

**ROLL CALL ORDER FOR MEETING OF**  
**October 17, 2022**

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

**Viewing and Participation Options**

The public has the option to view and participate in the meeting in City Council Chambers or virtually. The meeting will be aired live on CityChannel Dubuque (Mediacom cable channels 8 and 117.2), streamed live and archived on the City's website at [www.cityofdubuque.org/media](http://www.cityofdubuque.org/media), and streamed live on the City's Facebook page at [www.facebook.com/cityofdubuque](http://www.facebook.com/cityofdubuque).

The public can provide in-person, audio, and written input during sections of the agenda where public input is accepted. It is strongly recommended that all members of the public who intend to provide in-person or virtual public input contact the City Clerk at least 24 hours prior to the meeting to provide notice of intent to provide public input. This will help City staff anticipate participation levels at the meeting. Contact the City Clerk at [ctyclerk@cityofdubuque.org](mailto:ctyclerk@cityofdubuque.org) or 563-589-4100.

For in-person input, please reference the instructions on speaking within the Consent Items, Public Hearing, and Public Input sections.

**Virtual input options during the live meeting include:**

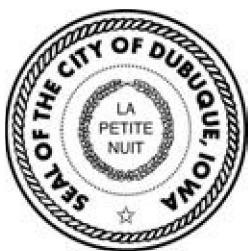
- Log into GoToMeeting using the login links, phone numbers and access code below. This option includes audio input and written "chat" input. If you are participating via computer, indicate which item you would like to speak to in the Chat function, or note you would like to speak during the appropriate section. If you are participating via phone, indicate which item you would like to speak to when phone lines are unmuted. All phone lines will be unmuted during the Consent Items, Public Hearings, and Public Input periods, and City staff will determine the speaking order of attendees who would like to speak. All comments, whether audio or written, must be accompanied by a name and address.

Please join the meeting from your computer, tablet or smartphone.

- [www.CityOfDubuque.org/VirtualMeeting](http://www.CityOfDubuque.org/VirtualMeeting)
- You can also dial in using your phone.
- United States (Toll Free): 1 877 568 4106  
United States: +1 (571) 317-3129  
Access Code: 337-661-181

Additionally, written public input can be accepted prior to or during the meeting by:

- Contacting the City Council directly from the City's webpage at [www.cityofdubuque.org/councilcontacts](http://www.cityofdubuque.org/councilcontacts)
- Through the City Clerk's Office email at [ctyclerk@cityofdubuque.org](mailto:ctyclerk@cityofdubuque.org)



**CITY OF DUBUQUE, IOWA  
CITY COUNCIL MEETING**

**Historic Federal Building: 350 W. 6th Street -  
Second-Floor Council Chambers.**

**Virtual participation options are also available. Please  
see the information above for options.**

**October 17, 2022**

Council meetings are video streamed live and archived at [www.cityofdubuque.org/media](http://www.cityofdubuque.org/media) and

on Dubuque's CityChannel on the Mediacom cable system at cable channel 8 and digital 117.2

## REGULAR SESSION

6:30 PM

### PLEDGE OF ALLEGIANCE

### PRESENTATION(S)

#### 1. **America In Bloom (AIB) Awards Presentation**

Leisure Services Manager Marie Ware will make a presentation recognizing the City of Dubuque and Council Member Susan R. Farber's nominations and awards for the 2022 AIB Symposium and Awards Celebration.

### PROCLAMATION(S)

#### 1. **Brain Health Awareness Month (October 2022)**

On behalf of Brain Health Now.

#### 2. **Gentleman Day (October 19, 2022)**

On behalf of Waypoint.

#### 3. **Lights On Afterschool Day (October 20, 2022)**

On behalf of St. Mark Youth Enrichment.

#### 4. **Extra Mile Day (November 1, 2022)**

On behalf of the AmeriCorps Program and Extra Mile America.

### CONSENT ITEMS

The consent agenda items are considered to be routine and non-controversial and all consent items will be normally voted upon in a single motion without any separate discussion on a particular item. If you would like to discuss one of the Consent Items, please go to the microphone and be recognized by the Mayor and state the item you would like removed from the Consent Agenda for separate discussion and consideration.

#### 1. **Minutes and Reports Submitted**

City Council Proceedings of 10/03/22; Library Board of Trustees Update of 9/22/22; Zoning Advisory Commission of 10/5/22; Zoning Board of Adjustment of 09/22/22; Proofs of Publication for City Council Proceedings of 09/06/22, 09/19/22, and Precinct Boundary Changes.

