



**AGENDA  
CITY OF CEDAR FALLS, IOWA  
CITY COUNCIL MEETING  
MONDAY, MAY 17, 2021  
7:00 PM AT CITY HALL**

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**The meeting will also be accessible via video conference and the public may access/participate in the meeting in the following ways:**

- a) By dialing the phone number +13126266799 or +19292056099 or +12532158782 or +13017158592 or +13462487799 or +16699006833 and when prompted, enter the meeting ID (access code) 962 7287 1738.
- b) iPhone one-tap: +13126266799,,96272871738# or +19292056099,,96272871738#
- c) Join via smartphone or computer using this link: <https://zoom.us/j/96272871738>.
- d) View the live stream on Channel 15 YouTube using this link: <https://www.youtube.com/channel/UCCzeig5nIS-dIEYisqah1uQ> (view only).
- e) Watch on Cedar Falls Cable Channel 15 (view only).

To request to speak when allowed on the agenda, participants must click "Raise Hand" if connected by smartphone or computer, or press \*9 if connected by telephone. All participants will be muted by the presiding officer when not actually speaking.

**Call to Order by the Mayor**

**Roll Call**

**Approval of Minutes**

1. Regular Meeting of May 3, 2021.

**Agenda Revisions**

**Public Forum.** (Speakers will have one opportunity to speak for up to 5 minutes on topics germane to City business.)

**Special Presentations**

2. Proclamation recognizing May 16-22, 2021 as National Public Works Week.
3. Proclamation recognizing June 5, 2021 as National Trails Day.

**Special Order of Business**

4. Public hearing on a proposal to undertake a public improvement project for the Olive Street Box Culvert Project, and to authorize acquisition of private property for said project.
  - a) Receive and file proof of publication of notice of hearing. (Notice published May 7, 2021)
  - b) Written communications filed with the City Clerk.
  - c) Staff comments.
  - d) Public comments.
  - e) Resolution approving a public improvement project for the Olive Street Box Culvert Project, and authorizing acquisition of private property for said project.



5. Public hearing on the proposed rezoning from A-1, Agricultural District and R-1, Residential Zoning District to MU, Mixed Use Residential Zoning District of certain property located north of Huntington Road and west of Cedar Heights Drive, and also on an associated amendment to the Future Land Use Map by changing the designation from Office & Business Park to Planned Development.
  - a) Receive and file proof of publication of notice of hearing. (Notice published May 7, 2021)
  - b) Written communications filed with the City Clerk.
  - c) Staff comments.
  - d) Public Comments.
  - e) Resolution amending the Future Land Use Map by changing the designation from Office & Business Park to Planned Development, for property located west of Cedar Heights Drive and north of Huntington Road.
  - f) Pass an ordinance amending Section 26-118 of the Code of Ordinances by removing certain property located west of Cedar Heights Drive and north of Huntington Road from the A-1, Agricultural District and R-1, Residential Zoning District, and placing the same in the MU, Mixed Use Residential Zoning District, upon its first consideration.

#### Old Business

6. Resolution extending the mask mandate for the City of Cedar Falls.

#### New Business

**Consent Calendar:** (The following items will be acted upon by voice vote on a single motion without separate discussion, unless someone from the Council or public requests that a specific item be considered separately.)

7. Approve the following applications for cigarette/tobacco/nicotine/vapor permits:
  - a) Dollar General Store, 2921 Center Street.
  - b) Dollar General Store, 1922 Valley Park Drive.
  - c) Fleet Farm, 400 West Ridgeway Avenue.
  - d) Fleet Farm Fuel, 108 West Ridgeway Avenue.
  - e) Mini Mart, 1420 West 1st Street.
  - f) Prime Mart, 2323 Main Street.
8. Approve the following applications for beer permits and liquor licenses:
  - a) Hurling Hatchet, 100 East 2nd Street, Class B beer - renewal.
  - b) Hy-Vee Clubroom, 6301 University Avenue, Special Class C liquor - renewal.
  - c) Berk's Main Street Pub, 207 Main Street, Class C liquor - renewal.
  - d) Voodoo Lounge, 401 Main Street, Class C liquor - renewal.
  - e) Casey's General Store, 2425 Center Street, Class E liquor - renewal.
  - f) Casey's General Store, 5226 University Avenue, Class E liquor - renewal.
  - g) Walgreens, 2509 Whitetail Drive, Class E liquor - renewal.
  - h) North Shore Boat Club, Island Park, Class B beer & outdoor service - 5 day permit.
  - i) Mini-mart, 1420 West 1st Street, Class E liquor – new.

**Resolution Calendar:** (The following items will be acted upon by roll call vote on a single motion without separate discussion, unless someone from the Council or public requests that a specific item be considered separately.)

9. Resolution approving and adopting the City's FY22 Appropriations Resolution.
10. Resolution amending an inter-fund loan from the Capital Projects Fund to the Sewer Enterprise Fund relative to funding for the Water Reclamation UV Disinfection & Biosolids Handling Facilities Improvements Project and the Bluff Street Lift Station.

- [11.](#) Resolution amending an inter-fund loan (#1) from the Health Trust Fund to the Sewer Enterprise Fund relative to funding for the Water Reclamation UV Disinfection & Biosolids Handling Facilities Improvements Project.
- [12.](#) Resolution amending an inter-fund loan (#2) from the Health Trust Fund to the Sewer Enterprise Fund relative to funding for the Water Reclamation UV Disinfection & Biosolids Handling Facilities Improvements Project.
- [13.](#) Resolution amending an inter-fund loan (#3) from the Health Trust Fund to the Sewer Enterprise Fund relative to funding for the Water Reclamation UV Disinfection & Biosolids Handling Facilities Improvements Project.
- [14.](#) Resolution amending an inter-fund loan (#4) from the Health Trust Fund to the Sewer Enterprise Fund relative to funding for the Water Reclamation UV Disinfection & Biosolids Handling Facilities Improvements Project, Bluff Street Lift Station and the Park Drive Lift Station.
- [15.](#) Resolution designating the dates and locations for the annual Sturgis Falls Celebration and Cedar Basin Music Festival.
- [16.](#) Resolution approving and authorizing execution of an Agreement for the Use of State or Local Overtime and Authorized Expense/Strategic Initiative Program for Organized Crime Drug Enforcement Task Forces (OCDEF) for FY2021.
- [17.](#) Resolution approving and authorizing execution of an Agreement for Wrecker/Towing/Storage Service with L&M Transmission.
- [18.](#) Resolution approving and authorizing execution of an Agreement for Wrecker/Towing/Storage Service with Rasmussen Towing, Inc.
- [19.](#) Resolution approving and authorizing execution of an Agreement to Support Economic Development Program of the College Hill Partnership relative to an FY22 Economic Development Grant.
- [20.](#) Resolution approving and authorizing execution of an Agreement to Support Economic Development Program of Cedar Falls Community Main Street relative to an FY22 Economic Development Grant.
- [21.](#) Resolution approving and authorizing execution of an Agreement to Support Economic Development in the Cedar Valley with Grow Cedar Valley relative to the FY22 Economic Development Grant.
- [22.](#) Resolution approving and accepting an Access Easement relative to proposed development at 422 Main Street.
- [23.](#) Resolution approving and authorizing execution of a Subrecipient Agreement for Federally Funded Project with the Northeast Iowa Food Bank for Community Development Block Grant (CDBG-CV2) funding relative to the CARES Act.
- [24.](#) Resolution approving an amendment to the Autumn Ridge Master Plan relative to Autumn Ridge Tenth Addition.
- [25.](#) Resolution approving the preliminary plat of Autumn Ridge Tenth Addition. (contingent upon approval of previous item)
- [26.](#) Resolution approving the final plat of Autumn Ridge Tenth Addition. (contingent upon approval of previous item)
- [27.](#) Resolution approving and authorizing execution of an Agreement for Maintenance and Repair of Primary Roads in Municipalities with the Iowa Department of Transportation.
- [28.](#) Resolution approving and authorizing execution of two Owner Purchase Agreements, and approving and accepting two Temporary Construction Easements and three Permanent Easements, in conjunction with the West 27th Street Sanitary Sewer Extension Project.

- [29.](#) Resolution setting June 7, 2021 as the date of the public hearing on a proposal to undertake a public improvement project for the Ashworth Drive Extension Project, and to authorize acquisition of private property for said project.
- [30.](#) Resolution receiving and filing, and setting June 7, 2021 as the date of public hearing on the proposed plans, specifications, form of contract & estimate of cost for the West 27th Street Sanitary Sewer Extension Project.
- [31.](#) Resolution receiving and filing, and setting June 7, 2021 as the date of public hearing on the proposed plans, specifications, form of contract & estimate of cost for the Oak Park Boulevard Sanitary Sewer Replacement Project.

**Ordinances**

- [32.](#) Pass an ordinance amending Chapter 2, Administration, of the Code of Ordinances relative to Boards and Commissions, upon its first consideration.
- [33.](#) Pass an ordinance amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to prohibiting parking on portions of Algonquin and Ashworth Drive, upon its first consideration.

**Allow Bills and Claims**

- [34.](#) Allow Bills and Claims of May 17, 2021.

**City Council Referrals**

**City Council Updates**

**Staff Updates**

**Adjournment**

**CITY HALL  
CEDAR FALLS, IOWA, MAY 3, 2021  
REGULAR MEETING, CITY COUNCIL  
MAYOR ROBERT M. GREEN PRESIDING**

The City Council of the City of Cedar Falls, Iowa, met in Regular Session, pursuant to law, the rules of said Council and prior notice given each member thereof, at 7:00 P.M. on the above date. Members present: Miller, deBuhr, Kruse, Harding, Darrah, Sires, Dunn. Absent: None.

- 53307 - It was moved by Harding and seconded by Miller that the minutes of the Regular Meeting of April 19, 2021 be approved as presented and ordered of record. Motion carried unanimously.
- 53308 - Jim Skaine, 2215 Clay Street, expressed concerns with the agenda format.
- 53309 - Mayor Green read the following proclamations:
- Proclamation recognizing May 3-9, 2021 as Professional Municipal Clerks Week. Mayor Green recognized City Clerk Jacque Danielsen.
- Proclamation recognizing May 9-15, 2021 as Police Week and May 15, 2021 as Peace Officers Memorial Day. Police Chief Craig Berte commented and announced a Memorial Event.
- Proclamation recognizing May 2021 as National Bike Month, May 17-23, 2021 as Bike to Work Week, and May 19, 2021 as Ride of Silence Day in Cedar Falls. Bicycle and Pedestrian Committee member Andrew Shroll commented and announced a Memorial Ride.
- Proclamation recognizing May 5, 2021 as National Astronaut Day. NASA Astronaut and Cedar Falls native Raja Chari commented.
- 53310 Mayor announced that in accordance with the public notice of April 21, 2021, this was the time and place for a public hearing on proposed amendments to the City's FY2021 Budget. It was then moved by Darrah and seconded by Harding that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53311 - The Mayor then asked if there were any written communications filed to the proposed amendments. Upon being advised that there were no written communications on file, the Mayor then called for oral comments. Controller/City Treasurer Roeding provided a brief summary of the proposed amendments. Following comments and questions by Rick Sharp, 1623 Birch Street, T.J. Frein, 1319 Austin Way, and Jim Skaine, 2215 Clay Street, the Mayor declared the hearing closed and passed to the next order of business.
- 53312 - It was moved by Harding and seconded by Darrah that Resolution #22,342, approving and adopting amendments to the City's FY2021 Budget, be adopted. Following questions and comments by Councilmembers Harding, Darrah and

Sires, and responses by Finance & Business Operations Director Rodenbeck, Controller/City Treasurer Roeding, Public Safety Director Olson, Mayor Green and City Administrator Gaines, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Darrah, Dunn, Miller, deBuhr. Nay: Sires. Motion carried. The Mayor then declared Resolution #22,342 duly passed and adopted.

53313 - It was moved by Miller and seconded by Harding that Ordinance #2988, amending Chapter 2, Administration, of the Code of Ordinances relative to mayor and city administrator duties, be passed upon its third and final consideration. Following comments by Jim Skaine, 2215 Clay Street, and Councilmembers Harding and Dunn, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Darrah, Dunn, Miller, deBuhr. Nay: Sires. Motion carried. The Mayor then declared Ordinance #2988 duly passed and adopted.

53314 - It was moved by Harding and seconded by deBuhr that the following items on the Consent Calendar be received, filed and approved:

Receive and file Mayor's Monthly Report for April 2021.

Receive and file the Work Session minutes of April 19, 2021 relative to the following item:

a) City Council meeting packet deadline.

Receive and file the Committee of the Whole minutes of April 19, 2021 relative to the following item:

a) Solid Waste Commission Overview.

Receive and file revised bylaws for the Human Rights Commission.

Receive and file Departmental Monthly Reports of March, 2021.

Receive and file the Bi-Annual Report of College Hill Partnership relative to FY21 Self-Supported Municipal Improvements District (SSMID) funds and an FY21 Economic Development Grant.

Approve a request for a temporary sign at 3611 Eastpark Road on May 8, 2021.

Approve the following applications for cigarette/tobacco/nicotine/vapor permits:

a) Buzz Smoke & Vapor, 2125 College Street Suite A.

b) Cloud 9 Glass & Novelty, 2125 College Street Suite C.

c) Five Corner Liquor & Wine, 809 East 18th Street.

d) Hansen's Dairy, 127 East 18th Street.

e) Happy's Wine & Spirits, 5925 University Avenue.

f) Metro Mart, 103 Franklin Street.

g) Murphy USA, 518 Brandilynn Boulevard.

h) Prime Mart, 2728 Center Street.

i) Thunder Ridge Ampride, 2425 Whitetail Drive.

j) Up In Smoke, 2218 College Street.

Approve the following applications for beer permits and liquor licenses:

- a) Double Tap, 312 Main Street, Class C liquor - renewal.
- b) Suds, 2223 1/2 College Street, Class C liquor & outdoor service - renewal.
- c) Casey's General Store, 5908 Nordic Drive, Class E liquor - renewal.
- d) Cedar Basin Music Festival, Sturgis Park, Class B beer & outdoor service - 5 day permit.
- e) Live to 9, 200 Block of State Street and 100 Block of East 2nd Street, Class B beer & outdoor service – eight 5 day permits (May 31-June 5, June 7-12, June 14-19, June 23-28, July 5-10, July 12-17, July 19-24, and July 26-31).
- f) Chuck E. Cheese's, 5911 University Avenue, Special Class C liquor - new.

Motion carried unanimously.

53315 - It was moved by Darrah and seconded by Harding that the following resolutions be introduced and adopted:

Resolution #22,343, levying a final assessment for costs incurred by the City to remove snow and ice from sidewalks abutting the property located at 1022 W. 22nd Street.

Resolution #22,344, levying a final assessment for costs incurred by the City to clean up the property located at 412 N. Ellen Street.

Resolution #22,345, approving and authorizing execution of Amendment No. 1 to the Managed Content Licensing and Servicing Agreement with Gordon Flesch Company, Inc. relative to replacement of the City's document imaging system.

Resolution #22,346, approving and authorizing execution of a Storm Water Maintenance and Repair Agreement with Community Bank & Trust relative to a post-construction stormwater management plan for 312 West 1st Street.

Resolution #22,347, approving and authorizing execution of a Storm Water Maintenance and Repair Agreement with Tidal Wave Auto Spa relative to a post-construction stormwater management plan for 416 Brandilynn Boulevard.

Resolution #22,348, approving and authorizing execution of a Temporary Construction Easement Agreement for Stairway, in conjunction with the Downtown Streetscape and Reconstruction Project - Phase II.

Resolution #22,349, approving and authorizing execution of an Agreement for Traffic Safety Improvement Program (TSIP) Funding with the Iowa Department of Transportation relative to the Greenhill Road & South Main Street Intersection Improvements Project.

Resolution #22,350, approving and authorizing execution of a revised Professional Service Agreement with Snyder & Associates, Inc. for 2021 survey services.

Resolution #22,351, receiving and filing, and approving the plans, specifications and estimate of cost for the Cedar Heights Drive Reconstruction Project.

Resolution #22,352, approving a Central Business District (CBD) Overlay Zoning District site plan for façade improvements at 315 State Street.

Resolution #22,353, approving a HWY-1 Highway Commercial Zoning District site plan for construction of a coffee shop at 315 Viking Plaza.

Resolution #22,354, approving and authorizing execution of Supplemental Agreement #1 to the Professional Service Agreement with Nagle Signs Inc. relative to the Cedar Falls Wayfinding Signage Project.

Resolution #22,355, approving and accepting an Easement for utilities relative to the development project located at 312 West 1st Street.

Resolution #22,356, setting May 17, 2021 as the date of the public hearing on a proposal to undertake a public improvement project for the Olive Street Box Culvert Project, and to authorize acquisition of private property for said project.

Resolution #22,357, setting May 17, 2021 as the date of public hearing on the proposed rezoning from A-1, Agricultural District and R-1, Residential Zoning District to MU, Mixed Use Residential Zoning District of certain property located north of Huntington Road and west of Cedar Heights Drive, and also on an associated amendment to the Future Land Use Map by changing the designation from Office & Business Park to Planned Development.

Following due consideration by the Council, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Darrah, Sires, Dunn, Miller, deBuhr. Nay: None. Motion carried. The Mayor then declared Resolutions #22,343 through #22,357 duly passed and adopted.

53316 - It was moved by Harding and seconded by Kruse that Resolution #22,358, approving and adopting amendments to Administrative Policy No. 7, City Council Meeting Procedures, be adopted. It was then moved by deBuhr and seconded by Sires to amend the motion to change the timeline for packet publication from Tuesday prior to the meeting to Thursday prior to the meeting. Following comments and questions by Councilmembers Harding, deBuhr, Dunn and Kruse and responses by Finance & Business Operations Director Rodenbeck, Mayor Green and City Administrator Gaines, the motion to amend carried 4-3, with Kruse, Harding and Dunn voting Nay. Following comments by Rick Sharp, 1623 Birch Street, and T.J. Frein, 1319 Austin Way, it was moved by Kruse and seconded by Harding to amend the day to Wednesday instead of Thursday. Following comments by Councilmembers Harding, Sires, Kruse and deBuhr, and responses by City Attorney Rogers, Mayor Green, City Administrator Gaines, and Community Development Director Sheetz, the motion carried 4-3 with Darrah, Miller and deBuhr voting Nay. The Mayor then put the question on the original motion as amended, and upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Sires, Dunn. Nay: Darrah, Miller, deBuhr. Motion carried. The Mayor then declared Resolution #22,358 duly passed and adopted.

- 53317 - It was moved by Harding and seconded by Miller that Resolution #22,359, approving and adopting a revised job classification for the position of Tourism & Cultural Programs Manager in the Community Development Department, be adopted. Following comments by Bob Manning, 2908 West 3<sup>rd</sup> Street, Councilmembers Darrah and Harding, and responses by Community Development Director Sheetz, the Mayor put the question on the motion, and upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Darrah, Sires, Dunn, Miller. Nay: None. Motion carried. The Mayor then declared Resolution #22,359 duly passed and adopted.
  
- 53318 - It was moved by Darrah and seconded by Miller that Resolution #22,360, approving and adopting the *Imagine College Hill!* Vision Plan, be adopted. Community Development Director Sheetz provided background, timeline and priorities of the plan. Ferrell Madden consultant, Mary Madden commented on the plan recommendations. Following a question by Councilmember Kruse and a response by Sheetz, the Mayor called for public comment.

The following individuals spoke in favor of the proposed Vision Plan:  
Kathryn Sogard, Executive Director of College Hill Partnership  
Chris Martin, 421 West Seerley Boulevard  
Dr. Andrew Morse, 1621 Franklin Street, University Liaison to the College Hill Partnership  
Dr. Becky Hawbaker, 2309 Iowa Street  
Dave Deibler, 1616 Campus Street  
David Grant, 2010 Clay Street  
Yvonne Pettegrew, 1115 West 12<sup>th</sup> Street

The following individuals spoke opposed to, or had concerns with the proposed Vision Plan:  
Rick Sharp, 1623 Birch Street  
T.J. Frein, 1319 Austin Way  
Eashaan Vajpeyi, 3831 Convair Lane, representing Concerned Citizens for College Hill

Following comments by Councilmembers Dunn, deBuhr, Kruse, Miller, Harding, Darrah and Sires, it was moved by Sires and seconded by Kruse to amend the motion to receive and file the Vision Plan instead of adopting it. Community Development Director Sheetz and Mayor Green responded to comments by Councilmembers deBuhr, Harding, Miller, Kruse and Darrah. Following comments by Kathryn Sogard, Eashaan Vajpeyi, Dave Deibler, Kyle Dehmlow, 2113 Vera Way, David Grant, Rick Sharp, T.J. Frein, and Bob Manning, 2908 West 3<sup>rd</sup> Street, and Mayor Green, the motion to amend failed 3-4, with Harding, Darrah, Dunn, and Miller voting Nay. Following comments and questions by Councilmembers Kruse, Miller, deBuhr and Harding, and responses by Mayor Green, City Clerk Danielsen, Community Development Director Sheetz, and City Administrator Gaines, the Mayor put the question on the original motion, and upon call of the roll, the following named Councilmembers voted. Aye: Harding, Darrah, Dunn, Miller. Nay: Kruse, Sires, deBuhr. Motion carried. The Mayor then declared Resolution #22,360 duly passed and adopted.



53319 - It was moved by Kruse and seconded by Harding that the bills and claims of May 3, 2021 be allowed as presented, and that the Controller/City Treasurer be authorized to issue City checks in the proper amounts and on the proper funds in payment of the same. Upon call of the roll, the following named Councilmembers voted. Aye: Kruse, Harding, Darrah, Sires, Dunn, Miller, deBuhr. Nay: None. Motion carried.

53320 - Councilmember Sires would like the City to look into providing water options for residents with sand point wells.

Councilmember Darrah provided an update on the Cedar Falls Racial Equity Task Force.

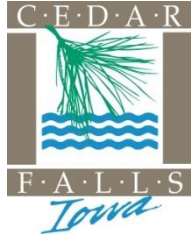
53321 - City Administrator Gaines announced the Public Information Meeting regarding Greenhill Road and South Main Street improvements on May 6, 2021 from 5:30-7:00pm at the Public Safety facility.

Library Director Stern informed that beginning May 17, 2021, the library would be providing curbside service during the carpet installation. There will also be a temporary computer lab setup at the Community Center.

53322 - It was moved by Kruse and seconded by Miller that the meeting be adjourned at 10:25 P.M. Motion carried unanimously.

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Jacqueline Danielsen, MMC, City Clerk



MAYOR ROBERT M. GREEN  
CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600



# NATIONAL PUBLIC WORKS WEEK

MAY 16-22, 2021

**WHEREAS**, public works services provided in our community are an integral part of our citizens’ everyday lives; and

**WHEREAS**, the support of an understanding and informed citizenry is vital to the efficient operation of public works systems and programs such as water, sewers, streets and highways, public buildings, and solid waste collection; and

**WHEREAS**, the health, safety and comfort of this community greatly depends on these facilities and services; and

**WHEREAS**, the quality and effectiveness of these facilities, as well as their planning, design, and construction, is vitally dependent upon the efforts and skill of public works officials; and

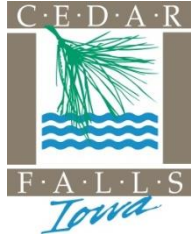
**WHEREAS**, the efficiency of the qualified and dedicated personnel who staff public works departments is materially influenced by the people’s attitude and understanding of the importance of the work they perform,

**NOW, THEREFORE**, I, Robert M. Green, Mayor of the City of Cedar Falls, do hereby proclaim the week of May 16-22, 2021 as **National Public Works Week** in the City of Cedar Falls and I call upon all citizens and civic organizations to acquaint themselves with the issues involved in providing our public works and to recognize the contributions which public works officials make every day to our health, safety, comfort, and quality of life.



Signed this 13th day of May, 2021.

Mayor Robert M. Green



MAYOR ROBERT M. GREEN  
CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600



# NATIONAL TRAILS DAY

JUNE 5, 2021

**WHEREAS**, National Trails Day was established in 1993 by the American Hiking Society to commemorate the myriad ways Americans enjoy our public trails; and

**WHEREAS**, the Cedar Valley boasts an exceptional network of more than a hundred miles of hard-surfaced and soft trails in our city, county and state parks and public lands, as well as a unique Paddler’s Trail for boats, canoes and kayaks on the Cedar River and its tributaries; and

**WHEREAS**, the Cedar Trails Partnership, Cedar Valley Association for Soft Trails (CVAST), Hartman Reserve, George Wyth State Park, Impact Outdoors, the Cedar Falls Bicycle and Pedestrian Advisory Committee, the Black Hawk County Conservation Board, and other groups have worked diligently over decades to ensure quality trail experiences for residents and visitors alike; and

**WHEREAS**, it is fitting that Cedar Falls celebrate our wonderful trail system and the groups who have labored to create, expand and improve it, as well as to envision Cedar Falls as a premier stop along the Great American Rail-Trail;

**NOW, THEREFORE**, I, Robert M. Green, Mayor of the City of Cedar Falls, do hereby proclaim June 5, 2021 as **National Trails Day** in the city and I encourage all citizens to celebrate this day by walking, running, jogging, or paddling our trails for personal well-being enjoyment; and further I encourage local long-term efforts to secure Cedar Falls’ place as the premier waypoint for national travelers along the Great American Rail-Trail.



Signed this 13th day of May, 2021.

Mayor Robert M. Green



## DEPARTMENT OF PUBLIC WORKS

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
[www.cedarfalls.com](http://www.cedarfalls.com)

**MEMORANDUM**  
*Engineering Division*

TO: Honorable Mayor Robert M Green and City Council

FROM: Matthew Tolan, EI, Civil Engineer II

DATE: May 13<sup>th</sup>, 2021

SUBJECT: Olive Street Box Culvert Replacement  
 City Project No. BR-106-3215  
 Public Hearing

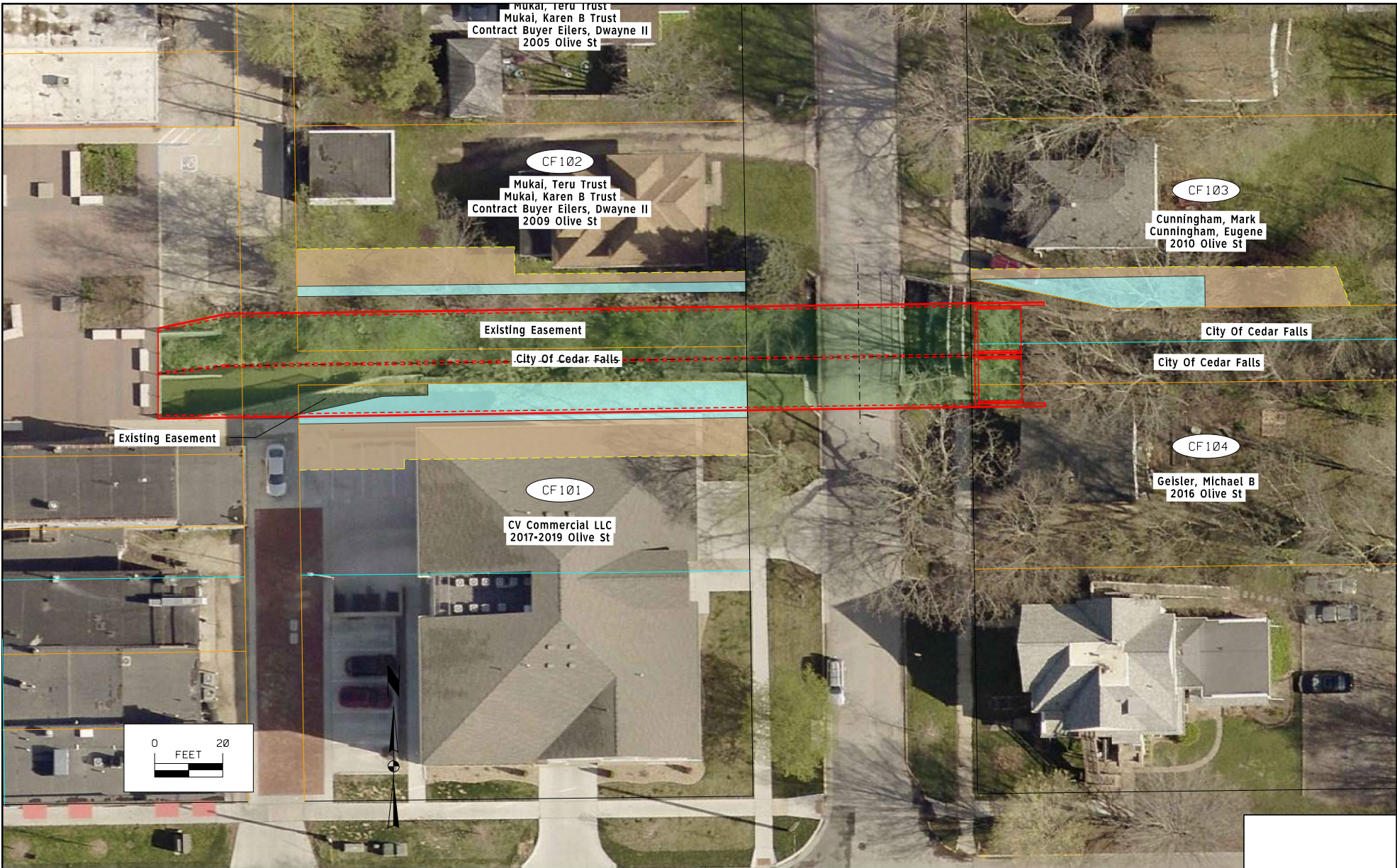
The City of Cedar Falls is planning to remove and replace the existing 2 span slab bridge at Olive Street with a twin box culvert. The existing bridge will be replaced with a box culvert extending from the existing College Street Culvert to the east side of Olive Street, downstream channel improvements will be incorporated, sidewalk improvements for walkability to the College Hill corridor, and placement of a new road above the culvert. The project will include improvements to the water main, storm sewer and sanitary sewer. Right-of-Way acquired for the project will be used for culvert alignment and stream channel restorations. Plans for the project shows the need for fee title and/or easement acquisitions from approximately four (4) properties.

These acquired property acquisitions are a result of the new culvert design. Due to the changes in the culvert, stream channel improvements, and the necessary utility upgrades, the City plans to acquire the right-of-way from the properties at the four corners of the existing bridge. Temporary construction easements will be necessary for three properties located on the northwest, northeast and southwest. One property in its entirety will be condemned as part of the project located at the southeast side of the bridge.

Iowa law requires that the City Council holds a public hearing to authorize proceeding with the project, including the purchase of right-of-way. The public hearing offers an opportunity for the public, especially those from whom the fee title and easement acquisition will be purchased, to comment on the project.

xc: Chase Schrage, Director of Public Works  
 David Wicke, PE, City Engineer





LEGEND	
	RIGHT-OF-WAY LINES
	TEMP. EASEMENT LINES
	TEMPORARY EASEMENT
	PERMANENT EASEMENT



**OLIVE STREET BOX  
CULVERT REPLACEMENT  
ROW EXHIBIT**

CITY OF CEDAR FALLS  
JUNE 2020

CITY PROJECT NUMBER: BR-106-3  
AECOM PROJECT NUMBER: 60623



**DEPARTMENT OF COMMUNITY DEVELOPMENT**

**City of Cedar Falls**  
220 Clay Street  
Cedar Falls, Iowa 50613  
Phone: 319-273-8600  
Fax: 319-273-8610  
www.cedarfalls.com

**MEMORANDUM**

*Planning & Community Services Division*

**TO:** Mayor Robert M. Green and City Council  
**FROM:** Karen Howard, AICP, Planning & Community Services Manager  
**DATE:** May 13, 2021  
**SUBJECT:** Rezoning Request 4800 Block Cedar Heights Drive Oster Property (RZ21-001)

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**REQUEST:** Rezone property from A-1, Agricultural District and R-1, Residential Zoning District to MU, Mixed Use Residential Zoning District. Update the Pinnacle Prairie Master Plan accordingly.

**PETITIONER:** Oster Family Limited Partnership

**LOCATION:** 500 feet north of Huntington Road, west Side of Cedar Heights Drive

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**PROPOSAL**

Oster Family Limited Partnership has requested to rezone approximately 15 acres of property from the A-1, Agricultural District (approx. 12 acres) and R-1, Residential Zoning District (approx. 3 acres) to MU, Mixed Use Residential Zoning District. As shown on the attached rezoning plat, this property is located 500 feet north of Huntington Road along the west side of Cedar Heights Drive. The applicant has submitted a concept plan for the area proposed for rezoning that will be intended largely for multi-unit dwellings.

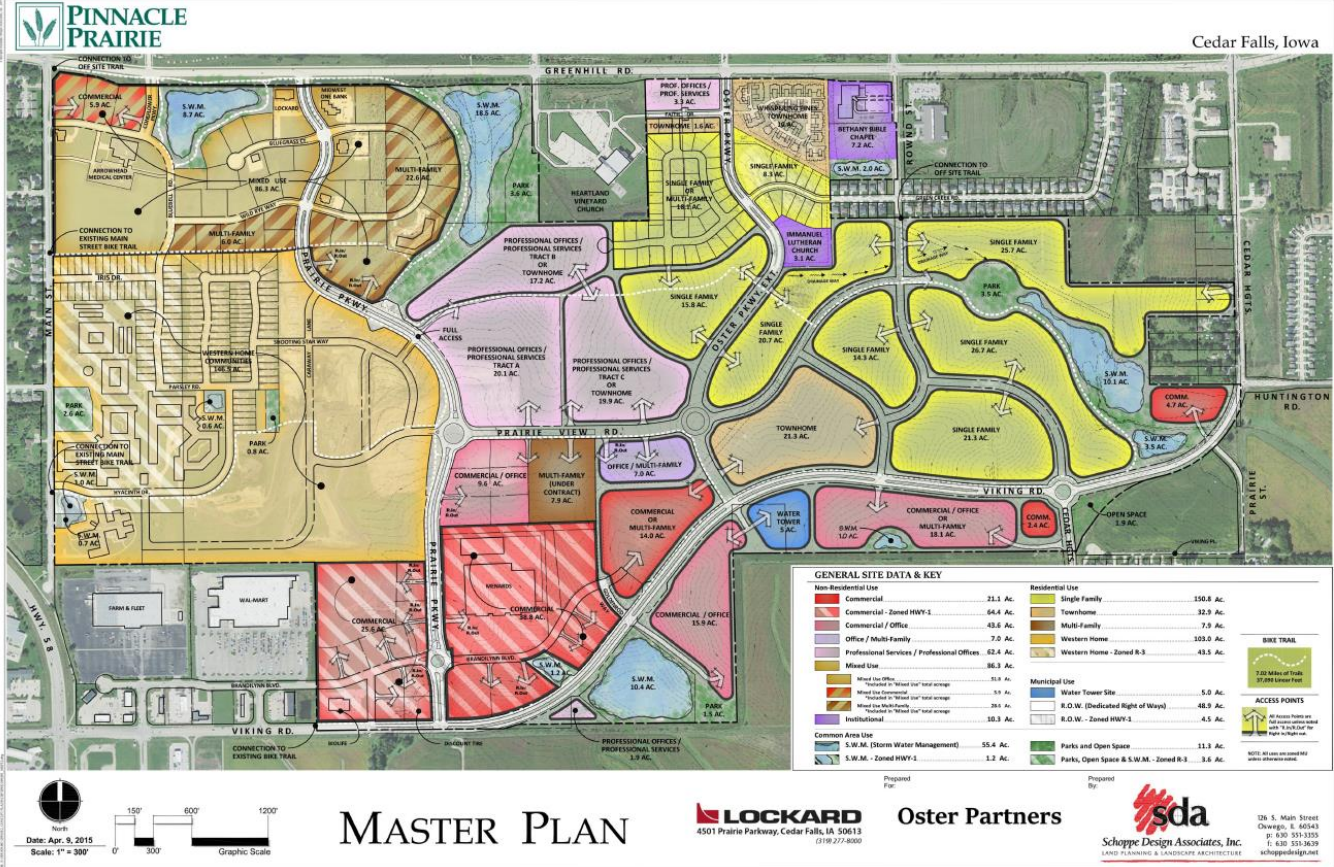
**BACKGROUND**

A similar rezoning request was considered by the Planning and Zoning Commission in September and October 2020. That petition was denied by the Commission due to the lack of an east-west street connection through the development to Cedar Heights Drive. The applicant had revised their original proposal to modify the street pattern to include a street connection that will align with the Huntington Drive intersection with Cedar Heights Drive. They are now requesting to incorporate this new area of multi-unit dwellings into the Pinnacle Prairie Master Plan, which is zoned MU, Mixed Use Residential Zoning District.

The approximately 624 acres to the west and south were rezoned from RP Planned Residential Zoning District and A-1 Agricultural Zoning District to MU Mixed Use Residential Zoning District in 2004, subject to a developmental procedures agreement and master plan, known as Pinnacle



Prairie. The submitted master plan was revised in 2015, with an associated amendment to their developmental procedures agreement. The approved 2015 Master Plan is shown below for reference and is also included in your packet as an attachment.



The property north of the subject property is currently zoned C-1 Commercial Zoning District, and is developed with multi-unit dwellings. The property across Cedar Heights Drive to the east was zoned MU in 2006, but the area along Cedar Heights Drive intended for commercial uses remains undeveloped.

The intent of this request for rezoning is to incorporate the subject property into the larger Pinnacle Prairie MU District and update the eastern portion of the master plan accordingly. A draft "Pinnacle Prairie East Concept Plan" is attached to this report.

If the rezoning is approved and master plan updated, the next step would be to bring forward a preliminary plat for the larger concept plan area. This will make it possible to final plat the multi-family area, so the owner can market it to potential buyers. A detailed site plan would be submitted when development is proposed, which will need to be in compliance with the adopted master plan and subdivision plat. The developmental procedures agreement will also need to be updated to address the changes in the master plan.

