The Dubuque City Council met in special session at 5:30 p.m. on August 1, 2022, in the second-floor Council Chambers of the Historic Federal Building, 350 W. 6th Street.

Present: Mayor Cavanagh; Council Members Farber, Jones, Resnick, Roussell, Sprank, Wethal; City Manager Van Milligen, City Attorney Brumwell.

Mayor Cavanagh read the call and stated this is a special session of the City Council called for the purpose of conducting work sessions to receive information regarding workforce housing needs – next steps and historic building rehabilitation and preservation.

WORK SESSIONS (2)
1. Workforce Housing Needs – Next Steps

David Lyons, Sustainable Innovation Consultant for Greater Dubuque Development Corporation presented part two of a two-part presentation. Strategies outlined in the presentation were:

1. Increase support from Workforce Housing through Tax Increment Financing (TIF)
2. Expand workforce housing tools
3. Continue to expand buyers’ capacity to afford home purchases.
4. Stabilize the rental market

Mr. Lyons and Housing and Community Development Director Alexis Steger responded to questions from the City Council following the presentation.

This work session concluded at 6:00 p.m.

2. HISTORIC BUILDING REHABILITATION AND PRESERVATION

Housing and Community Development Director Alexis Steger presented on the challenges of the past and present when redeveloping and rehabbing historic properties. Duane Hagerty, Heritage Works CEO presented on assistance Heritage Works provides for citizens rehabbing historic residences such as help obtaining tax credits and funding.

Mr. Hagerty, Housing and Community Development Director Alexis Steger, and Planning Services Manager Wally Wernimont responded to questions from the City Council following the presentation.

There being no further business, Mayor Cavanagh declared the meeting adjourned at 6:29 p.m.

/s/Trish Gleason, Assistant City Clerk
The Dubuque City Council met in regular session at 6:30 p.m. on August 1, 2022, in the second-floor Council Chambers of the Historic Federal Building, 350 W. 6th Street.

Present: Mayor Cavanagh; Council Members Farber, Jones, Resnick, Roussell, Sprank, Wethal; City Manager Van Milligen, City Attorney Brumwell.

Mayor Cavanagh read the call and stated this is a regular session of the City Council called for the purpose of conducting such business that may properly come before the City Council.

PRESENTATION(S)

1. Esri Special Achievement in GIS Award: Due to technical difficulties Matt Hoehn, Esri Local Government Account Manager was unable to read his presentation. Mayor Cavanagh read the City’s press release recognizing Geographic Information Systems (GIS) Coordinator/Analyst Nikki Rosemeyer for receiving the Esri Special Achievement in GIS Award.

2. Roy D. Buol All-America Leader Award Recognition: Cori Burbach, Assistant City Manager recognized former Mayor Roy D. Buol for receiving the 2022 All-America Leader Award.

CONSENT ITEMS

Motion by Resnick to receive and file the documents, adopt the resolutions, and dispose of as indicated. Seconded by Farber. Motion carried 7-0.

1. Minutes and Reports Submitted: City Council proceedings of 7/18/22 and 7/25/22; Arts and Cultural Affairs Commission of 6/28/22 and 7/13/22; Housing Commission of 4/12/22. Upon motion the documents were received and filed.

2. Notice of Claims and Suits: Carolyn Bennett for vehicle damage; Charles Harrison for vehicle damage. Upon motion the documents were received, filed, and referred to the 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: Charles Harrison for vehicle damage. Upon motion the documents were received, filed, and concurred.

4. Upon motion the documents were received and filed, and Resolution No. 258-22 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 was adopted.

5. Upon motion the correspondence from Lee Grassley, Senior Manager of Government
Relations for Mediacom Communications Company, communicating programming changes and rate adjustments that will be implemented on or about August 22, 2022 documents were received and filed.

6. Upon motion the documents were received, filed, and approved a Contracted Services Agreement with the Four Mounds Foundation (Winter Farmers Market) in the amount of $15,000 and authorizing the Mayor to execute the contract on behalf of the City.

7. Upon motion the documents were received, filed, and approved a letter of support for Merge Urban Development’s Brownfields Tax Credit Application to Iowa Economic Development Authority (IEDA).

8. Upon motion the documents were received and filed, and Resolution No. 259-22 Approving the Sixth Amendment to the Development Agreement between the City of Dubuque, Iowa and Weaver Castle, LLC was adopted for the redevelopment of 346-348 W. Locust Street.

9. Upon motion the documents were received and filed of the transmission of invitation to Art on the River Opening Celebration set for Friday, August 5, 2022, from 5-7 p.m. on the Grand River Center patio and along the Mississippi Riverwalk in the Port of Dubuque.

10. Upon motion the documents were received and filed approving a letter of support provided to the Dubuque Museum of Art (DuMA) to accompany its application to the Iowa Economic Development Authority’s (IEDA) Nonprofit Innovation Fund.

11. Upon motion the 2021-2022 Greater Dubuque Development Corporation Annual Report documents were received and filed.

12. Upon motion the 2021 Dubuque Racing Association Annual Report documents were received and filed.

13. Upon motion the documents were received and filed, and Resolution No. 260-22 Approving the acquisition of real estate owned by Ace Construction-Dubuque, L.L.C. by eminent domain and establishing the fair market value of the real estate was adopted.

14. Upon motion the award of City of Dubuque AmeriCorps Program: Partners in Learning and requests for approval to execute the AmeriCorps Grant Agreement for the City of Dubuque AmeriCorps Program: Partners in Learning (Competitive) that will be sent by Volunteer Iowa documents were received, filed, and approved.