#### **Suggested Disposition: Receive and File**

#### 2. **Notice of Claims and Suits**

Black Hills Energy for property damage; Michael Blaser for vehicle damage; Derrick Johnson for vehicle damage; Lucas Spencer for vehicle 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: Beidler Towing for vehicle damage; Black Hills Energy for property damage; Michael Blaser for vehicle damage; Juanita Gates for vehicle damage; Debra Heim for property damage; Derrick Johnson for vehicle damage; Lucas Spencer for vehicle 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 Director of Finance and Budget/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. Iowa Communities Assurance Pool (ICAP) Tree Planting**

Senior Counsel transmitting information regarding ICAP presenting the city with a tree to celebrate ICAP's thirty-fifth anniversary and to acknowledge the city's long-standing participation in ICAP. The tree was planted in Flora Park on October 5, 2022.

**Suggested Disposition: Receive and File**

**6. Adoption of Supplement Number 2022 S-8 to the City of Dubuque Code of Ordinances**

City Clerk recommending approval of the resolution adopting Supplement Number 2022 S-8 as part of the Code of Ordinances of the City of Dubuque.

**RESOLUTION** Adopting Supplement No. 2022 S-8 to the Code of Ordinances of the City of Dubuque, Iowa

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

**7. Grand River Center Operations Management Services Request for Proposal**

City Manager providing information regarding the Grand River Center Operations Management Services Request for Proposal (RFP) which was issued on October 11, 2022. Sealed Proposals are due by 2:00 p.m. CST, November 7, 2022, with the recommendation to City Council for approval on January 17, 2023.

**Suggested Disposition: Receive and File**

**8. Iowa Department of Public Health for Inspection of Pools, Spas and Tattoo Parlor Facilities in Dubuque County Interagency Agreement**

City Manager recommending approval of the continuation of the agreement between the Iowa Department of Public Health and the City for the inspection and enforcement of swimming pools and spas, and tattoo parlors, and authorize the City Manager to sign the agreement.

**Suggested Disposition: Receive and File; Approve**

**9. Community Development Block Grant CARES Act (CDBG-CV) Subrecipient Agreement with Almost Home at St. John's**

City Manager recommending City Council approve the CDBG-CV Subrecipient Agreement with Almost Home and authorize the Mayor to execute the contract on behalf of the City.

**RESOLUTION** Authorizing execution of CDBG-CV Subrecipient Agreement with Almost Home at St. John's

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

**10. Proposed Downtown Rehabilitation Grant Award for 1199 Central Avenue**

City Manager recommending City Council adopt a resolution approving the Grant Agreement for the Downtown Rehabilitation Grant Program for redevelopment of 1199 Central Avenue with a total grant amount of \$175,000.

**RESOLUTION** Approving a Grant Agreement by and between the City of Dubuque, Iowa and Virtual Velocity, LLC for the redevelopment of 1199 Central Avenue

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

**11. Sustainable Dubuque Community Grant Award Recommendation**

City Manager recommending approval of the Resilient Community Advisory Commission recommendations for five projects for funding from the Sustainable Dubuque Community Grant Program Round 26 at a total funding amount of \$12,150.00.

**RESOLUTION** Awarding Sustainable Dubuque Grant to the Dubuque Colleges Sustainability Coalition

**RESOLUTION** Awarding Sustainable Dubuque Grant to Dubuque Rescue Mission Garden

**RESOLUTION** Awarding Sustainable Dubuque Grant to the First Presbyterian Church

**RESOLUTION** Awarding Sustainable Dubuque Grant to the No Mow May Dubuque

**RESOLUTION** Awarding Sustainable Dubuque Grant to the Washington Neighborhood Community Garden

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

**12. Kennedy Road Water Main Extension Project 2021 – Project Acceptance and Resolution**

City Manager recommending adoption of the resolution for the acceptance and authorization for the final payment of the Kennedy Road Water Main Extension Project 2021 to Drew Cook and Sons Excavating of Dubuque, Iowa in the amount of \$26,135.56 for a final contract amount of \$767,947.25.

**RESOLUTION** Accepting Public Improvement Contract for the Kennedy Rd Water Main Extension Project 2021

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

**13. Four Mounds Parking & Accessibility Improvements**

City Manager recommending adoption of the resolution accepting the improvements and authorize the payment of the final contract to McDermott Excavating for the Four Mounds Parking & Accessibility Improvements.

**RESOLUTION** Accepting the Four Mounds Parking & Accessibility Improvements and authorizing the payment to the contractor

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

**14. Signed Contract(s)**

Eighth Amendment to Facility Management Agreement with Platinum Hospitality Group, LLC; Independent Contractor Agreement with Denise Blakeley Ihrig of Blakeley Water Management.

**Suggested Disposition: Receive and File**

**15. Improvement Contracts / Performance, Payment and Maintenance Bonds**

Sheets Design Build, LLC for the Old Engine House Office Renovation.