## ANALYSIS

### Existing and Proposed Zoning

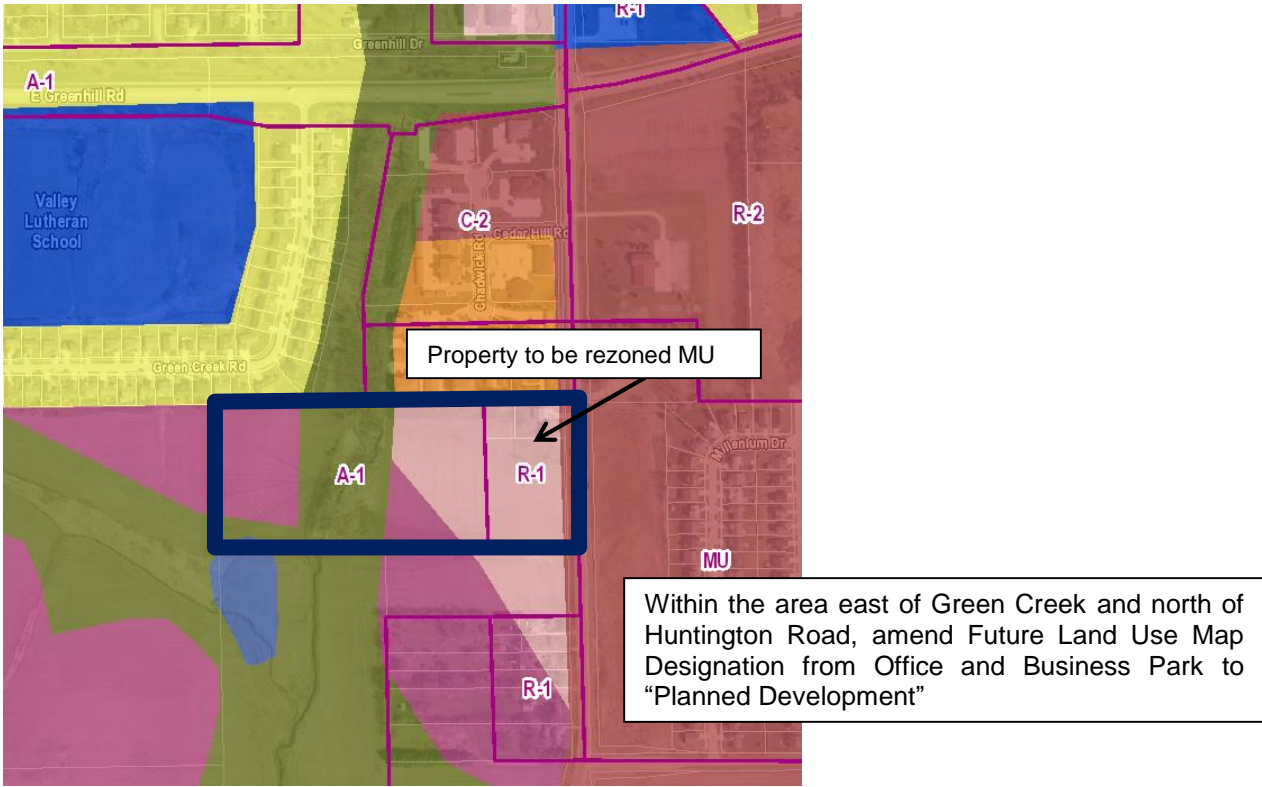
The purpose of A-1 Agricultural District is to act as a "holding zone" in areas of the city that are undeveloped and not served by essential municipal services (i.e., sanitary sewer, water, roadways) but where future growth and development is anticipated according to the Comprehensive Plan. The purpose of R-1 Residential Zoning District is to provide opportunities for low density, primarily single-dwelling residential development in areas that are served by essential municipal services.

The Mixed Use (MU) Residential Zoning District designation is established for the purpose of accommodating integrated residential and neighborhood commercial land uses on larger parcels of land for the purpose of creating viable, self-supporting neighborhood districts. The MU residential district strives to encourage innovative development that incorporates high-quality building design, careful site planning, and preservation of unique environmental features with an emphasis upon the creation of open spaces and amenities that enhance the quality of life of residents. To that end, a detailed master plan is required at the time of rezoning. As stated previously, an updated master plan for the eastern portion of the Pinnacle Prairie development has been submitted by the applicant. This includes the area proposed for rezoning. The draft "Pinnacle Prairie East Concept Plan" is described in more detail below. However, the first test for a proposed rezoning is whether it complies with the Comprehensive Plan.

### Compliance with the Comprehensive Plan and Future Land Use Map

During review of the previous rezoning proposal, the Commission voted to recommend a change to the Future Land Use Map in the in the City's Comprehensive Plan. The Future Land Use Map in the City's Comprehensive Plan designates the area that is the subject of the rezoning request as a combination of "Office and Business Park," "Planned Development," and "Greenways and Floodplain," as shown on the following page. The applicant made a good case that the appropriate designation of the area east of the Green Creek floodplain is "Planned Development" as it will allow this area to be integrated into the master planned development to the west and south. Staff concurred, provided there are adequate street connections provided from the new proposed MU area to the Pinnacle Prairie development to the west. Staff also agreed with their assessment that *"the property located on the east side of Cedar Heights Drive across the street from the subject property is identified on the City's Plan as "Neighborhood Commercial/Mixed Use" and is entitled for a retail commercial center. Additional residential units in this area will increase the viability of the development of the site for neighborhood commercial use and provide retail and service businesses within walking distance of the proposed project."* There is a concern that there may be too much area designated on the future land use map for commercial use to be supported by the market, which may explain why the land on the east side of Cedar Heights Drive remains undeveloped. Additional residential development in the area may provide additional market demand for neighborhood commercial development. **The Commission's recommendation to amend the Future Land Use Map to designate the area east of the Green Creek floodplain and west of Cedar Heights Drive as appropriate for "Planned Development," is being forwarded to City Council concurrently with the proposed rezoning request.**





Future Land use Map (Legend)

Planned Development-  
Office and Business Park -  
Greenways and Floodplain-



Amendment to the Pinnacle Prairie Master Plan

As stated in the zoning ordinance, “the owner of a property may seek approval of a mixed use residential zoning designation with the simultaneous submittal of a comprehensive development site plan. Zoning approval cannot be given without an approved development site plan.”

Fortunately, in this case a significant amount of work and thought has already been done on the Pinnacle Prairie MU District master plan, so it is a matter of amending the current (2015) master plan to incorporate the area proposed for rezoning into this larger plan for development of the mixed use neighborhood. There are a number of elements listed in the zoning code that are required to be addressed in the master plan, as listed below:

- (1) Building locations.
- (2) Streets, drives, accessways.
- (3) Parking lots.
- (4) Landscape plan, open space areas.
- (5) Pedestrian traffic plan, including sidewalks, bicycle paths.
- (6) Architectural renderings of all sides of each building, including accessory structures.
- (7) Signage plan.
- (8) List of expected uses within the development.

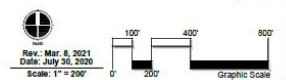
- (9) Stormwater detention and erosion control plans.
- (10) Topographic features of the site including land and soils capability analysis.
- (11) Residential densities.
- (12) Natural drainageways, floodplain areas.
- (13) Municipal utility locations.
- (14) Residential recreation or park areas.

In a larger MU District, such as Pinnacle Prairie, which encompasses more than 600 acres, build out takes years and portions of the master planned area may be sold to other developers, who will prepare detailed site plans for their portion of the development. Therefore, in practice, our expectation is that the master plan would address each of these elements generally, with the specific requirements met during subdivision review and site plan review for specific building sites once development is imminent.

There does, however, need to be a level of detail necessary to evaluate the rezoning request and to establish how the area will function as a cohesive and well-planned neighborhood at full build-out, including the street network, plan for the extension of utilities, sanitary sewer, and stormwater management, proposed distribution of various land uses and housing types, and plan for parks, trails, and open space amenities, and any neighborhood-serving commercial areas. Each of these aspects of the proposed updated master plan is discussed in more detail below.



Cedar Falls, Iowa



PINNACLE PRAIRIE EAST CONCEPT PLAN



The revised Pinnacle Prairie East Concept Plan is shown above and is included as an attachment in your packet for more careful review. Note that there are a number of notable areas on the concept plan:

- There are two north-south street connections through the concept plan area: Oster Parkway and Rownd Street/Street E to the roundabout that links Cedar Heights Drive to Viking Road.
- With this proposal, Prairie View Road is extended in a curvilinear, yet easterly direction to connect with Cedar Heights Drive at the intersection of Huntington Road. This will provide an important means of access and circulation for area residents.
- The townhome area illustrates that a majority of the units would have vehicular access from rear alleys. Additional information about the townhome area is described in the next section of the report;
- A note has been added to the concept plan that street and lot layouts may need to be adjusted to ensure that new homes are not located in the floodplain. New lots cannot be platted with more than 25% of their lot area within a flood hazard area.
- It should also be noted that the small commercial area in the southeast corner of the development that includes the extended Prairie View Road and Huntington Road intersection will be almost entirely within a flood hazard area, if the new preliminary FEMA Flood Insurance Rate Maps are adopted in 2022. This area will need to be platted, including the street connection across the Green Creek, prior to the adoption of the new maps to avoid violation of the subdivision platting rules as noted above.
- The applicant has indicated that if for whatever reason the commercial area becomes unviable due to floodplain issues, that adequate area will be reserved for a potential east-west street connection along the southern edge of the multi-family area to Cedar Heights Drive. This commitment will need to be included in the development agreement required with the change to the master plan. Currently the concept plan illustrates a drive flanked by parking spaces and garages. If the multi-family area is proposed for final plat and site plan review prior to the commercial area, the proposed layout of the multi-unit dwellings, drives, parking, and garages will need to be adjusted to reserve the area as an outlot unencumbered with garages and parking to ensure a street can be appropriately designed and constructed through this area. In addition, the centrally located access may need to be shifted to the north to ensure adequate spacing with this potential future street. All these adjustments can be avoided if the commercial area is platted and street constructed prior to the multi-family area.

### Land Uses

In the case of Pinnacle Prairie, since specific building designs were not known at the time of rezoning and the owner desired to establish a certain design aesthetic and ensure a high quality living and business environment, a set of design guidelines (*The Pinnacle Prairie General Design Guidelines*, dated 2-23-16) and a private design review process was set up to ensure a consistent quality of construction and design throughout the neighborhood.

The Pinnacle Prairie MU district is divided into distinctive areas, each with its own set of allowed uses and design guidelines. The area generally east of Oster Parkway is entitled, *The Villages*, which is in large part residential in character, with a mix of single family, townhouses, and with the addition of this newly proposed area along Cedar Heights Drive, it will contain approximately 12 additional acres intended for multi-family dwellings and an additional 3 acres for single family

development. This area also includes the small neighborhood commercial area at the intersection of Cedar Heights Drive and Huntington Road. The applicant proposes to use the same set of design guidelines for the areas requested for rezoning.

There are separate design standards for each residential building type. The pages of the design guidelines related to each of these dwelling types are attached for your reference. These standards will ensure that the area proposed for rezoning will be developed with the same level of design as the rest of the Pinnacle Prairie development, including landscaping, signage, and the general Prairie-style aesthetic envisioned by the owner.

Staff notes that when individual site plans are submitted for review, the placement of the buildings, parking, and open space amenities should be carefully reviewed through the Planning and Zoning Commission and City Council to ensure a high quality living environment for future residents. Multi-family buildings should be oriented toward the street with parking located behind, under, or to the side of buildings and screened with landscaping. Each building should have usable yard/courtyard areas as well as good access to neighborhood open space amenities and trails.

For townhomes, staff recommends a focus on alley-loaded models as shown in the design guidelines as there is a general lack of this housing type in the community and it will reduce the need for extensive driveway curb cuts along neighborhood streets and ensure that these higher density dwellings will fit more seamlessly into the single family residential character of the neighborhood. The applicant has refined the townhome area in the concept plan to show a concept of rear-loaded units that front on the street with garages located at the rear of the units with access from an alley. Some additional minor adjustments to the street pattern when the area is platted may yield a more efficient layout and break up the longer blocks, but staff finds that the concept captures the intent to provide an alley-loaded product. If driveways are moved to the alley rather than the street, it will:

- reduce traffic congestion and vehicular conflict points on fronting streets;
- achieve streets with sidewalks uninterrupted by front driveways;
- provide more room for street trees and front yard landscaping; and
- reserve the street space for on-street parking for visitors.

Staff also notes that if alley-loaded townhome designs are used there may be more opportunities to integrate townhomes strategically throughout the neighborhood rather than concentrating them in just one large area.

With regard to the small commercial area, buildings would also have to meet the Pinnacle Prairie design guidelines and will be reviewed in detail at the time the area is proposed for development. As noted below, the street access and trail access should be carefully designed to ensure that neighborhood residents have easy access to what is intended to be a neighborhood-serving commercial area.

#### Street network and traffic circulation

The 2015 master plan illustrates the roadway alignments, access locations and proposed intersection designs and locations for the major streets within the development (Prairie Parkway, Oster Parkway, Viking Road, and a portion of Prairie View Road. Other potential streets connections are also illustrated, but additional local streets are just conceptually shown with

arrows. Lots and blocks are not illustrated so it is difficult to understand how the neighborhood would be laid out with a local street pattern, and how the trails, parks, and stormwater management areas would be located in relation to the streets. Staff requested that the applicant submit a more defined concept plan showing a concept for streets, blocks and lots, so one can clearly see how the neighborhood could function as a whole. This preliminary work will be a precursor for the subdivision platting, which will be required prior to sale of any portion of the development, including the multi-family area proposed for rezoning.

The submitted concept plan for the transportation network has a number of positive aspects:

- There is good public access to the trail network and to the 3.5 park, which fronts on both Prairie View Road and Street B;
- Streets are laid out in an attractive curvilinear and generally connected pattern. Some of the block lengths exceed the recommended block length of 600 feet, but with a few adjustments at the time of platting this can be addressed, such as extending Street G to connect with Street C.
- Open space appears to be well distributed throughout the neighborhood with a trail system to linking them to provide walking and biking routes.
- Prairie View Road, a major collector, will extend across the area to provide circulation within and through the neighborhood with connection points with major north-south routes at Oster Parkway, Rownd, and Cedar Heights Drive.

The City will soon be making improvements to Cedar Heights Drive and associated infrastructure. With that project, adjustments in the right-of-way will be made at the intersection of Huntington Road to allow for a future roundabout, which would allow the street to be extended to the west to serve the commercial area and any additional development proposed in the future to the existing lots that were created behind the homes in the Ideal Acres subdivision along Cedar Heights Drive. While currently these lots are owned and used as extended yard areas for these homes, there would be the potential for additional homes to be developed if a means of access is provided. There are a number of possible scenarios for providing access. Extending a street north from an extended Huntington Road is one possibility. When this area is platted, this issue will need to be studied more fully to determine how best to provide access to this undeveloped land whether it is from an extended Huntington Road or from the east-west street connection in the multi-family area to the north or from both.

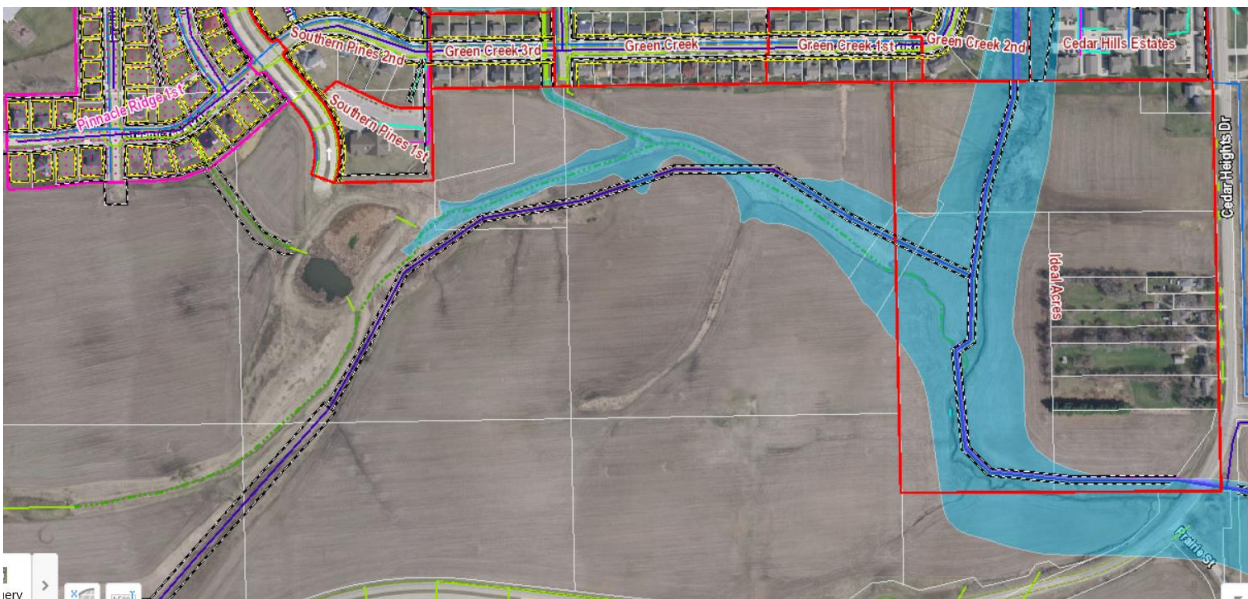
#### Access to Public Services and Stormwater Management

Water, electric, gas, and communications utility services are available to the proposed future developments in accordance with the service policies of Cedar Falls Utilities (CFU). During preliminary plats, final plats and site plan reviews, more detail on the sizing of lines, location, and other aspects will be reviewed.

As shown below, sanitary sewer lines extend east-west across the area coinciding with the natural drainage pattern of the area, so are readily available for extension to serve the neighborhood. There is also a north-south sanitary line that runs along Green Creek that serves the eastern portion of the development. On the master plan you will note that these sanitary lines are located along the proposed alignment of Prairie View Road until it reaches the larger neighborhood open space area, which coincides with the natural drainage pattern and the Green Creek riparian corridor.



A regional stormwater management system is proposed that follows the drainage pattern one can see on the aerial photograph below. Note also that the floodplain for Green Creek is extensive. While the floodplain is generally shown as green space on the proposed concept plan, there are lots along the south side of Street A and along the north side of a portion of Prairie View Road that are partially or wholly within the floodplain. The City's floodplain regulations and subdivision rules will not allow development in these areas, except that up to 25% of a residential lot may be located in the floodplain as long as the buildable area on the lot is not within the floodplain. While the applicant has not amended the concept plan to address this issue, they have included a note on the concept plan that adjustments to the block and lot layout may be necessary to ensure that new homes are not located within the floodplain. While it would be best to consider this issue early in the planning stage, the issue will have to be resolved prior to platting. With regard to the multi-family area east of Green Creek, the plan does a better job of respecting the floodplain boundary with no building encroachment into these areas.



### Open Space, Parks, and Trails

The MU District requires 10% of the land area to remain as open space. The concept presented includes a refined representation of the open space that coincides with the floodplain for Green Creek and the proposed regional stormwater management area. Trails extend along Street J from the Pinnacle Prairie area to the west and follow Prairie Parkway into the greenway connecting the 3.5 acre park to the larger area to the west and across the creek to the east. The concept plan shows a well-connected trail network.

It should also be noted that the April, 2015 staff report to City Council states:

*Per the original concept plan site data, 2% must remain specifically as park space. Based on the Commission's favorable discussion March 3<sup>rd</sup> (2015), 2.6 acres of trail are part of that park amount. The Developmental Procedures Agreement addresses that. Note: Any trails along the road within that area calculation are counted at half the area, since a 5' sidewalk is required. There could be changes in the future that would require adjustment to the Master Plan in order to meet the 2% requirement.*

Any revised developmental procedures agreement should continue to include an updated parks and trails calculation based on the larger area included with this rezoning.

Technical Comments:

1. A preliminary and final plat will be required prior to any land sales within the master planned area. Platting is helpful in determining the lots and development areas that will benefit from the streets, regional stormwater management system, open space amenities, park areas, and trails, so that that cost of constructing and maintaining these facilities can be addressed through the sale of the lots and establishment of homeowner's associations with appropriate fee structures. It is not in the best interest of either the owner or the City to plat this area in a piecemeal fashion since so much of the infrastructure is shared. The platting process will help the owner determine how these benefits and costs should be shared, so they can be assured that their investment will be appropriately recaptured as lots are sold. The sale of land to Immanuel Lutheran Church prior to platting is a case in point. The church had difficulty developing the land they acquired from Oster through a plat of survey and experienced considerable delay in preparing plat documents and obtaining off-site easements to address stormwater management since the larger area has not been platted and the regional stormwater system has not been established.
2. A new or amended developmental procedures agreement will need to be drafted and signed prior to approval of the rezoning.

PUBLIC NOTICE

Notice of the public hearing was mailed to the adjoining property owners and published in the Waterloo-Cedar Falls Courier.

STAFF RECOMMENDATION

**The Community Development Department recommends approval of the proposed amendment to the Future Land Use Map** changing the designation east of the Green Creek floodplain and west of Cedar Heights Drive from "Office and Business Park" to "Planned Development;" and

**The Community Development Department recommends approval of RZ21-001**, a request to rezone property from A-1, Agricultural District, and R-1, Residential Zoning District, to MU, Mixed Use Residential Zoning District, and to update the Pinnacle Prairie Master Plan accordingly, subject to a new or amended development agreement that addresses the specific issues outlined in the staff report with regard to platting, connected street pattern, parks, trails, and open space, building forms and placement, stormwater management, and alternative street alignments and lot configurations, if necessary due to floodplain issues.

**At their meeting on October 14, 2020, on a vote of 8-0, the Planning and Zoning Commission recommended approval of the proposed amendment to the Future Land Use Map as described above; and on April 14, 2021, on a vote of 9-0, the Planning and Zoning Commission recommended approval of the proposed rezoning.**

PLANNING & ZONING COMMISSION

Discussion  
3/24/2021

The next item for consideration by the Commission was a request to rezone the area 500 feet north of Huntington Road along the west side of Cedar Heights drive from A-1 and R-1 to MU and update the Pinnacle Prairie Master plan. Chair Leeper introduced the item and Ms. Howard provided background information. She noted that this was a new application for a rezoning, but a similar request was considered last year by the Commission and was denied. She explained the current uses and how they would change if rezoned and noted that the applicant would like to incorporate this area into the larger Pinnacle Prairie Master Plan. The item was reviewed in the fall and part of the review included looking at the future land use map in this location and updating that as well. She noted that the Commission had recommended approval of the change to the Future Land Use Map at that time. She noted the applicant would like to refine the master plan for Pinnacle Prairie East. Ms. Howard displayed the 2015 Master Plan and discussed the potential update. She discussed the previous proposal in 2020 that was denied due to a lack of an east-west street connection to Cedar Heights Drive. With this new master plan proposal they show a new street layout that includes extension of Prairie View Road to Cedar Heights Drive at its intersection with Huntington Road. They would propose to continue to use their same design standards as apply currently in the Pinnacle Prairie development, which establishes prairie-style aesthetic. Ms. Howard explained that there will be focus on alley loaded types of townhomes and the neighborhood commercial area will have street access and trail connections to ensure residents have easy access. She elaborated on the Prairie View Drive extension to connect with Cedar Heights Drive and noted that there are still some outstanding questions about the viability of the commercial area shown on the master plan due to floodplain issues. If it is determined that the commercial area is not feasible, the applicant has agreed to shift the east-west extension of Prairie View Road to the north to extend along the southern boundary of the multi-family area that is the subject of this rezoning. Howard noted that if this were to occur, then the concept plan shown for the multi-family area will need to be modified to accommodate the street right-of-way.

Ms. Howard displayed a view of the area proposed for rezoning, noting that it will contain primarily multi-family development with approximately 12 units per acre with buildings oriented toward the street and good access to open space amenities and trails. The street network and traffic circulation will provide good public access to the trail network and a park, the streets will be laid out in an attractive yet connected curvilinear pattern, and the open space is well distributed. She explained some of the potential adjustments with regard to the east-west connection. The location has access to public services and Ms. Howard noted that adjustments to the open space, parks and trails will be addressed in the development agreement. With regard to technical comments she explained that a preliminary and final plat will be required prior to any land sales within the master plan area. Although the issues in the previous developmental procedures agreement have now been resolved, a new agreement will need to be drafted and signed prior to setting a public hearing at City Council for the requested rezoning. Staff recommends initial discussion at this time and setting public hearing for April 4.

LeaAnn asked why we don't know if commercial will be allowed in that spot. Ms. Howard explained that the floodplain maps are currently under review for changes so it will depend on when the plan is submitted and whether they can comply with the new flood insurance rate maps, likely to be finalized by FEMA next spring.

Eric Johnson, Beecher Law Firm, asked if Carrie Hansen had joined the meeting online. Staff stated that she was not. He explained that he is available for any



questions with regard to the project.

Since there were no questions, Mr. Larson made a motion to set the public hearing for April 14, 2021. Ms. Sears seconded the motion. The motion was approved unanimously with 8 ayes (Holst, Larson, Leeper, Lynch, Prideaux, Saul, Schrad and Sears), and 0 nays.

Public  
hearing  
and vote  
4/14/2021

The Commission then considered a rezoning request near Huntington Road and Cedar Heights Drive from A-1 Agricultural District and R-1 Residential District to MU Mixed Use Residential District, and to update the Pinnacle Prairie Master Plan to include this new area. Chair Leeper introduced the item and Ms. Howard provided background information. She explained that approximately 12 acres of the property would be rezoned from A-1 to MU and approximately three acres from R-1 to MU. The proposal would incorporate the new land into the larger Pinnacle Prairie Mixed Use District and update the master plan appropriately. She displayed a revised concept for Pinnacle Prairie East and the view of the area proposed for rezoning to MU and discussed the plans for those areas. She discussed the street network and traffic circulation as well as alternate routes and adjustments that may need to be made. Ms. Howard noted that a preliminary and final plat will be required prior to any land sales within the master planned area and a new developmental procedures agreement will need to be drafted and signed prior to setting a public hearing at City Council. Staff recommends approval of the request to rezone property from A-1 and R-1 to MU, and to update the Pinnacle Prairie Master Plan accordingly, subject to a new or amended development agreement that addresses the specific issues outlined in the staff report.

Carrie Hansen, Schoppe Design Associates, spoke about the connection of Prairie View out to Cedar Heights and the location of Huntington where the new roundabout is planned to go. She stated that if this is not possible they have agreed to relocate it to another portion of the proposed multi-family area. She noted that they have met their obligations for the Goldenrod and Prairie Parkway roundabout improvement that had been noted previously. They have also submitted a revised development procedures agreement that addresses the items in staff's report and will continue to work with staff to finalize those documents.

Mr. Holst made a motion to approve the item. Ms. Lynch seconded the motion. The motion was approved unanimously with 9 ayes (Hartley, Holst, Larson, Leeper, Lynch, Prideaux, Saul, Schrad and Sears), and 0 nays.

Attachments: Rezoning Plat  
2015 Pinnacle Prairie Master Plan  
Proposed updated master plan and concept plan for "Pinnacle Prairie East"  
Updated Design Guidelines for Pinnacle Prairie  
Applicant's letter requesting rezoning

# Rezoning Plat

Part of Ideal Acres

City of Cedar Falls, Black Hawk County, Iowa

NORTH



**R-1 to MU Rezoning Description:**

The West 110 feet of Lot 1; Lots 2, 3, and 4 except that part deeded to the City of Cedar Falls, Iowa in 565 CLD 326 for street purposes, all in "Ideal Acres" in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

**A-1 to MU Rezoning Description:**

The North 528 feet of Lot 13, all in "Ideal Acres" in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

**Owner / Applicant**  
Oster Family Limited Partnership  
3957 75th Street  
Aurora, IL 6050

**Owners within 300'**  
See Page 2

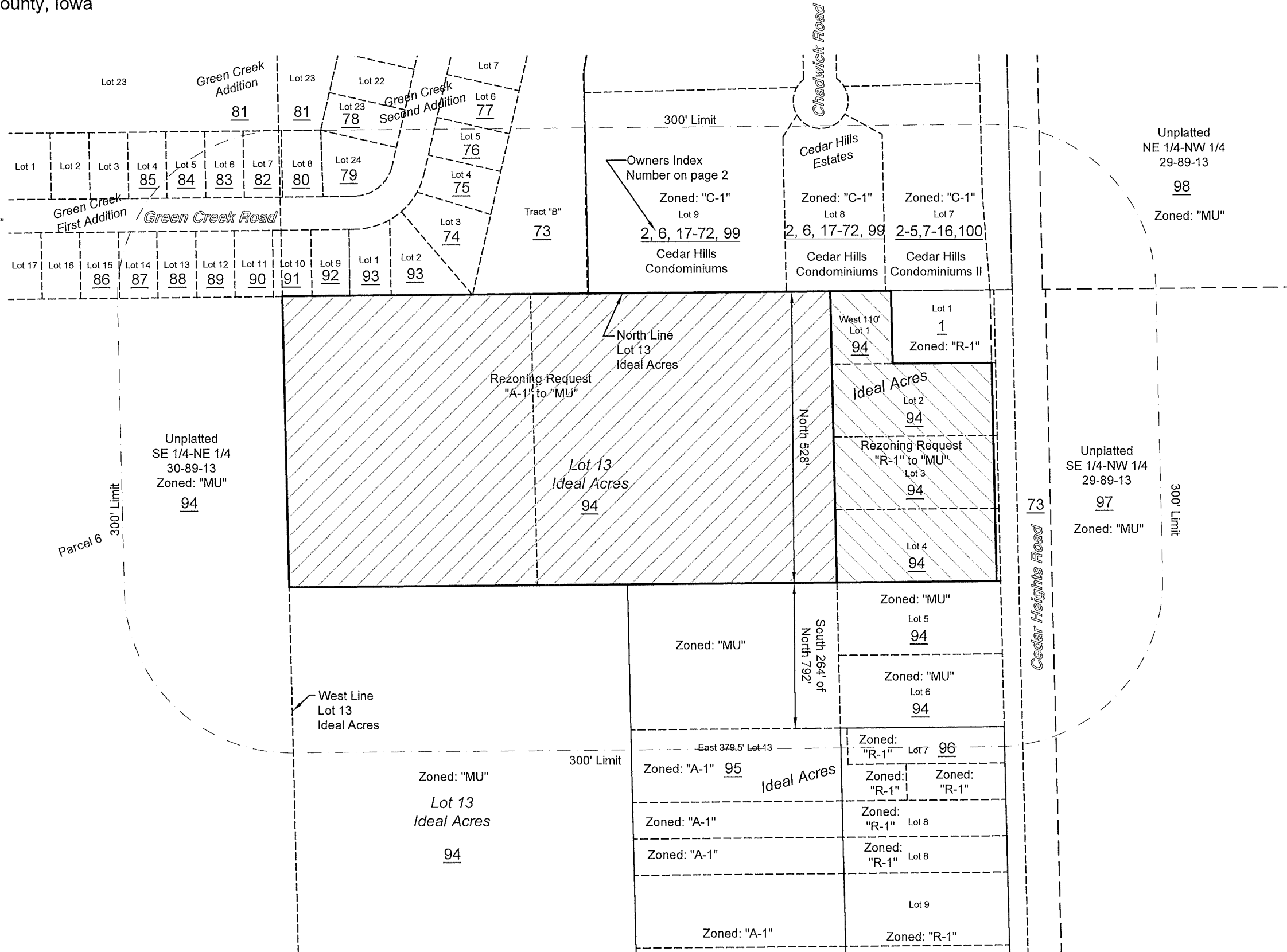
**Existing Zoning Classification:**  
"A-1" and "R-1"

**Proposed Zoning Classification:**  
"MU"

Proposed "R-1" to "MU" Area: 3.0± acres

Proposed "A-1" to "MU" Area: 12.0± acres

**Existing Adjacent Zoning:**  
Green Creek First Addition: "MU"  
Green Creek Second Addition: "MU"  
Cedar Hills Estates: "C-1"  
Ideal Acres: "A-1", "R-1", and "MU"

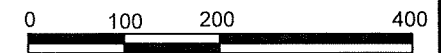


Item 5.
REVISIONS

page #	1/2
scale	1"=200'
drawn by	SJL
date	2/23/21

VJ Engineering  
1501 Technology Parkway  
Cedar Falls, Iowa - 319-266-5829

Rezoning Plat  
Part of Ideal Acres  
Cedar Falls, Iowa



**Rezoning Plat**  
**Owners within 300 Feet**  
**Part of Ideal Acres**  
**Cedar Falls, Iowa**

1. Wayne P & Janet M O Neil  
4803 Cedar Heights Drive  
Cedar Falls, IA 50613
2. PLACE LLC  
c/o R Scheer & T Greenwood  
1102 Lake Ridge Drive  
Cedar Falls, IA 50613
3. Austin Rindels  
4701 Chadwick Road #3  
Cedar Falls, IA 50613
4. Nermina Sabanagic  
4701 Chadwick Road #4  
Cedar Falls, IA 50613
5. Jeffrey S & Ada O Bendorf  
825 Sonya Drive  
Waterloo, IA 50702
6. IA Home Rentals LLC  
PO Box 1231  
Cedar Falls, IA 50613
7. Nichole L Koelling  
4701 Chadwick Road #8  
Cedar Falls, IA 50613
8. Ada Oyaide  
7077 Meadow Lane  
Platteville, WI 53818
9. Steven R Harbaugh  
1433 South Hill Drive  
Waterloo, IA 50701
10. Nafka Dautovic  
4705 Chadwick Road #1  
Cedar Falls, IA 50613
11. Thomas K Rohrssen  
4705 Chadwick Road #2  
Cedar Falls, IA 50613
12. Willard F & Verla M Wedemeier  
4705 Chadwick Road #3  
Cedar Falls, IA 50613
13. Daniel L Weber, Jr  
4705 Chadwick Road #6  
Cedar Falls, IA 50613
14. Justin J Holthaus  
524 Boulder Drive  
Center Point, IA 52213
15. Caralee K Doak  
4705 Chadwick Road #11  
Cedar Falls, IA 50613
16. Shashidhar & Rakhee Kaparthi  
432 Primrose Drive  
Hudson, IA 50643

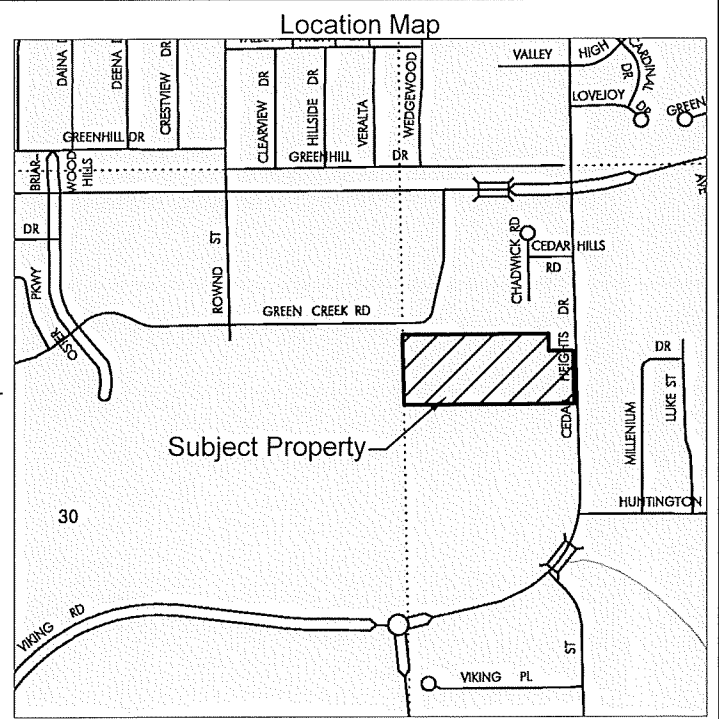
17. Kay Kiene  
4702 Chadwick Road #1  
Cedar Falls, IA 50613
18. Carol L & Jeffry S Dick  
4614 Donald Drive  
Cedar Falls, IA 50613
19. Nancy L Thorne  
4702 Chadwick Road #3  
Cedar Falls, IA 50613
20. Megan A Wellik  
4702 Chadwick Road #5  
Cedar Falls, IA 50613
21. Joshua Budden  
4702 Chadwick Road #6  
Cedar Falls, IA 50613
22. Tamara Hastings  
4702 Chadwick Road #7  
Cedar Falls, IA 50613
23. Darren Haley  
4702 Chadwick Road #8  
Cedar Falls, IA 50613
24. Beverly A Weiss  
4702 Chadwick Road #9  
Cedar Falls, IA 50613
25. Susan M Moore  
4702 Chadwick Road #10  
Cedar Falls, IA 50613
26. Brett T Borcharding  
4702 Chadwick Road #11  
Cedar Falls, IA 50613
27. Stephen Lee & Courtney A Styron  
104 Garner Drive  
Waverly, IA 50677
28. Deborah A Fedge  
Jonathan K Schoer  
4305 Callum Ct  
Cedar Falls, IA 50613
29. Richard A Riker  
4706 Chadwick Road #2  
Cedar Falls, IA 50613
30. Stephen Jordan  
4706 Chadwick Road #3  
Cedar Falls, IA 50613
31. Brian D Francois  
1022 210th Street  
Masonville, IA 50654
32. Brittney McNamara  
4706 Chadwick Road #6  
Cedar Falls, IA 50613

33. James A Janka  
Kathleen A Janka  
4706 Chadwick Road #7  
Cedar Falls, IA 50613
34. Samuel J Hartmann  
4706 Chadwick Road #8  
Cedar Falls, IA 50613
35. Megan M Schriver  
4706 Chadwick Road #9  
Cedar Falls, IA 50613
36. Lauryn B & Michelle B Tweed  
4706 Chadwick Road #10  
Cedar Falls, IA 50613
37. Natalie Teslow  
4706 Chadwick Road #11  
Cedar Falls, IA 50613
38. Timothy J Jensen  
4706 Chadwick Road #12  
Cedar Falls, IA 50613
39. Rickard & Kristen M Sevy  
4710 Chadwick Road #1  
Cedar Falls, IA 50613
40. Gary W & Brenda L Geuther  
4710 Chadwick Road #2  
Cedar Falls, IA 50613
41. Jean M Draude  
4710 Chadwick Road #3  
Cedar Falls, IA 50613
42. Jay Meier  
4710 Chadwick Road #4  
Cedar Falls, IA 50613
43. Margaret A Miller  
4710 Chadwick Road #5  
Cedar Falls, IA 50613
44. Walter L Sykes  
4710 Chadwick Road #6  
Cedar Falls, IA 50613
45. Samantha M Frost  
4710 Chadwick Road #7  
Cedar Falls, IA 50613
46. Anna L Staudinger  
4710 Chadwick Road #9  
Cedar Falls, IA 50613
47. Svetozar Bijelic  
Ela Cepalovic  
4710 Chadwick Road #10  
Cedar Falls, IA 50613
48. Madeline A Chilton  
Kellee A Chilton  
4710 Chadwick Road #11  
Cedar Falls, IA 50613


49. Martha Rose Claassen  
4710 Chadwick Road #12  
Cedar Falls, IA 50613
50. Rachael Soll  
4708 Chadwick Road #1  
Cedar Falls, IA 50613
51. Kathryn J Balvanz  
Lisa A Balvanz  
4708 Chadwick Road #2  
Cedar Falls, IA 50613
52. Megan A Potratz  
4708 Chadwick Road #3  
Cedar Falls, IA 50613
53. Ronald J & Pamela J Sevey  
4708 Chadwick Road #4  
Cedar Falls, IA 50613
54. Kevin J Huegel  
4708 Chadwick Road #5  
Cedar Falls, IA 50613
55. Darlene Hansen Trust  
c/o Rose M Anderson  
4801 Briarwood Drive  
Cedar Falls, IA 50613
56. Keith J Bader  
5500 S Main Street Rd #76  
Cedar Falls, IA 50613
57. Tara Thesing  
4708 Chadwick Road #8  
Cedar Falls, IA 50613
58. Bradley D Dedic  
4708 Chadwick Road #9  
Cedar Falls, IA 50613
59. Stacey A Hurt  
4708 Chadwick Road #10  
Cedar Falls, IA 50613
60. Adrianna N Murphy  
4708 Chadwick Road #11  
Cedar Falls, IA 50613
61. Tyler B McDowell  
4708 Chadwick Road #12  
Cedar Falls, IA 50613
62. Christine Dawn Werling  
4712 Chadwick Road #1  
Cedar Falls, IA 50613
63. Nancy L Duffy  
4712 Chadwick Road #3  
Cedar Falls, IA 50613
64. William J Adam Rev Trust  
Cheryl L Adam Rev Trust  
1028 W Main Street  
Waukon, IA 52172

65. Bonnie L Popenhagen  
4712 Chadwick Road #5  
Cedar Falls, IA 50613
66. Ambri J Refer  
4712 Chadwick Road #6  
Cedar Falls, IA 50613
67. Joshua P Miller  
4712 Chadwick Road #7  
Cedar Falls, IA 50613
68. Mary Losch  
Bruce Alexander  
4712 Chadwick Road #8  
Cedar Falls, IA 50613
69. Sarah Frederick  
4712 Chadwick Road #9  
Cedar Falls, IA 50613
70. Kerri Menninga  
4712 Chadwick Road #10  
Cedar Falls, IA 50613
71. Brian W Jansen  
4712 Chadwick Road #11  
Cedar Falls, IA 50613
72. David & Julie Bonde  
21643 115th Street  
Iowa Falls, IA 50126-0000
73. City of Cedar Falls  
220 Clay Street  
Cedar Falls, IA 50613
74. George & Elizabeth Drelich  
2525 Green Creek Road  
Cedar Falls, IA 50613
75. Cody M & Stacy M Cline  
2529 Green Creek Road  
Cedar Falls, IA 50613
76. Mae & James Lillibridge, Jr  
2601 Green Creek Road  
Cedar Falls, IA 50613
77. Kevin J & Jessica M Vogel  
2607 Green Creek Road  
Cedar Falls, IA 50613
78. Roy A & Janice M Dawson  
2602 Green Creek Road  
Cedar Falls, IA 50613
79. Levi R & Leslie R Frost  
2510 Green Creek Road  
Cedar Falls, IA 50613
80. Vickie Turner  
2504 Green Creek Road  
Cedar Falls, IA 50613

81. Eastern Iowa Lutheran HS Association  
4520 Rownd Street  
Cedar Falls, IA 50613
82. Thomas E & Jennifer L Michler  
2426 Green Creek Road  
Cedar Falls, IA 50613
83. Scott N & Angela L Millman  
2420 Green Creek Road  
Cedar Falls, IA 50613
84. William K & Audrey C Rule  
2416 Green Creek Road  
Cedar Falls, IA 50613
85. Michael G & Cindy M Koehn  
2408 Green Creek Road  
Cedar Falls, IA 50613
86. Evan M & Raven L Deuth  
2401 Green Creek Road  
Cedar Falls, IA 50613
87. Mason A & Lori L Kuhn  
2407 Green Creek Road  
Cedar Falls, IA 50613
88. Anita Wiebke  
2415 Green Creek Road  
Cedar Falls, IA 50613
89. Adam M & Tami J Halvorson  
2419 Green Creek Road  
Cedar Falls, IA 50613
90. Zachary M & Kristen K Lyons  
2425 Green Creek Road  
Cedar Falls, IA 50613
91. Francisca Figueroa Lucero  
Juan F Arreola Arras  
2503 Green Creek Road  
Cedar Falls, IA 50613
92. Kyle R & Katie E Corson  
2507 Green Creek Road  
Cedar Falls, IA 50613
93. Daniel D Fencil Trust  
422 Main Street  
Cedar Falls, IA 50613
94. Oster Family Limited Partnership  
Attn: Jessica Sul  
3957 75th Street  
Aurora, IL 60504-7914



95. Lyle L Bergman  
1624 Maplewood Drive  
Cedar Falls, IA 50613-000
96. Kenneth R & Alice Lynn White  
5011 Cedar Heights Drive  
Cedar Falls, IA 50613
97. R and N Investments  
PO Box 728  
Cedar Falls, IA 50613
98. Ronald J Abraham  
401 N Highland Drive  
Cedar Falls, IA 50613
99. Michael A Yaddof  
4706 Chadwick Road #5  
Cedar Falls, IA 50613
100. Anthony C Meade, Jr  
9218 Greenbelt Dr  
Urbandale, IA 50322

Item 5.	d
page #	2/2
scale	1"=200'
drawn by	SJL
date	2/23/21
<b>VJ Engineering</b> <b>1501 Technology Parkway</b> <b>Cedar Falls, Iowa - 319-266-5829</b>	
<b>Rezoning Plat</b> <b>Part of Ideal Acres</b> <b>Cedar Falls, Iowa</b>	<div style="border: 1px solid black; padding: 2px; display: inline-block;">28</div>



**Schoppe Design Associates, Inc.**  
LAND PLANNING & LANDSCAPE ARCHITECTURE

March 8, 2021

Department of Community Development  
City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613

Re: Cedar Heights Drive Property Rezoning Request (2)

**CEDAR HEIGHTS DRIVE PROPERTY**  
**Explanation of Request**

The initial MU rezoning justification submitted for the subject petition was included with the original application packet on June 12, 2020. The reasons noted in the Cedar Heights Drive Property – Explanation of Request letter dated June 12, 2020 remain valid and as such are again submitted and attached to this updated rezoning justification for reference. A number of events and changes to the petition have transpired since the original request was filed and are explained below.

