



**CITY OF DUBUQUE, IOWA
CITY COUNCIL MEETING**
Historic Federal Building: 350 W. 6th
Street - Second-Floor Council
Chambers.
August 18, 2025 at 6:30 PM

**Council meetings are streamed live and archived at
www.cityofdubuque.org/media and broadcast on CityChannel Dubuque
Mediacom cable channel 8 or digital 117.2 and ImOn channel 5.**

PROVIDING VIRTUAL PUBLIC INPUT

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ROLL CALL ORDER FOR MEETING

Resnick, Farber, Sprank, Jones, Cavanagh, Wethal, Roussell

WORK SESSION

6:00 PM - Greater Dubuque Development Corporation Quarterly Update

Greater Dubuque Development Corporation staff will present a quarterly update.

REGULAR SESSION

6:30 PM

PLEDGE OF ALLEGIANCE

CONSENT ITEMS

1. Minutes and Reports Submitted

City Council Proceedings of August 4, 2025; Airport Commission of April 22, May 27, and June 24, 2025; Arts and Cultural Affairs Advisory Commission of June 24,

2025; Civil Service Commisison of June 11, 2025; Housing Commission of April 1, 2025; Resilient Community Advisory Commission of June 5, 2025; Zoning Advisory Commission of July 2, 2025; Proof of Publication for City Council Proceedings of July 7, July 14, and July 21, 2025.

Suggested Disposition: Receive and File

2. Notice of Claims and Suits

Major Joseph Jenkins for property damage; Alan Viertel for property damage.

Suggested Disposition: Receive and File; Refer to City Attorney

3. Disposition of Claims

City Attorney advising that the following claims have been referred to Public Entity Risk Services of Iowa, the agent for the Iowa Communities Assurance Pool: Daniel Healey for vehicle damage; Schumacher Pool and Spa LLC for vehicle damage; Alan Viertel for property damage.

Suggested Disposition: Receive and File; Concur

4. Approval of City Expenditures

City Manager recommending City Council approval for payment of City expenditures.

RESOLUTION Authorizing the Chief Financial Officer/City Treasurer to make certain payments of bills that must be paid and approved for payment in accordance with City procedures

Suggested Disposition: Receive and File; Adopt Resolution(s)

5. Notice of Award & Request to Execute Agreement for 25-26 City of Dubuque AmeriCorps Program: Creating Opportunities

City Manager recommending City Council approval for the City Manager to execute the 25-26 AmeriCorps Grant Agreement for the City of Dubuque AmeriCorps Program: Creating Opportunities grant.

Suggested Disposition: Receive and File; Approve

6. Improvement Contracts / Performance, Payment, and Maintenance Bonds

Giese Sheet Metal for the Fire Headquarters HVAC Replacement Project; Jim Giese Commercial Roofing for the Fire Station 6 Roof Replacement Project.

Suggested Disposition: Receive and File; Approve

7. Jefferson Park Retaining Wall Replacement Project Acceptance

City Manager recommending City Council adoption of the attached resolution to accept the Jefferson Park Retaining Wall Replacement Project and authorize the payment of the contract amount of \$234,051.77 to Eastern Iowa Excavating and Concrete, LLC.

RESOLUTION Accepting The Jefferson Park Retaining Wall Replacement Project And Authorizing The Payment Of The Contract Amount To The Contractor

Suggested Disposition: Receive and File; Adopt Resolution(s)

8. Zoning Advisory Commission Cross Representation Recommendation

Zoning Advisory Commission requesting City Council approval on the appointments to the Cross-Representative terms on the Airport Zoning Commission of Rich Russell with a term expiration date of July 1, 2027 and Pat Norton with a term expiration date of July 1, 2028.

Suggested Disposition: Receive and File; Approve

9. Zoning Board of Adjustment Cross Representation Recommendation

Zoning Board of Adjustment requesting City Council approval on the appointments to the Cross-Representative terms on the Airport Zoning Board of Adjustment of Rena Stierman with a term expiration date of March 25, 2027 and Matt Mauss with a term expiration date of March 25, 2028.

