

**CITY OF DUBUQUE, IOWA  
CITY COUNCIL PROCEEDINGS  
SPECIAL SESSION**

The Dubuque City Council met in special session at 6:00 p.m. on November 12, 2019 in the second-floor Council Chambers of the Historic Federal Building, 350 W. 6<sup>th</sup> Street.

Present: Mayor Buol (via telephone), Chairperson Jones; Council Members Del Toro, Shaw, Sprank; City Manager Van Milligen, City Attorney Brumwell

Absent: Mayor Pro Tem Rios, Council Member Resnick

Chairperson Jones read the call and stated this is a special session of the City Council called for the purpose of conducting work sessions on the Five Flags Civic Center 2A Study and the State of the Arts.

**SWEARING IN**

1. Swearing-In: City Clerk Kevin Firnstahl administered the Oath of Office to 3rd Ward Council Member-Elect Danny Sprank.

**WORK SESSION 1 of 2  
FIVE FLAGS CIVIC CENTER PHASE 2A STUDY PRESENTATION**

Leisure Services Manager Marie Ware introduced the work session and consultants Bill Krueger of Conventions, Sports and Leisure International (CS&L) and Ken Betsch of Betsch Associates. Ms. Ware noted that the presentation had been given to the Five Flags Center Advisory Commission. Topics included:

- Work Efforts
  - Phase 1 Study 2017-2018
  - Phase 2 Planning late 2018
  - Phase 2A Planning late 2019
- Review of Phase 1 Study and Scenarios 1, 2, 3 and 4
- Phase 2 Planning
  - Scope of work
  - Refined program elements (arena, theater)
  - Project site
  - Renderings for Arena exterior, entrance lobby, concourse, seating bowl, club lounge; theater lobby
  - Overall parking capacity
- Phase 2A Planning
  - Scope of work
  - Scenario 3 (renovated/expanded arena)
  - Scenario 4 Hybrid (reduced cost New Arena)
  - Comparison of Scenario 4 vs. 3

- Comparison of Scenarios 4 vs. 4 hybrid
- Review of Scenario 4, hybrid: arena-level plan, concourse plan, roof plan, upper seating plan, seating plan, basement plan,
- Phase 2A seating levels and capacity, square footage, construction costs
- Estimates of
  - annual events and utilization
  - annual attendance and room nights
  - annual financial operations
  - comparable arena construction costs
  - modern sponsorship opportunities
  - funding issues

Chairperson Jones allowed questions from the Council Members-Elect Brad Cavanagh and Laura Roussell who were in attendance.

The presenters responded to questions from the City Council regarding soil analysis, aggregate spread footings foundation, calculating attendance forecasts, investment and subsidy concerns, the ability to compete with larger-city venues and Dubuque's unique marketing position, operations and revenue scenarios, naming rights, adequate construction contingencies, quality of life component to the facility, and the displacement of SMG employees during the construction process.

City Manager Van Milligen responded to questions from the City Council regarding next steps by stating that the Five Flags Civic Center Advisory Commission will provide a recommendation to the City Council. He then reviewed the required timeline options for a possible referendum in 2020 or 2021.

This work session concluded at 7:34 p.m.

## **WORK SESSION 2 OF 2 STATE OF THE ARTS**

Economic Development Director Jill Connors introduced the work session and the new Arts and Cultural Affairs Coordinator Jenni Petersen-Brant who provided an overview and impact of the year-to-date activities, awareness being drawn to upcoming arts initiatives, and an update on efforts related to the City's Arts and Culture Master Plan.

Topics included:

- A biography for Ms. Petersen-Brant.
- Review of the membership of the Arts & Cultural Affairs Advisory Commission
- Review of 2019-2020 City of Dubuque funding for special arts projects and operating support for cultural organizations
- History and projected ideas for Art on the River exhibitions
- Visitor testimonials
- Economic impact of the arts, "the Arts Mean Business"
- Arts Luncheon and panel of Arts Champions

- Arts & Business Academy for professional development and business skills training

#### Arts and Culture Master Plan

- Implementation roadmap
- Branding and communications; ongoing achievements
- Capacity and investment; partnerships, ongoing achievements
- Artists, creative economy and entrepreneurship; ongoing achievements
- Accessibility, engagement and inclusions; ongoing achievements
- Public art infrastructure; expand and integrate, ongoing achievements
- Link and align with the Imagine Dubuque 2037: A Call to Action Comprehensive Plan
- Inspiring collaboration synergy and vibrancy

Responding to questions from the City Council, Ms. Petersen-Brant stated that a public art policy is yet to come out of the Master Plan with consideration given to public funding for public art.

### **CLOSED SESSION**

Motion by Shaw at 8:06 p.m. to convene in closed session to discuss Real Estate Transfer Negotiations pursuant to Chapter 21.5(1)(j) Code of Iowa. Seconded by Sprank. Motion carried 5-0.

Chairperson Jones stated for the record that the attorney who will consult with City Council on the issue to be discussed in the closed session is City Attorney Crenna Brumwell. Motion carried 5-0.

Upon motion, the City Council reconvened in open session at 9:07 p.m. stating that staff had been given proper direction.

There being no further business, motion by Shaw to adjourn at 9:08 p.m. Seconded by Del Toro. Motion carried 5-0.

/s/Kevin S. Firnstahl, CMC  
City Clerk

1t 11/20