The Planning and Zoning Commission first heard the land use map amendment and rezoning request on September 9, 2020. While the proposed land uses were generally well received by both staff and Commissioners, there was significant discussion regarding the lack of an east-west connection to Cedar Heights Drive. It was the petitioner's position that the proposed access points were adequate to facilitate effective traffic operations, and further that vehicular crossings of the floodplain and open space corridors should be limited due to environmental impacts. A number of residents also spoke at the meeting, and it was ultimately decided to continue the case to the Commission's next meeting to explore solutions to noted comments and so that the petitioner could meet with the adjacent residents to further discuss the project and answer any questions.

The resident meeting was held via Zoom on October 1, 2020 and nine residents participated. The proposal was clarified and numerous questions were answered. The meeting went very well and the resident response to the project was generally positive.

In response to the comments made by staff and Commissioners at the September 9, 2020 meeting, several revisions were made to the request and resubmitted for consideration at the October 14, 2020 Planning and Zoning Commission meeting:

- Pinnacle Prairie East Concept Plan:
  - Nose-in parking was removed in the revised townhome pod.
  - The trail was relocated immediately adjacent to the proposed commercial pod at Huntington and Cedar Heights.
  - A note was added to the plan regarding potential floodplain adjustments.

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- Pinnacle Prairie Master Plan:
  - The updated Pinnacle Prairie East Concept Plan was dropped into the overall Master Plan.
  - Site data was updated to reflect new land use acreages.

Both staff and the Commission concurred that the map amendment for the 15-acre parcel be changed to Planned Development to allow for the combination of multi-family and single-family uses as part of the overall Pinnacle Prairie development, and the Commission voted 8-0 in favor of this portion of the request.

The revised plans did not, however, include an east-west roadway connection to Cedar Heights Drive. There was discussion amongst the Commissioners that the crossing might make sense at Huntington given the proposed roundabout improvement and proximity to the commercial pod. However, without a commitment from the petitioner to provide this connection, the rezoning request ultimately failed by a vote of 4-4.

Rather than proceed to the City Council with a negative recommendation from the Planning and Zoning Commission, the petitioner continued negotiations with staff to come to resolution on the outstanding roadway connection issue. A number of options were explored, ultimately culminating in the now revised and proposed plan that incorporates an east-west roadway crossing of the creek at Huntington. The addition of this crossing resulted in a slight redesign of the single-family pod to the west. Additionally, given the unknown impact of the floodplain on the viability of the proposed commercial pod at this location, a note has been added to the plan that if in the future it is determined that the commercial pod is undevelopable, the east-west connection road would be relocated to the southern edge of the multi-family pod to the north.

In addition to the plan changes, the petitioner's obligations for the improvements at Goldenrod and the Prairie Parkway roundabout previously noted in staff's report have been satisfactorily addressed.

It is the petitioner's position that we have successfully resolved the outstanding issues and concerns noted to date and respectfully request approval of the petition for rezoning to MU.

Thank you for your consideration.

Sincerely,

Carrie L. Hansen  
Director of Planning and Government Services

CLH:



Schoppe Design Associates, Inc.  
LAND PLANNING & LANDSCAPE ARCHITECTURE

June 12, 2020

Department of Community Development  
City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613

Re: Cedar Heights Drive Property Rezoning Request

To Whom It May Concern:

Per the City's rezoning application requirements, below please find a brief explanation of the proposal.

**Cedar Heights Drive Property**  
**Explanation of Request**

The petitioner is requesting a rezoning of the subject property to MU, Mixed Use Residential for future development of both multi-family and single-family residential uses. The two residential use areas would be separated by an existing wide drainage corridor with proposed multi-family units to the east and single-family lots to the west. While there are no specific development plans at this time, the rezoning is being requested to assist with marketing to interested buyers/builders who would still be required to come back to the City for formal plan approval for ultimate product and design.

It is the petitioner's intent to add the 15-acre property to the Pinnacle Prairie project, immediately adjacent to the west and south. Doing so will result in the application of and adherence to the same high-quality development design standards of the Pinnacle Prairie development and add an additional mix of residential uses to the overall project. The City's MU District "strives to encourage innovative development that incorporates high-quality building design, careful site planning, preservation of unique environmental features with an emphasis upon the creation of open spaces and amenities that enhance the quality of life of residents." The accompanying Rezoning Concept Plan focuses on this goal and represents an idea of how the newly added MU property could be integrated into the Pinnacle Prairie project.

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The proposed multi-family use on the eastern portion of the property is a compatible extension of the existing medium density residential land use immediately adjacent to the property on the north. The physical barrier of the drainage corridor to the west orients the subject property more to the east, and as such the design contemplates a grand entry from Cedar Heights Drive. The conceptual design depicts 180 total units in 6, 24-unit and 2, 18-unit three story buildings. The design incorporates an open space theme immediately upon entering the development and continues with both a visual and physical extension of this amenity throughout the site. There is a main open space corridor in the middle of the project that serves not only as a gathering space for the residents but also visually connects the project entrance to the open space and drainage corridor to the west. The space can include a variety of complementary elements such as trails, benches, and a gazebo. In addition to the more centralized open space, each individual building has access to its own open space/courtyard area on a more intimate scale. There is an interconnected system of walking paths which all lead either to the central open space corridor within the project or to a future more regional trail within the adjacent open space and drainage corridor, connecting to the Pinnacle Prairie project and trail system. The site plan also includes a dog park, a desired amenity for multi-family projects of this type.

The proposed single-family use is located west of the drainage area and as such orients westward in terms of compatible land use. This use is accordingly derived from the designated future single-family land use of the Pinnacle Prairie project adjacent to the west, and additionally from the existing single-family residences of the Green Creek Subdivision adjacent on the north. The Concept Plan illustrates how approximately 6 single-family lots could be created utilizing a cul-de-sac design.

The City's Comprehensive Plan designates the area contained in the MU rezoning request for a combination of Planned Development and Office/Business Park. The delineation between these two uses is in an unusual diagonal manner and leaves an oddly shaped triangle that would appear extremely challenging to develop. The limited and awkward size of the office/business park designated parcel and its lack of access to an arterial road do not seem conducive to development of the property for office/business park use. Given that the remainder of the property is designated as Planned Development and the proposal is to add the subject property to the Pinnacle Prairie project, also designated as Planned Development on the City's Comprehensive Plan, the requested rezoning to MU appears to be compatible with the goals of the Plan for this area. Additionally, the property located on the east side of Cedar Heights Drive across the street from the subject property is identified on the City's Plan as "Neighborhood Commercial/Mixed Use" and is entitled for a retail commercial center. Additional residential units in this area will increase the viability of the development of the site for neighborhood commercial use and provide retail and service businesses within walking distance of the proposed project.



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Thank you for your consideration, and we respectfully request a favorable review of the request.

Sincerely,

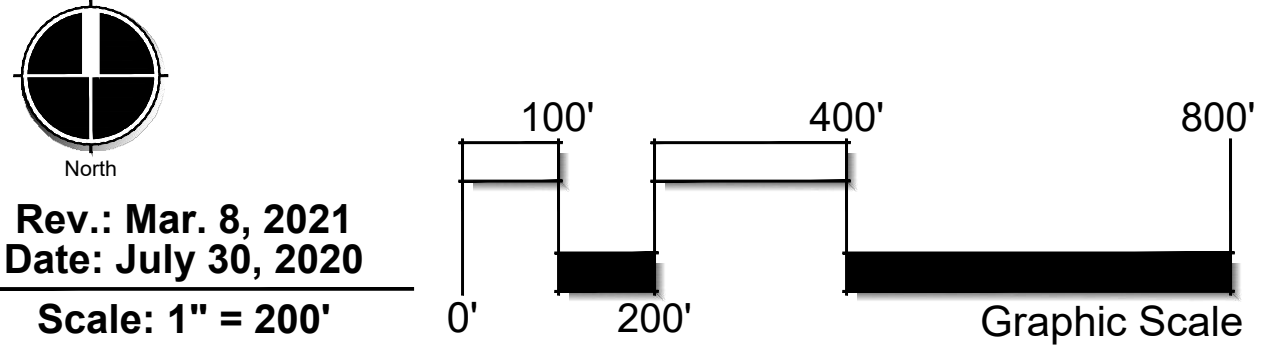
Carrie L. Hansen  
Director of Planning and Government Services

CLH:





**NOTE:**  
STREETS AND LOT LAYOUTS MAY NEED TO BE ADJUSTED TO ENSURE THAT NEW HOMES ARE NOT LOCATED IN THE FLOODPLAIN



**PINNACLE PRAIRIE EAST CONCEPT PLAN**

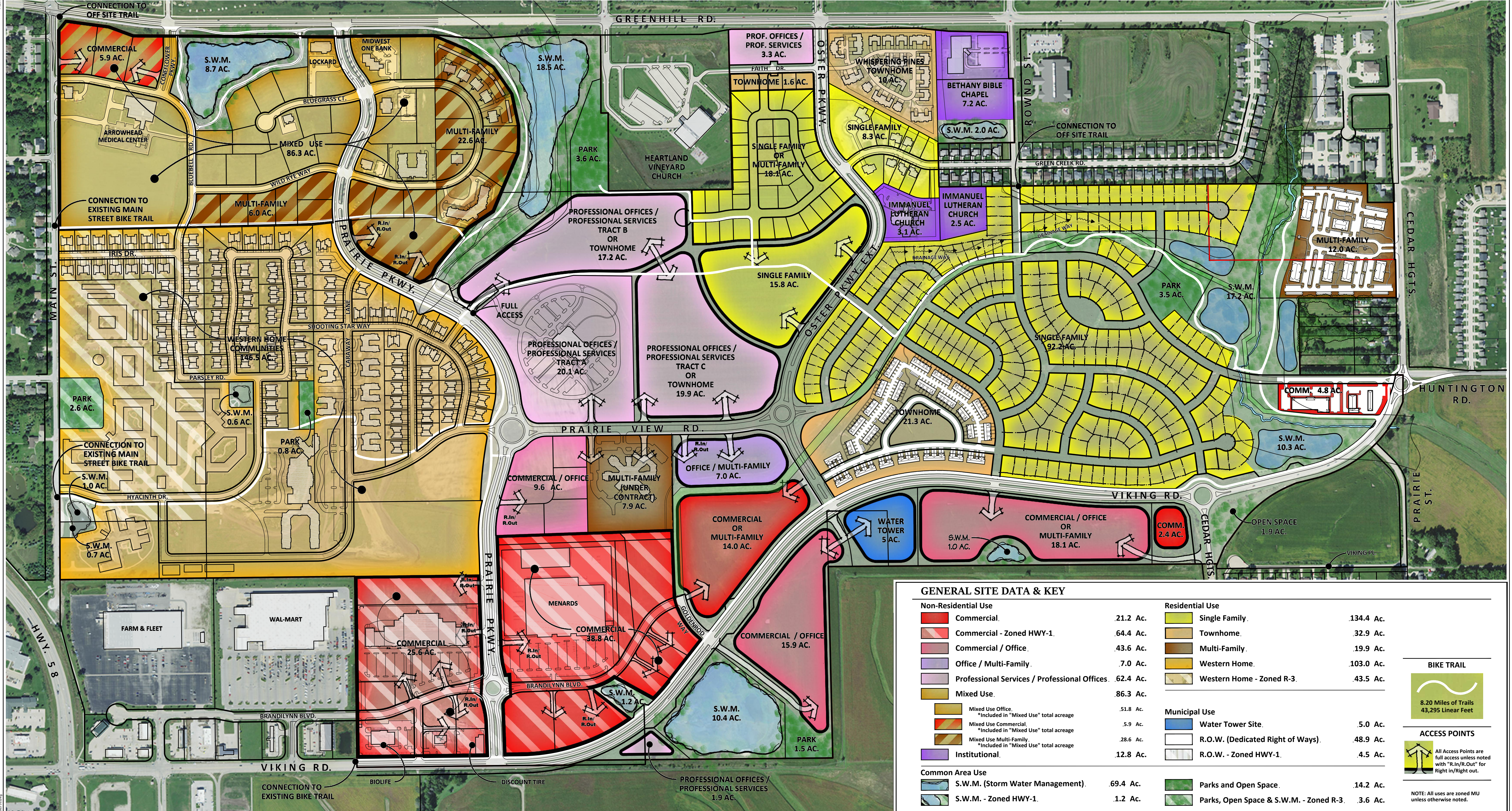
**LOCKARD**  
4501 Prairie Parkway, Cedar Falls, IA 50613  
(319) 277-8000

Prepared For:  
**Oster Partners**

Prepared By:  
**sda**  
Schoppe Design Associates, Inc.  
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Oswego, IL 60543  
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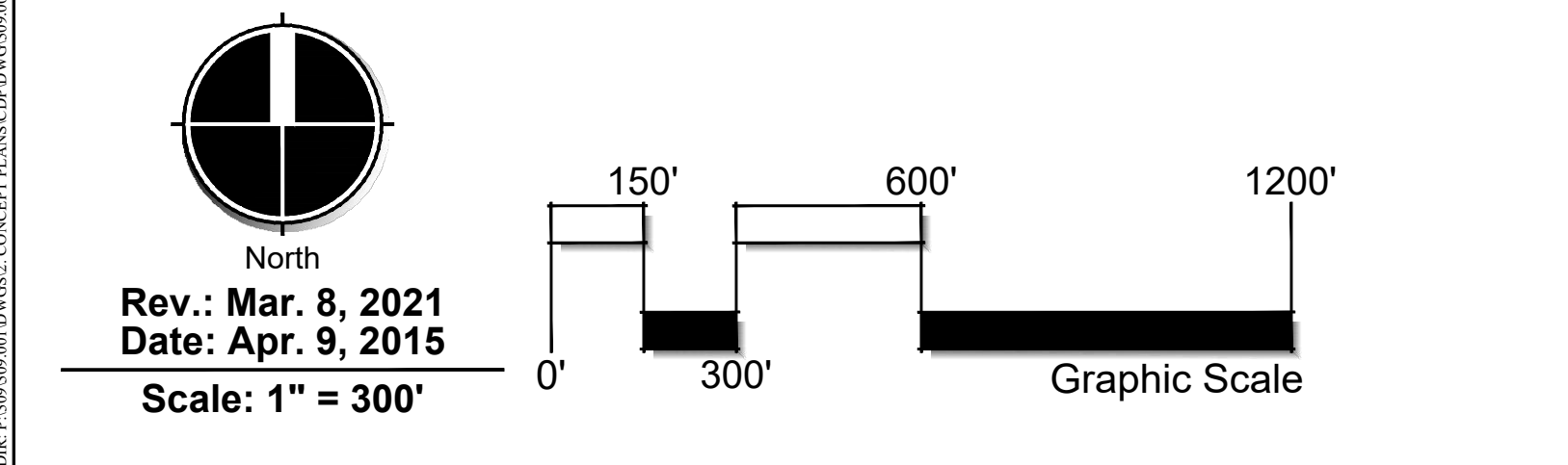
**GENERAL SITE DATA & KEY**

<b>Non-Residential Use</b>		<b>Residential Use</b>	
Commercial	21.2 Ac.	Single Family	134.4 Ac.
Commercial - Zoned HWY-1	64.4 Ac.	Townhome	32.9 Ac.
Commercial / Office	43.6 Ac.	Multi-Family	19.9 Ac.
Office / Multi-Family	7.0 Ac.	Western Home	103.0 Ac.
Professional Services / Professional Offices	62.4 Ac.	Western Home - Zoned R-3	43.5 Ac.
Mixed Use	86.3 Ac.		
Mixed Use Office	51.8 Ac.	<b>Municipal Use</b>	
Mixed Use Commercial	5.9 Ac.	Water Tower Site	5.0 Ac.
Mixed Use Multi-Family	28.6 Ac.	R.O.W. (Dedicated Right of Ways)	48.9 Ac.
Institutional	12.8 Ac.	R.O.W. - Zoned HWY-1	4.5 Ac.
<b>Common Area Use</b>			
S.W.M. (Storm Water Management)	69.4 Ac.	Parks and Open Space	14.2 Ac.
S.W.M. - Zoned HWY-1	1.2 Ac.	Parks, Open Space & S.W.M. - Zoned R-3	3.6 Ac.

**BIKE TRAIL**  
8.20 Miles of Trails  
43,295 Linear Feet

**ACCESS POINTS**  
All Access Points are full access unless noted with "R.In/R.Out" for Right In/Right out.

NOTE: All uses are zoned MU unless otherwise noted.



**MASTER PLAN**

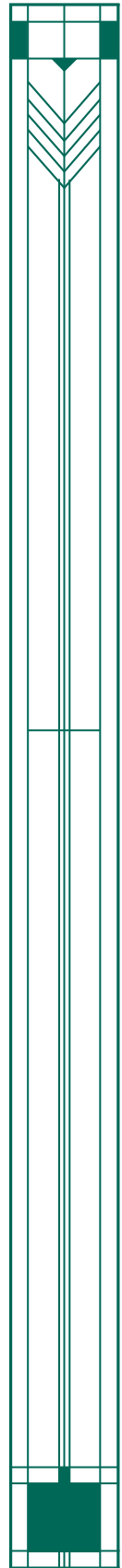
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# PINNACLE PRAIRIE

Cedar Falls, Iowa

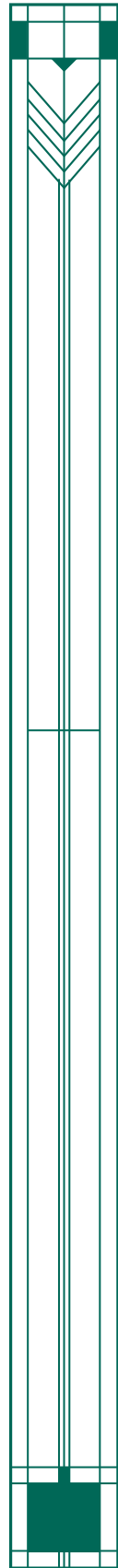
## General Design Guidelines

Date:  
March 8, 2021





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THE VISION FOR PINNACLE PRAIRIE BEGAN AS THE DREAM of Merrill J. Oster, whose global financial information and agribusiness companies were launched from Main Street, Cedar Falls, Iowa, a street he frequented as a farm boy. A fifth-generation Oster, Merrill saw the opportunity to create a new type of community, one that drew on his heritage and love for Cedar Falls. He wanted to create a unified community that will be developed in harmony with the land and wildlife; to work with the landform, which contains the highest point in Blackhawk County; to create a unique community in which to live, work, shop, play and raise a family.

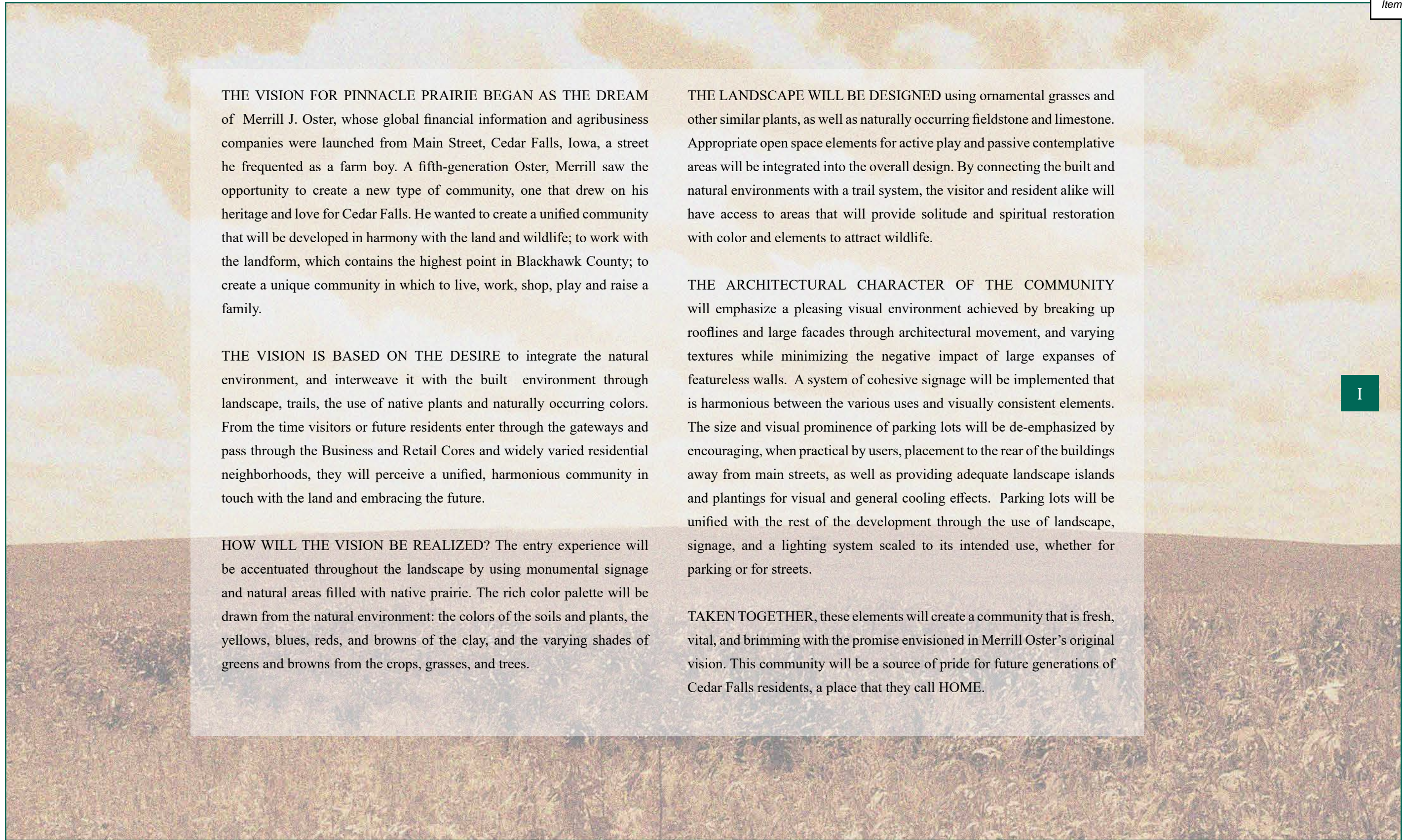
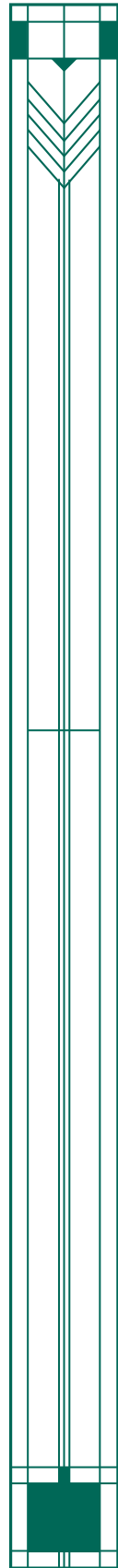
THE VISION IS BASED ON THE DESIRE to integrate the natural environment, and interweave it with the built environment through landscape, trails, the use of native plants and naturally occurring colors. From the time visitors or future residents enter through the gateways and pass through the Business and Retail Cores and widely varied residential neighborhoods, they will perceive a unified, harmonious community in touch with the land and embracing the future.

HOW WILL THE VISION BE REALIZED? The entry experience will be accentuated throughout the landscape by using monumental signage and natural areas filled with native prairie. The rich color palette will be drawn from the natural environment: the colors of the soils and plants, the yellows, blues, reds, and browns of the clay, and the varying shades of greens and browns from the crops, grasses, and trees.

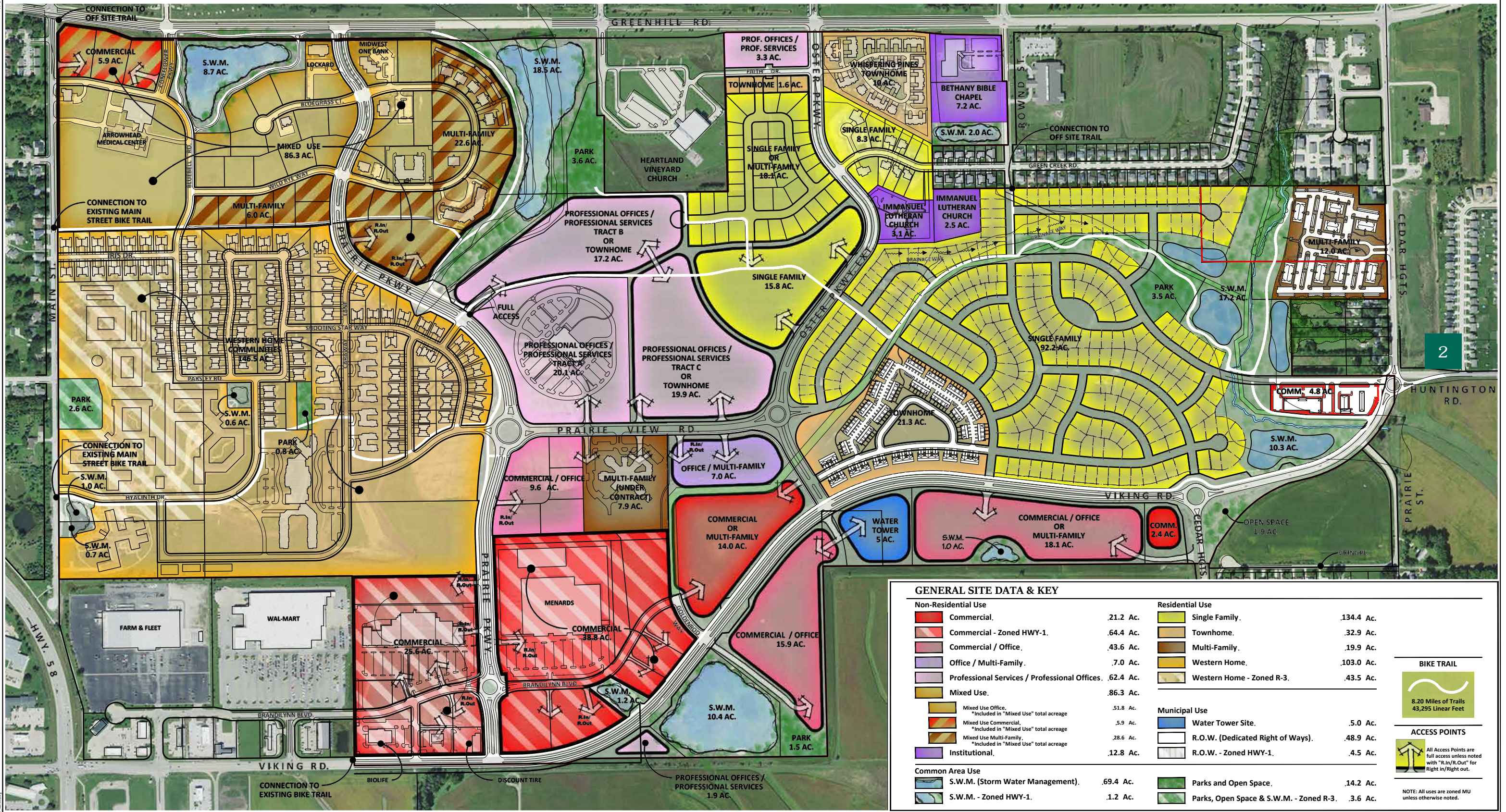
THE LANDSCAPE WILL BE DESIGNED using ornamental grasses and other similar plants, as well as naturally occurring fieldstone and limestone. Appropriate open space elements for active play and passive contemplative areas will be integrated into the overall design. By connecting the built and natural environments with a trail system, the visitor and resident alike will have access to areas that will provide solitude and spiritual restoration with color and elements to attract wildlife.

THE ARCHITECTURAL CHARACTER OF THE COMMUNITY will emphasize a pleasing visual environment achieved by breaking up rooflines and large facades through architectural movement, and varying textures while minimizing the negative impact of large expanses of featureless walls. A system of cohesive signage will be implemented that is harmonious between the various uses and visually consistent elements. The size and visual prominence of parking lots will be de-emphasized by encouraging, when practical by users, placement to the rear of the buildings away from main streets, as well as providing adequate landscape islands and plantings for visual and general cooling effects. Parking lots will be unified with the rest of the development through the use of landscape, signage, and a lighting system scaled to its intended use, whether for parking or for streets.

TAKEN TOGETHER, these elements will create a community that is fresh, vital, and brimming with the promise envisioned in Merrill Oster's original vision. This community will be a source of pride for future generations of Cedar Falls residents, a place that they call HOME.







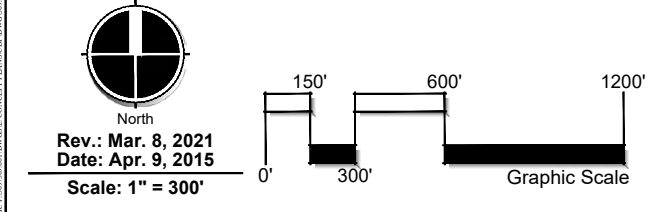
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Mixed Use Office	.51.8 AC.	<b>Municipal Use</b>	
Mixed Use Commercial	.5.9 AC.	Water Tower Site	.5.0 AC.
Mixed Use Multi-Family	.28.6 AC.	R.O.W. (Dedicated Right of Ways)	.48.9 AC.
Institutional	.12.8 AC.	R.O.W. - Zoned HWY-1	.4.5 AC.
<b>Common Area Use</b>			
S.W.M. (Storm Water Management)	.69.4 AC.	Parks and Open Space	.14.2 AC.
S.W.M. - Zoned HWY-1	.1.2 AC.	Parks, Open Space & S.W.M. - Zoned R-3	.3.6 AC.

**BIKE TRAIL**  
8.20 Miles of Trails  
43,295 Linear Feet

**ACCESS POINTS**  
All Access Points are full access unless noted with "R.In/R.Out" for Right In/Right Out.

NOTE: All uses are zoned MU unless otherwise noted.



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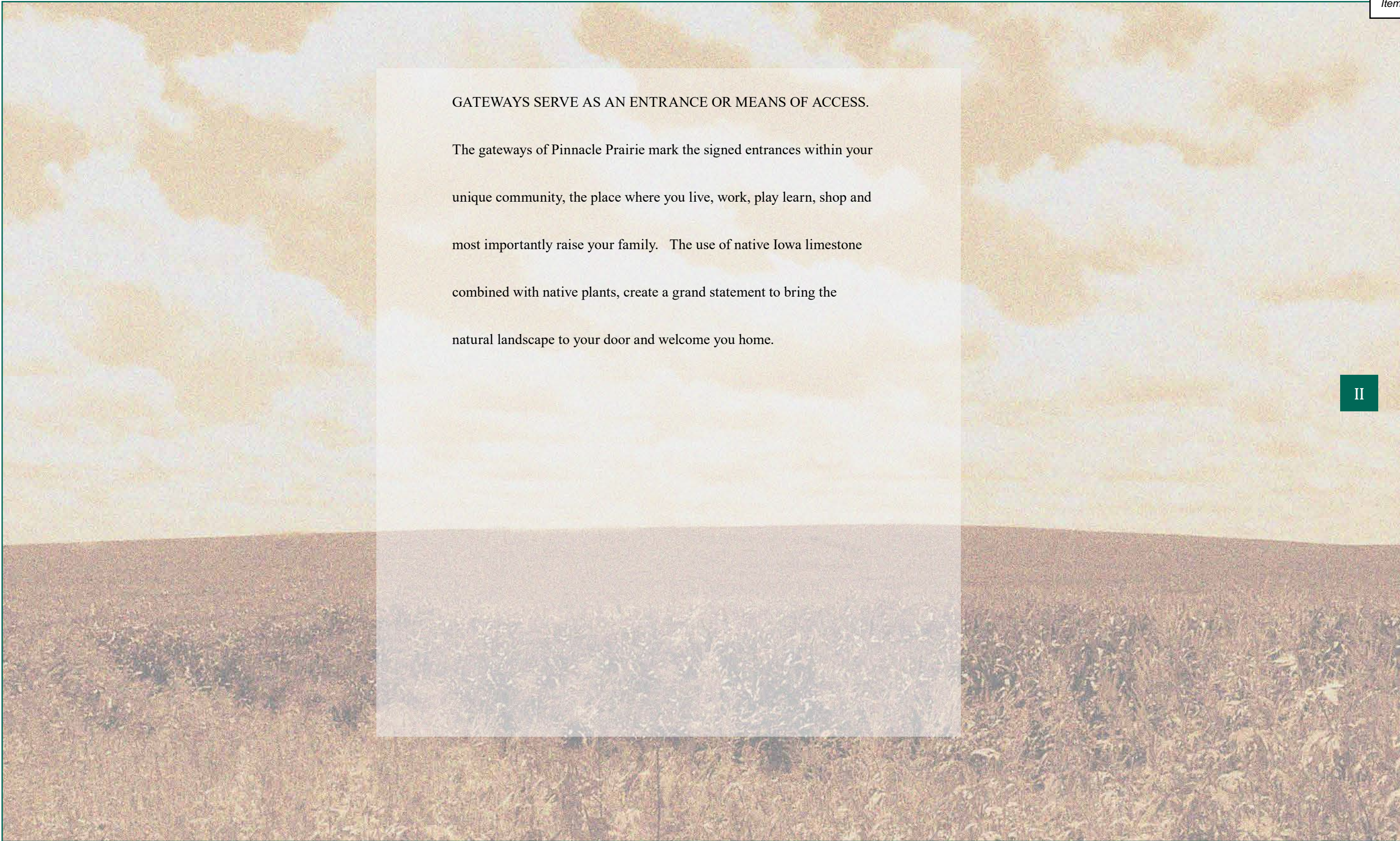
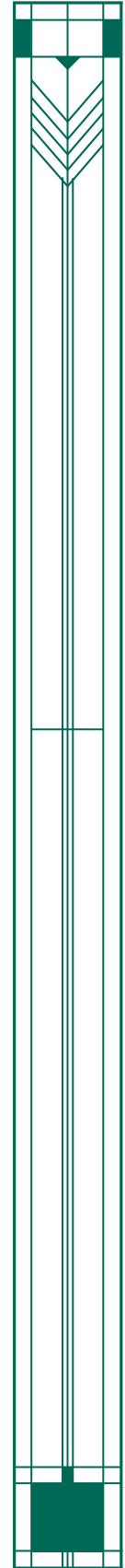
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**Oster Partners**

**sda**  
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GATEWAYS SERVE AS AN ENTRANCE OR MEANS OF ACCESS.

The gateways of Pinnacle Prairie mark the signed entrances within your unique community, the place where you live, work, play learn, shop and most importantly raise your family. The use of native Iowa limestone combined with native plants, create a grand statement to bring the natural landscape to your door and welcome you home.