Suggested Disposition: Receive and File; Approve

10. Letter of Support for Certifying the Greater Dubuque Housing Trust Fund

A letter of support is provided from Mayor Brad Cavanagh to the Iowa Finance Authority Board of Directors in support of the transition of governance for the Local Housing Trust Fund serving the City of Dubuque from the City to the new nonprofit, Greater Dubuque Housing Trust Fund.

Suggested Disposition: Receive and File; Approve

11. Request for City Council Ratification of the First Amendment to the Dubuque Police Protective Association July 1, 2024 CBA

City Manager recommending City Council ratify the First Amendment to the Dubuque Police Protective Association July 1, 2024 Collective Bargaining Agreement.

Suggested Disposition: Receive and File; Approve

12. Civil Service Commission - Certified List for Police Officer

Civil Service Commission submitting the certified list for the position of Police Officer.

Suggested Disposition: Receive and File; Make Matter of Record

13. Approval of Retail Alcohol Licenses

City Manager recommending City Council approval of retail alcohol licenses as submitted.

RESOLUTION Approving applications for retail alcohol licenses, as required by City of Dubuque Code of Ordinances Title 4 Business and License Regulations, Chapter 2 Liquor Control, Article B Liquor, Beer and Wine Licenses and Permits

Suggested Disposition: Receive and File; Adopt Resolution(s)

ITEMS SET FOR PUBLIC HEARING

These agenda items are being scheduled for a future public hearing on the date indicated.

1. Vacating a portion of a Public Utility Easement over part of Lot 2, Block 4, of

Indian Hills, in the City of Dubuque, Iowa – Emily and Scott McGuire Property at 1195 Arrowhead Drive

City Manager recommending City Council set a public hearing for September 2, 2025, for the request by Emily and Scott McGuire for the City to vacate the interest of a portion of a public utility easement across part of Lot 2, Block 4, of Indian Hills, in the City of Dubuque, Iowa, to accommodate a proposed residential building addition.

RESOLUTION Intent To Vacate And Dispose Of City Interest In A Portion Of A Public Utility Easement Over And Across Part Of Lot 2, Block 4, Of Indian Hills, In The City Of Dubuque, Iowa

Suggested Disposition: Receive and File; Adopt Resolution(s), Set Public Hearing for September 2, 2025

2. Rustic Point Park Development Project Initiate Public Improvement Bidding Process and Set Public Hearing

City Manager recommending City Council preliminarily approve the construction plans and specifications, estimated construction cost of \$258,278.50, adopt the resolution, initiate the bidding process, set the public hearing for September 2, 2025, and advertise bids for the Rustic Point Park Development Project.

RESOLUTION Rustic Point Park Development Project: Preliminary Approval Of Plans, Specifications, Form Of Contract, And Estimated Cost; Setting Date Of Public Hearing On Plans, Specifications, Form Of Contract, And Estimated Cost; And Ordering The Advertisement For Bids

Suggested Disposition: Receive and File; Adopt Resolution(s), Set Public Hearing for September 2, 2025

BOARDS/COMMISSIONS

**1. Mayoral Selection of Appointments to the Civil Service Commission
Civil Service Commission**

Iowa Code §400.1 requires publication of the name(s) of person(s) selected for appointment by the mayor to the Civil Service Commission no less than thirty (30) days prior to a vote by the city council. Mayoral selection of appointments to occur at the August 18, 2025, city council meeting with the vote on appointments to occur at the October 6, 2025, city council meeting.

Two, 4-Year Terms through April 6, 2027 (Newly added seats, per Senate File 311, effective 8-16-25)

Applicants:

Julie Bockenstedt, 2475 Cherry St.

Otto Krueger, 2521 Wheatland Dr.

Barbara Liskey, 2763 Lamotte Dr.

Randall Ludwitz, 867 Barbaralee Dr.

Brian Neises, 1841 Phyllrich Dr.

Darcy VanOstrand, 1222 Lincoln Ave.

2. Boards and Commission Appointments

Appointments to the following commissions to be made at this meeting.

Building Code Advisory and Appeal Board

One, 3-Year term through January 1, 2027 (Vacant Multidisciplinary Representative term of Cooley)

Applicant:

Nathan Wardle, 2725 Pleasant View Dr.

Housing Commission

Two, 3-Year Terms through August 17, 2028 (Expiring terms of Baumhover and Merfeld)

Applicants:

Rick Baumhover, 601 Garfield Ave.

