retail Alcohol License for **Costco Wholesale #1111**: Eff. 05/01.
- f) Approve Class C Liquor License with Brew Pub, High Proof Brew Pub, Outdoor Service and Sunday Sales for **Backpocket Brewing, LLC**: Eff. 05/05.
- g) Approve Class C Liquor License with Brew Pub, Catering Privilege, Outdoor Service and Sunday Sales for **Fuzzy's Taco Shop – Coralville**: Eff. 05/05.
- h) Approve payment to the **Coralville Community Food Pantry** for reimbursement of WebstaurantStore (Order #83457383) which includes stainless steel tables with undershelves and sink units with faucets: \$2,595.57. (The City will submit a draw request from the CDBG-CV Program Grant 20-CVN-025 for this Coralville Community Food Pantry Commercial Kitchen Equipment purchase.)
- i) Approve payment to **Larkspur Ecological Restoration** for Dovetail Recreation Area TSI Invoice (#015): \$4,500.00.
- j) Approve payment to **McComas-Lacina Construction** for the:
 - i) Coralville Library Café remodel (#34090-01) \$32,038.00
 - ii) Coralville Library Teen Area remodel (#34090-02) \$37,460.00
- k) Approve payment to **Kilburg Equipment** for:
 - i) Bus Repairs to Helping Hand Arm (#3083) \$32,960.25
 - ii) Bus Repairs (#3057) \$15,058.22
- l) Approve payment to **Dano Enterprises, Inc.** for 71,950 Yard Waste Bags (#00033046): \$42,306.60.
- m) Approve payment to **The Northway Corporation** for Irrigation Pump #2 Replacement and Repairs at the Brown Deer Golf Club (#16631): \$19,656.44.
- n) Approve payment to **TrueNorth Companies, LC** for Excess Cyber Liability costs (#143211): \$22,432.10.
- o) Approve payment to **Triple B Construction** for Pay Application #1 for 60% completion of the Colony Open Space Area 1-5 Timberland Improvement Project including Alternate Bid #2 (#4269): \$54,900.00.
- p) Approve payment to **Cummins Sales and Service** for repairs to Gillig Phantom Bus #110 (#J5-7436): \$52,433.87.
- q) Approve payment to **Republic Services** for recycling materials pickup at 950 Hughes Street (#0897-000986218): \$7,793.85.
- r) Approve payment to **Advanced Environmental** for Old Post Office asbestos removal (#4956): \$5,649.00.
- s) Approve payment to **Kalona Tree Fellers, Inc.** for the Oakdale Boulevard Extension tree felling to ground (#00003): \$16,000.00.
- t) Approve payment to **BWC, Inc.** for the Oakdale Boulevard Extension (#5443): \$8,824.00.
- u) Approve payment to **Impact7G** for the West Land Use Central Trunk Sewer (#29535): \$5,775.00.
- v) Approve payment to **Veenstra & Kimm, Inc.** for:

- i) West Land Use Central Trunk Sewer – Lower Reach (#1) \$2,189.00
- ii) Well 10 Recasing – General Services (#4) \$76.00
- w) **Stanley Consultants, Inc.** for BRIC Application Utility Resilience Advanced Assistance (#0245399): \$10,000.00.
- x) Approve payment to **Iowa City Area Development (ICAD) Group** for Fiscal Year 2023 Public Investment Contribution (#7311-2): \$80,000.00.
- y) Approve Pay Estimate #1 from **BWC, Inc.** for the West Land Use Central Trunk Sewer Phase 1 Tree Felling: \$36,759.40.
- z) Approve attendance of Damon Spencer & Jacob Giese to the Supervisor Leadership Institute in Des Moines, Iowa from August 21-25, 2023: \$2,864.00.
- aa) Approve Bill List for April 11, 2023.

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

City Administrator Kelly Hayworth had nothing to report at this time.