**Suggested Disposition: Receive and File; Approve**

**16. Liquor License Renewals**

City Manager recommending approval of annual beer, liquor and wine licenses as submitted.

**RESOLUTION** Approving applications for beer, liquor, and/or wine permits, 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)**

**17. Request to Rename "Mystique Community Ice Center" to "Dubuque Ice Arena"**

City Manager recommending City Council approval to rename "Mystique Community Ice Center" to "Dubuque Ice Arena".

**RESOLUTION** Renaming the Mystique Community Ice Center to Dubuque Ice Arena

**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. Geisler Brothers Realty, LLC, and Dubuque Steel Products, Inc. - Issuance of Urban Renewal Tax Increment Revenue Grant Obligations Pursuant to Development Agreement**

City Manager recommending City Council adopt a resolution setting a public hearing for November 7, 2022, on a proposed Development Agreement by and among the City of Dubuque, Iowa, Geisler Brothers Realty, LLC, and Dubuque Steel Products Inc. for the issuance of Urban Renewal Tax Increment Revenue Grant Obligations pursuant to the Development Agreement.

**RESOLUTION** Fixing the date for a public hearing of the City Council of the City of Dubuque, Iowa on the proposed Development Agreement by and among the City of Dubuque, Geisler Brothers Realty, LLC, and Dubuque Steel Products, Inc., including the proposed issuance of Urban Renewal Tax Increment Revenue Grant Obligations to Dubuque Steel Products, Inc., and providing for the publication of notice thereof

**Suggested Disposition:**

**Receive and File; Adopt Resolution(s); Set Public Hearing for November 7, 2022**

**2. Bee Branch Creek Trail Phase 1 Project**

City Manager recommending City Council adopt a resolution initiating the public bidding procedure through the Iowa Department of Transportation (DOT) and set November 7, 2022, as the date for a public hearing on the Bee Branch Creek Trail Project – Phase 1 Project.

**RESOLUTION** Bee Branch Creek Trail Project – Phase 1 Project Iowa DOT Project No. Tap-2100(697)—8I-31: 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

**Suggested Disposition:**

**Receive and File; Adopt Resolution(s); Set Public Hearing for November 7, 2022**

**3. Resolution of Necessity for the Amendment of the Derby Grange Road Housing Urban Renewal Plan, Version 2022.1**

City Manager recommending City Council adopt a Resolution of Necessity that begins the process of drafting the Amended and Restated Urban Renewal Plan for Derby Grange Road Housing Urban Renewal Area to remove property from the Area and sets a public hearing on the proposed amendment for November 21, 2022.

**RESOLUTION** Authorizing and directing the City Manager to prepare an Amended and Restated Urban Renewal Plan for the Derby Grange Road Housing Urban Renewal Area, setting a date for the public hearing, and directing the consultation process on the proposed Amended and Restated Urban Renewal Plan for said district

**Suggested Disposition:**

**Receive and File; Adopt Resolution(s); Set Public Hearing for November 21, 2022**

**4. Resolution of Necessity for the Proposed Urban Renewal Plan for the John F. Kennedy (JFK) Road Urban Renewal Area**

City Manager recommending City Council adopt the Resolution of Necessity that begins the process of developing the Urban Renewal Plan for the John F. Kennedy Road Urban Renewal Area and set a public hearing on the proposed amendment for November 21, 2022.

**RESOLUTION** Authorizing and directing the City Manager to prepare an Urban Renewal Plan for the John F. Kennedy (JFK) Road Urban Renewal Area, setting a date for the public hearing, and directing the consultation process on the proposed amended and Restated Urban Renewal Plan for said district

**Suggested Disposition:**

**Receive and File; Adopt Resolution(s); Set public hearing for November 21, 2022**

**5. Intent to Create Plaza Drive Urban Revitalization Area and Setting a Public Hearing**

City Manager recommending City Council set a public hearing for November 21, 2022, to consider creating the Plaza Drive Urban Revitalization Area and approval of the resolution of intent to create an urban revitalization area.

**RESOLUTION** Intent to create an Urban Revitalization Area, finding an area referred to as Plaza Drive Urban Revitalization Area, hereinafter described, appropriate for public improvements related to housing and residential development and construction of residential development, including single or multifamily housing necessary in the interest of public health, safety, or welfare of the residents of the city and setting a public hearing on creation of the Plaza Drive Urban Revitalization Area

**Suggested Disposition:**

**Receive and File; Adopt Resolution(s), Set Public Hearing for November 21, 2022**

### **PUBLIC HEARINGS**

**Residents are invited to address the City Council regarding 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 Pennsylvania Avenue Parcels from AG Agriculture to OR Office Residential**

Proof of publication on notice of public hearing to consider City Council approval of a request from Tara Duggan to rezone property located at Pennsylvania Avenue, PIN 1019376001 and 1019400009, from AG Agriculture to OR Office Residential, and Zoning Advisory Commission recommending approval.