15. Upon motion the authorization of the Mayor to designate the City Manager or Housing and Community Development Department to submit a grant on behalf of the City to the United States Department of Agriculture (USDA) for funds up to $300,000 over 12-36 months for Planning or Implementation projects that are designed to improve access to local foods in areas where access to fresh, healthy food is limited or unavailable through urban and/or innovative agricultural practices documents were received and filed, and Resolution No. 261-22 Application for USDA Office of Urban Agriculture and Innovative Production Grant was adopted.

16. Upon motion the final payment of the contract amount of $180,169.65 to BCD
Contractors LLC, for the 2022 Asphalt Overlay Access Ramp Project 2 documents were received and filed, and Resolution No. 262-22 Accepting the 2022 Asphalt Overlay Access Ramp Project 2 and authorizing the payment to the contractor was adopted.

17. Upon motion the final payment including release of retainage for Contract A in the amount of $145,943.19 to CB&I, LLC documents were received and filed, and Resolution No. 263-22 Accepting the Roosevelt Street Water Tower Contract A Roosevelt Street Water Tower and Water Distribution Improvements and authorizing final payments to the contractor was adopted.

18. Upon motion the approval for the mayoral signature on the Environmental Covenant for the UST Wilmac Properties facility located at 801 Jackson Street, Dubuque, Iowa in accordance with City of Dubuque Ordinance Title 14, Chapter 15, Water - DNR LUST #9LTF61 documents were received, filed, and approved.

19. Upon motion the 2022 Docking Agreement with American Queen Steamboat LLC documents were received and filed.

20. Upon motion the annual beer, liquor and wine licenses as submitted documents were received and filed, and Resolution No. 264-22 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 was adopted.

**BOARDS/COMMISSIONS**

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

Housing Commission: One, 3-Year term through August 17, 2024 (Vacant term of Dalton) and
Two, 3-Year terms through August 17, 2025 (Expiring terms of Baumhover and White)
Applicants: Rick Baumhover, 601 Garfield Ave. Rick Merfeld, 2718 Andrew Ct.
Margie White, 3197 Highland Park Dr.
Motion by Roussell to appoint Ms. White to the three-year term through August 17, 2024. Seconded by Sprank. Motion carried 7-0.
Motion by Sprank to appoint Mr. Baumhover and Mr. Merfeld to the three-year terms through August 17, 2025. Seconded by Jones. Motion carried 7-0.

**PUBLIC HEARINGS**

1. Motion by Sprank to receive and file the Proof of publication on notice of public hearing documents and adopt Resolution No. 265-22 Approval of plans, specifications, form of contract, and estimated cost for the Comiskey Park – Phase 1 Redevelopment Project. Seconded by Jones. Motion carried 7-0.

**ACTION ITEMS**

1. Motion by Resnick to receive and file and listen to a presentation from Kathy Buhr, Dubuque Racing Association (DRA) Director of Strategic Philanthropy and Chaplain Schmitt Island development, that provides an update on the Dubuque Racing Association Grants
Distribution. Ms. Buhr reported that the DRA distributed $4,005,800 to the City of Dubuque and that this is 1/3 of the total distributions made by the DRA. Seconded by Farber. Motion carried 7-0.

2. Motion by Roussell to receive and file and discuss the Sister City Committee’s recent suspension of Dubuque’s Sister City relationship with Pyatigorsk, Russia, and their recommendation to remove all visual and digital presence of the Russian city within Dubuque. Extensive discussion was had regarding the removal of photos, signage, and renaming of a park within Dubuque’s corporate city limits. Marie Ware, Leisure Services Manager answered questions from Council. Seconded by Sprank. Motion carried 7-0.

3. Motion by Sprank to receive and file and that the request to schedule a work session regarding the Bee Branch Watershed Next Steps for Monday, August 8, 2022 at 6:00 p.m. be scheduled. Seconded by Roussell. No schedule conflicts were expressed. Motion carried 7-0.

4. Motion by Jones to receive and file and that the request to schedule a work session on Monday, September 12, 2022, at 6:00 p.m. to conduct National Incident Management System (NIMS) training and education for policy makers and elected officials be scheduled. Seconded by Roussell. Hearing scheduling conflicts from Resnick and Wethal, Jones withdraw his motion and requested this item be referred back to staff to schedule a time when all council members can be present, due to the extreme importance of this training. Adding this work session to the Monday, August 8, 2022 date was suggested.

5. Motion by Roussell to receive and file the information and view the video highlighting the June 24, 2022, Bee Branch Pedestrian Tunnels Celebration. The video can be accessed via the following link: https://youtu.be/85bIBXt9WoI. Seconded by Farber. Motion carried 7-0.

COUNCIL MEMBER REPORTS

Council Member Farber reported that she visited St. Pierre les Brecquets, Canada, the birthplace of Julien Dubuque and that a possibility of a sister city relationship may exist.

Council Member Sprank reminded residents that Tuesday, August 2nd is National Night Out at Jackson Park.

Council Member Wethal reported attending a healthcare equity conference put on by the Mayo Clinic on how to serve those in underserved populations. The conference content related to her role as a healthcare provider as well as a council member.

Council Member Jones reminded residents that Art on the River begins Friday, August 5th on the Riverwalk.

CLOSED SESSION

Motion by Jones to convene in closed session at 7:50 p.m. to discuss Pending Litigation – Chapter 21.5(1)(c) Code of Iowa and Purchase or Sale of Real Estate – Chapter 21.5(1)(j) Code of Iowa. Seconded by Roussell. Mayor Cavanagh stated for the record that the attorney who will consult with City Council on the issues to be discussed in the closed session is City Attorney Brumwell. Motion carried 7-0.

The City Council reconvened in open session at 8:27 p.m. stating that staff had been given proper direction.

There being no further business, Mayor Cavanagh declared the meeting adjourned at 8:29
p.m.

/s/ Trish Gleason, Assistant City Clerk