Mayor Meghann Foster thanked all the public safety and emergency workers who helped the City recover and clean up from last week's devastating tornado and commended them on working efficiently and swiftly to get Highway 6 opened up and traffic signals working quickly. Foster thanked United Way and the other non-profits working to help the displaced families and providing them access to much needed resources. Foster is proud of the community's response but asked those wanting to help to give emergency personnel the time they need to make sure it is safe to come out and help. Foster thanked everyone who helped and appreciates how this community steps up when there is a need. Foster thanked everyone who attended the basket auction where they announced this year's 4thFest concert will be Voices of Classic Rock. The band is composed of artists from several different bands who will play your favorite hits from the 80's. Foster reported the Global Community Meal was a great success Saturday, which was so needed as a way for neighbors to come together and be there for each other after Friday's tornado. The meal was a beautiful display of the community's cultural diversity. Foster thanked the food pantry and volunteers. Foster announces the Coralville RAGBRAI theme is "Cheers for the Years." This theme brings together the 50th Anniversary of RAGBRAI and 150th Anniversary of Coralville. The RAGBRAI logo is on display in the lobby of City Hal.

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

Councilperson Mike Knudson thanked City staff involved with the tornado cleanup. Knudson was in Dallas during the tornado with Caitlin Clark who he thanked for her work on behalf of the Coralville Community Food Pantry. When Knudson came back, he was impressed how effectively the City was able to clean up. Knudson asked what could be done about early morning noise in the Iowa River Landing that was reported to him from residents. City Attorney Kevin Olson responded the City's noise ordinance does not apply to areas zoned for commercial or mixed use and they have the same problem with garbage pickup noise in the 5th Street commercial area. Noises like garbage pickup are allowed before 7:00 AM in areas that allow commercial use. Olson suggested if the City can find out which businesses are responsible for these early morning noises the City will work with them to reduce or keep the noise from happening before 7:00 AM.

Councilperson Mitch Gross thanked the Mayor for covering the tornado cleanup so well and had nothing to add.

Councilperson Hai Huynh echoed what the Mayor said and expressed her gratitude to all the chefs and volunteers for switching gears when they moved the Global Community Meal from Friday to Saturday due to the storms. Huynh agreed the meal was beautiful with everyone coming together after this heart-breaking event. Huynh thanked everyone who stepped up and helped with the cleanup effort. Huynh found it very hard to see what happened to the area the tornado hit because she and her family used to live in there. Huynh hopes the City can help those affected get the resources they need to get back up on their feet. Huynh knows there is a lot of help out there but there are also a lot of barriers. Huynh is concerned for those who don't qualify for the help they need and asked them not to give up, keep asking

questions, reach out and seek help from people at City Hall, the Library, Food Pantry, United Way, Red Cross and HACAP. Foster thanked Huynh for listing those resources adding the United Way is a to get connected to a lot of these resources.

Councilperson Keith Jones recently heard a presentation from and toured Child Serve on Oakdale Boulevard a couple of weeks ago. Child Serve is a great organization providing services to the youth in our community. They are building a much-needed addition on the west side of their facility that will double their space. Jones encouraged anyone to call Child Serve for a tour including the Council. Jones used the new Recycling Center on the south side of 1st Street. It is a nice, clean facility that is easy to use and will be a good addition to the community.

Councilperson Laurie Goodrich announced the Volunteer Fire Department Pancake Breakfast is Sunday from 7:00 AM to Noon at the 5th Street Fire Station. Goodrich asked Fire Chief Orey Schwitzer what else they will serve. Schwitzer responded there will be pancakes, eggs and sausage. Goodrich encouraged people to attend and visit with the firemen. Goodrich reported Monday, April 24th at the Coralville Public Library from 5:30 PM to 7:00 PM Iowa Boy Chuck Offenburger with the Des Moines Register will share his experiences with RAGBRAI over the years and Coralville's involvement as an overnight RAGBRAI town five times with this summer being the 6th. There will be a sign-up opportunity to volunteer for RAGBRAI at this 150th Celebration event.

Huynh reported a resident isn't able to use the new recycling center because of their work hours and asked if there are plans to expand the center's hours. Hayworth responded not at this time because one of the ways to keep the services is to have staff there and these are the same hours, they had at the old recycling building. The hours are 7:00 AM to 3:00 PM on Mondays through Fridays and 7:00 AM to Noon on Saturdays.

Motion by Huynh, seconded by Knudson to adjourn at 7:24 PM. Motion carried.

Meghann Foster, Mayor

Thorsten J. Johnson, City Clerk