II



# PINNACLE PRAIRIE

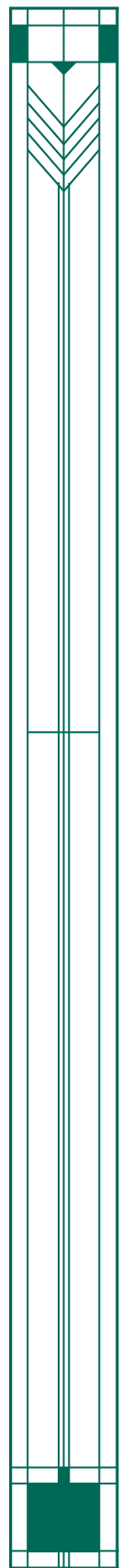
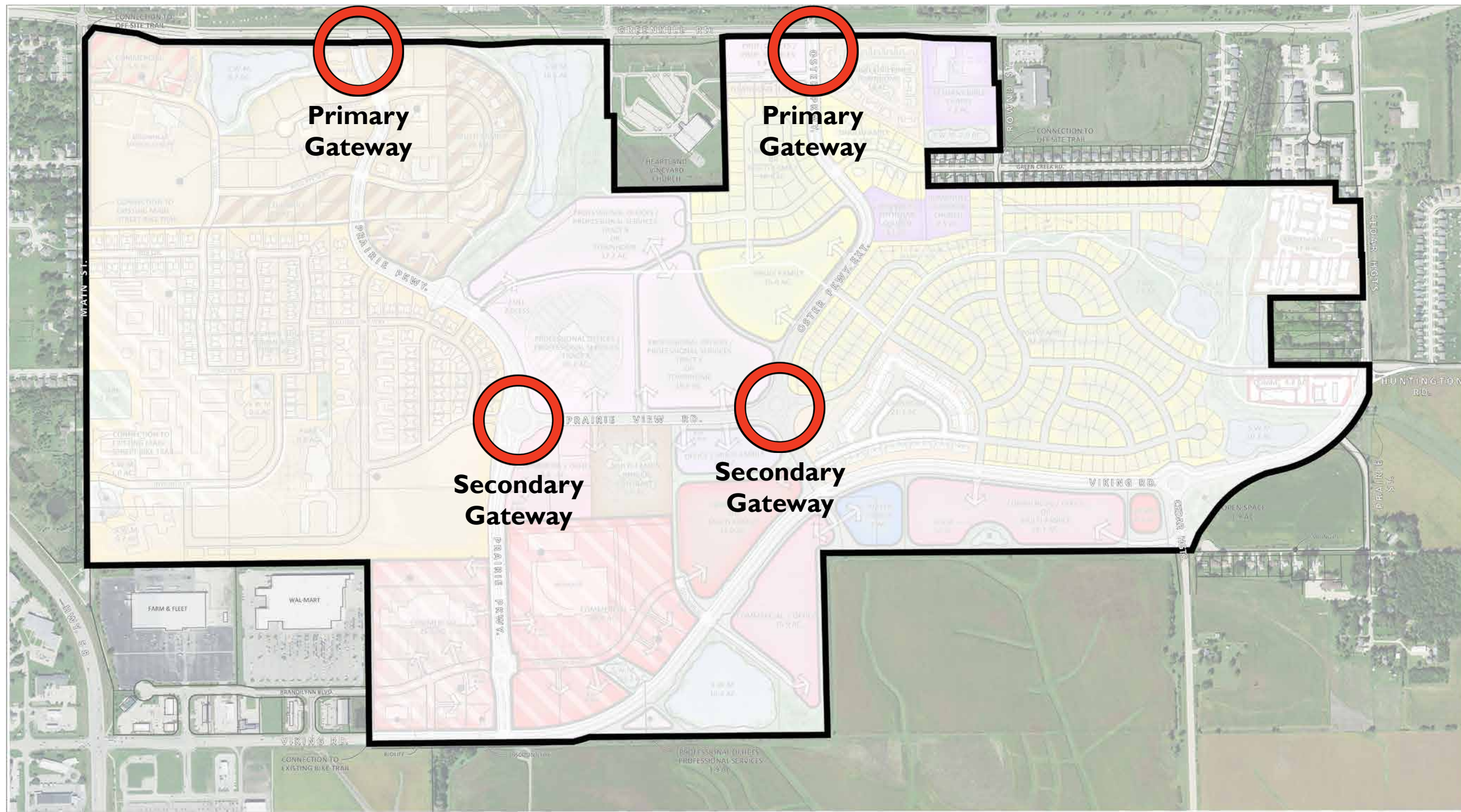
Cedar Falls, Iowa

## The Community Gateway

Date:  
March 8, 2021







**PINNACLE  
PRAIRIE**

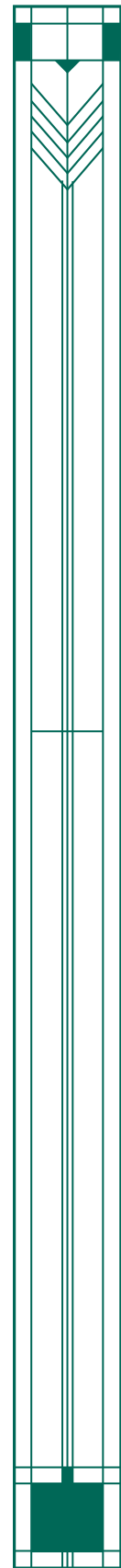
Cedar Falls, Iowa

# The Community Gateway - Key Map

Date:  
March 8, 2021



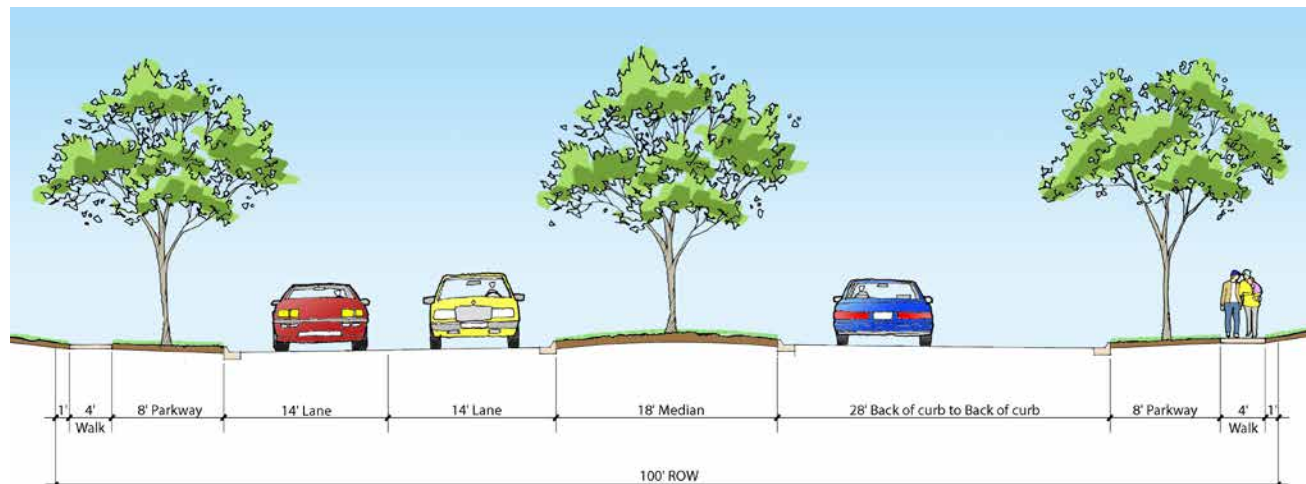




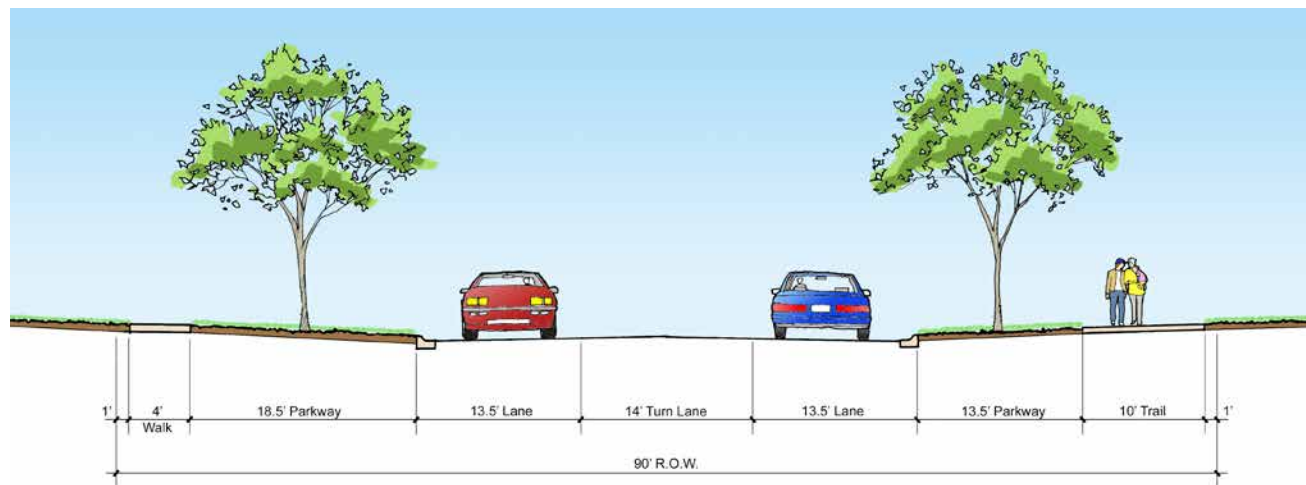
- 1. Prairie Parkway entry sign
- 2. Typical Oster Parkway section
- 3. Typical Prairie View Rd. section



1



2



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**GATEWAYS:**

The gateways are designed using naturally occurring Iowa limestone in large slabs. These will be used to create a limestone outcrop onto which the graphics will be placed.

Landscape materials will primarily be ornamental and native grasses to enhance the feeling that Pinnacle Prairie once was part of the multi-state tallgrass prairie that covered the entire state of Iowa. Plants like Big Bluestem (also called Turkey's foot), Little Bluestem, Cordgrass, Coneflower and Cardinal Flower that once dominated the landscape will dominate the "Gateway."

3



# PINNACLE PRAIRIE

Cedar Falls, Iowa

## The Community Gateway

Date:  
March 8, 2021





IS A LOCATION CLOSE TO A WIDE VARIETY OF HOUSING

types within walking distance of the office on your wish list? Does

having stores, restaurants and parks within a short stroll get your

attention? Concerned about the ability to grow your business someday?

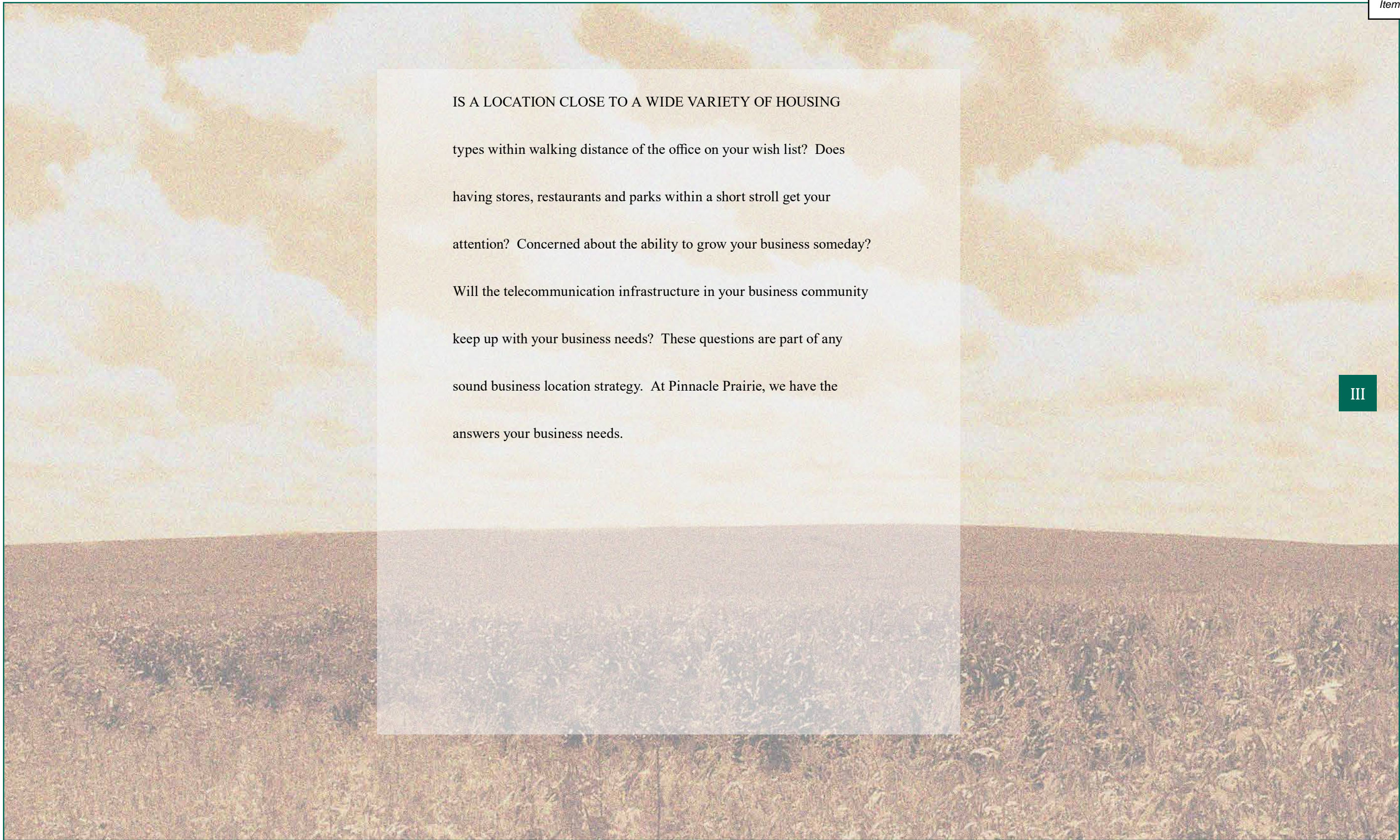
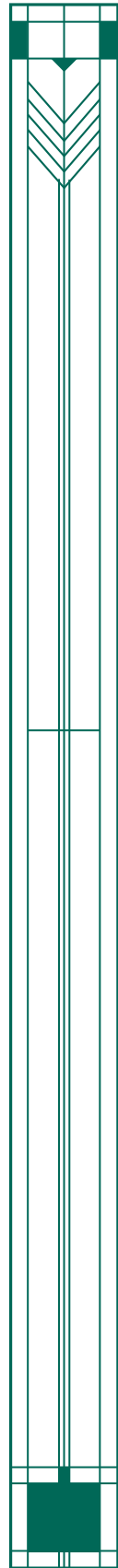
Will the telecommunication infrastructure in your business community

keep up with your business needs? These questions are part of any

sound business location strategy. At Pinnacle Prairie, we have the

answers your business needs.

III



**PINNACLE  
PRAIRIE**

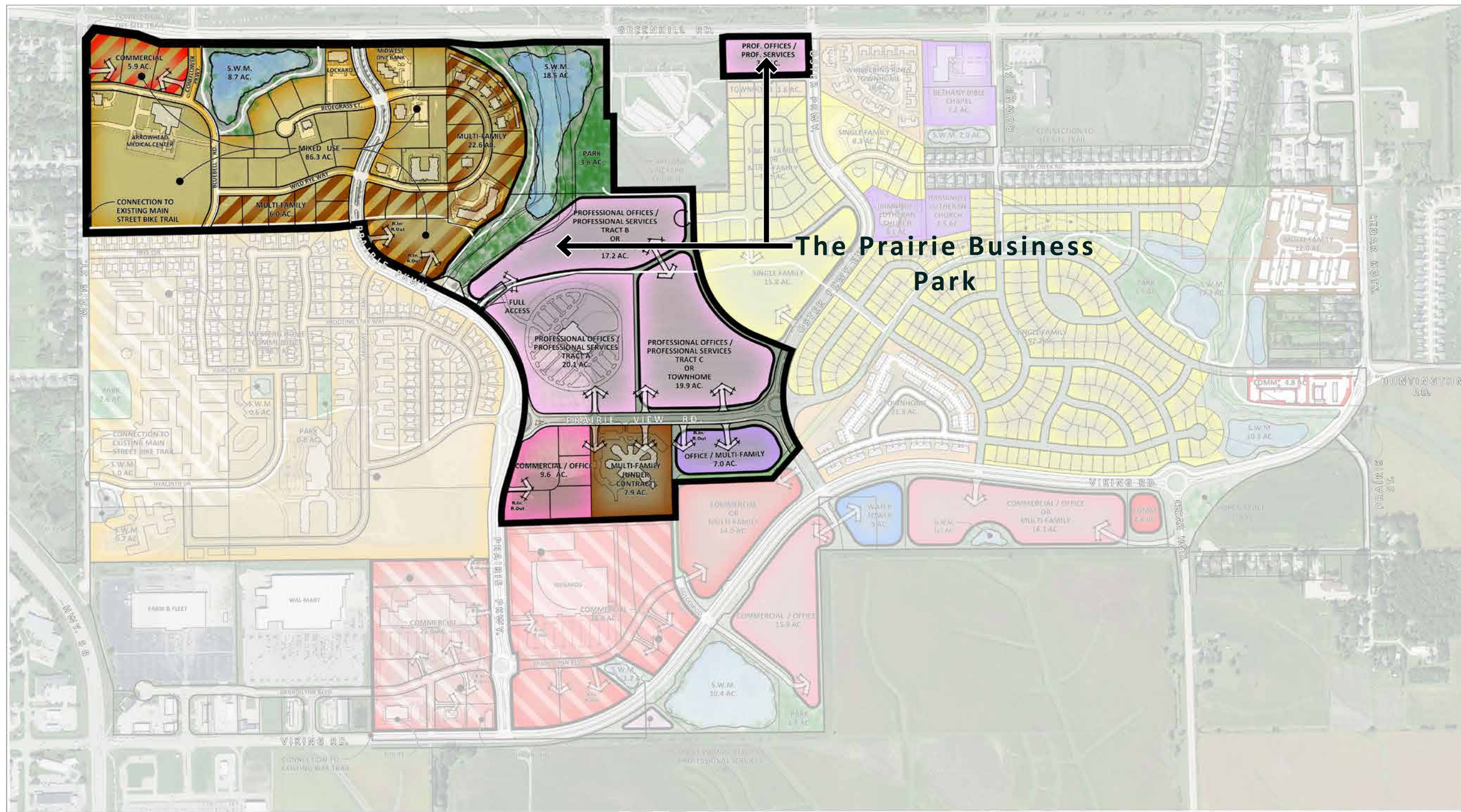
Cedar Falls, Iowa

The Prairie Business Park

Date:  
March 8, 2021









**1-5. Typical Architecture**



1



2



3



4



5

**PRAIRIE BUSINESS PARK USES**

1. General Office  
Corporate  
Multi-story Rental / Condo  
Individual users-Architects, Attorneys, etc.
2. Office / Research
3. Corporate Campus
4. Neighborhood Commercial  
Grocery Store  
Cleaner  
Bakery  
Card Shop
5. Convenience Store
6. Gas Station
7. Medical / Dental
8. Financial
9. Ancillary Uses  
Drugstore  
Medical Supplies
10. Restaurant at appropriate locations
11. Multi-Family Residential  
(For Multi-Family design standards, see page 13, The Villages - Multi-Family)
12. Townhomes  
(For Townhome design standards, see page 12, The Villages - Attached Single-Family)

**BUILDINGS**

Buildings will be of brick or naturally occurring stone to accentuate the prairie character of the Park.

The architectural design of the buildings located in the 3.3 acre Professional Offices / Professional Services area at the southwest corner of Greenhill Rd. and Oster Parkway will use the existing nearby residential styles as the basis for their design on all side of the buildings

1. Brick will be as manufactured by: Glen-Gery Brick or equal.
2. Stone for bases and plinths shall be Anamosa limestone or equal.
3. Windows shall be Bronze or Champagne to blend with the color choice of the brick.

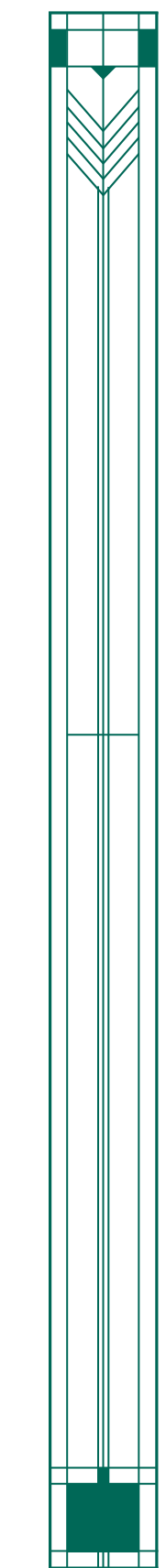
**BUILDING SITING**

1. Buildings will be sited on the lot so that the primary building elevation is oriented to the street, with primary parking facilities encouraged in the rear and softened by landscaping or berming. This is intended to present the natural landscape to the visitor rather than a parking lot.
2. Buildings are to take advantage of the terrain rather than creating a flat plane. This may mean that a building may appear as a one-story structure along the street, but may be two stories in the rear, with the main parking lot entry at the lower level.
3. Buildings on corner lots will be

placed at corner setbacks with parking encouraged to the rear.

**PRIMARY PARKING LOTS**

1. Primary parking lot placement will be encouraged to the rear of the building and will contain landscape islands for the placement of shade trees and lighting. If primary parking lots are located in the front, enhanced landscaping will be required around the perimeter. Parking lot islands shall be a minimum of 10' from back of curb to back of curb.
2. Number of parking spaces will be per Cedar Falls ordinance for the appropriate use.
3. Landscape plantings shall provide for shade and ornamental trees, deciduous and evergreen shrubs and evergreen trees along the periphery.
4. Where parking lots for the Business Center about residential uses, a minimum 48" screen planting is required at installation. Plantings shall reach a maximum of 6' at maturity, and can be deciduous, evergreen or a mix and shall be upright in growth habit so as to minimize maintenance.



**PINNACLE PRAIRIE**

Cedar Falls, Iowa

The Prairie Business Park

Date:  
March 8, 2021







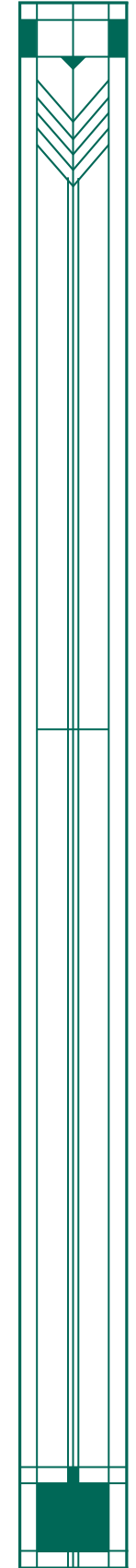
Green Lantern Hanging Lantern



Green Lantern Box Downlight



PRAIRIE BUSINESS PARK (West of Prairie Parkway)



Bronze/Brown or Green Box Downlight



Bronze/Brown or Green Box Downlight LED



Bronze/Brown or Green Lantern pole mounted



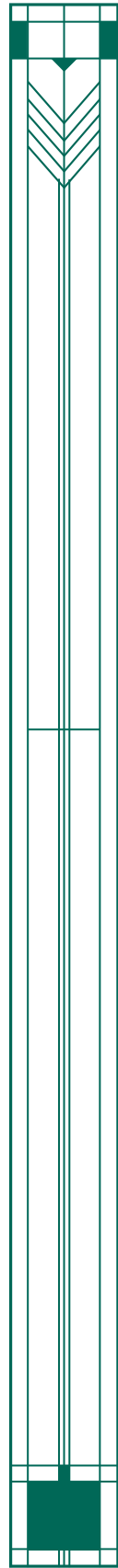
PRAIRIE BUSINESS PARK (East of Prairie Parkway) and PRAIRIE COMMERCIAL DISTRICT

Notes:

- The lighting fixtures illustrated are to be used in the undeveloped non-residential areas as depicted.
- All light poles shall be the same or shorter than the height of the building to which they are accessory.







- 1. Typical site and landscape plan
- 2. Typical identity monument
- 3. Character of parking area landscape screening



1



2



3

### LANDSCAPE

The intent of the landscape is to set Pinnacle Prairie apart from other developments and to bring the built environment into harmony with the natural environment. Therefore, materials to be used will include:

- 1. Hardscape
  - Retaining or decorative walls will be constructed of naturally occurring fieldstone or quarried limestone in color and texture to blend with the building.
  - Decorative paving will be clay brick also in colors to blend the structure into the landscape.
- 2. Irrigation required in all front yards to ensure that plant material thrives along all major streets.
- 3. **Plant Types** - Shade trees, ornamental trees, evergreen trees, deciduous and evergreen shrubs, perennials and grasses shall be ornamental and native species capable of thriving in USDA Plant Hardiness Zones 4a and 5b.

- **Street trees:** all streets will have parkway trees at 50' on center spacing and minimum 2.5" caliper size at installation.
- **Shade trees:** shall be 2.5"-4" caliper with no more than 50% of the trees in any one caliper size.
- **Ornamental trees:** Ornamental trees shall vary in height from 6'-10' and generally shall be used in multi-stem form.

- **Evergreen trees/shrubs:** Evergreens shall be a mix of 6'-10' in height at time of installation with no more than 50% of any one size. Shrubs shall be a minimum of 30" in height or spread depending on species.
- **Deciduous shrubs:** shrubs shall be a minimum 24" in height at time of planting.
- **Perennials / grasses:** these are the preferred plant for the landscape, as they require little maintenance or irrigation. Plantings shall be minimum of 1/2 gallon containers at time of installation and spaced 18" on center.
- 4. **Planting Quantities** – In keeping with the vision to distinguish Pinnacle Prairie from other developments, planting quantities shall generally be 10-15% greater than that required by City ordinances.

### SIGNAGE

Monument signs shall be of the size detailed herein and shall be made of native limestone or equal. Corporate logos may be incorporated into the sign face and lettering shall be no more than 24" in height unless the building size exceeds 10,000 square feet. In this case the lettering size will be determined by the Cedar Falls ordinance.

Secondary signage will be allowed at the main entry of the building.

Graphics will match monument sign and be no more than 18" in height.

### COMMON AREA ASSOCIATION

Each site owner will be a member of the Business Center Association as well and the overall Master Pinnacle Prairie Association for the maintenance of common areas, stormwater management basins, gateways and common open space.



# PINNACLE PRAIRIE

Cedar Falls, Iowa

# The Prairie Business Park

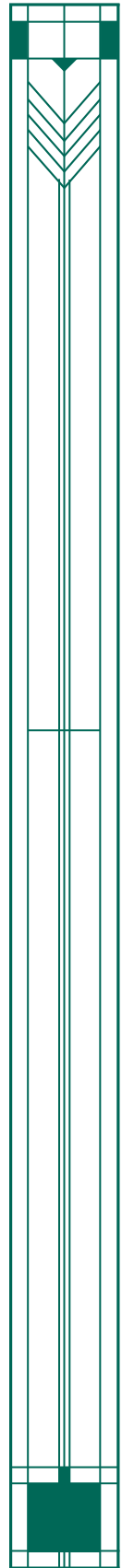
Date:  
March 8, 2021





CONVENIENT, ACCESSIBLE AND DIVERSE. The Pinnacle Prairie Commercial District will provide for regional retail shopping areas. Residents of Pinnacle Prairie will benefit from the nearby opportunity to buy groceries, clothes, home improvement, and recreational goods.

IV



**PINNACLE  
PRAIRIE**

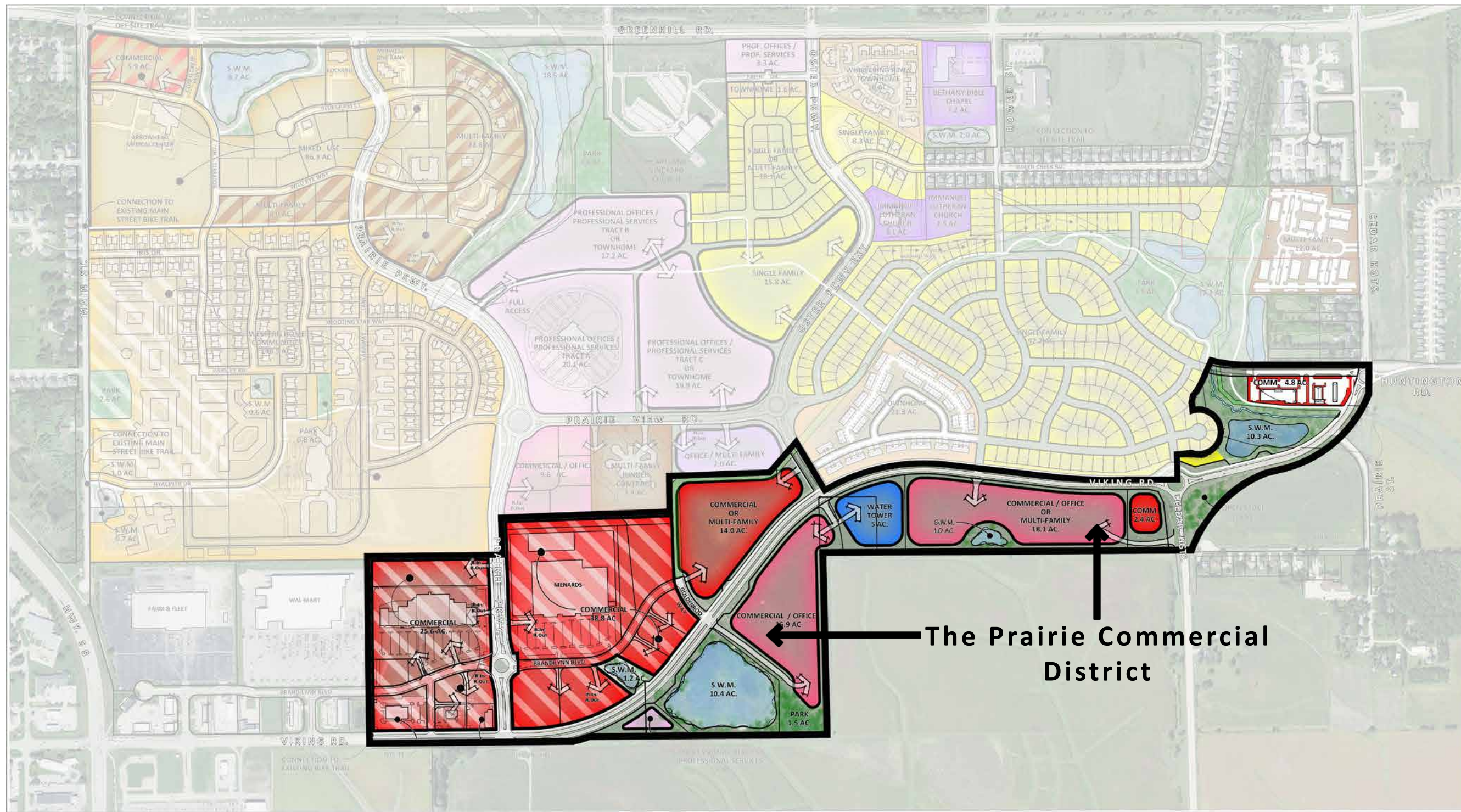
Cedar Falls, Iowa

The Prairie Commercial District

Date:  
March 8, 2021







The Prairie Commercial District



I-4. Typical Architectural style



PRAIRIE COMMERCIAL DISTRICT USES

- 1. Regional Commercial
  - Shopping Centers
  - Hotels / Motels
  - Restaurants
  - Service Stations
  - Retail Uses
  - Office / Research
  - Corporate Campus
- 2. Neighborhood Commercial
  - Grocery Store
  - Cleaner
  - Bakery
  - Card Shop
  - Convenience Store
  - Gas Station
  - Multi-family Residential (For Multi-Family design standards, see page 13, The Villages - Multi-Family)

BUILDINGS

Buildings and structures should be built primarily of brick, naturally occurring fieldstone or quarried limestone with colors, designs and patterns that highlight the natural color palette and textures of rural Iowa and the prairie character of the District while still allowing for corporate branding and theming to come through in the overall design.

- 1. Brick will be as manufactured by: Glen-Gery Brick or equal.
- 2. Stone for bases and plinths shall be Anamosa limestone or equal.
- 3. Cultured Stone or approved equal shall be allowed in lieu of natural stone & full brick.
- 4. Windows shall be Bronze or Champagne to blend with the color choice of the brick.

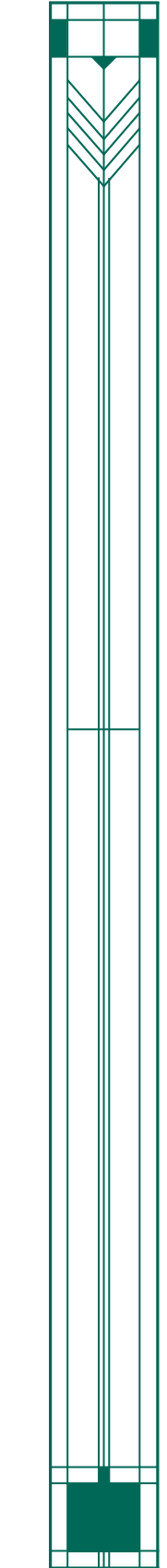
BUILDING SITING

- 1. Buildings within the Commercial Zoned HWY-1 areas will be sited to accentuate their prominence along Viking Road while taking advantage of the natural terrain and vistas when possible. Landscaping of these uses should emphasize natural and flowing movements and are not intended to block the view from Viking Road.
- 2. Buildings within the Commercial, Professional Services and Office areas will be sited on the lot so that the primary building elevation is oriented to the street, with primary parking facilities encouraged in the rear and softened by landscaping or berming. This is intended to present the natural landscape to the visitor rather than a parking lot.
- 3. The siting of buildings within the Professional Services and Office should take advantage of the terrain rather than creating a flat plane. As an example, a building may appear as a one-story structure along the street, but may be two stories in the rear, with the main parking lot entry at the lower level or vice versa.

PARKING LOTS

- 1. Parking lot placement within the Commercial Zoned HWY-1 areas will be allowed in the front of the building and will contain landscape islands for the placement of shade trees

- and lighting, in accordance with City of Cedar Falls requirements.
- 2. Parking lot placement within the Commercial, Professional Services and Office will be encouraged to the rear of the building and will contain landscape islands for the placement of shade trees and lighting.
- 3. If primary parking lots are located in the front, enhanced landscaping will be required around the perimeter. Parking lot islands shall be a minimum width of 10' from back of curb to back of curb.
- 4. Number of parking spaces will be per Cedar Falls ordinance for the appropriate use.
- 5. Landscape plantings shall include shade and ornamental trees, deciduous and evergreen shrubs and evergreen trees along the periphery.
- 6. Where parking lots for the Prairie Commercial District abut residential uses, a minimum 48" high screen planting is required at installation. Plantings shall reach a maximum of 6' at maturity, and can be deciduous, evergreen or a mix and shall be upright in growth habit so as to minimize maintenance.







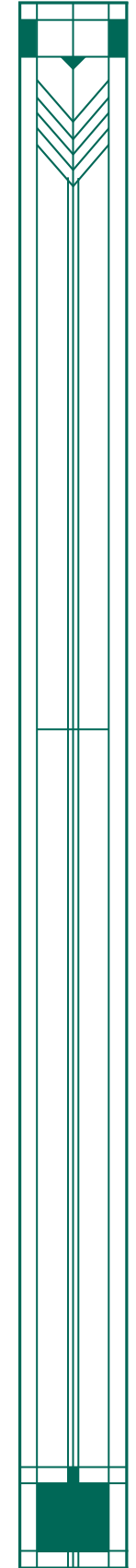
Green Lantern Hanging Lantern



Green Lantern Box Downlight



PRAIRIE BUSINESS PARK (West of Prairie Parkway)



Bronze/Brown or Green Box Downlight



Bronze/Brown or Green Box Downlight LED



Bronze/Brown or Green Lantern pole mounted



PRAIRIE BUSINESS PARK (East of Prairie Parkway) and PRAIRIE COMMERCIAL DISTRICT

Notes:

- The lighting fixtures illustrated are to be used in the undeveloped non-residential areas as depicted.
- All light poles shall be the same or shorter than the height of the building to which they are accessory.





I-4. Site & Parking Lot Landscaping



1



2



3



4

LANDSCAPE

The intent of the landscape is to set Pinnacle Prairie apart from other developments and to bring the built environment into harmony with the natural environment. Therefore, materials to be used will include:

1. Hardscape
  - Retaining or decorative walls will be constructed of naturally occurring fieldstone or quarried limestone in color and texture to blend with the building.
  - Decorative paving will be clay brick also in colors to blend the structure into the landscape.
2. Irrigation required in all front yards to ensure that plant material thrives along all major streets.
3. Plant Types - Shade trees, ornamental trees, evergreen trees, deciduous and evergreen shrubs, perennials and grasses shall be ornamental and native species capable of thriving in USDA Plant Hardiness Zones 4a and 5b.

multi-stem form.

- **Evergreen trees/shrubs:** Evergreens shall be a mix of 6'-10' in height at time of installation with no more than 50% of any one size. Shrubs shall be a minimum of 30" in height or spread depending on species.
- **Deciduous shrubs:** shrubs shall be a minimum 24" in height at time of planting.
- **Perennials / grasses:** these are the preferred plant for the landscape, as they require little maintenance or irrigation. Plantings shall be minimum of 1/2 gallon containers at time of installation and spaced 18" on center. Planting Quantities – In keeping with the vision to distinguish Pinnacle Prairie from other developments, planting quantities shall generally be 10-15% greater than that required by City ordinances.

SIGNAGE

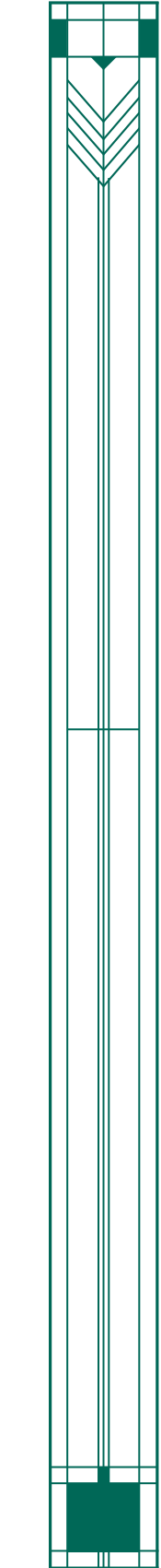
Monument signs shall be of the size detailed herein and shall be made of brick, naturally occurring fieldstone or quarried limestone designs and patterns that highlight the natural color palette and textures of rural Iowa the signs should reflect the prairie character of the District while still allowing for corporate branding and theming to come through in the overall design and to blend with the building. Corporate logos may be incorporated into the sign face, and lettering shall be no more than

24" in height unless the building size exceeds 10,000 square feet. In this case the lettering size will be determined by the Cedar Falls ordinance.