Rick Merfeld, 2718 Andrew Ct.

PUBLIC HEARINGS

Residents are invited to address the City Council on the following agenda items. Please come to the podium and state your name and address when the item you wish to speak to is being considered.

1. Request to Rezone Property on West 32nd Street

Proof of publication on notice of public hearing to consider a request from Sherry Ehrlich to zone property on West 32nd St., (PIN 1016227007), from R-1 Single-Family Residential to OR Office Residential zoning district, and Zoning Advisory Commission recommending denial of the request.

ORDINANCE Amending Title 16 Of The City Of Dubuque Code Of Ordinances, Unified Development Code, By Reclassifying Hereinafter Described Property Located At 3185 West 32nd Street (PIN 1016227007) From R-1 Single-Family Residential District To OR Office Residential District.

Suggested Disposition: Receive and File; Concur with Denial OR Motion B, Motion A with a Super Majority

2. Water System Improvements 2024 North English Road Water Main Extension Project - Public Hearing

Proof of publication on notice of public hearing to consider City Council adopt the resolution approving the plans, specifications, form of contract, and estimated cost of \$1,620,000.00 for the Water System Improvements 2024 North English Road Water Main Extension project, and City Manager recommending approval.

RESOLUTION Giving final approval to, and confirmation of, plans, specifications, form of contract and estimate of cost for the North English Road Water Main Extension Project

Suggested Disposition: Receive and File; Adopt Resolution(s)

PUBLIC INPUT

At this time, anyone in the Council Chambers may address the City Council on the

Action Items on the agenda or on matters under the control of the City Council. Residents are asked to approach the podium and state their name and address before proceeding with their comments. Individual remarks are limited to 5 minutes and the overall Public Input period is limited to 30 minutes. Under the Iowa Open Meetings Law, the City Council can take no formal action on comments given during Public Input which do not relate to Action Items on the Agenda.

ACTION ITEMS

These are items where discussion is held by the City Council - public comments are not allowed except where authorized by the Mayor.

1. Travel as Professional Development: Lessons from Bakersville, NC and Brunei

Assistant City Manager Cori Burbach and Climate Action Coordinator Michelle Kim will present on their respective professional development travels to Bakersville, NC and Brunei.

Suggested Disposition: Receive and File; Presentation

2. Award Public Improvement Contract Auburn-Custer Utility and Roadway Reconstruction Project

City Manager recommending City Council award the public improvement contract for the Auburn-Custer Utility and Roadway Reconstruction Project to Eastern Iowa Excavating & Concrete, LLC in the amount of \$1,276,680.60.

RESOLUTION Awarding Public Improvement Contract For The Auburn-Custer Utility And Roadway Reconstruction Project

Suggested Disposition: Receive and File; Adopt Resolution(s)

3. North Schmitt Island Collection System Project - Contract #1: Award Public Improvement Contract

City Manager recommending City Council award the public improvement contract for the North Schmitt Island Collection System Project – Contract #1 Project to Tschiggfrie Excavating of Dubuque, Iowa in the amount of \$248,560.00.

RESOLUTION Awarding Public Improvement Contract For The North Schmitt Island Collection System Project – Contract #1 Project

Suggested Disposition: Receive and File; Adopt Resolution(s)

4. Approval of Linwood Cemetery Agreement

City Manager recommending City Council approval of the Linwood Cemetery Agreement.

RESOLUTION Approving An Agreement By And Between The City Of Dubuque, Iowa, And Linwood Cemetery Association

Suggested Disposition: Receive and File; Adopt Resolution(s)

5. Parks and Recreation Advisory Commission Recommendation for Naming South Pointe Subdivision Park

Park and Recreation Advisory Commission recommending the name South Pointe

Park for the park in the South Pointe subdivision.

Suggested Disposition: Receive and File; Approve

6. Letters of Support for Application to IEDA for Redevelopment Tax Credits

City Manager recommending City Council approve the submission of the attached letters supporting the applications for Iowa Redevelopment Tax Credits for Wilson House (1243 Locust Street) and IOCO Building (100 E. 1st Street), confirming the City's recognition that the properties are eligible for the tax credit based on the state's definition of a brownfield.