**ORDINANCE** Amending Title 16 of the City of Dubuque Code of Ordinances, Unified Development Code, by reclassifying hereinafter described parcels of land located along Pennsylvania Avenue within the City of Dubuque from AG Agriculture District to OR Office Residential District

**Suggested Disposition: Receive and File; Motion B; Motion A**

**2. Planned Unit Development Amendment - Plaza Drive to include PR Planned Residential**

Proof of publication on notice of public hearing to consider City Council approval of a request from Talon LLC/Robert Smith, VP Development to amend a Planned Unit Development located at Plaza Drive, PIN 1017200012, to include PR Planned Residential, and Zoning Advisory Commission recommending approval.

**ORDINANCE** Amending Title 16 of the Unified Development Code of the City of Dubuque Code of Ordinances by rescinding Ordinance 25-05 and Ordinance 44-06 which provides regulations for a PUD Planned Unit Development District with a PC Planned Commercial Designation for the Asbury Plaza Business Park and adopting Amended PUD Ordinance with PC Planned Commercial and PR Planned Residential Designations

**Suggested Disposition: Receive and File; Motion B; Motion A**

**3. Disposal of City Interest in Previously Vacated Street and Alley Right of Way Areas, in the City of Dubuque, Iowa**

Proof of publication on notice of public hearing to consider City Council approval of a resolution disposing of the previously vacated right of way property described as Lot AA and Lot BB of Grand View Place, to the Dubuque Golf and Country Club for a lump sum of \$67,000, and City Manager recommending approval.

**RESOLUTION** Disposing of city interest in Lot AA and Lot BB of Grand View Place, in the City of Dubuque, Iowa

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

**4. Public Hearing for Sale of City-Owned Property at 2414 Windsor**

Proof of publication on notice of public hearing to consider City Council approval of the purchase agreement for 2414 Windsor to Darnell Meekins in the amount of \$140,000, and City Manager recommending approval.

**RESOLUTION** Disposing of city interest in real property at 2414 Windsor, in the City of Dubuque, Iowa

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

**5. Fiscal Year 2023 First Budget Amendment**

Proof of publication on notice of public hearing to consider City Council approval of the first Fiscal Year 2023 Budget Amendment, which amends the Fiscal Year 2023 budget for City Council actions since the beginning of the Fiscal Year and includes items which City Council has expressed support, and City Manager recommending approval.

**RESOLUTION** Amending the current budget for Fiscal Year Ending June 2023

**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 five 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 as authorized by the Mayor.**

**1. Leisure Services Recruitment Plan Presentation**

City Manager providing information on the Leisure Services Recruitment Plan Presentation.

Leisure Services staff will make a presentation.

**Suggested Disposition:**

**Receive and File; Presentation**

**2. Update on Odor Reduction Efforts**

City Manager providing an update on order reduction efforts at the Water & Resource Recovery Center.

**Suggested Disposition: Receive and File**

**3. Government Finance Officers Association (GFOA) Certificate of Achievement for Excellence in Financial Reporting**

City Manager transmitting notification of the City of Dubuque receiving the Government

Finance Officers Association Certificate of Achievement for Excellence in Financial Reporting for the 34th consecutive year.

**Suggested Disposition: Receive and File**

**4. Work Session Request: Central Avenue Corridor Streetscape Master Plan Draft**

City Manager requesting City Council schedule a work session for a Central Avenue Corridor Streetscape Master Plan Draft review to be held Monday, November 21, 2022, at 5:00 p.m.

**Suggested Disposition: Receive and File; Council**

**5. Request to Reschedule Five Flags Civic Center Work Session**

City Manager requesting City Council reschedule the October 24, 2022, Five Flags Civic Center work session to Monday, January 23, 2023, at 6:00 p.m.

**Suggested Disposition: Receive and File; Council**

**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](http://www.cityofdubuque.org) or at the City Clerk's Office, 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, 50 W. 13th St., Dubuque, IA 52001, before or at said time of meeting.

Individuals with limited English proficiency, vision, hearing or speech impairments or requiring special assistance should contact the City Clerk's Office at (563) 589-4100, TDD/TTY (563) 690-6678, [ctyclerk@cityofdubuque.org](mailto:ctyclerk@cityofdubuque.org) as soon as feasible. Deaf or hard-of-hearing individuals can use Relay Iowa by dialing 711 or (800) 735-2942.

/s/Adrienne N. Breitfelder  
City Clerk