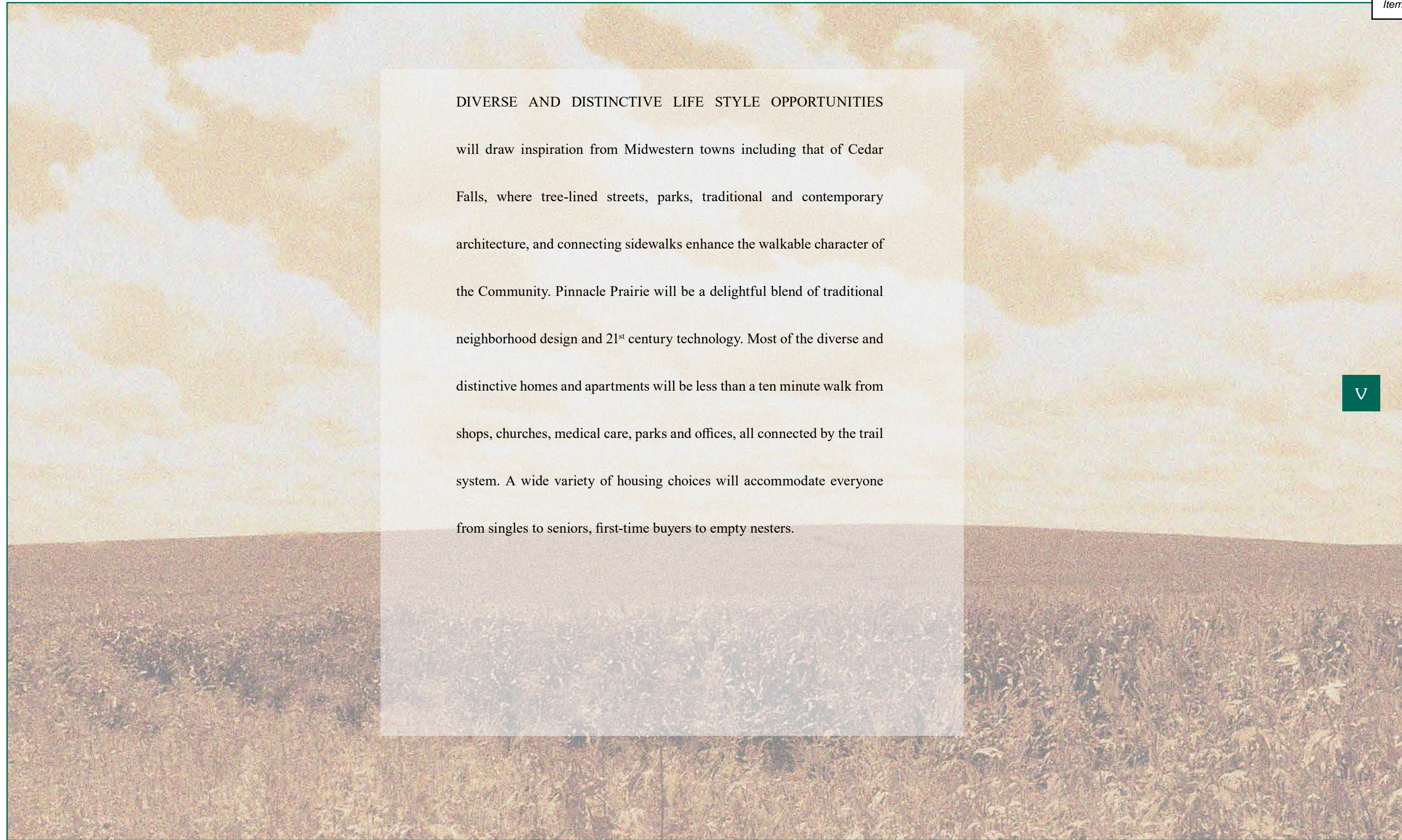
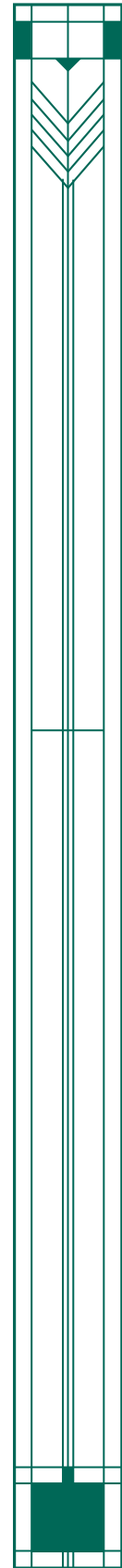
Secondary signage will be allowed at the main entry of the building. Graphics will match the monument sign and be no more than 18" in height.

COMMON AREA ASSOCIATION

Each site owner will be a member of the Business Center Association as well and the overall Master Pinnacle Prairie Association for the maintenance of common areas, stormwater management basins, gateways and common open space.







DIVERSE AND DISTINCTIVE LIFE STYLE OPPORTUNITIES

will draw inspiration from Midwestern towns including that of Cedar Falls, where tree-lined streets, parks, traditional and contemporary architecture, and connecting sidewalks enhance the walkable character of the Community. Pinnacle Prairie will be a delightful blend of traditional neighborhood design and 21<sup>st</sup> century technology. Most of the diverse and distinctive homes and apartments will be less than a ten minute walk from shops, churches, medical care, parks and offices, all connected by the trail system. A wide variety of housing choices will accommodate everyone from singles to seniors, first-time buyers to empty nesters.



**PINNACLE  
PRAIRIE**

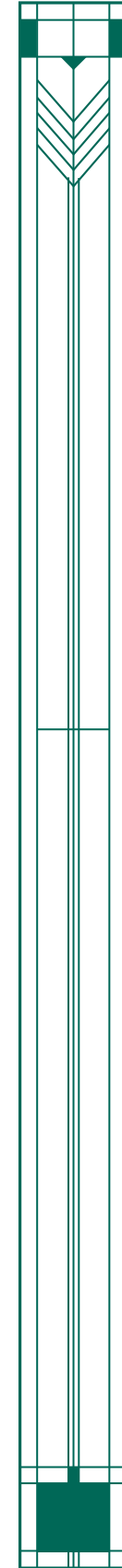
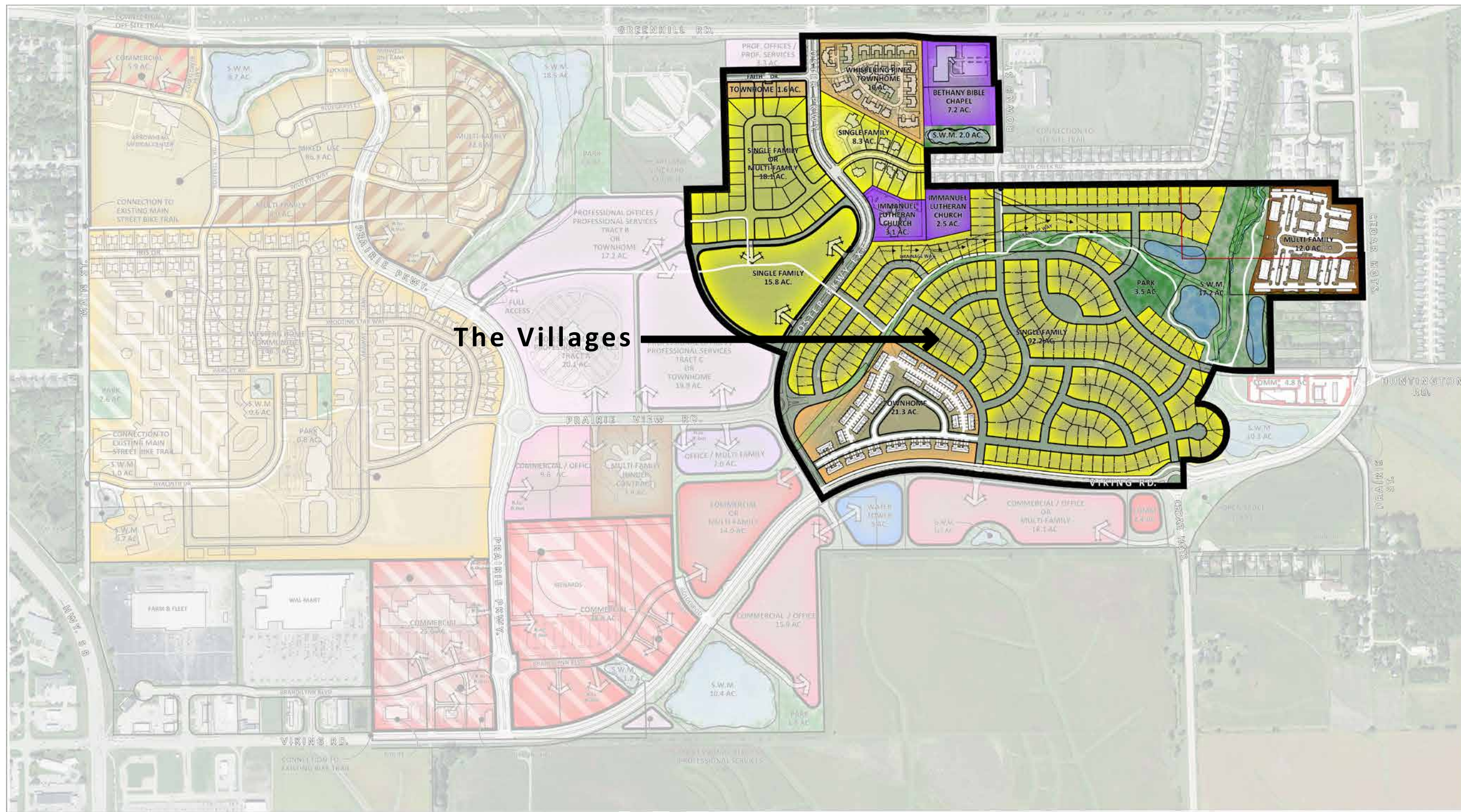
Cedar Falls, Iowa

The Villages

Date:  
March 8, 2021







**PINNACLE  
PRAIRIE**

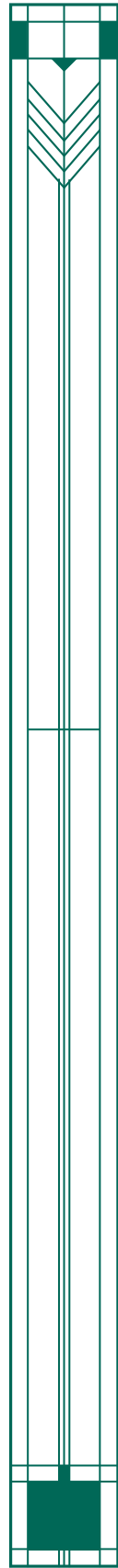
Cedar Falls, Iowa

# The Villages - Key Map

Date:  
March 8, 2021







- 1. Entry Level Single Family
- 2. Entry Level Single Family
- 3. Move - Up Single Family
- 4. Move - Up Single Family
- 5. Upper / Custom Single Family
- 6. Upper / Custom Single Family



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6

### SINGLE FAMILY

The single-family neighborhoods will be a blend of traditional homes and contemporary design. Each neighborhood will have a mix of lot sizes and architectural styles.

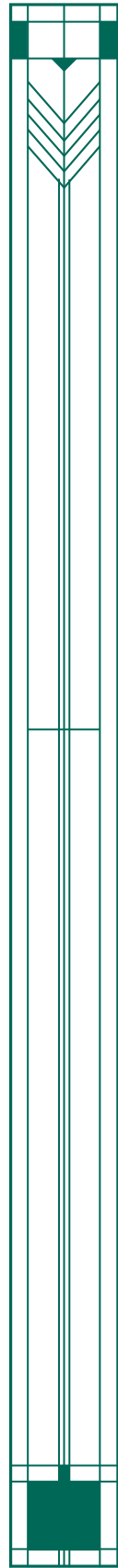
1. Minimum single story home shall be 1,200SF.
2. Minimum two story home shall be 1,600SF with a minimum first floor of 800SF.
3. Sideyard setback shall be 5'. All other setback requirements shall be per Cedar Falls ordinance
4. Fencing shall be per Cedar Falls ordinance. If chain link is used, it shall be black vinyl clad.
5. Garages that are separate from the main structure or attached by means of a garden room may have a second floor "granny flat" or work room with separate access.
6. Building Materials:
  - Exterior walls:
    - Siding; wood or vinyl clapboard
    - Brick; color range from red to brown and sand
    - Wood shingle
    - Native limestone
    - Hardi Plank
    - Cultured Stone
  - Roofing:
    - Composite shingles 30 year minimum
    - Wood shingles / shakes
    - Slate
    - Synthetic shake shingles
    - Metal roofing is not allowed

### 7. Landscape

- Hardscape patios shall be brick or concrete
- Wood decks shall be a natural color.
- Planting: Each single-family home shall have a minimum \$2,500 landscape package. The package shall consist of one 2.5" caliper shade tree in the rear yard; one 7'H. ornamental or evergreen tree in the front yard and a mix of shrubs, perennials and grasses.
- Street trees: Street trees shall be a minimum of 2.5" caliper and shall be planted in the parkway at the rate of one (1) tree per lot. On corner lots, two (2) street trees per lot shall be required.
- Perimeter: Where single-family lots abut a community road, a minimum 10' wide buffer planting will be provided. Buffer area shall include berming and planting. Berms shall be meandering and range in height from 2'-4'. Plantings shall be a mix of shade trees, ornamental and evergreen trees and shrubs and perennials. At time of planting, plants shall provide a minimum of 25% visual screen to the homes.



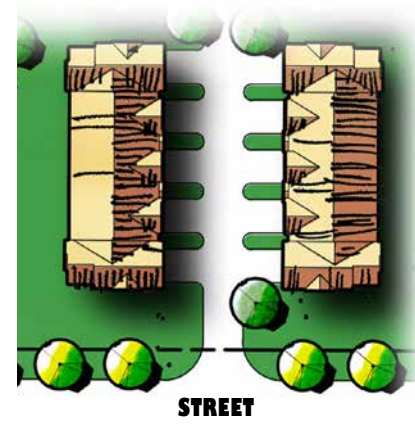




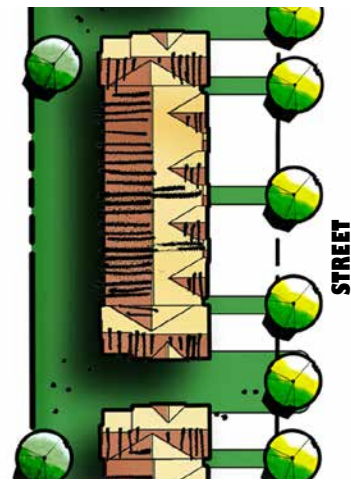
1. Alley loaded townhome style unit
2. Typical plan view showing alley loaded townhome style unit
3. Typical plan view showing traditional townhome style unit
4. Traditional townhome style unit



1



2



3



4

### ATTACHED SINGLE-FAMILY

The attached single-family neighborhoods will be a blend of traditional town homes and alley loaded court homes. Each neighborhood can have a mix of unit types and may have a mix of traditional and alley loaded homes.

1. Minimum single story home shall be 1,050SF.
2. Minimum two story home shall be 1,250SF.
3. Setback requirements shall be per Cedar Falls ordinance
4. Building Materials:

Exterior walls:

- Siding; wood or vinyl clapboard
- Brick; color range from red to brown and sand
- Wood shingle
- Native limestone
- Hardi Plank
- Cultured Stone

Roofing:

- Composite shingles 30 year minimum
- Wood shingles / shakes
- Slate
- Synthetic shake shingles
- Metal roofing is not allowed

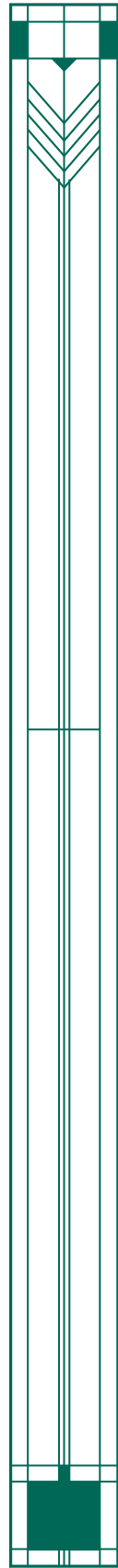
5. Landscape

- Hardscape patios shall be brick or concrete
- Wood decks shall be a natural color.
- Planting: Each unit shall have a minimum \$1,500 landscape package. Plants are encouraged to be native species or hybrids of native species.
- Street trees: Street trees shall

be a minimum of 2.5" caliper and shall be planted in the parkway at the rate outlined in Cedar Falls ordinances.

Item 5.





1. Typical 3-story multi-family units with underground parking
2. Typical 4-story multi-family units with underground parking
3. Typical 3-story multi-family units with at grade garage parking
4. Typical 3-story multi-family units with underground parking
5. Typical 3-story multi-family units with at grade garage parking



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### MULTI-FAMILY

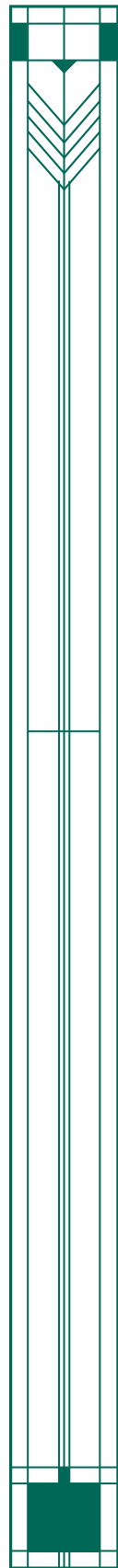
The multi-family neighborhoods may be a blend of rental and condominium units. Each neighborhood is intended to provide housing opportunities for those who do not wish to own a traditional home or town home or do not wish to purchase at their particular time in life.

1. Minimum unit size shall be 850SF.
2. Setback requirements shall be per Cedar Falls ordinances
3. Garages will be provided for minimum of 50% of all units. Garages may be internal to the main structure or in a separate location near the building.
4. Building Materials:
  - Exterior walls:
    - Siding; wood or vinyl clapboard
    - Brick; color range from red to brown and sand
    - Stucco / plaster
    - Wood shingle
    - Native limestone
    - Cultured Stone or approved equal shall be allowed in lieu of natural stone & full brick.
  - Roofing:
    - Composite shingles 30-year minimum
    - Wood shingles / shakes
    - Slate
    - Synthetic shake shingles
    - Metal roofing is not allowed.
6. Landscape
  - Hardscape patios shall be brick or concrete
  - Decks shall be cedar or redwood

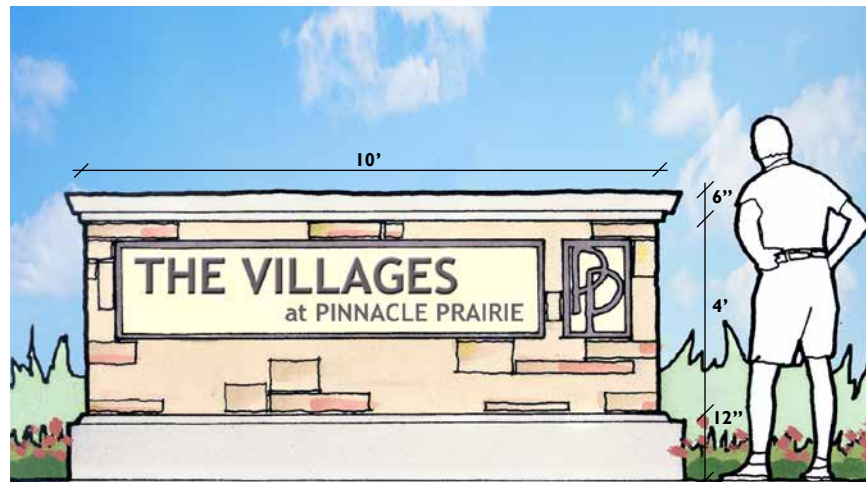
- Planting: Each unit shall have a minimum \$1,000 landscape package exclusive of sod or seed cost. Plants are encouraged to be native species of hybrids of native species.
- Street Trees: Street trees shall be a minimum of 2.5" caliper and shall be planted in the parkway at the rate of one (1) tree per 50' of frontage.
- Perimeter: Where multi-family lots abut a community road, a minimum 10' buffer planting area will be provided. Buffer will include berming and planting. Berms shall be meandering and range in height from 4'-8'. Plantings shall be a mix of shade trees, ornamental and evergreen trees, shrubs and perennials. At time of planting, plants shall provide a min. of 20% visual screen to the homes.



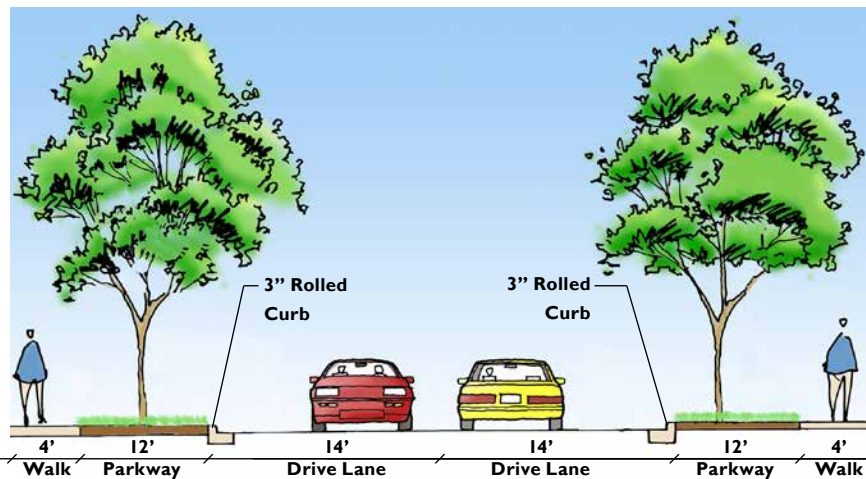




- 1. Typical residential neighborhood sign
- 2. Typical street section
- 3. Typical neighborhood park showing trail connection



1



2



3

### SIGNAGE

Signage will be allowed for each neighborhood and may be located at each entry from a community road.

Graphics may contain a logo and text may be no more than 24" in height.

- Placement will be as shown herein.
- Graphic fonts will be at purchaser's discretion.
- Advertising or other miscellaneous signage, except directional signs will not be allowed.

Signs will be constructed in accordance with the accompanying design. Materials will be native Anamosa limestone to match the "Community Gateway" shown elsewhere in this document.

### PARKS AND PATHWAYS

Pinnacle Prairie will be served by two parks. Each park will be developed with a tot lot, a sitting area with a 10'-12' shelter, and benches. A 6 foot pathway system will be developed throughout Pinnacle Prairie to provide bicycle and pedestrian connectivity between the various commercial and business uses, the open space amenities, and the neighborhoods of the project.

### COMMON AREA ASSOCIATION

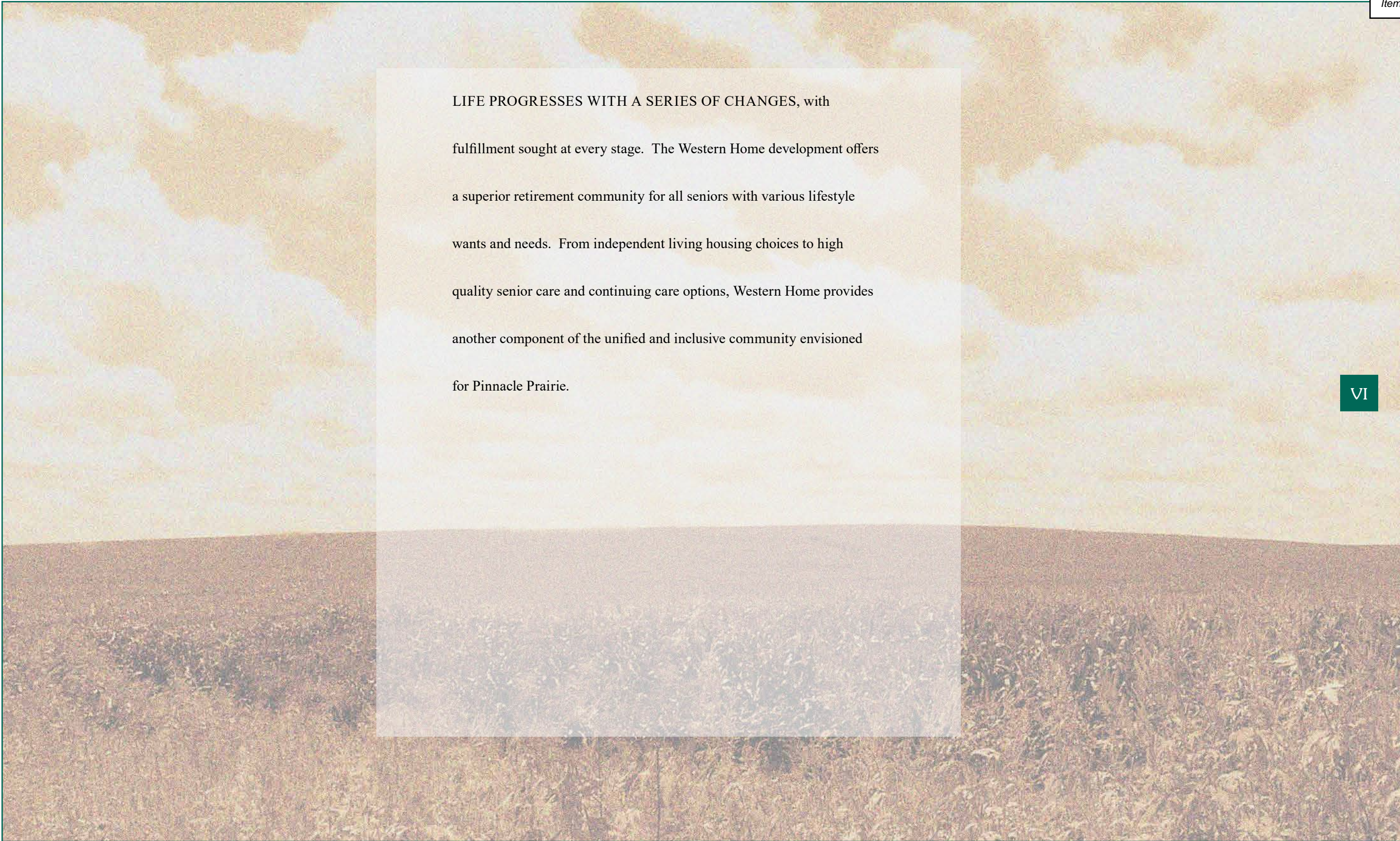
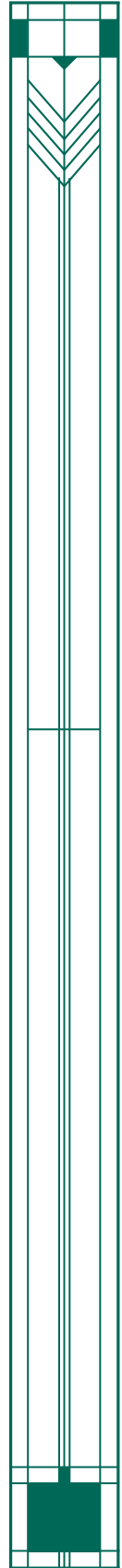
Each single family, attached single family and multi-family neighborhood will have a homeowners association for the maintenance of common areas, monument signage and buffers. Each residential area will also be part of the overall Master Pinnacle Prairie Association for the maintenance of the gateways, medians in major streets, stormwater management basins and parks.





LIFE PROGRESSES WITH A SERIES OF CHANGES, with fulfillment sought at every stage. The Western Home development offers a superior retirement community for all seniors with various lifestyle wants and needs. From independent living housing choices to high quality senior care and continuing care options, Western Home provides another component of the unified and inclusive community envisioned for Pinnacle Prairie.

VI



# PINNACLE PRAIRIE

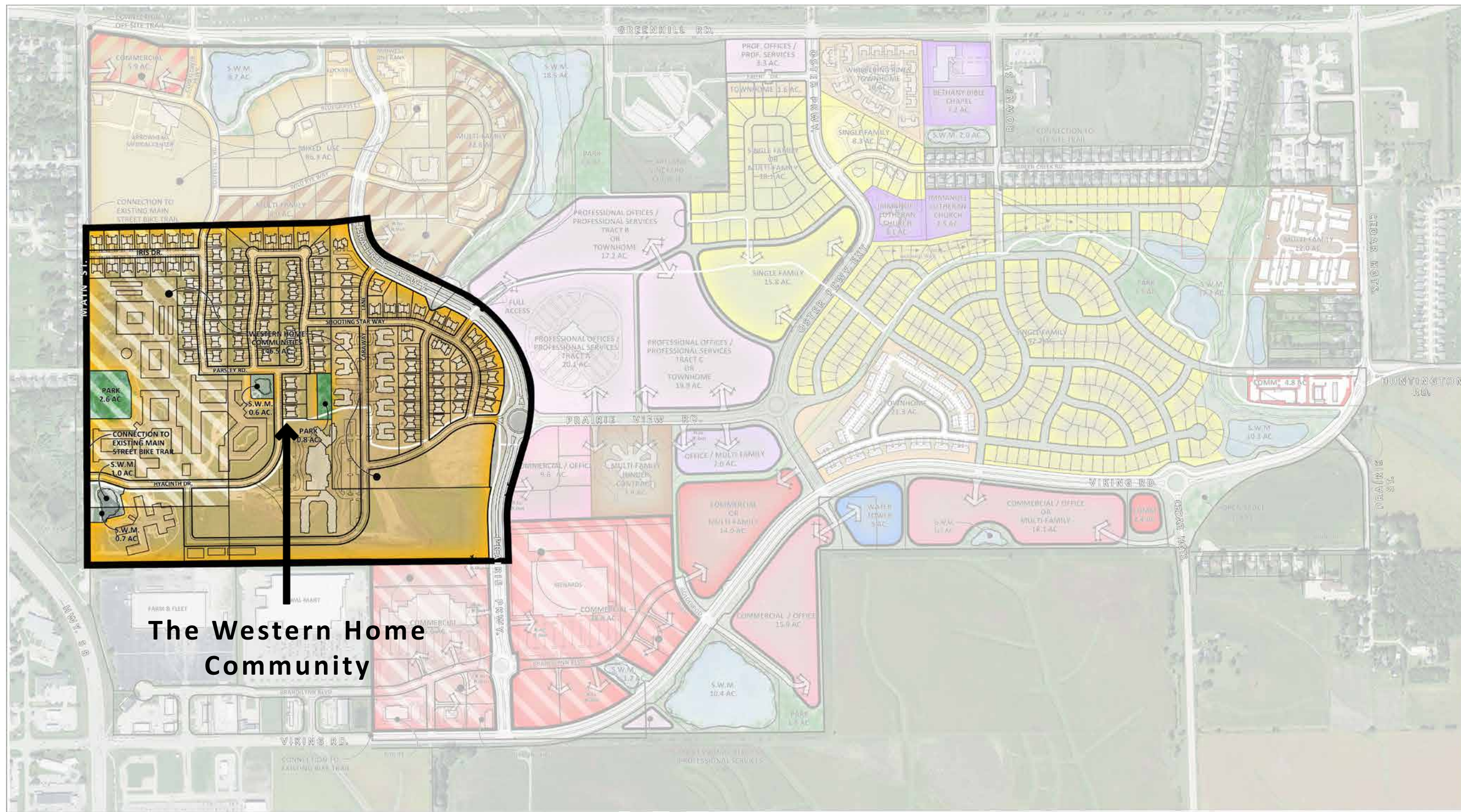
Cedar Falls, Iowa

Western Home

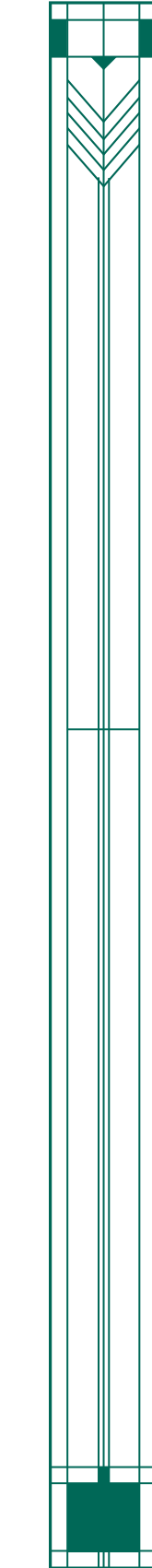
Date:  
March 8, 2021







**The Western Home Community**



**PINNACLE  
PRAIRIE**

Cedar Falls, Iowa

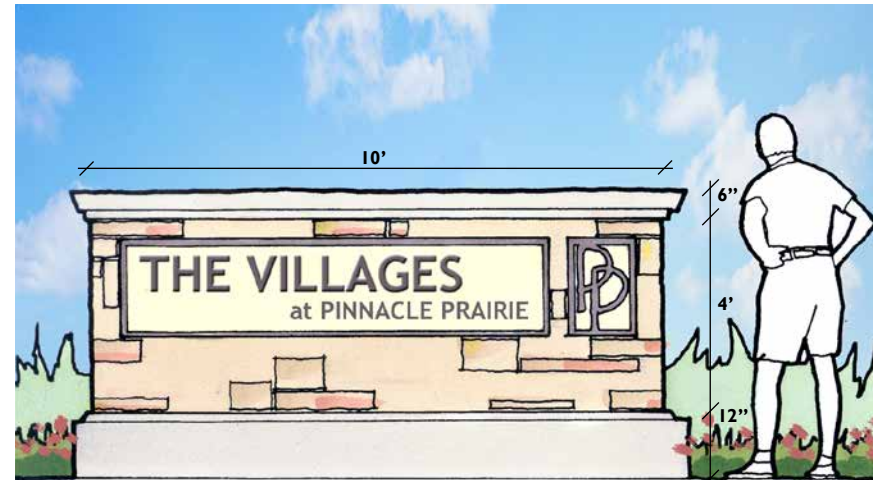
Western Home - Key Map

Date:  
March 8, 2021





- 1. Typical residential neighborhood sign
- 2. Western Home Master Plan



### APPLICABILITY

The guidelines and standards within Western Home section of the General Design Guidelines shall be applicable to any land that is within 100' if Prairie Parkway.

### BUILDINGS

Due to the importance of the Pinnacle Prairie frontage, all buildings will incorporate four sided architecture where the side and rear elevations of the homes or buildings will be of same quality of design and materials that are used on the front elevation.

### LANDSCAPE

- Hardscape patios shall be brick or concrete
- Wood decks shall be a natural color.
- **Planting:** Each single-family home shall have a minimum \$2,000 landscape package. The package shall consist of one 2.5" caliper shade tree in the rear yard; one 7'H. ornamental or evergreen tree in the front yard and a mix of shrubs, perennials and grasses. Plants are encouraged to be native species or hybrids of native species.
- **Street trees:** Street trees shall be a minimum of 2.5" caliper and shall be planted in the parkway at the rate of one (1) tree per lot. On corner lots, two (2) street trees per lot shall be required.
- **Perimeter:** Where residential units abut Prairie Parkway, a minimum 10' wide buffer planting will be provided. Buffer area shall include berming and planting. Berms shall be meandering and range in height from 2'-4'. Plantings shall be a mix of shade trees, ornamental and evergreen trees and shrubs and perennials. At time of planting, plants shall provide a minimum of 25% visual screen to the homes.

### SIGNAGE

Signage will be allowed for each neighborhood and may be located at each entry from a community road.

Graphics may contain a logo and text may be no more than 24" in height.

- Placement will be as shown herein.
- Graphic fonts will be at purchaser's discretion
- Advertising or other miscellaneous signage, except directional signs will not be allowed.

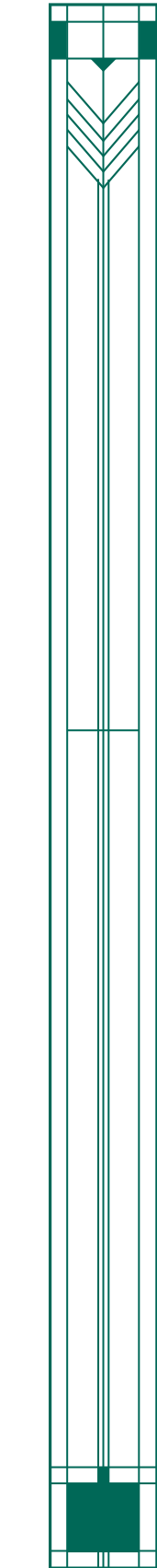
Signs will be constructed in accordance with the accompanying design. Materials will be native Anamosa limestone to match the "Community Gateway" shown elsewhere in this document.

### PATHWAYS

A bike path will be developed through Western Home along Western Boulevard that will connect to the bike path along South Main Street and Prairie Parkway. This bike path will provide bicycle and pedestrian connectivity between commercial uses, open space amenities and the neighborhoods of the project.

### COMMON AREA ASSOCIATION

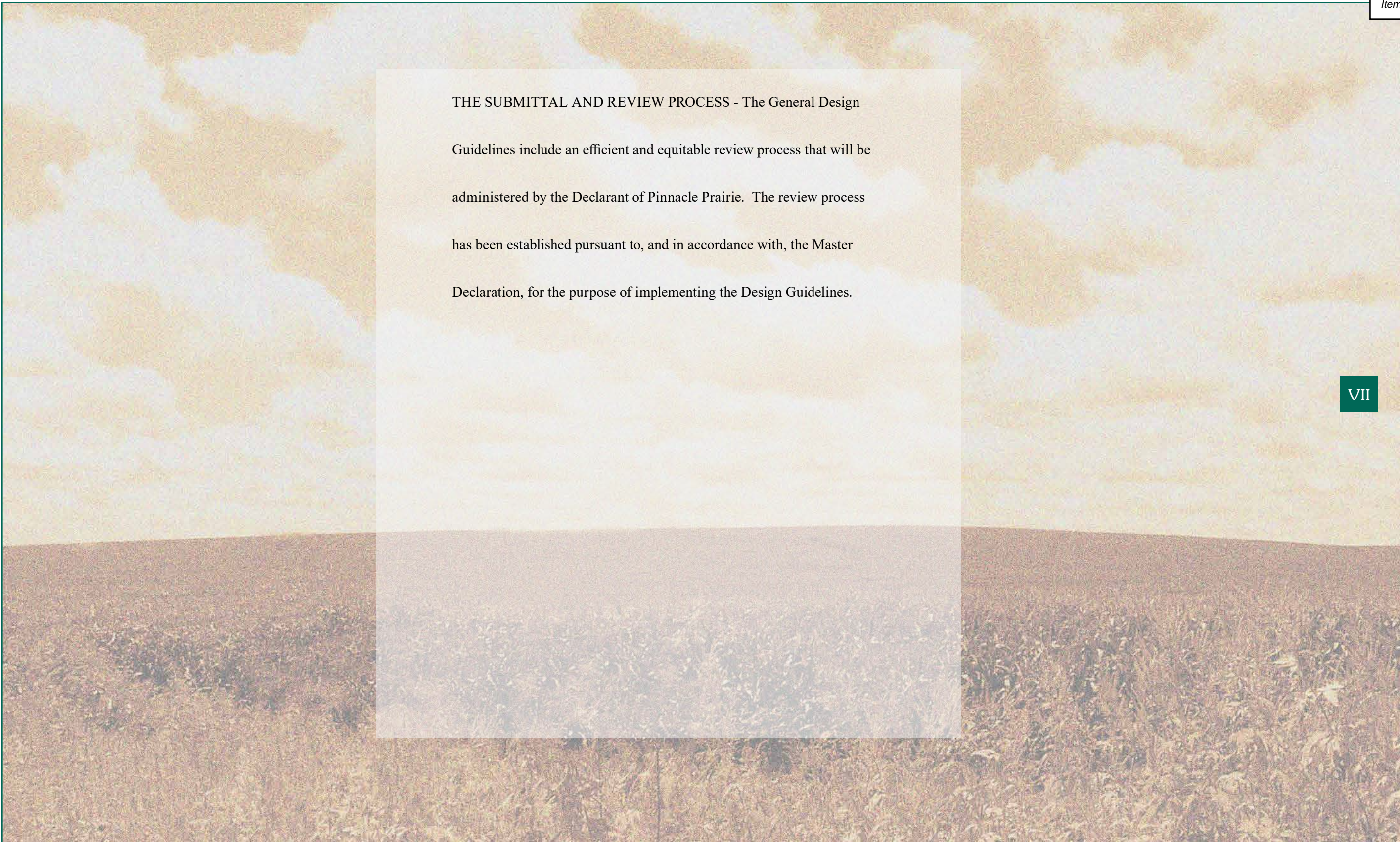
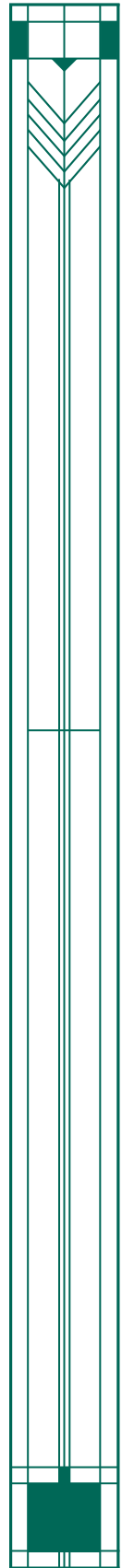
Western Home will be a member of the overall Master Pinnacle Prairie Association for the maintenance of common areas, stormwater management basins, gateways, common open space and parks.