Suggested Disposition: Receive and File; Approve

7. Authorizing Contract 25-CTBF-06 by and between the City of Dubuque, Iowa, and the Iowa Economic Development Authority for the Rehabilitation of 1701 Central Avenue

City Manager recommending City Council approval of a resolution authorizing Contract 25-CTBF-06 by and between the City of Dubuque, Iowa, and the Iowa Economic Development Authority (IEDA) for the rehabilitation of 1701 Central Avenue.

RESOLUTION Authorizing Contract 25-CTBF-06 By And Between The City Of Dubuque, Iowa, And The Iowa Economic Development Authority For A Community Catalyst Building Remediation Grant For The Rehabilitation Of 1701 Central Avenue In The City Of Dubuque, Iowa

Suggested Disposition: Receive and File; Adopt Resolution(s)

8. Dubuque Selected to Join Economic Mobility and Opportunity Special Assistant Program

City Manager recommending City Council approval to participate in the International City/County Management Association (ICMA) Economic Mobility and Opportunity Special Assistant Program.

Suggested Disposition: Receive and File; Approve

9. Civil Service List and Procedure Change for Police and Fire

City Manager recommending City Council adopt the change to forego the Civil Service Approval process under Iowa Code §400.12A and authorize the creation of a police officer hiring eligibility list of up to 40 police officer candidates and a firefighter eligibility list of up to 40 firefighter candidates which is outside the Civil Service Commission approval.

Suggested Disposition: Receive and File; Approve

10. Proceedings to Complete Action for the Issuance of \$1,941,000 Taxable Water Revenue Bonds, Series 2025 (State Revolving Loan Fund Program) Private Lead Service Line Replacement Pilot Program – Phase I

City Manager recommending City Council approval of the suggested proceedings to complete action required for the \$1,941,000 Taxable Water Revenue Bonds, Series 2025 (State Revolving Loan Fund Program) Private Lead Service Line Replacement Pilot Program – Phase I prepared by Bond Counsel and to present a

resolution for City Council to adopt entitled “Series Resolution authorizing and approving a Loan and Disbursement Agreement and providing for the issuance of \$1,941,000 Taxable Water Revenue Bonds, Series 2025 and other documents related to the Series 2025 Bonds, and amending certain provisions.”

RESOLUTION Series Resolution authorizing and approving a Loan and Disbursement Agreement and providing for the issuance of \$1,941,000 Taxable Water Revenue Bonds, Series 2025 and other documents related to the Series 2025 Bonds, and amending certain provisions

Suggested Disposition: Receive and File; Adopt Resolution(s)

11. Iowa Department of Natural Resources Proposed Administrative Consent Order

City Manager recommending City Council approve the proposed Administrative Consent Order received from the Iowa Department of Natural Resources (IDNR) that pertains to effluent permit violations between January 1, 2020, and December 31, 2024 at the Water & Resource Recovery Center (WRRRC).

Suggested Disposition: Receive and File; Approve

12. Old Mill Road Lift Station Project Update Video

A brief video produced by the Communications Office following a recent City Council work session and major concrete pour at the Old Mill Road Sanitary Sewer Lift Station Project will shown. It can also be viewed on the City of Dubuque YouTube channel at <https://youtu.be/p0BzFZZELQU>

Suggested Disposition: Receive and File; Video

COUNCIL MEMBER REPORTS

CLOSED SESSION

Pending Litigation and Purchase or Sale of Real Estate – Chapter 21.5(1)(c),(j) Code of Iowa

ADJOURNMENT

The agenda with supporting documents may be accessed at www.cityofdubuque.org or at the City Clerk's Office at ctyclerk@cityofdubuque.org or by mail to 50 W. 13th Street, during regular business hours.

This notice is given pursuant to Chapter 21, Code of Iowa, and applicable local regulations of the City of Dubuque, Iowa and/or governmental body holding the meeting.

Written comments regarding the above items may be submitted to the City Clerk's Office at ctyclerk@cityofdubuque.org or by mail to 50 W. 13th St., Dubuque, IA 52001, before said time of meeting.

Individuals requiring special assistance should contact the City Clerk's Office as soon as

feasible at (563) 589-4100, ctyclerk@cityofdubuque.org. Deaf or hard-of-hearing individuals can use Relay Iowa by dialing 711 or (800) 735-2942.