THE SUBMITTAL AND REVIEW PROCESS - The General Design Guidelines include an efficient and equitable review process that will be administered by the Declarant of Pinnacle Prairie. The review process has been established pursuant to, and in accordance with, the Master Declaration, for the purpose of implementing the Design Guidelines.

VII



**PINNACLE  
PRAIRIE**

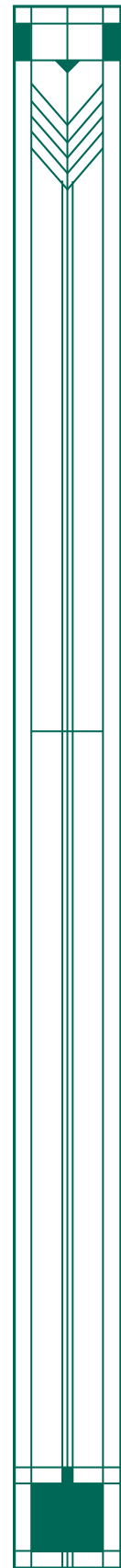
Cedar Falls, Iowa

The Submittal and Review Process

Date:  
March 8, 2021







**I. Example Application**

**DEVELOPMENT APPROVAL APPLICATION**

Applicant shall submit plans for review as outlined in the Pinnacle Prairie Review and Submittal Process, as outlined on Page 18.

List the specific documents being submitted:

- 1) \_\_\_\_\_
- 2) \_\_\_\_\_
- 3) \_\_\_\_\_
- 4) \_\_\_\_\_
- 5) \_\_\_\_\_
- 6) \_\_\_\_\_

Builder/Developer: \_\_\_\_\_ Contact Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Telephone: \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

Date Submitted: \_\_\_\_\_

Approval Status:

- Approved as submitted, no resubmittal required
- Approved as noted, no resubmittal required
- Approved as noted, resubmittal required
- Rejected, resubmittal required

Reviewed by: \_\_\_\_\_

Date Reviewed: \_\_\_\_\_

Comments: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

I

**THE REVIEW AND SUBMITTAL PROCESS**

All proposed building and development within of Pinnacle Prairie must be reviewed and approved by the Declarant prior to seeking development approval from the City of Cedar Falls. The Declarant will review each builder's development package for conformance to the Design Guidelines, and will review individual homeowner's submittals using the same standards.

All reviews, substitutions and approvals by the Declarant will be considered binding and final.

The Declarant will have authority over both new construction and exterior remodels, additions and other improvements.

**I. PRE-SUBMITTAL MEETING**

Prior to submitting plans for approval, the Applicant is encouraged to meet with the Declarant to informally discuss Applicant's plans. The Declarant will be available to help interpret the standards and offer suggestions about the applicant's design concepts. The Applicant is urged to meet with the Declarant as early as possible to assist in the Applicant's decision to build in Pinnacle Prairie.

**II. SUBMITTAL**

Applicant shall submit a master set of development plans to the Declarant of Pinnacle Prairie. The submittal for development within the Prairie Business Park and Prairie Commercial District shall

include one full size set of plans and one electronic copy of the following documents:

1. Architectural Elements:
  - a. Design drawings of front, side and rear elevations of buildings
  - b. Description/Illustrations of representative exterior building materials/manufacturers
  - c. Product brochures/collateral of front, side and rear elevations' materials
2. Site Plan including:
  - a. Building and parking area locations
  - b. Walks
  - c. Setbacks
  - d. Type and location of light poles
  - e. Dumpster locations and screening
3. Landscape Plan including:
  - a. Location of buildings, parking areas, walks and any other paved surfaces
  - b. Quantity and location of required trees, shrubs, perennials, groundcovers and turf
  - c. Ground contours
  - d. Point tabulation based on City of Cedar Falls point system

The submittal for development within The Villages or Western Home shall consist of one full size set of plans and one electronic copy of the following documents:

1. Preliminary Plat including:
  - a. Street layout

- b. Lots
  - c. Setbacks
  - d. Common areas
  - e. Walks and bike paths
2. Landscape Plan including:
    - a. Location of buildings or lots, parking areas, walks and other paved surfaces
    - b. Quantity and locations of proposed trees, shrubs, perennials, groundcovers, and turf
    - c. Ground contours
  3. Copy of proposed Covenants, Conditions and Restrictions

Note: Architectural construction documents are not required for pre-permit design approval.

**III. REVIEW AND EVALUATION**

Within 14 calendar days of receipt, the Declarant shall evaluate the applicant's plans for conformance to the Pinnacle Prairie Design Guidelines and return one original package with an approval status together with any deficiencies so noted on the documents. The approval status may be any one of the following:

- Approved as submitted, no resubmittal required.
- Approved as noted, no resubmittal required. (In this case, specific elements that are deemed deficient will be identified. Provided the noted deficiencies are addressed in the permit submittal, the plans will be approved for permit.)
- Approved as noted, resubmittal is required. (In

this case, specific elements that are deemed deficient will be identified so that they may be addressed and verified in the subsequent resubmittal.)

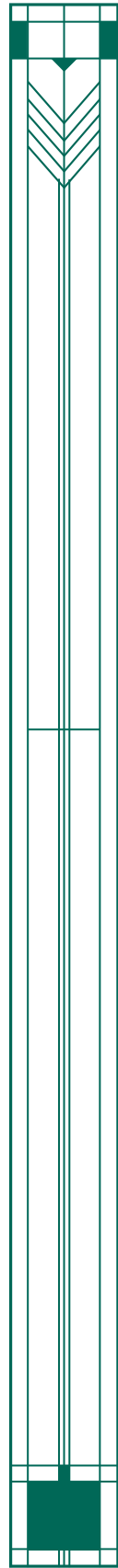
- Rejected, resubmittal is required. (In this case, specific elements that are deemed deficient will be identified so that they may be addressed and verified in the subsequent resubmittal.)

Notwithstanding the forgoing, the Declarant shall have final discretion to deviate from these guidelines to take into account the use, building lines, topography of the lot, access points, etc.

**IV. CITY APPROVAL**

Once the Applicant's plans have been approved by the Declarant, no further design approval from the Declarant shall be required. The Applicant may proceed through the typical City of Cedar Falls development approval process. The City of Cedar Falls will review the submitted plans for conformance to the City's codes and ordinances. The City will be responsible to enforce zoning standards, setbacks, building construction and codes, and minimum landscape standards. All architectural, landscaping and site plans shall be at the discretion of the Declarant.





1. *Quercus macrocarpa* - Bur Oak
2. *Acer saccharum* - Sugar Maple
3. *Tilia cordata* - Littleleaf Linden
4. *Ulmus x sp.* - Disease-Resistant Elm
5. *Quercus alba* - White Oak
6. *Gleditsia triacanthos* - Honeylocust
7. *Carya ovata* - Shagbark Hickory
8. *Pseudotsuga menziesii* - Douglas Fir
9. *Pinus strobus* - Eastern White Pine



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**DECIDUOUS TREES**

**Street trees:** all streets will have parkway trees at 40' on center and minimum 2.5" caliper size.

**Shade trees:** shall be 2.5"- 4" cal. with no more than 50% of the trees in any one caliper size.

**Plant Palette:**

- Acer x fremanii* - Freeman Maple cultivars
- Acer saccharum* - Sugar Maple
- Carya ovata* - Shagbark Hickory
- Celtis occidentalis* - Common Hackberry
- Gleditsia triacanthos* - Honeylocust
- Gymnocladus dioicus* - Kentucky Coffeetree
- Juglans nigra* - Black Walnut
- Quercus alba* - White Oak
- Quercus bicolor* - Swamp White Oak
- Quercus macrocarpa* - Bur Oak
- Quercus rubra* - Red Oak
- Platanus x acerifolia* - London Planetree
- Populus tremuloides* - Quaking Aspen
- Tilia americana* - American Linden
- Tilia cordata* - Littleleaf Linden
- Ulmus x sp.* - Disease-resistant Elm

**EVERGREEN TREES / SHRUBS**

**Evergreen trees/shrubs:**

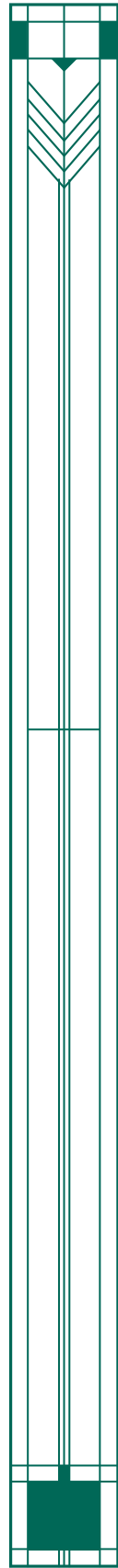
Evergreen trees shall be a mix of 6'-10' in height at time of installation with more than 50% of any one size. Shrubs shall be a minimum of 30" in height or spread depending on species.

**Plant Palette:**

- Juniperus communis sp.* - Common Juniper cultivars
- Juniperus virginiana* - Eastern Red Cedar
- Juniperus chinensis sp.* - Chinese Juniper
- Picea glauca* - Black Hills Spruce
- Picea pungens* - Colorado Spruce
- Pinus strobus* - White Pine
- Pinus nigra* - Austrian Pine
- Pseudotsuga menziesii* - Douglas Fir
- Thuja occidentalis* - Eastern Arborvitae







1. *Aronia arbutifolia* - Red Chokeberry
2. *Viburnum trilobum* - American Cranberry Viburnum
3. *Cornus racemosa* - Gray Dogwood
4. *Hamamelis virginiana* - Common Witchhazel
5. *Amelanchier canadensis* - Shadblow Serviceberry
6. *Cercis canadensis* - Eastern Redbud
7. *Euonymus alatus* - Burning Bush
8. *Rhus aromatica* - Gro-Low Sumac
9. *Syringa meyeri 'Palibin'* - Dwarf Korean Lilac



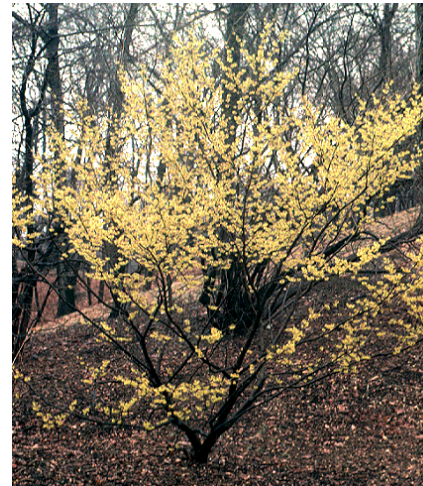
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**ORNAMENTAL TREES**

Ornamental trees shall vary in height from 6'-10' and generally be used in multi-stem form.

**Plant Palette:**

- Acer ginnala* - Amur Maple
- Alnus glutinosa* - Black Alder
- Amelanchier canadensis* - Shadblow Serviceberry
- Betula Nigra* - River Birch
- Betula papyrifera* - Paper Birch
- Carpinus caroliniana* - American Hornbeam
- Cercis canadensis* - Eastern Redbud
- Crataegus crus-gali var. inermis* - Thornless Cockspur Hawthorn
- Hamamelis virginiana* - Common Witchhazel
- Malus sp.* - Flowering Crabapple cultivars
- Ostrya virginiana* - American Hophornbeam
- Prunus americana* - American Plum
- Prunus serotina* - Black Cherry
- Viburnum prunifolium* - Blackhaw Viburnum

**DECIDUOUS SHRUBS**

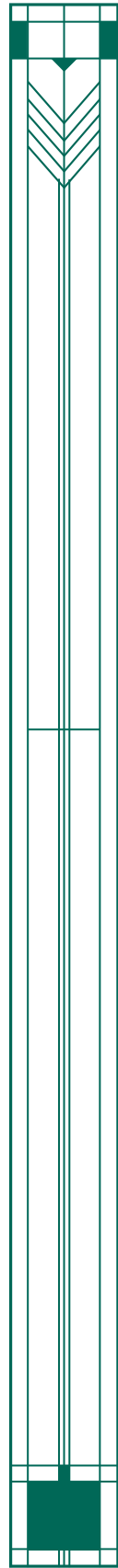
Shrubs shall be a minimum 24" in height at time of planting.

**Plant Palette:**

- Aronia arbutifolia* - Red Chokeberry
- Cornus alternifolia* - Pagoda Dogwood
- Cornus sericea* - Redtwig Dogwood cultivars
- Cornus racemosa* - Gray Dogwood
- Diervilla lonicera* - Dwarf Bush Honeysuckle
- Euonymus alatus* - Burning Bush
- Ilex verticillata* - Winterberry
- Myrica pennsylvanica* - Northern Bayberry
- Physocarpus opulifolius* - Common Ninebark
- Rhus aromatica* - Gro-Low Sumac
- Rhus glabra* - Smooth Sumac
- Rhus typhina* - Staghorn Sumac
- Rosa spp.* - Shrub Rose cultivars
- Spirea japonica sp.* - Spirea
- Symphoricarpus albus* - Snowberry
- Symphoricarpus orbiculatus* - Indiangrant Coralberry
- Syringa meyeri 'Palibin'* - Dwarf Korean Lilac
- Viburnum dentatum* - Arrowwood Viburnum
- Viburnum trilobum* - American Cranberry Viburnum







1. *Liatris pycnostachy* - Prairie Blazing Star
2. *Echinacea purpurea* - Purple Coneflower
3. *Heuchera micrantha* 'Palace Purple' - Palace Purple Coral Bells
4. *Leucanthemum 'Becky'* - Becky Shasta Daisy
5. *Equisetum hyemale* - Scouringrush
6. *Andropogon gerardii* - Big Bluestem
7. *Panicum virgatum* - Switch Grass
8. *Sedum spectabile 'Neon'* - Neon Sedum
9. *Rudbeckia hirta* - Black Eyed Susan



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**PERENNIALS / GRASSES**  
 These are the preferred plant for the landscape, as they require little maintenance or irrigation. Plantings shall be minimum of 1/2 gallon containers at time of installation and spaced 18" on center. Mulch to be shredded hardwood bark mulch no more than 2" in depth.

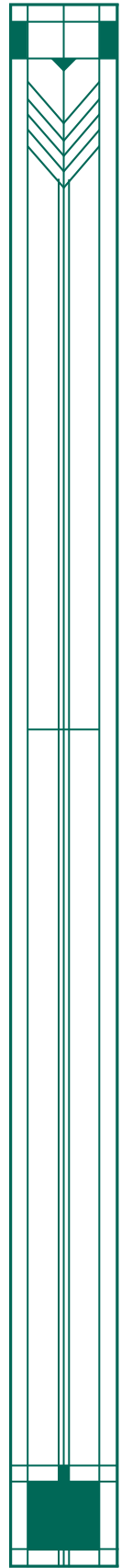
**Plant Palette:**

- Acorus calamus* - Sweet Flag
- Aquilegia canadensis* - American Columbine
- Andropogon gerardii* - Big Bluestem
- Andropogon scoparius* - Little Bluestem
- Asclepias incarnata* - Swamp Milkweed
- Aster novae-angliae* - New England Aster
- Baptisia sp.* - False Indigo
- Bouteloua curtipendula* - Sideoats Grama
- Calamagrostis acutifolia 'Karl Foerster'* - Karl Foerster Grass
- Calamagrostis canadensis* - Blue Joint Grass
- Carex species* - Sedges
- Coreopsis sp.* - Coreopsis
- Echinacea pallida* - Pale Purple Coneflower
- Echinacea purpurea* - Purple Coneflower
- Equisetum hyemale* - Scouringrush
- Filipendula rubra* - Queen of the Prairie
- Hemerocallis sp.* - Daylily

- Heuchera micrantha 'Palace Purple'* - Palace Purple Coral Bells
- Iris virginica var. shrevei* - Wild Blue Flag Iris
- Leucanthemum 'Becky'* - Becky Shasta Daisy
- Liatris pycnostachya* - Prairie Blazing Star
- Lobelia siphilitica* - Brat Blue Lobelia
- Miscanthus sinensis 'Purpurascens'* - Purple Flame Grass
- Nepeta racemosa* - Walker's Low Catmint
- Panicum virgatum* - Switch Grass
- Physostegia virginiana* - Obedient Plant cultivars
- Ratibida pinnata* - Yellow Coneflower
- Rudbeckia hirta* - Black-eyed Susan
- Scirpus species* - Bulrushes
- Sedum spectabile 'Neon'* - Neon Sedum
- Silphium laciniatum* - Compass Plant
- Silphium terebinthinaceum* - Prairie Dock
- Solidago species* - Goldenrod
- Sorghastrum nutans* - Indian Grass
- Sporobolus heterolepis* - Prairie Dropseed
- Uniola latifolia* - Northern Sea Oats
- Verbena hastata* - Blue Vervain







# PINNACLE PRAIRIE

Cedar Falls, Iowa

Owner:



Master Developer:



4501 Prairie Parkway  
Cedar Falls, IA 50613  
Phone 319.277.8000  
Fax 319.277.8080

23

Land Planner / Landscape Architecture:



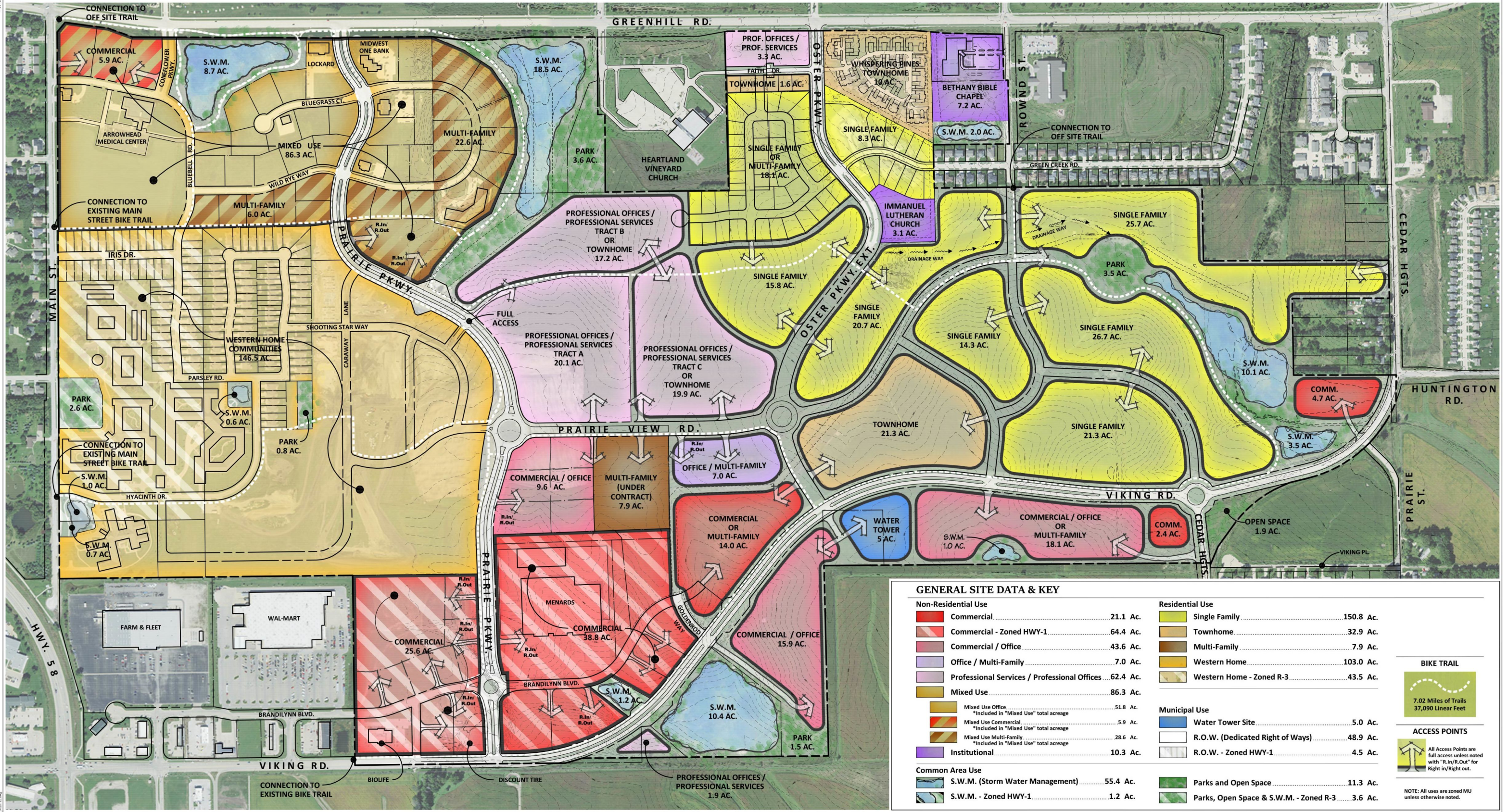
*Schoppe Design Associates, Inc.*

LAND PLANNING & LANDSCAPE ARCHITECTURE  
126 S. Main Street  
Oswego, IL 60543  
Phone 630.551.3355  
www.schoppedesign.net

Date:  
March 8, 2021







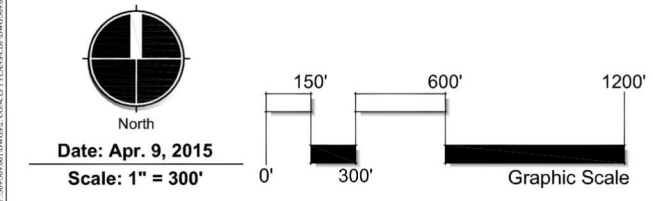
**GENERAL SITE DATA & KEY**

<b>Non-Residential Use</b>			
Commercial	21.1 Ac.	Residential Use	
Commercial - Zoned HWY-1	64.4 Ac.	Single Family	150.8 Ac.
Commercial / Office	43.6 Ac.	Townhome	32.9 Ac.
Office / Multi-Family	7.0 Ac.	Multi-Family	7.9 Ac.
Professional Services / Professional Offices	62.4 Ac.	Western Home	103.0 Ac.
Mixed Use	86.3 Ac.	Western Home - Zoned R-3	43.5 Ac.
Mixed Use Office	51.8 Ac.		
Mixed Use Commercial	5.9 Ac.	<b>Municipal Use</b>	
Mixed Use Multi-Family	28.6 Ac.	Water Tower Site	5.0 Ac.
Institutional	10.3 Ac.	R.O.W. (Dedicated Right of Ways)	48.9 Ac.
		R.O.W. - Zoned HWY-1	4.5 Ac.
<b>Common Area Use</b>			
S.W.M. (Storm Water Management)	55.4 Ac.	Parks and Open Space	11.3 Ac.
S.W.M. - Zoned HWY-1	1.2 Ac.	Parks, Open Space & S.W.M. - Zoned R-3	3.6 Ac.

**BIKE TRAIL**  
7.02 Miles of Trails  
37,090 Linear Feet

**ACCESS POINTS**  
All Access Points are full access unless noted with "R.In/R.Out" for Right In/Right Out.

NOTE: All uses are zoned MU unless otherwise noted.



# MASTER PLAN

**LOCKARD**  
4501 Prairie Parkway, Cedar Falls, IA 50613  
(319) 277-8000

**Oster Partners**

**sda**  
**Schoppe Design Associates, Inc.**  
LAND PLANNING & LANDSCAPE ARCHITECTURE

126 S. Main Street  
Oswego, IL 60543  
p: 630 551-33  
f: 630 551-36  
schoppedesign.r



Prepared by: Karen Howard, Planning & Community Services Manager, 220 Clay Street, Cedar Falls, IA 50613 (319) 273-8600

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE REPEALING SECTION 26-118,  
DISTRICT BOUNDARIES OF DIVISION I GENERALLY  
OF ARTICLE III DISTRICT AND DISTRICT  
REGULATIONS OF CHAPTER TWENTY-SIX (26), ZONING,  
OF THE CODE OF ORDINANCES, OF THE CITY OF CEDAR FALLS, IOWA,  
AND RE-ENACTING SAID SECTION 26-118 OF SAID ORDINANCE, AS  
AMENDED, SO AS TO APPLY AND INCLUDE THE  
CHANGE IN THE ZONING MAP OF THE CITY OF  
CEDAR FALLS, IOWA, AS PROVIDED BY THIS ORDINANCE.

WHEREAS, a proposal was submitted to the Cedar Falls Planning and Zoning Commission to rezone approximately 3 acres of property from R-1 Residence District to MU, Mixed Use Residential District; and approximately 12 acres of property from A-1 Agricultural District to MU, Mixed Use Residential District, more specifically described below; and

WHEREAS, said MU, Mixed Use Residential District, allows for development flexibility according to a master plan to ensure that the area is developed in an orderly manner according to the principles of the Cedar Falls Comprehensive Plan; and

WHEREAS, said area shall be incorporated into the larger Pinnacle Prairie Master Plan, which has been amended to include said 15 acres, which amended master plan has been submitted with the rezoning application, the principles and provisions of which will be incorporated into a developmental procedures agreement between the City and the owners of the property, which will be considered for adoption in a separate action by resolution concurrent with this rezoning;

WHEREAS, the Planning and Zoning Commission considered the rezoning request and proposed elements of the amended Pinnacle Prairie MU Master Plan and find that said rezoning and amended master plan is consistent with the City of Cedar Falls Comprehensive Plan and the intent of the MU Mixed Use Residential District;

WHEREAS, the City Planning and Zoning Commission of the City of Cedar Falls, Iowa, finds that the rezoning (Case #RZ21-001) is consistent with the adopted Comprehensive Plan of the City of Cedar Falls and therefore has recommended to the City Council of the City of Cedar Falls, Iowa, that all that area described below shall be removed from the A-1 Agricultural District and the R-1 Residence District and placed in the MU, Mixed Use Residential District, as follows:



Legal Description

The West 110 feet of Lot 1; Lots 2, 3, and 4 except that part deeded to the City of Cedar Falls, Iowa in 565 CLD 326 for street purposes, all in “Ideal Acres” in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

AND

The North 528 feet of Lot 13, all in “Ideal Acres” in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

And

WHEREAS, the City Council of the City of Cedar Falls, Iowa, deems it to be in the best interests of the City of Cedar Falls, Iowa, that said proposal be made and approved; and

WHEREAS, the said Section 26-118, District Boundaries of Division I, Generally, of Article III, Districts and District Regulations, of Chapter Twenty-Six (26), Zoning, of the Code of Ordinances of the City of Cedar Falls, Iowa, provides that the zoning map of the City of Cedar Falls, Iowa, attached thereto, is incorporated into and made a part of said Ordinance;

WHEREAS, notice of public hearing has been published, as provided by law, and such hearing held on the proposed amendment; now, therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CEDAR FALLS, IOWA:

Section 1. That the following described real estate:

Legal Description

The West 110 feet of Lot 1; Lots 2, 3, and 4 except that part deeded to the City of Cedar Falls, Iowa in 565 CLD 326 for street purposes, all in “Ideal Acres” in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

AND

The North 528 feet of Lot 13, all in “Ideal Acres” in Black Hawk County, Iowa (now in the City of Cedar Falls, Iowa)

Be and the same is hereby removed from the A-1 Agricultural District and the R-1 Residence District and added to the MU, Mixed Use Residential District.

Section 2. That the zoning map of the City of Cedar Falls, Iowa, be and the same is hereby amended to show the property described in Section 1, above, as now being in the MU, Mixed Use Residential District, and the amended map is hereby ordained to be the zoning map of the City of Cedar Falls, Iowa, as amended.

Section 3. That said Section 26-118, District Boundaries of Division I, Generally, of Article III, Districts and District Regulations, of Chapter Twenty-Six (26), Zoning, of the Code of Ordinances of the City of Cedar Falls, Iowa, be and the same is hereby repealed and hereby re-enacted in the identical language as the same now is, in order that the same shall apply to and include the change hereby made in the zoning map of the City of Cedar Falls, Iowa.



INTRODUCED: \_\_\_\_\_ May 17, 2021 \_\_\_\_\_

PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_

PASSED 2<sup>ND</sup> CONSIDERATION: \_\_\_\_\_

PASSED 3<sup>RD</sup> CONSIDERATION: \_\_\_\_\_

ADOPTED: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Robert M. Green, Mayor

\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION EXTENDING A FACE MASK MANDATE FOR THE  
CITY OF CEDAR FALLS, IOWA**

**WHEREAS**, we, the elected representatives of the City of Cedar Falls, took an oath to uphold and defend the Constitution of the United States and the Constitution of the State of Iowa, and

**WHEREAS**, the emergence of the novel coronavirus, SARS-CoV-2, that causes the disease COVID-19, can result in serious illness or death and can easily be spread from person to person, and

**WHEREAS**, on January 31, 2020, the United States Department of Health and Human Services declared a national public health emergency related to the dangers posed by COVID-19, and

**WHEREAS**, on March 9, 2020, the Governor of the State of Iowa, Kim Reynolds, signed a proclamation of disaster emergency for the entire State of Iowa based on the increasing numbers in the State of Iowa testing positive for COVID-19, and

**WHEREAS**, on March 11, 2020, the World Health Organization declared the COVID-19 outbreak to be a worldwide pandemic, and

**WHEREAS**, on March 13, 2020, the President of the United States signed an emergency declaration under the Robert T. Stafford Disaster Relief and Emergency Assistance Act authorizing emergency response measures in all fifty states in response to COVID-19, and

**WHEREAS**, the most current local data relating to COVID-19 as provided by the Iowa Department of Public Health (“IDPH”) and the Black Hawk County Department of Public Health (“BHCDPH”) show that the State of Iowa and Black Hawk County continue to experience significant community spread of this disease, and

**WHEREAS**, the City of Cedar Falls, Iowa has a compelling interest to protect the lives of its residents, and

**WHEREAS**, Article III, Section 38A of the Iowa Constitution grants municipalities the power to determine their local affairs and government not inconsistent with the laws of the general assembly, and

**WHEREAS**, Chapter 364 of the Iowa Code reaffirms the constitutional grant of home rule authority to municipalities “to exercise any power and perform any function it deems appropriate to protect and preserve the rights, privileges, and property of the city of its residents, and to preserve and improve the peace, safety, health, welfare, comfort and convenience of its residents”, and

**WHEREAS**, a city “may exercise its general powers subject only to limitations expressly imposed by state or city law,” and the exercise of a city power “is not inconsistent with a state law unless it is irreconcilable with the state law.” Iowa Code section 364.2(2) and (3), and

**WHEREAS**, a city may set standards and requirements which are higher or “more stringent than those imposed by state law, unless a state law provides otherwise.” Iowa Code Section 364.3(3)(a); City of Des Moines v. Gruen, 457 N.W.2d 340, 343 (Iowa 1990); Bryan v. City of Des Moines, 261 N.W.2d 685, 687 (Iowa 1978), and



**WHEREAS**, the Center of Disease Control (“CDC”), the IDPH, and BHCDPH, have all determined and encouraged that face coverings are an critical tool in the fight against COVID-19 that could reduce the spread of the virus particularly when used universally within a community, and

**WHEREAS**, the IDPH’s reopening guidance advises that members of the public consider the use of cloth face coverings when distancing is not possible because wearing a face covering in public places where social distancing measures are difficult can help slow the spread of COVID-19, and

**WHEREAS**, a requirement that persons in the City of Cedar Falls, Iowa wear face coverings is essential to reducing the risk of transmission of COVID-19, and necessary to protect the health, welfare, and safety of residents and visitors and to accelerate local recovery efforts, and

**WHEREAS**, a requirement that persons wear a face covering is generally not irreconcilable with the Governor’s proclamations and the guidance of the Iowa Department of Public Health, and

**WHEREAS**, this resolution is not meant to be stigmatizing or punitive and is in the best interest of the health, welfare, and safety, and economic recovery of the City of Cedar Falls, Iowa and its residents.

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, as follows:

Section 1. Every person in the City of Cedar Falls, Iowa must wear a face covering when:

- a) In public, as opposed to one’s place of residence, when one cannot stay six (6) feet apart from others.
- b) Inside any indoor public settings, including but not limited to:
  1. Grocery stores
  2. Pharmacies
  3. Hardware stores
  4. Retail stores
  5. Other public settings that are not one’s place of residence and when among people who do not live in the same household
  6. City buildings
- c) Outside if maintaining a distance of six (6) feet apart is not possible
- d) Using public transportation or private car services (including taxis, ride share, or carpooling)

Section 2. No business that is open to the public may provide service to a customer or allow a customer to enter its premises, unless the customer is wearing a face covering as required by this resolution, and businesses that are open to the public must post signs at entrance(s) instructing customers of their obligations to wear a face covering while inside.

Section 3. Those who are exempt from wearing a face covering are:

- a) Persons younger than 5 years of age.
- b) Anyone who has trouble breathing, on oxygen therapy, or ventilator.
- c) Anyone who is unconscious, incapacitated, or otherwise unable to remove their face covering without assistance.
- d) Anyone who has been told by a medical, legal, or behavioral health professional not to wear face coverings.
- e) Anyone actively engaged in a public safety role, including but not limited to law



enforcement, firefighters, or emergency medical personnel.

Section 4. Places and times where persons are exempt from wearing a face covering:

- a) While traveling in a personal vehicle alone or with only household members.
- b) While a person is alone or with only household members.
- c) While exercising at moderate or high intensity e.g. swimming, jogging, biking.
- d) While seated at a food establishment in the process of eating or drinking.
- e) While obtaining a service that would require temporary removal of the person's face covering.
- f) When federal or state law prohibits wearing a face covering or requires the removal of a face covering.

Section 5. If a cloth face covering is chosen, appropriate use of a cloth face covering includes:

- a) A snug fit, but comfortable against the side of the face.
- b) Completely covers the nose and mouth.
- c) Is secured with ties or ear loops.
- d) Includes multiple layers of fabric.
- e) Allows for breathing without restriction.
- f) Can be laundered and machine dried without damage or change in shape.

Section 6. This resolution shall be effective immediately upon signing by the Mayor and expires at 11:59 PM on the 23<sup>rd</sup> day of June, 2021. Upon its effective date this resolution replaces and supersedes Resolution #22,097 dated September 8, 2020, and extended by Resolution #22,140 dated October 19, 2020, Resolution #22,193 dated December 7, 2020, Resolution #22,227 dated January 19, 2021, Resolution #22,272 dated March 1, 2021, and Resolution #22,307 dated April 5, 2021. Prior to the expiration of this resolution, the City Council of the City of Cedar Falls, Iowa may extend the mandate by adopting a new resolution.

Section 7. If any provision of this resolution is in irreconcilable conflict with a specific directive in the Governor's proclamation then in effect as it pertains to the wearing of a mask or face covering, the Governor's proclamation shall prevail.

Section 8. If any section, provision, or part of this resolution is adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the resolution as a whole or any section, provision, or part of this resolution not adjudged invalid or unconstitutional.

**PASSED AND ADOPTED** this 17<sup>th</sup> day of May, 2021.

**ATTEST:**

\_\_\_\_\_  
Robert M. Green, Mayor

\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk



**Instructions on the reverse side**

For period (MM/DD/YYYY) 7/1/2021 through June 30, 2022

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

**Business Information:**

Trade Name/DBA Dollar General Store #14417  
Physical Location Address 2921 Center St City Cedar Falls ZIP 50613  
Mailing Address 100 Mission Ridge City Goody's Bluffs State IA ZIP 37072  
Business Phone Number 319-242-3091

**Legal Ownership Information:**

Type of Ownership: Sole Proprietor  Partnership  Corporation  LLC  LLP   
Name of sole proprietor, partnership, corporation, LLC, or LLP Dolgen Corp, LLC  
Mailing Address 100 Mission Ridge City Goody's Bluffs State IA ZIP 37072  
Phone Number 515-855-4000 Fax Number \_\_\_\_\_ Email tax-beerandwine@dollargeneral.com

**Retail Information:**

Types of Sales: Over-the-counter  Vending machine   
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes  No   
Types of Products Sold: (Check all that apply)  
Cigarettes  Tobacco  Alternative Nicotine Products  Vapor Products

**Type of Establishment: (Select the option that best describes the establishment)**

Alternative nicotine/vapor store  Bar  Convenience store/gas station  Drug store   
Grocery store  Hotel/motel  Liquor store  Restaurant  Tobacco store   
Has vending machine that assembles cigarettes  Other  general retail

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

**Signature of Owner(s), Partner(s), or Corporate Official(s)** Licensing Specialist

Name (please print) Rebecca Kimmel Name (please print) \_\_\_\_\_  
Signature [Signature] Signature \_\_\_\_\_  
Date 7/19/21 Date \_\_\_\_\_

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

**FOR CITY CLERK/COUNTY AUDITOR ONLY – MUST BE COMPLETE**

- Fill in the amount paid for the permit: \$100.00
- Fill in the date the permit was approved by the council or board: \_\_\_\_\_
- Fill in the permit number issued by the city/county: \_\_\_\_\_
- Fill in the name of the city or county issuing the permit: Cedar Falls
- New  Renewal

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.

- Email: [iapledge@iowaabd.com](mailto:iapledge@iowaabd.com)
- Fax: 515-281-7375



**Instructions on the reverse side**

For period (MM/DD/YYYY) July 1 / 1 / 2021 through June 30, 2022

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

**Business Information:**

Trade Name/DBA Dollar General Store # 21239  
Physical Location Address 1922 Valley Park Dr City Cedar Falls ZIP 50613  
Mailing Address 100 Mission Ridge City Goodlettsville State TN ZIP 37072  
Business Phone Number 319-243-3363

**Legal Ownership Information:**

Type of Ownership: Sole Proprietor  Partnership  Corporation  LLC  LLP   
Name of sole proprietor, partnership, corporation, LLC, or LLP Dolgencong LLC  
Mailing Address 100 Mission Ridge City Goodlettsville State TN ZIP 37072  
Phone Number 615-855-4000 Fax Number \_\_\_\_\_ Email tax-barrandwinlicense@dollargeneral.com

**Retail Information:**

Types of Sales: Over-the-counter  Vending machine   
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes  No   
Types of Products Sold: (Check all that apply)  
Cigarettes  Tobacco  Alternative Nicotine Products  Vapor Products

**Type of Establishment: (Select the option that best describes the establishment)**

Alternative nicotine/vapor store  Bar  Convenience store/gas station  Drug store   
Grocery store  Hotel/motel  Liquor store  Restaurant  Tobacco store   
Has vending machine that assembles cigarettes  Other  general retail

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

**Signature of Owner(s), Partner(s), or Corporate Official(s)** Licensing Specialist

Name (please print) Rebecca Kimmel Name (please print) \_\_\_\_\_  
Signature R Kimmel Signature \_\_\_\_\_  
Date 4/9/21 Date \_\_\_\_\_

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

**FOR CITY CLERK/COUNTY AUDITOR ONLY – MUST BE COMPLETE**

- Fill in the amount paid for the permit: \$100.00
- Fill in the date the permit was approved by the council or board: \_\_\_\_\_
- Fill in the permit number issued by the city/county: \_\_\_\_\_
- Fill in the name of the city or county issuing the permit: Cedar Falls
- New  Renewal

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.

- Email: [iapledge@iowaabd.com](mailto:iapledge@iowaabd.com)
- Fax: 515-281-7375



Instructions on the reverse side

For period (MM/DD/YYYY) 07 / 01 / 2021 through June 30, 2022

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

Business Information:

Trade Name/DBA Fleet Farm
Physical Location Address 400 West Ridgeway Ave City Cedar Falls ZIP 50613
Mailing Address Attn: Licensing Dept / 2401 S Memorial Dr City Appleton State WI ZIP 54915
Business Phone Number 920-997-1403

Legal Ownership Information:

Type of Ownership: Sole Proprietor Partnership Corporation LLC LLP
Name of sole proprietor, partnership, corporation, LLC, or LLP Fleet Farm Wholesale Supply Co. LLC
Mailing Address Attn: Licensing Dept / 2401 S Memorial Drive City Appleton State WI ZIP 54915
Phone Number 920-997-1403 Fax Number 920-731-5700 Email licenses@fleetfarm.com

Retail Information:

Types of Sales: Over-the-counter Vending machine
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes No
Types of Products Sold: (Check all that apply)
Cigarettes Tobacco Alternative Nicotine Products Vapor Products

Type of Establishment: (Select the option that best describes the establishment)

Alternative nicotine/vapor store Bar Convenience store/gas station Drug store
Grocery store Hotel/motel Liquor store Restaurant Tobacco store
Has vending machine that assembles cigarettes Other Retail Store

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

Signature of Owner(s), Partner(s), or Corporate Official(s)

Name (please print) Heath C. Ashenfelter Name (please print)
Signature Signature
Date 4-19-21 Date

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

FOR CITY CLERK/COUNTY AUDITOR ONLY - MUST BE COMPLETE

- Fill in the amount paid for the permit: \$100.00
Fill in the date the permit was approved by the council or board:
Fill in the permit number issued by the city/county:
Fill in the name of the city or county issuing the permit: Cedar Falls
New Renewal

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.
Email: iapledge@iowaabd.com
Fax: 515-281-7375



Instructions on the reverse side

For period (MM/DD/YYYY) 07 / 01 / 2021 through June 30, 2022

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

Business Information:

Trade Name/DBA Fleet Farm Fuel
Physical Location Address 108 West Ridgeway Ave. City Cedar Falls ZIP 50613
Mailing Address Attn: Licensing Dept / 2401 S Memorial Dr City Appleton State WI ZIP 54915
Business Phone Number 920-997-1403

Legal Ownership Information:

Type of Ownership: Sole Proprietor [ ] Partnership [ ] Corporation [ ] LLC [x] LLP [ ]
Name of sole proprietor, partnership, corporation, LLC, or LLP Fleet Farm Wholesale Supply Co. LLC
Mailing Address Attn: Licensing Dept / 2401 S Memorial Dr City Appleton State WI ZIP 54915
Phone Number 920-997-1403 Fax Number 920-731-5700 Email licenses@fleetfarm.com

Retail Information:

Types of Sales: Over-the-counter [x] Vending machine [ ]
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes [ ] No [x]
Types of Products Sold: (Check all that apply)
Cigarettes [x] Tobacco [x] Alternative Nicotine Products [ ] Vapor Products [x]

Type of Establishment: (Select the option that best describes the establishment)

Alternative nicotine/vapor store [ ] Bar [ ] Convenience store/gas station [x] Drug store [ ]
Grocery store [ ] Hotel/motel [ ] Liquor store [ ] Restaurant [ ] Tobacco store [ ]
Has vending machine that assembles cigarettes [ ] Other [ ] Retail Store

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

Signature of Owner(s), Partner(s), or Corporate Official(s)

Name (please print) Heath C. Ashenfelter Name (please print)
Signature [Signature] Signature
Date 4-19-21 Date

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

FOR CITY CLERK/COUNTY AUDITOR ONLY - MUST BE COMPLETE

- Fill in the amount paid for the permit: \$100.00
Fill in the date the permit was approved by the council or board:
Fill in the permit number issued by the city/county:
Fill in the name of the city or county issuing the permit: Cedar Falls
New [ ] Renewal [x]

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.
Email: iapledge@iowaabd.com
Fax: 515-281-7375



Instructions on the reverse side

For period (MM/DD/YYYY) 06 / 01 /2021 through June 30, 2021

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

Business Information:

Trade Name/DBA Mini Mart (f/k/a Music Station)
Physical Location Address 1420 West 1st Street City Cedar Falls ZIP 50613
Mailing Address 1420 West 1st Street City Cedar Falls State IA ZIP 50613
Business Phone Number 319-277-7222

Legal Ownership Information:

Type of Ownership: Sole Proprietor [ ] Partnership [ ] Corporation [ ] LLC [x] LLP [ ]
Name of sole proprietor, partnership, corporation, LLC, or LLP Iowa Investment, LLC
Mailing Address 212 S. Horton Pkwy City Chapel Hill State TN ZIP 37034
Phone Number 615-439-0577 Fax Number N/A Email dhara@shankus.com

Retail Information:

Types of Sales: Over-the-counter [x] Vending machine [ ]
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes [ ] No [x]
Types of Products Sold: (Check all that apply)
Cigarettes [x] Tobacco [x] Alternative Nicotine Products [x] Vapor Products [x]

Type of Establishment: (Select the option that best describes the establishment)

Alternative nicotine/vapor store [ ] Bar [ ] Convenience store/gas station [x] Drug store [ ]
Grocery store [ ] Hotel/motel [ ] Liquor store [ ] Restaurant [ ] Tobacco store [ ]
Has vending machine that assembles cigarettes [ ] Other [ ]

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

Signature of Owner(s), Partner(s), or Corporate Official(s)

Name (please print) Mukesh Chaudhary Name (please print) Dhara Chaudhary
Signature [Signature] Signature [Signature]
Date 05/10/21 Date 05/10/2021

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

FOR CITY CLERK/COUNTY AUDITOR ONLY - MUST BE COMPLETE

- Fill in the amount paid for the permit: 25.00
• Fill in the date the permit was approved by the council or board:
• Fill in the permit number issued by the city/county:
• Fill in the name of the city or county issuing the permit: Cedar Falls
• New [x] Renewal [ ]

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.
• Email: lapledge@iowaabd.com
• Fax: 515-281-7375



Instructions on the reverse side

For period (MM/DD/YYYY) 07 / 01 /2021 through June 30, 2022

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

Business Information:

Trade Name/DBA Mini Mart (f/k/a Music Station)
Physical Location Address 1420 West 1st Street City Cedar Falls ZIP 50613
Mailing Address 1420 West 1st Street City Cedar Falls State IA ZIP 50613
Business Phone Number 319-277-7222

Legal Ownership Information:

Type of Ownership: Sole Proprietor [ ] Partnership [ ] Corporation [ ] LLC [x] LLP [ ]
Name of sole proprietor, partnership, corporation, LLC, or LLP Iowa Investment, LLC
Mailing Address 212 S. Horton Pkwy City Chapel Hill State TN ZIP 37034
Phone Number 615-439-0577 Fax Number N/A Email khara@shankus.com

Retail Information:

Types of Sales: Over-the-counter [x] Vending machine [ ]
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes [ ] No [x]
Types of Products Sold: (Check all that apply)
Cigarettes [x] Tobacco [x] Alternative Nicotine Products [x] Vapor Products [x]

Type of Establishment: (Select the option that best describes the establishment)

Alternative nicotine/vapor store [ ] Bar [ ] Convenience store/gas station [x] Drug store [ ]
Grocery store [ ] Hotel/motel [ ] Liquor store [ ] Restaurant [ ] Tobacco store [ ]
Has vending machine that assembles cigarettes [ ] Other [ ]

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

Signature of Owner(s), Partner(s), or Corporate Official(s)

Name (please print) Mukesh Chaudhary Name (please print) Dhara Chaudhary
Signature [Signature] Signature [Signature]
Date 05/10/21 Date 05/10/2021

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

FOR CITY CLERK/COUNTY AUDITOR ONLY - MUST BE COMPLETE

- Fill in the amount paid for the permit: 100.00
Fill in the date the permit was approved by the council or board:
Fill in the permit number issued by the city/county:
Fill in the name of the city or county issuing the permit: Cedar Falls
New [ ] Renewal [x]

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.
Email: iapledge@iowaabd.com
Fax: 515-281-7375



Instructions on the reverse side

For period (MM/DD/YYYY) 07/01/21 through June 30, 22

I/we apply for a retail permit to sell cigarettes, tobacco, alternative nicotine, or vapor products:

Business Information:

Trade Name/DBA Prime Mart #4  
Physical Location Address 2323 main St City Cedar Falls ZIP 50613  
Mailing Address 2323 main City Cedar Falls State IA ZIP 50613  
Business Phone Number 319-268-4100

Legal Ownership Information:

Type of Ownership: Sole Proprietor  Partnership  Corporation  LLC  LLP   
Name of sole proprietor, partnership, corporation, LLC, or LLP: BSE, Inc.  
Mailing Address 2323 main St City Cedar Falls State IA ZIP 50613  
Phone Number 319-290-5813 Fax Number \_\_\_\_\_ Email \_\_\_\_\_

Retail Information:

Types of Sales: Over-the-counter  Vending machine   
Do you make delivery sales of alternative nicotine or vapor products? (See Instructions) Yes  No   
Types of Products Sold: (Check all that apply)  
Cigarettes  Tobacco  Alternative Nicotine Products  Vapor Products

Type of Establishment: (Select the option that best describes the establishment)

Alternative nicotine/vapor store  Bar  Convenience store/gas station  Drug store   
Grocery store  Hotel/motel  Liquor store  Restaurant  Tobacco store   
Has vending machine that assembles cigarettes  Other

If application is approved and permit granted, I/we do hereby bind ourselves to a faithful observance of the laws governing the sale of cigarettes, tobacco, alternative nicotine, and vapor products.

Signature of Owner(s), Partner(s), or Corporate Official(s)

Name (please print) Shelby Chute Name (please print) \_\_\_\_\_  
Signature [Signature] Signature \_\_\_\_\_  
Date 5-7-21 Date \_\_\_\_\_

Send this completed application and the applicable fee to your local jurisdiction. If you have any questions contact your city clerk (within city limits) or your county auditor (outside city limits).

FOR CITY CLERK/COUNTY AUDITOR ONLY – MUST BE COMPLETE

- Fill in the amount paid for the permit: \$100.00
- Fill in the date the permit was approved by the council or board: \_\_\_\_\_
- Fill in the permit number issued by the city/county: \_\_\_\_\_
- Fill in the name of the city or county issuing the permit: Cedar Falls
- New  Renewal

Send completed/approved application to Iowa Alcoholic Beverages Division within 30 days of issuance. Make sure the information on the application is complete and accurate. A copy of the permit does not need to be sent; only the application is required. It is preferred that applications are sent via email, as this allows for a receipt confirmation to be sent to the local authority.  
• Email: [iapledge@iowaabd.com](mailto:iapledge@iowaabd.com)  
• Fax: 515-281-7375





**DEPARTMENT OF PUBLIC SAFETY SERVICES**

POLICE OPERATIONS  
CITY OF CEDAR FALLS  
4600 SOUTH MAIN STREET  
CEDAR FALLS, IOWA 50613

319-273-8612

**MEMORANDUM**

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**To:** Mayor Green and City Councilmembers  
**From:** Jeff Olson, Public Safety Services Director  
Craig Berte, Police Chief  
**Date:** May 13, 2021  
**Re:** Beer/Liquor License Applications

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Police Operations has received applications for liquor licenses and/ or wine or beer permits. We find no records that would prohibit these license and permits and recommend approval.

Name of Applicants:

- a) Hurling Hatchet, 100 East 2nd Street, Class B beer - renewal.
- b) Hy-Vee Clubroom, 6301 University Avenue, Special Class C liquor - renewal.
- c) Berk's Main Street Pub, 207 Main Street, Class C liquor - renewal.
- d) Voodoo Lounge, 401 Main Street, Class C liquor - renewal.
- e) Casey's General Store, 2425 Center Street, Class E liquor - renewal.
- f) Casey's General Store, 5226 University Avenue, Class E liquor - renewal.
- g) Walgreens, 2509 Whitetail Drive, Class E liquor - renewal.
- h) North Shore Boat Club, Island Park, Class B beer & outdoor service - 5 day permit.
- i) Mini-mart, 1420 West 1st Street, Class E liquor – new.





## DEPARTMENT OF FINANCE &amp; BUSINESS OPERATIONS

CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600  
FAX 319-268-5126

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**INTEROFFICE MEMORANDUM**

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**TO:** Mayor Green and City Council Members  
**FROM:** Jennifer Rodenbeck, Director of Finance & Business Operations  
**DATE:** May 10, 2021  
**SUBJECT:** FY2022 Appropriations Resolution

Please find attached the Appropriations Resolution for the fiscal year beginning July 1, 2021 and ending June 30, 2022 submitted for your approval. The resolution outlines in detail the FY2022 budget that was approved by Council in February. For informational purposes, the FY2021 budgeted revenues are also attached. Starting two years ago, there was a new requirement by the State of Iowa to include a detail listing of all transfers in the budget. Therefore, to comply with this requirement, we have included that listing as part of the resolution again this year.

As stated above, this resolution simply takes the budget that was approved by Council and outlines the detailed line items that departments will use throughout the fiscal year to allocate their resources to.

If you have any questions regarding the resolution, please feel free to contact me.



RESOLUTION NUMBER \_\_\_\_\_

RESOLUTION APPROPRIATING MONEY FROM SEVERAL FUNDS FOR PAYMENT OF ALL EXPENSES IN THE ADMINISTRATION OF THE AFFAIRS OF THE CITY OF CEDAR FALLS, IOWA FOR THE YEAR 2021-2022.

WHEREAS, Section 24.3 Code of Iowa, 2021, relating to the "local Budget Law" provides that no Municipality shall certify or levy in any year any tax on property subject to taxation, unless and until estimates have been made, filed and considered and;

WHEREAS, these estimates of income and expenses are declared to be necessary for the peace, health, and general welfare of the City of Cedar Falls, Iowa, now therefore;

BE IT RESOLVED by the City Council of the City of Cedar Falls, Iowa, that:

SECTION 1. The estimates of income from all sources available for expenditure in the fiscal year beginning July 1, 2021 and ending June 30, 2022 is \$108,579,300.00 as follows, to-wit:

Office Receipts	\$ 52,405,670.00
Taxes	22,398,060.00
Transfers	<u>13,543,300.00</u>
Total estimated income	\$ 88,347,030.00
Use of Cash Carryover	<u>20,232,270.00</u>
Total estimated funds available	\$ 108,579,300.00

SECTION 2. That the estimated revenues from tax levies and all other sources be and the same are hereby appropriated, apportioned and set aside for the several funds for the payment of payrolls, bills and claims that may be properly and legally made.

SECTION 3. That an appropriation not necessary for the use for which it was appropriated may be used to defray expenditures for any other items in the fund to which it belongs.

SECTION 4. That the total estimated income of \$108,579,300.00 be appropriated for expenditures according to the several funds as follows, to-wit:



CODE NUMBER	DESCRIPTION	APPROPRIATION	
<u>GENERAL FUND</u>			
ADMINISTRATIVE/LEGISLATIVE/MISCELLANEOUS:			
CITY COUNCIL			
101-1168-441. 61-01	City Council - Salaries & Wages	45,710.00	
64-05	Worker' Compensation	100.00	
65-01	FICA	3,500.00	
66-01	IPERS	3,100.00	
TOTAL CITY COUNCIL:			52,410.00
MISCELLANEOUS			
101-1199-411. 32-62	Grants - Fire Ext./CPR Training	3,000.00	
32-70	Grants - Police Operations	35,000.00	
101-1199-421. 31-10	Grants - Cultural Services	30,000.00	
31-20	Grants - Library	25,000.00	
31-40	Grants - Parks & Recreation	20,000.00	
101-1199-431. 88-01	C.F. Disabled	35,170.00	
88-02	C.F. Elderly -RTC	23,440.00	
88-11	C.F. Met	333,070.00	
88-12	MET Capital Replacement	16,430.00	
88-19	MET Route 9	34,710.00	
101-1199-441. 88-20	Lobbyist	18,000.00	
88-23	CV Coalition	1,660.00	
101-1199-441. 72-19	Official Printing	25,000.00	
81-01	Contract Services	11,000.00	
81-02	Audit	57,000.00	
81-03	Recording Fees	3,000.00	
81-11	City Election	40,000.00	
82-01	Telephone	2,000.00	
83-05	Travel (Food/Mileage/Lodging)	5,900.00	
83-06	Education & Training	5,800.00	
84-01	Liability Insurance	115,210.00	
87-05	Vehicle Maintenance	12,770.00	
89-11	League Dues & Travel	12,000.00	
89-13	Contingency	60,000.00	
89-14	Refunds	2,000.00	
101-1199-481. 43-01	Transfer to Debt Service	201,000.00	
43-04	TIF Transfer	1,300,000.00	
101-1199-441. 92-05	Budget reduction implement, staffing, one-time cap project	150,000.00	
TOTAL MISCELLANEOUS:			2,578,160.00



## MAYOR'S OFFICE

Personal Services

101-1158-441. 61-01	Salaries & Wages (Reg)	102,860.00
62-01	Payroll Accrual	450.00
62-02	Severance Accrual	90.00
64-01	Health Insurance Premiums	15,030.00
64-02	Health Insurance Reimbursements	210.00
64-03	Life Insurance	320.00
64-04	Long Term Disability	330.00
64-05	Worker's Compensation Insurance	210.00
65-01	F.I.C.A.	7,870.00
66-01	I.P.E.R.S.	9,710.00

Commodities

101-1158-441. 71-01	Office Supplies & Postage	800.00
72-01	Operating Supplies	3,000.00

Services and Charges

101-1158-441. 81-12	Computer Services	3,910.00
81-98	Economic Development Activities	0.00
82-01	Telephone	1,400.00
83-03	Outings/Dinners/Awards	940.00
83-04	Dues & Memberships	400.00
83-05	Travel (Food/Mileage/Lodging)	3,000.00
83-06	Education & Training	800.00
84-01	Operating Insurance	360.00

Capital Outlay

101-1158-441. 93-01	Equipment	500.00
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TOTAL MAYOR'S OFFICE:

152,190.00

## CITY ADMINISTRATOR

Personal Services

101-1118-441. 61-01	Salaries & Wages (Reg)	360,110.00
62-01	Payroll Accrual	1,590.00
62-02	Severance Accrual	5,870.00
64-01	Health Insurance Premiums	41,660.00
64-02	Health Insurance Reimbursements	580.00
64-03	Life Insurance	1,110.00
64-04	Long Term Disability	1,140.00
64-05	Worker's Compensation Insurance	770.00
65-01	F.I.C.A.	22,590.00
66-01	I.P.E.R.S.	34,000.00

Commodities

101-1118-441. 71-01	Office Supplies	200.00
72-11	Books & Magazines	200.00
72-19	Printing	100.00

Services and Charges

101-1118-441. 81-12	Computer Services	16,600.00
81-25	Promotional Tapes & Adv.	8,000.00
81-31	Svc. Bus Retention & Expansion	1,500.00
81-98	Economic Development Activities	150,000.00
81-97	Communication Specialist Activities	500.00



82-01	Telephone	1,300.00
83-04	Memberships	2,750.00
83-05	Travel & Meals	4,000.00
83-06	Education	2,000.00
84-01	Operating Insurance	1,540.00

Capital Outlay

101-1118-441.	93-01	Equipment	600.00
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TOTAL CITY ADMINISTRATOR:

658,710.00

FBO ADMINISTRATION

Personal Services

101-1026-441.	61-01	Salaries & Wages (Reg)	173,440.00
	61-02	Part-time	48,280.00
	61-03	Overtime	0.00
	62-01	Payroll Accrual	770.00
	62-02	Severance Accrual	2,830.00
	64-01	Health Insurance Premiums	13,660.00
	64-02	Health Insurance Reimbursements	190.00
	64-03	Life Insurance	530.00
	64-04	Long Term Disability	550.00
	64-05	Worker's Compensation Insurance	360.00
	64-06	Unemployment	0.00
	65-01	F.I.C.A.	13,520.00
	66-01	I.P.E.R.S.	20,930.00

Commodities

101-1026-441.	71-01	Office Supplies & Printing	300.00
	72-99	Postage	100.00

Services and Charges

101-1026-441.	81-12	Computer Services	7,450.00
	81-48	Contract Services	1,500.00
	82-01	Telephone	700.00
	83-04	Dues & Memberships	680.00
	83-05	Travel & Meals	2,000.00
	83-06	Education	2,000.00
	84-01	Liability Insurance	690.00
	86-01	Repair & Maintenance	100.00

Capital Outlay

101-1026-441.	93-01	Equipment	500.00
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TOTAL FBO ADMINISTRATION:

291,080.00

FINANCIAL SERVICES

Personal Services

101-1028-441.	61-01	Salaries & Wages (Reg)	253,810.00
	61-02	Part-time	41,720.00
	61-03	Overtime	500.00
	62-01	Payroll Accrual	1,110.00
	62-02	Severance Accrual	4,150.00
	64-01	Health Insurance Premiums	50,950.00
	64-02	Health Insurance Reimbursements	720.00



64-03	Life Insurance	780.00
64-04	Long Term Disability	800.00
64-05	Worker's Compensation Insurance	530.00
64-06	Unemployment	0.00
65-01	F.I.C.A.	22,640.00
66-01	I.P.E.R.S.	27,940.00

Commodities

101-1028-441.	71-01	Office Supplies & Printing	6,000.00
	72-99	Postage	4,200.00
	73-99	Disaster Supplies	2,000.00

Services and Charges

101-1028-441.	81-12	Computer Services	22,110.00
	81-13	Microfilming/Digital Imaging	1,500.00
	81-48	Contract Services	1,500.00
	82-01	Telephone	2,000.00
	83-04	Dues & Memberships	1,620.00
	83-05	Travel & Meals	2,100.00
	83-06	Education	2,000.00
	84-01	Operating Insurance	2,060.00
	86-01	Repair & Maintenance	4,000.00
	89-17	Bank Service Charges	1,500.00

Capital Outlay

101-1028-441.	93-01	Equipment	3,000.00
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TOTAL FINANCIAL SERVICES:

461,240.00

## HUMAN RESOURCES

Personal Services

101-1038-441.	61-01	Salaries & Wages (Reg)	260,160.00
	61-03	Overtime	0.00
	62-01	Payroll Accrual	1,140.00
	62-02	Severance Accrual	4,240.00
	64-01	Health Insurance Premiums	40,980.00
	64-02	Health Insurance Reimbursements	570.00
	64-03	Life Insurance	790.00
	64-04	Long Term Disability	810.00
	64-05	Worker's Compensation Insurance	540.00
	65-01	F.I.C.A.	19,910.00
	66-01	I.P.E.R.S.	24,560.00

Commodities

101-1038-441.	71-01	Office Supplies & Printing	1,000.00
	72-99	Postage	500.00

Services and Charges

101-1038-441.	81-09	Human Rights Commissions	1,500.00
	81-32	Tuition Assistance Program	25,000.00
	81-33	Employee Survey	10,000.00
	81-35	Employee Recognition Program	4,000.00
	81-50	Pre-employment Physical Exams	45,000.00
	81-51	Post-employment Physical Exams	50,000.00
	81-52	Random Drug Testing	3,400.00
	81-53	Job Notices	37,450.00
	81-55	Employee Assistance Program	5,000.00
	81-56	Employee Wellness Program	28,000.00



81-57	Comprehensive Pay Plan Study	5,000.00
81-99	Civil Service Commission	2,500.00
82-01	Telephone	1,000.00
83-04	Dues & Memberships	800.00
83-05	Travel & Meals	500.00
83-06	Education	700.00
89-81	Cafeteria Plan	7,500.00
89-82	Section 105	14,400.00

Capital Outlay

101-1038-441. 93-01	Equipment	500.00
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TOTAL HUMAN RESOURCES:

597,450.00

LEGAL SERVICES

Personal Services

101-1048-441. 61-01	Salaries & Wages (Reg)	162,970.00
61-03	Overtime	500.00
62-01	Payroll Accrual	720.00
62-02	Severance Accrual	90.00
64-01	Health Insurance Premiums	14,840.00
64-02	Health Insurance Reimbursements	210.00
64-03	Life Insurance	510.00
64-04	Long Term Disability	520.00
64-05	Worker's Compensation Insurance	260.00
65-01	F.I.C.A.	10,060.00
66-01	I.P.E.R.S.	15,430.00

Commodities

101-1048-441. 71-01	Office Supplies	850.00
72-11	Dues & Publications	10,500.00

Services and Charges

101-1048-441. 81-12	Computer Services	13,710.00
81-29	Legal Fees	145,000.00
81-30	Code Enforcement	17,000.00
82-01	Telephone	600.00
83-04	Memberships	900.00
83-05	Travel (Food/Mileage/Lodging)	250.00
83-06	Education & Training	750.00

TOTAL LEGAL SERVICES:

395,670.00

PUBLIC RECORDS DIVISION

Personal Services

101-1008-441. 61-01	Salaries & Wages (Reg)	202,530.00
61-02	Part-time	16,710.00
62-01	Payroll Accrual	890.00
62-02	Severance Accrual	3,300.00
64-01	Health Insurance Premiums	45,510.00
64-02	Health Insurance Reimbursements	660.00
64-03	Life Insurance	610.00
64-04	Long Term Disability	630.00
64-05	Worker's Compensation Insurance	420.00
65-01	F.I.C.A.	16,760.00



66-01	I.P.E.R.S.	20,690.00	
<u>Commodities</u>			
101-1008-441. 71-01	Office Supplies & Printing	5,000.00	
72-99	Postage	1,000.00	
<u>Services and Charges</u>			
101-1008-441. 81-12	Computer Services	9,040.00	
82-01	Telephone	1,700.00	
83-04	Memberships	500.00	
83-05	Travel & Meals	2,000.00	
83-06	Education	1,500.00	
84-01	Operating Insurance	840.00	
86-01	Repair & Maintenance	2,000.00	
87-01	Rentals	1,000.00	
<u>Capital Outlay</u>			
101-1008-441. 93-01	Equipment	1,500.00	
TOTAL PUBLIC RECORDS DIVISION:			334,790.00

LIBRARY

Personal Services

101-1060-423. 61-01	Salaries & Wages (Reg)	525,510.00	
61-02	Part-time	453,420.00	
62-01	Payroll Accrual	2,320.00	
62-02	Severance Accrual	8,560.00	
64-01	Health Insurance Premiums	97,270.00	
64-02	Health Insurance Reimbursements	1,800.00	
64-03	Life Insurance	1,620.00	
64-04	Long Term Disability	1,650.00	
64-05	Worker's Compensation Insurance	2,060.00	
65-01	F.I.C.A.	74,890.00	
66-01	I.P.E.R.S.	92,420.00	

Commodities

101-1060-423. 71-01	Office Supplies	10,000.00	
72-19	Printing	2,000.00	
72-75	Display	2,000.00	
72-76	Public Relations	1,200.00	
72-99	Postage	17,500.00	
73-06	Building Repair	3,000.00	

Services and Charges

101-1060-423. 81-01	Professional Services	5,000.00	
81-12	Computer Services	44,830.00	
81-91	License & Service Contracts	17,300.00	
82-01	Telephone	3,930.00	
83-05	Travel (Food/Mileage/Lodging)	1,000.00	
83-06	Education & Training	5,000.00	
84-01	Operating Insurance	14,910.00	
85-01	Utilities & Heating	72,000.00	
86-01	Repair & Maintenance	28,000.00	
89-33	Friends Supported Programs	30,000.00	
89-34	Endowment Supported Programs	60,000.00	

Transfers

101-1060-423. 50-01	General Fund	186,810.00	
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Personal Services

101-1061-423. 61-01	Salaries & Wages (Reg)	126,130.00
61-02	Part-time	9,590.00
62-01	Payroll Accrual	560.00
62-02	Severance Accrual	2,060.00
64-01	Health Insurance Premiums	12,460.00
64-02	Health Insurance Reimbursements	480.00
64-03	Life Insurance	380.00
64-04	Long Term Disability	400.00
64-05	Worker's Compensation Insurance	280.00
65-01	F.I.C.A.	10,380.00
66-01	I.P.E.R.S.	12,810.00

Commodities

101-1061-423. 71-11	Technical Processing Supplies	30,000.00
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Services and Charges

101-1061-423. 81-12	Computer Services	10,000.00
81-91	Licenses & Service Contracts	49,000.00
81-92	Technology services	25,000.00
89-19	Co-Lab Materials	2,000.00
89-20	Adult Books	45,000.00
89-21	Young Adult Books	18,000.00
89-22	Youth Books	48,000.00
89-23	Large Print Books	6,000.00
89-24	Audio	8,000.00
89-25	Video	41,000.00
89-26	Non-print Resources	19,000.00
89-29	Newspapers	1,650.00
89-31	Periodicals	6,500.00
89-35	Youth Audio	8,800.00
89-36	Youth Video	10,500.00
89-37	Young Adult Audio	2,000.00
89-38	Young Adult Video	1,000.00
89-42	Adult E-materials	18,000.00
89-44	Young Adult E-materials	1,000.00
89-46	Youth E-materials	5,500.00
89-47	Library of Things	2,500.00

Capital

101-1061-423. 93-01	Capital Reserve	21,360.00
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TOTAL LIBRARY: 2,321,340.00

COMMUNITY DEVELOPMENT:

ADMINISTRATION

Personal Services

101-2205-432. 61-01	Salaries & Wages (Reg)	144,080.00
61-02	Part-Time	0.00
61-03	Overtime	1,550.00
62-01	Payroll Accrual	640.00
62-02	Severance Accrual	2,350.00
64-01	Health Insurance Premiums	13,890.00
64-02	Health Insurance Reimbursements	200.00
64-03	Life Insurance	440.00
64-04	Long Term Disability	460.00



64-05	Worker's Compensation Insurance	310.00
65-01	F.I.C.A.	9,560.00
66-01	I.P.E.R.S.	13,600.00

Commodities

101-2205-432.	71-01	Office Supplies	860.00
	72-01	Operating Supplies	190.00
	72-11	Books	700.00
	72-19	Printing Supplies	650.00
	72-25	Mileage	480.00
	72-60	Safety Supplies	50.00
	72-99	Postage	500.00
	73-01	Repair & Maintenance	950.00

Services and Charges

101-2205-432.	81-12	Computer Services	5,240.00
	82-01	Telephone	2,000.00
	83-04	Membership dues	1,000.00
	83-05	Travel	2,500.00
	83-06	Education & Training	1,000.00
	84-01	Operating Insurance	490.00
	86-01	Repair & Maintenance	200.00
	86-09	Office Machine Maintenance	750.00
	87-05	Vehicle Maintenance	1,490.00
	88-09	Tourism Office	10,940.00
	88-10	Black Hawk County Health Dept.	13,000.00
	88-16	Visitors & Convention Bureau	218,750.00
	88-17	Cedar Falls Band	35,000.00
	88-35	Tourism Administrative	12,500.00
	88-36	Trail Fund Maintenance/Reserve	21,870.00
	88-38	Cedar Valley Soccer	5,000.00
	88-43	Tourism Marketing Fund	39,380.00
	88-44	Community Center Support	67,500.00
	88-49	HLS Capital	15,310.00

Capital Outlay

101-2205-432.	93-01	Equipment	0.00
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TOTAL CD/ADMINISTRATION:

645,380.00

INSPECTION SERVICES DIVISION

Personal Services

101-2235-412.	61-01	Salaries & Wages (Reg)	549,360.00
	61-02	Part-time	59,830.00
	61-03	Overtime	20,000.00
	62-01	Payroll Accrual	2,440.00
	62-02	Severance Accrual	8,950.00
	64-01	Health Insurance Premiums	98,270.00
	64-02	Health Insurance Reimbursements	1,620.00
	64-03	Life Insurance	1,700.00
	64-04	Long Term Disability	1,730.00
	64-05	Worker's Compensation Insurance	7,190.00
	64-06	Unemployment	0.00
	65-01	F.I.C.A.	48,120.00
	66-01	I.P.E.R.S.	59,400.00

Commodities



101-2235-412.	71-01	Office Supplies	1,500.00
	71-07	Code Enforcement Supplies	20,000.00
	72-11	Books, Magazines & Periodicals	3,000.00
	72-16	Tools	500.00
	72-17	Uniforms	1,800.00
	72-19	Printing & Supplies	2,400.00
	72-60	Safety Supplies	1,200.00
	72-99	Postage	2,300.00

101-2235-412.	81-01	Professional Services	1,000.00
	81-12	Computer Services	23,880.00
	82-01	Telephone	7,020.00
	83-04	Membership Dues	2,500.00
	83-05	Travel	5,600.00
	83-06	Education	5,200.00
	84-01	Operating Insurance	2,220.00
	87-05	Vehicle Maintenance	38,300.00
	89-15	Credit Card Charges	20,000.00

Capital Outlay

101-2235-412.	93-01	Equipment	750.00
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TOTAL INSPECTION SERVICES DIVISION:

997,780.00

## PLANNING &amp; COMMUNITY SERVICES DIVISION

Personal Services

101-2245-442.	61-01	Salaries & Wages (Reg)	418,070.00
	61-02	Part-time	2,500.00
	61-03	Overtime	2,000.00
	62-01	Payroll Accrual	1,840.00
	62-02	Severance Accrual	6,800.00
	64-01	Health Insurance Premiums	35,130.00
	64-02	Health Insurance Reimbursements	1,050.00
	64-03	Life Insurance	1,300.00
	64-04	Long Term Disability	1,330.00
	64-05	Worker's Compensation Insurance	880.00
	64-06	Unemployment	0.00
	65-01	F.I.C.A.	32,320.00
	66-01	I.P.E.R.S.	39,900.00

Commodities

101-2245-442.	71-01	Office Supplies	1,020.00
	72-01	Operating Supplies	490.00
	72-08	Film & Processing	500.00
	72-11	Books & Magazines	650.00
	72-19	Printing	2,600.00
	72-25	Mileage	190.00
	72-60	Safety	150.00
	72-99	Postage	4,800.00



Services and Charges

101-2245-442.	81-01	Professional Services	13,000.00
	81-12	Computer Services	24,740.00
	81-16	Zoning Ordinance	100,000.00
	81-18	INRCOG	13,610.00
	82-01	Telephone	1,900.00
	83-04	Memberships	1,900.00
	83-05	Travel & Meals	3,500.00
	83-06	Education & Training	3,500.00
	84-01	Operating Insurance	2,300.00
	86-01	Repair & Maintenance	2,100.00
	89-79	Single Family Conversion Incentive	100,000.00

Capital Outlay

101-2245-442.	93-01	Equipment	90.00
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TOTAL PLANNING &amp; COMMUNITY SERVICES DIVISION:

820,160.00

## CULTURAL SERVICES

Personal Services

101-2280-423.	61-01	Salaries & Wages (Reg)	67,940.00
	61-50	Coordinators	227,200.00
	61-54	Instructors	35,000.00
	62-01	Payroll Accrual	300.00
	62-02	Severance Accrual	1,110.00
	64-01	Health Insurance Premiums	4,620.00
	64-02	Health Insurance Reimbursements	190.00
	64-03	Life Insurance	210.00
	64-04	Long Term Disability	210.00
	64-05	Worker's Compensation Insurance	650.00
	64-06	Unemployment	0.00
	65-01	F.I.C.A.	23,840.00
	66-01	I.P.E.R.S.	29,410.00

Commodities

101-2280-423.	71-01	Office Supplies	2,000.00
	72-11	Dues, Books & Magazines	500.00
	72-25	Mileage	100.00
	72-70	Classroom Supplies	7,500.00
	72-71	Gallery Supplies	3,000.00
	72-72	Products for Resale	2,000.00
	72-73	Grounds Supplies	3,000.00
	72-74	Volunteer/Services Supplies	2,500.00
	72-99	Postage	2,000.00
	73-01	Repair & Maintenance	1,000.00

Services and Charges

101-2280-423.	81-01	Professional Service Contracts	12,000.00
	81-06	Printing and Publications	6,000.00
	81-12	Computer Services	14,310.00
	81-60	Exhibition fees	4,500.00
	81-61	Promotions	6,000.00
	82-01	Telephone	2,500.00



83-04	Dues & Memberships	750.00
83-05	Travel (Food/Mileage/Lodging)	1,800.00
83-06	Education & Training	1,000.00
84-01	Operating Insurance	1,330.00
85-01	Utilities & Heating	14,000.00
86-01	Repair & Maintenance	3,000.00
87-05	Vehicle Maintenance	5,150.00
88-21	Public Art	12,250.00
89-01	Miscellaneous	500.00
89-14	Refunds	600.00
89-15	Credit Card Charges	1,500.00
89-33	Friends Supported Program	10,000.00

Capital Outlay

101-2280-423.	92-01	Structures, Improvements & Buildings	10,000.00
	93-01	Equipment	4,000.00

TOTAL CULTURAL SERVICES:

525,470.00

RECREATION SERVICES DIVISION

Personal Services

101-2253-423.	61-01	Salaries & Wages (Reg)	293,490.00
	61-09	Fitness Coordinator Wages	43,610.00
	61-10	Exercise Maint. Wages	9,000.00
	61-12	Camp Wages	60,000.00
	61-14	Front Desk Staff Wages	105,000.00
	61-15	Youth Sports Wages	30,000.00
	61-16	Ballfield Maint. Wages	9,000.00
	61-17	Adult Sports Wages	8,000.00
	61-18	Ballfield Rental Prep. Wages	3,000.00
	61-19	Birthday Party Rental Wages	500.00
	61-22	Rec Coordinator Wages	44,790.00
	61-24	Swim Lesson Wages	33,800.00
	61-25	Adult Exercise Wages	67,000.00
	61-26	Special Program Wages	2,000.00
	61-27	Child Care Wages	12,000.00
	61-30	Indoor Pool Head-Lifeguard Wages	23,500.00
	61-31	Indoor Pool Lifeguard Wages	17,000.00
	61-35	The Falls Manager Wages	12,500.00
	61-36	The Falls Assistant Manager Wages	21,500.00
	61-37	The Falls Lifeguard Wages	140,000.00
	61-39	The Falls Cashier Wages	14,000.00
	61-40	The Falls Concession Wages	34,000.00
	61-41	The Falls Maintenance Wages	23,500.00
	61-42	Aquatic Program Wages	1,200.00
	62-01	Payroll Accrual	1,300.00
	62-02	Severance Accrual	4,780.00
	64-01	Health Insurance Premiums	54,660.00
	64-02	Health Insurance Reimbursements	760.00
	64-03	Life Insurance	900.00
	64-04	Long Term Disability	920.00
	64-05	Worker's Compensation Insurance	14,080.00
	64-06	Unemployment	950.00
	65-01	F.I.C.A.	75,780.00
	66-01	I.P.E.R.S.	95,190.00



Commodities

101-2253-423.	71-01	Office Supplies	9,450.00
	72-19	Printing	2,010.00
	72-25	Mileage	200.00
	72-28	Camp Supplies	22,000.00
	72-30	Rec Cen. Equip. & Supplies	8,000.00
	72-31	Youth Sports Equipment	28,000.00
	72-32	Adult Sports Supplies	12,000.00
	72-36	Birthday Party Supplies	500.00
	72-38	Staff Shirts	1,500.00
	72-41	The Falls Concessions	41,000.00
	72-42	Swim Lesson Supplies	3,000.00
	72-44	Exercise Equipment Repairs	7,000.00
	72-47	Adult Exercise Equipment	11,000.00
	72-49	Child Care Supplies	400.00
	72-50	Special Program Supplies	2,700.00
	73-16	Beach House Supplies	1,000.00
	73-17	The Falls Pool Chemicals	34,000.00
	73-18	Lifeguard Training Supplies	1,750.00
	73-55	Media	2,500.00

Services and Charges

101-2253-423.	81-01	Professional Services	16,000.00
	81-12	Computer Services	53,220.00
	82-01	Telephone	4,000.00
	83-04	Dues & Memberships	1,200.00
	83-05	Travel (Food/Mileage/Lod)	1,500.00
	83-06	Education	1,000.00
	84-01	Operating Insurance	4,950.00
	85-01	Utilities	72,000.00
	85-05	The Falls Utilities	86,000.00
	86-30	Rec Cen Maint. & Upkeep	49,000.00
	86-31	The Falls Repair & Maint.	58,000.00
	87-04	C.F. Schools' Facilities	30,000.00
	87-05	Vehicle Maintenance Fund	9,490.00
	87-06	Beach House Maintenance	5,000.00
	89-04	Sales Tax	75,000.00
	89-06	Operations (Indoor Pool)	52,000.00
	89-14	Refunds	5,000.00
	89-15	Credit Card Charges	25,000.00

Capital Outlay

101-2253-423.	92-01	Structures, Improvements & Buildings	0.00
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TOTAL RECREATION SERVICES DIVISION: 1,994,080.00

PUBLIC WORKS:

ENGINEERING SERVICES DIVISION

Personal Services

101-6625-432.	61-01	Salaries & Wages (Reg)	1,043,240.00
	61-02	Part-Time	54,910.00
	61-03	Overtime	30,000.00
	62-01	Payroll Accrual	4,620.00
	62-02	Severance Accrual	17,010.00
	64-01	Health Insurance Premiums	151,220.00
	64-02	Health Insurance Reimbursements	2,600.00



64-03	Life Insurance	3,220.00
64-04	Long Term Disability	3,300.00
64-05	Worker's Compensation Insurance	14,640.00
64-06	Unemployment	0.00
65-01	F.I.C.A.	85,170.00
66-01	I.P.E.R.S.	106,480.00

Commodities

101-6625-432.	71-01	Office Supplies	2,000.00
	71-08	Public Advertising	2,000.00
	72-01	Operating Supplies	500.00
	72-08	Photography	200.00
	72-11	Books, magazines & periodicals	800.00
	72-16	Tools	1,000.00
	72-17	Uniforms	1,000.00
	72-18	Survey	4,500.00
	72-19	Printing & supplies	1,000.00
	72-25	Mileage	200.00
	72-26	Testing & Lab	200.00
	72-60	Safety Supplies	1,800.00
	72-99	Postage	3,800.00
	73-05	Operating Equipment	7,400.00

Services and Charges

101-6625-432.	81-12	Computer Services	43,470.00
	81-44	USGS River Gauge	12,000.00
	82-01	Telephone	9,000.00
	83-04	Membership Dues	2,500.00
	83-05	Travel	3,500.00
	83-06	Education & Training	5,500.00
	83-07	Registrations	1,500.00
	84-01	Operating Insurance	4,040.00
	86-01	Operating Equipment	2,500.00
	86-25	Engineering & Architecture	50,000.00
	86-29	Lab & Testing	1,000.00
	87-05	Vehicle Maintenance	45,300.00

Capital Outlay

101-6625-432.	93-01	Equipment	5,000.00
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TOTAL ENGINEERING SERVICES DIVISION:

1,728,120.00

## CEMETERY SECTION

Personal Services

101-6613-433.	61-01	Salaries & Wages (Reg)	182,860.00
	61-02	Part-time	52,180.00
	61-03	Overtime	3,500.00
	62-01	Payroll Accrual	810.00
	62-02	Severance Accrual	2,980.00
	64-01	Health Insurance Premiums	42,360.00
	64-02	Health Insurance Reimbursements	590.00
	64-03	Life Insurance	560.00
	64-04	Long Term Disability	580.00
	64-05	Worker's Compensation Insurance	4,430.00
	64-06	Unemployment	0.00



65-01	F.I.C.A.	18,250.00	
66-01	I.P.E.R.S.	22,520.00	
<u>Commodities</u>			
101-6613-433. 72-01	Operating Supplies	15,000.00	
<u>Services and Charges</u>			
101-6613-433. 81-12	Computer Services	8,520.00	
82-01	Telephone	1,000.00	
84-01	Operating Insurance	790.00	
85-01	Utilities	8,000.00	
86-01	Repair & Maintenance	1,000.00	
87-05	Vehicle Maintenance	5,760.00	
<u>Capital Outlay</u>			
101-6613-433. 92-01	Structures, Improve. & Buildings, Road Improve., Signs	1,000.00	
TOTAL CEMETERY SECTION:			372,690.00
 GOLF SECTION			
<u>Services and Charges</u>			
101-6623-423. 81-12	Computer Services	460.00	
82-01	Telephone	1,750.00	
84-01	Operating Insurance	40.00	
85-01	Utilities	10,000.00	
86-01	Repair & Maintenance	5,000.00	
87-05	Vehicle Maintenance	9,400.00	
TOTAL GOLF SECTION:			26,650.00
 PARK SECTION			
<u>Personal Services</u>			
101-6633-423. 61-01	Salaries & Wages (Reg)	308,600.00	
61-02	Part-time	360,480.00	
61-03	Overtime	5,000.00	
62-01	Payroll Accrual	1,370.00	
62-02	Severance Accrual	5,030.00	
64-01	Health Insurance Premiums	41,200.00	
64-02	Health Insurance Reimbursements	950.00	
64-03	Life Insurance	950.00	
64-04	Long Term Disability	970.00	
64-05	Worker's Compensation Insurance	7,570.00	
64-06	Unemployment Insurance	46,890.00	
65-01	F.I.C.A.	46,390.00	
66-01	I.P.E.R.S.	63,630.00	
<u>Commodities</u>			
101-6633-423. 71-01	General Office Supplies	500.00	
72-01	Operating Supplies	131,410.00	
<u>Services and Charges</u>			
101-6633-423. 81-01	Contracts	19,000.00	
81-12	Computer Services	39,300.00	
82-01	Telephone	3,850.00	
83-04	Membership Dues	450.00	
83-05	Travel	720.00	
83-06	Education & Training	2,540.00	



84-01	Operating Insurance	3,650.00	
85-01	Utilities	33,000.00	
86-01	Repair & Maintenance	11,000.00	
87-05	Vehicle Maintenance	406,020.00	
<u>Capital Outlay</u>			
101-6633-423.	92-01 Structures, Improvements & Buildings	129,880.00	
	93-01 Equipment	15,000.00	
TOTAL PARK SECTION:			1,685,350.00
PUBLIC BUILDINGS:			
<u>Personal Services</u>			
101-6616-446.	61-01 Salaries & Wages (Reg)	96,010.00	
	61-02 Part-time	0.00	
	61-03 Overtime	780.00	
	62-01 Payroll Accrual	430.00	
	62-02 Severance Accrual	1,560.00	
	64-01 Health Insurance Premiums	15,980.00	
	64-02 Health Insurance Reimbursements	290.00	
	64-03 Life Insurance	300.00	
	64-04 Long Term Disability	300.00	
	64-05 Worker's Compensation Insurance	1,930.00	
	64-06 Unemployment	0.00	
	65-01 F.I.C.A.	7,400.00	
	66-01 I.P.E.R.S.	9,130.00	
<u>Commodities</u>			
101-6616-446.	72-01 Operating Supplies	67,000.00	
	72-17 Uniforms	1,500.00	
	72-54 Building	3,430.00	
	73-05 Operating Equipment	15,000.00	
	73-06 Building Repair	51,000.00	
<u>Services and Charges</u>			
101-6616-446.	81-08 Pest Control	2,130.00	
	81-12 Computer Services	26,260.00	
	82-01 Telephone	1,000.00	
	83-06 Education	1,500.00	
	84-01 Operating Insurance	2,440.00	
	85-01 Public Utility Services	127,000.00	
	86-02 Building & Grounds	308,020.00	
	86-14 Mechanical Equipment Servicing	15,000.00	
	86-30 Maintenance & Upkeep	6,000.00	
	87-05 Vehicle Maintenance	4,830.00	
<u>Capital Outlay</u>			
101-6616-446.	93-01 Equipment	77,000.00	
TOTAL PUBLIC BUILDINGS SECTION:			843,220.00
FIRE DEPARTMENT			
<u>Personal Services</u>			
101-4511-414.	61-01 Salaries & Wages (Reg)	2,611,360.00	
	61-02 Part-time	0.00	

61-03	Overtime	30,000.00
61-78	Part-time - POC/PSO Program	15,000.00
62-01	Payroll Accrual	11,600.00
62-02	Severance Accrual	42,730.00
64-01	Health Insurance Premiums	334,350.00
64-02	Health Insurance Reimbursements	5,500.00
64-03	Life Insurance	4,780.00
64-04	Long Term Disability	8,260.00
65-01	F.I.C.A.	73,640.00
66-01	I.P.E.R.S.	11,780.00

Commodities

101-4511-414.	71-01	Office Supplies	3,500.00
	72-02	Laundry	500.00
	72-04	SCBA Supplies	12,000.00
	72-07	EMS/Rescue Supplies	7,000.00
	72-08	Camera/Photo	500.00
	72-09	Equipment Repair	7,500.00
	72-10	Fire Prevention	7,000.00
	72-11	Dues, Books & Magazines	4,500.00
	72-19	Printing	3,000.00
	72-20	Firefighter Equipment Supplies	30,000.00
	72-23	Radio Fees & MDC fees	13,000.00
	72-77	Volunteer Recruiting & Supplies	5,000.00
	72-78	Fire Investigations	500.00
	72-99	Postage	3,500.00
	73-02	Dormitory Furnishings	4,000.00
	73-06	Building Repair	5,000.00
	73-10	Headquarter Supplies	6,000.00

Services and Charges

101-4511-414.	81-12	Computer Services	88,520.00
	81-46	Emergency Management Agency	53,420.00
	81-71	Consolidated Dispatch	162,100.00
	81-75	NIRG	19,630.00
	82-01	Telephone	10,400.00
	83-05	Travel (Food/Mileage/Lodging)	15,500.00
	83-06	Education & Training	19,000.00
	84-01	Operating Insurance	8,230.00
	85-01	Utilities & Heating	70,000.00
	86-01	Repair & Maintenance	7,000.00
	86-50	Service Contract	9,000.00
	87-05	Vehicle Maintenance	121,990.00
	89-40	Uniform Allowance	30,000.00

Capital Outlay

101-4511-414.	93-01	Equipment	0.00
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TOTAL FIRE DEPARTMENT:

3,876,290.00

POLICE DEPARTMENT

Personal Services

101-5521-415.	61-01	Salaries & Wages (Reg)	3,872,140.00
	61-02	Part-time	97,530.00
	61-03	Overtime - Regular	56,000.00
	61-05	Comm. Service Officers	114,730.00
	61-70	Overtime - Holiday	14,000.00



61-77	Reserve-External	10,000.00
61-78	Reserve - Paid On-Call Program	85,210.00
62-01	Payroll Accrual	17,450.00
62-02	Severance Accrual	64,320.00
64-01	Health Insurance Premiums	457,000.00
64-02	Health Insurance Reimbursements	9,090.00
64-03	Life Insurance	3,240.00
64-04	Long Term Disability	12,660.00
65-01	F.I.C.A.	135,300.00
66-01	I.P.E.R.S.	36,420.00

Commodities

101-5521-415.	71-01	Office Supplies	6,500.00
	71-04	Tickets	2,000.00
	71-05	Advertising & Notices	400.00
	71-07	Code Enforcement	7,000.00
	72-01	Operating Supplies	27,000.00
	72-08	Photo & Identification	11,000.00
	72-11	Magazines & Subscriptions	2,500.00
	72-19	Printing	5,000.00
	72-20	Officers' Equipment	42,000.00
	72-21	Community Service Projects	3,500.00
	72-23	Radio Fees & MDC fees	30,000.00
	72-24	Ammunition	26,000.00
	72-29	MIRT Equipment	3,500.00
	72-33	Police Auxiliary Program	6,000.00
	72-34	Community Svc. Officer Program	2,500.00
	72-99	Postage	2,400.00

Services and Charges

101-5521-425.	81-20	Humane Society	123,000.00
	81-21	After Hours Animal Control	2,000.00
101-5521-415.	81-01	Professional Services	8,000.00
	81-12	Computer Services	223,810.00
	81-58	Witness fees/Subpoenas	2,500.00
	81-70	Contract Services	4,000.00
	81-71	Consolidated Dispatch	324,210.00
	82-01	Telephone	22,400.00
	83-04	Dues & Memberships	3,500.00
	83-05	Travel (Food/Mileage/Lodging)	25,000.00
	83-06	Education & Training	20,000.00
	83-08	Academy	27,000.00
	84-01	Operating Insurance	15,130.00
	85-01	Utilities	48,000.00
	86-05	Equipment Repairs	10,000.00
	86-06	Weapon Maintenance	1,500.00
	87-05	Vehicle Maintenance	369,250.00
	89-40	Uniform Allowance	33,000.00
	89-43	Buy Money	1,000.00

Capital Outlay

101-5521-415.	93-01	Equipment	43,750.00
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TOTAL POLICE DEPARTMENT: 6,469,440.00

TOTAL GENERAL FUND: 27,827,670.00

OTHER FUNDS

## CABLE TELEVISION FUND

Personal Services

254-1088-431.	61-01	Salaries & Wages (Reg)	211,520.00
	61-02	Part-time	25,560.00
	61-03	Overtime	1,000.00
	62-01	Payroll Accrual	940.00
	62-02	Severance Accrual	3,440.00
	64-01	Health Insurance Premiums	40,980.00
	64-02	Health Insurance Reimbursements	570.00
	64-03	Life Insurance	650.00
	64-04	Long Term Disability	660.00
	64-05	Worker's Compensation Insurance	750.00
	65-01	F.I.C.A.	18,130.00
	66-01	I.P.E.R.S.	22,370.00

Commodities

254-1088-431.	71-05	Advertising	0.00
	72-01	Operating Supplies	6,000.00
	72-11	Dues, books, magazines	3,000.00
	73-01	Repair & Maintenance Supplies	3,000.00

Services and Charges

254-1088-431.	81-12	Computer Services	16,690.00
	81-37	Legal Services	5,000.00
	82-01	Telephone	1,300.00
	83-05	Travel (Food/Mileage/Lodging)	1,500.00
	83-06	Education & Training	500.00
	84-01	Operating Insurance	3,820.00
	86-01	Repair & Maintenance	5,000.00
	87-05	Vehicle Maintenance Fund	15,700.00
	89-18	Community Programming	35,500.00

Capital Outlay

254-1088-431.	92-01	Structures, Improvements & Buildings	0.00
	93-01	Equipment	285,000.00

Transfers

254-1088-481.	50-01	General Fund Transfer	33,000.00
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TOTAL CABLE TELEVISION FUND:

741,580.00

## DATA PROCESSING FUND

Personal Services

606-1078-441.	61-01	Salaries & Wages (Reg)	381,550.00
	61-02	Part-Time	36,540.00
	61-03	Overtime	210.00
	62-01	Payroll Accrual	1,690.00
	62-02	Severance Accrual	6,210.00
	64-01	Health Insurance Premiums	59,260.00
	64-02	Health Insurance Reimbursements	950.00



64-03	Life Insurance	1,160.00
64-04	Long Term Disability	1,200.00
64-05	Worker's Compensation Insurance	2,250.00
65-01	F.I.C.A.	32,010.00
66-01	I.P.E.R.S.	39,490.00

Commodities

606-1078-441.	71-01	Office Supplies	8,500.00
	72-01	Operating Supplies	3,500.00

Services and Charges

606-1078-441.	81-01	Professional Services	1,000.00
	81-40	Public Information Program: Currents	32,500.00
	81-41	EGOV	30,000.00
	81-42	CJIS Operations & System Expansion	25,000.00
	81-43	Library Computer Services	35,000.00
	81-70	Contract Services	35,000.00
	82-01	Telephone	6,000.00
	82-30	Fiber Optics	53,600.00
	83-05	Travel (Food/Mileage/Lodging)	1,500.00
	83-06	Education & Training	6,000.00
	84-01	Operating Insurance	6,950.00
	86-01	Repair Maintenance	25,000.00
	86-10	Software Support Agreements	200,000.00

Capital Outlay

606-1078-441.	93-01	Equipment	497,080.00
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TOTAL DATA PROCESSING FUND:

1,529,150.00

PARKING FUND

Personal Services

258-5531-435.	61-01	Salaries & Wages (Reg)	79,500.00
	61-02	Part-time	116,640.00
	62-01	Payroll Accrual	350.00
	62-02	Severance Accrual	1,300.00
	64-01	Health Insurance	20,280.00
	64-02	Health Insurance Reimbursement	300.00
	64-03	Life Insurance	250.00
	64-04	Long Term Disability	250.00
	64-05	Worker's Compensation Insurance	1,890.00
	65-01	F.I.C.A.	15,010.00
	66-01	I.P.E.R.S.	18,500.00

Commodities

258-5531-435.	71-01	Office Supplies	800.00
	71-04	Ticket Envelopes	3,000.00
	72-01	Operating Supplies	3,000.00
	72-17	Uniforms	500.00
	72-99	Postage	500.00

Services and Charges

258-5531-435.	81-12	Computer Services	11,730.00
	81-22	Consultant - Parking Study	75,000.00

81-48	Contract Services	49,150.00
82-01	Telephone	1,500.00
84-01	Operating Insurance	2,790.00
86-01	Repair & Maintenance	500.00
87-05	Vehicle Maintenance Fund	4,960.00

Capital Outlay

258-5531-435.	92-01	Structures, Improvements & Buildings	18,500.00
258-5531-435	93-01	Equipment	0.00

Transfers

258-5531-485.	50-01	Transfers to General Fund	28,410.00
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TOTAL PARKING FUND:

454,610.00

COMMUNITY CENTER AND SENIOR SERVICES FUND

Personal Services

262-1092-423.	61-02	Part-Time	39,820.00
	64-05	Worker's Compensation	580.00
	65-01	FICA	3,050.00
	66-01	IPERS	3,760.00

Commodities

262-1092-423.	71-01	Office Supplies	700.00
	72-01	Operating Supplies	2,400.00
	72-19	Printing	300.00
	72-99	Postage	600.00
	73-54	Promotional Materials	400.00

Services and Charges

262-1092-423	81-12	Computer Services	2,440.00
	82-01	Telephone	750.00
	84-01	Insurance	590.00
	85-01	Utilities	15,000.00
	86-01	Repairs & Maintenance	4,000.00
	87-01	Contract Rentals	8,000.00
	89-08	Trips Buses	6,000.00

Capital Outlay

262-1092-423.	93-01	Equipment	500.00
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Transfers

262-1092-483.	50-01	Transfer to General Fund	17,330.00
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TOTAL COMMUNITY CENTER & SENIOR SERVICES FUND:

106,220.00

VEHICLE REPLACEMENT FUND

Capital Outlay

685-6698-446.	93-01	Equipment	449,000.00
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TOTAL VEHICLE REPLACEMENT FUND:

449,000.00



HOSPITAL FUND

Services and Charges

215-1230-421.	88-45	Community Health Care Program	0.00
	89-45	Farm Taxes	12,000.00

Capital Outlay

215-1230-421.	92-01	Structures, Improvements & Buildings	20,000.00
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TOTAL HOSPITAL FUND: 32,000.00

TRUST AND AGENCY FUND

292-5521-415.	53-01	Police Retirement	998,220.00
292-5521-415.	54-01	Police Work Comp	70,870.00
293-4511-414.	53-02	Fire Retirement	654,710.00
293-4511-414.	54-02	Fire Work Comp	94,210.00

Transfers

724-0000-487.	50-01	Transfers to General Fund	2,483,090.00
724-0000-487.	50-03	Transfers to S.S.M.I.D. - downtown	4,600.00
724-0000-487.	50-06	Transfers to S.S.M.I.D. - college hill	19,950.00

TOTAL TRUST AND AGENCY FUND: 4,325,650.00

DEBT SERVICE FUND

311-1801-468.	41-37	2012 Sewer Financing Principal	855,000.00
	41-38	2016 Sewer Bonds Principal	590,000.00
	41-67	2016 GO Bonds	270,000.00
	41-36	Sewer SRF Loan/Princ.	328,000.00
	41-39	2018 Sewer Bonds	200,000.00
	41-68	2018 GO Bonds	265,000.00
	41-40	2018 Stormwater Bonds Principal	85,000.00
	41-69	2020 GO Bonds	335,000.00
	42-37	2012 Sewer Financing Interest	274,960.00
	42-38	2016 Sewer Bonds Interest	88,100.00
	42-67	2016 Go Bonds/Interest	28,000.00
	42-36	Sewer SRF Loan/Interest	153,400.00
	42-39	2018 Sewer Bonds/Interest	73,900.00
	42-40	2018 Stormwater Bonds Interest	31,500.00
	42-68	2018 Go Bonds/Interest	98,100.00
	42-69	2020 GO Bonds Interest	66,000.00

311-1801-481.	50-00	TIF Transfers	3,324,970.00
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TOTAL DEBT SERVICE FUND: 7,066,930.00

GENERAL OBLIGATION BOND FUND

Capital Outlay

437-1220-431.	98-80	Infrastructure Oversizing	50,000.00
438-1220-431.	94-55	Camera's	70,000.00
	95-48	Bunker Gear	20,000.00
	95-70	Trail Oversizing	20,000.00

95-73	Sidewalk Reconstruction Program	75,000.00
98-23	Greenhill Rd & South Main Intersection	298,000.00
98-24	Annual Street Repair-Amenities	60,000.00
98-87	Slope Repair	102,000.00
92-11	Black Hawk Box Culvert	40,000.00
95-01	Bond Sale Fees	200,000.00
98-83	Cedar Heights Drive	1,445,000.00
98-85	Lake Street Trail	445,000.00
98-45	Main Street	500,000.00
98-46	Round-about Landscaping	5,000.00
92-53	West 1st Street	150,000.00
92-92	West 22nd Street	60,000.00
92-93	West 27th Street	100,000.00

TOTAL GENERAL OBLIGATION BOND FUND: 3,640,000.00

#### TIF BOND FUND

430-1220-431.	91-10	Industrial Park Expansion	6,000,000.00
	92-54	Downtown Streetscape	1,952,590.00
	94-29	College Hill Maintenance & Improvements	5,000.00
	97-53	W. 22nd St. Realignment & Expansion	15,000.00
	97-56	Prairie Parkway Landscaping	160,000.00
	97-70	Viking Road Reconstruction	3,425,000.00
	95-76	Downtown Maintenance & Improvements	10,000.00
	97-79	Ridgeway Ave. Reconstruction	300,000.00
	97-80	Northern Industrial Park Insurance & Maintenance	30,000.00
	97-81	Industrial Park Land Acquisition	1,500,000.00
	97-85	College Hill Pavement Markings	2,500.00
	97-87	River Place Development	1,000,000.00
	97-93	Downtown Wayfinding Signage	16,000.00
	92-08	College Hill Zoning Updates	25,000.00
	98-47	Cyber Lane Extension	100,000.00
	92-09	Industrial Park Zoning Update	25,000.00
	98-48	Hudson Road/Ridgeway Intersection	330,000.00
	92-10	Olive Street Box Culvert	800,000.00
	97-96	Prairie Parkway and Viking Road	67,500.00

TOTAL TIF BOND FUND: 15,763,590.00

#### STREET REPAIR FUND

##### Capital Outlay

242-1240-431.	92-44	Street Reconstruction	1,475,000.00
	92-46	Street Restoration	1,475,000.00
	92-51	Seal Coat	100,000.00
	92-84	Cedar Heights Drive	757,000.00
	95-13	Greenhill Rd. & South Main	1,352,000.00
	92-53	West 1st St.	5,636,550.00
	92-93	West 27th St.	2,713,000.00

TOTAL STREET REPAIR FUND: 13,508,550.00



## CAPITAL PROJECTS FUND

Capital Outlay

443-1220-431.	50-01	Design/Construction/Inspection	400,000.00
	94-16	City Hall Repurpose & Remodel	2,072,400.00
	94-90	Downtown TIF-SSMD Reimbursement	264,000.00
	98-03	Code Enforcement, Property Clean-up, Condemnation	45,000.00
	98-04	Property Acquisitions	130,000.00
	98-35	Northern Cedar Falls Landscaping Improvements	25,000.00
	98-88	Extension of Ashworth Dr. to Hudson Rd.	460,000.00
	98-90	College Hill TIF SSMID Reimbursement	7,020.00
	98-42	Bess Streeter Park	50,000.00
	98-43	Cedar River Recreational Improvements	1,750,000.00
	95-76	Downtown Streetscape	287,400.00
	92-07	Gold Star Family Memorial	65,000.00
	95-36	Park Improvements	75,000.00
	92-06	Police Weapons	17,000.00
	50-07	TIF Transfers	3,321,290.00
	94-95	Trail Maintenance	50,000.00
	98-44	Trail Reconstruction	50,000.00

TOTAL CAPITAL PROJECTS FUNDS:

9,069,110.00

## BLOCK GRANT FUND

Personal Services

223-2224-432.	61-01	Salaries & Wages (Reg)-PPM	3,950.00
	61-02	Part-Time	2,730.00
	62-01	Payroll Accrual-PPM	20.00
	62-02	Severance Accrual-PPM	70.00
	64-01	Health Insurance Premiums-PPM	620.00
	64-02	Health Insurance Reimbursements-PPM	10.00
	64-03	Life Insurance-PPM	20.00
	64-04	Long Term Disability-PPM	10.00
	64-05	Worker's Compensation Insurance-PPM	10.00
	65-01	F.I.C.A.-PPM	510.00
	66-01	I.P.E.R.S.-PPM	630.00

Commodities

223-2224-432.	71-01	Office Supplies	100.00
	72-01	Operating Supplies	150.00
	72-11	Books, Magazines & Dues	100.00
	72-19	Printing	200.00
	72-25	Mileage	50.00
	72-99	Postage	150.00

Services and Charges

223-2224-432.	81-01	Contracted Services	31,500.00
	81-12	Computer Services	17,340.00
	82-01	Telephone	300.00
	83-05	Travel (Food/Mileage/Lodging)	1,000.00
	83-06	Education & Training	1,000.00
	84-01	Operating Insurance	1,690.00
	86-01	Equipment Maintenance	160.00

Personal Services

223-2234-432.	61-01	Salaries & Wages	2,740.00
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62-01	Payroll Accrual - HR	10.00
62-02	Severance Accrual - HR	40.00
64-01	Health Insurance Premiums - HR	120.00
64-02	Health Insurance Reimbursements - HR	0.00
64-03	Life Insurance - HR	10.00
64-04	Long Term Disability - HR	10.00
64-05	Worker's Compensation Insurance - HR	10.00
65-01	F.I.C.A - HR	210.00
66-01	I.P.E.R.S. - HR	260.00

Services and Charges

223-2234-432.	81-01	Contracted Services	48,500.00
	89-50	Housing Rehabilitation	353,000.00
	89-60	Service Agencies	42,000.00

Capital Outlay

223-2234-432.	98-66	Sidewalk Infill	50,000.00
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TOTAL BLOCK GRANT FUND:

559,230.00

HOUSING VOUCHERS FUND

Personal Services

217-2214-432.	61-01	Salaries & Wages (Reg)	64,710.00
	61-02	Part-Time	60,260.00
	61-03	Overtime	1,040.00
	62-01	Payroll Accrual	290.00
	62-02	Severance Accrual	1,050.00
	64-01	Health Insurance Premiums	14,120.00
	64-02	Health Insurance Reimbursements	200.00
	64-03	Life Insurance	210.00
	64-04	Long Term Disability	210.00
	64-05	Worker's Compensation Insurance	270.00
	65-01	F.I.C.A.	9,640.00
	66-01	I.P.E.R.S.	11,890.00

Commodities

217-2214-432.	71-01	Office Supplies	300.00
	72-01	Operating Supplies	440.00
	72-11	Books, Magazines & Dues	700.00
	72-25	Mileage	100.00
	72-99	Postage	1,500.00

Services and Charges

217-2214-432.	81-01	Professional Services	17,500.00
	81-12	Computer Services	36,940.00
	82-01	Telephone	700.00
	83-05	Travel (Food/Mileage/Lodging)	1,000.00
	83-06	Education & Training	1,000.00
	84-01	Operating Insurance	4,560.00
	89-61	Housing Assistance - Occupied	1,173,000.00
	89-63	Housing Assistance - Damages	8,000.00
	89-65	Administrative Fee Due Others	2,500.00

TOTAL HOUSING VOUCHERS FUND:

1,412,130.00

VISITORS & TOURISM FUND

Personal Services



261-2291-423.	61-01	Salaries & Wages (Reg)	162,540.00
	61-02	Part-time	107,640.00
	62-01	Payroll Accrual	720.00
	62-02	Severance Accrual	2,650.00
	64-01	Health Insurance Premium	27,330.00
	64-02	Health Insurance Reimbursement	380.00
	64-03	Life	500.00
	64-04	Long Term Disability	510.00
	64-05	Worker's Compensation Insurance	3,960.00
	65-01	F.I.C.A.	20,670.00
	66-01	I.P.E.R.S.	25,510.00

Commodities

261-2291-423.	71-01	Office Supplies	1,000.00
	72-01	Operating Supplies	1,000.00
	72-99	Postage	10,000.00
	73-52	Brochures and Publications	10,000.00
	73-53	Internet Design	5,000.00
	73-54	Promotional Items	2,000.00
	73-55	Media	55,880.00
	73-56	Research & Special Projects	2,500.00
	73-57	Gift Shop	4,000.00

Services and Charges

261-2291-423.	81-12	Computer Services	19,920.00
	82-01	Telephone	2,700.00
	83-04	Dues & Memberships	3,000.00
	83-05	Travel	4,000.00
	83-06	Education	2,000.00
	83-07	Registration	3,000.00
	84-01	Insurance	4,910.00
	85-01	Utilities	12,000.00
	85-20	Internet Service	14,000.00
	85-21	Copier Lease & Use	500.00
	85-23	Building Maintenance	500.00
	85-50	Community Awareness	5,000.00
	85-51	Events, Bids, & Sponsorships	5,000.00
	85-52	Grants	41,810.00
	87-05	Vehicle Maintenance Fund	16,000.00
	88-43	Comm. Betterment Grants	15,080.00
	88-47	Economic Development Grants	37,510.00

Capital Outlay

261-2291-423.	92-01	Structures, Improve. & Buildings	225,940.00
	93-01	Equipment	2,200.00

Transfers

261-2291-483.	50-01	Transfers to General Fund	4,600.00
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TOTAL VISITORS &amp; TOURISM FUND:

863,460.00

## COMMUNITY DEVELOPMENT CAPITAL RESERVES FUND

Capital Outlay

295-2253-423.	92-01	Structures, Improve. & Bldg-Softball	3,000.00
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296-6623-423. 92-01	Structures, Improve. & Bldg-Golf	170,000.00
297-2253-423. 92-01	Structures, Improve. & Bldg-Rec. Ctr.	19,000.00
298-2280-423. 92-01	Structures, Improve. & Bldg-Hearst Center	7,000.00

TOTAL COMMUNITY DEVELOPMENT CAPITAL RESERVES FUND: 199,000.00

## REFUSE FUND

## ADMINISTRATION

Personal Services

551-6675-436. 61-01	Salaries & Wages (Reg)	275,740.00
61-02	Part-time	25,690.00
62-01	Payroll Accrual	1,220.00
62-02	Severance Accrual	4,490.00
64-01	Health Insurance Premiums	36,430.00
64-02	Health Insurance Reimbursements	510.00
64-03	Life Insurance	840.00
64-04	Long Term Disability	870.00
64-05	Worker's Compensation Insurance	630.00
65-01	F.I.C.A.	22,020.00
66-01	I.P.E.R.S.	28,460.00

Commodities

551-6675-436. 71-01	Office Supplies	1,000.00
71-06	Office Equipment Supplies	500.00
72-01	Operating Supplies	500.00
72-11	Books	500.00
72-19	Printing & Supplies	500.00
72-60	Safety Supplies	100.00
72-99	Postage	1,000.00

Services and Charges

551-6675-436. 81-12	Computer Services	11,200.00
82-01	Telephone	2,500.00
83-04	Membership Dues	200.00
83-05	Travel	250.00
83-06	Education	350.00
84-01	Operating Insurance	3,750.00
86-01	Repair & Maintenance	500.00
86-09	Office Equipment Maintenance	750.00
87-05	Vehicle Maintenance Fund	4,660.00

TOTAL ADMINISTRATION: 425,160.00

## O &amp; M REFUSE SECTION

Personal Services

551-6685-436. 61-01	Salaries & Wages (Reg)	401,450.00
61-02	Part-time	365,310.00
61-03	Overtime	11,330.00
62-01	Payroll Accrual	2,410.00
62-02	Severance Accrual	6,540.00
64-01	Health Insurance Premiums	95,650.00
64-02	Health Insurance Reimbursements	1,330.00
64-03	Life Insurance	1,230.00



	64-04	Long Term Disability	1,260.00
	64-05	Worker's Compensation Insurance	27,460.00
	64-06	Unemployment	2,160.00
	65-01	F.I.C.A.	57,870.00
	66-01	I.P.E.R.S.	71,410.00
<u>Commodities</u>			
551-6685-436.	71-01	Office Supplies	1,190.00
	71-05	Advertising	1,570.00
	71-06	Office Equipment Supplies	590.00
	72-01	Operating Supplies	6,500.00
	72-11	Books, Magazines & Periodicals	250.00
	72-16	Tools	570.00
	72-17	Uniforms	2,500.00
	72-19	Printing & Supplies	1,670.00
	72-54	Building	7,130.00
	72-56	Flood Control	1,900.00
	72-60	Safety Supplies	4,200.00
	72-64	Automated Carts	49,850.00
	72-66	Dumpster Replacements	6,000.00
	72-99	Postage	1,570.00
	73-01	Repair & Maintenance Supplies	4,000.00
	73-05	Operating Equipment	11,000.00
	73-06	Building & Grounds	3,350.00
<u>Services and Charges</u>			
551-6685-436.	81-12	Computer Services	56,790.00
	81-51	Post Employment Physicals	600.00
	81-52	Drug Testing	2,000.00
	82-01	Telephone	1,600.00
	83-04	Membership Dues	400.00
	83-05	Travel	760.00
	83-06	Education	1,000.00
	84-01	Operating Insurance	12,010.00
	85-01	Utilities & Heating	48,000.00
	86-01	Operating Equipment	1,600.00
	86-09	Office Equipment	300.00
	86-12	Towels	300.00
	86-34	Billing & Collecting	70,330.00
	86-35	Services/Scales	7,000.00
	86-36	Transfer Station Maintenance	20,000.00
	86-37	Refuse Cart Tracking Software/Elect	3,000.00
	87-02	Material Disposal/Handling	659,000.00
	87-03	Equipment Rental	2,000.00
	87-05	Vehicle Maintenance Fund	415,210.00
	89-04	Sales Tax	3,000.00
	89-81	Cafeteria & Benefits Plan	4,000.00
551-6685-426.	81-20	Disposal of Dead Animals	7,000.00
<u>Capital Outlay</u>			
551-6685-436.	92-01	Structures, Improv., Buildings	325,000.00
551-6685-436.	93-01	Equipment	200,000.00
<u>Transfers</u>			
551-6685-486.	50-01	Transfers to General Fund	169,740.00

TOTAL O &amp; M REFUSE SECTION:

3,159,890.00

TOTAL REFUSE FUND:

3,585,050.00

## STORM WATER FUND

Personal Services

555-6630-432.	61-01	Salaries & Wages (Reg)	204,370.00
	61-02	Part-Time	2,000.00
	61-03	Overtime	3,000.00
	62-01	Payroll Accrual	900.00
	62-02	Severance Accrual	3,330.00
	64-01	Health Insurance Premiums	25,650.00
	64-02	Health Insurance Reimbursements	610.00
	64-03	Life Insurance	630.00
	64-04	Long Term Disability	640.00
	64-05	Worker's Compensation Insurance	5,620.00
	65-01	F.I.C.A.	15,870.00
	66-01	I.P.E.R.S.	19,570.00

Commodities

555-6630-432.	72-01	Operating Supplies	2,000.00
	72-08	Photography Supplies	300.00
	72-26	Testing & Labs	2,000.00
	73-34	Storm Sewers	22,000.00

Services and Charges

555-6630-432.	81-12	Computer Services	33,980.00
	81-40	Public Information	5,000.00
	82-01	Telephone	1,000.00
	83-04	Membership Dues	5,200.00
	83-05	Travel	1,000.00
	83-06	Education & Training	2,500.00
	84-01	Insurance	5,150.00
	86-01	Repair Maintenance	5,000.00
	86-20	Storm Sewers	25,000.00
	86-26	ARC Map Modeling	5,000.00
	86-34	Billing & Collecting	70,330.00

Capital Outlay

555-6630-432.	92-01	Structures, Improve. & Bldgs.	574,000.00
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Transfers

555-6630-432.	50-01	Transfers to General Fund	148,210.00
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TOTAL STORM WATER FUND:

1,189,860.00

## SEWER RENTAL FUND

## O &amp; M SEWER SECTION

Personal Services

552-6655-436.	61-01	Salaries & Wages (Reg)	218,600.00
	61-02	Part-time	24,700.00
	61-03	Overtime	1,000.00
	62-01	Payroll Accrual	970.00
	62-02	Severance Accrual	3,560.00
	64-01	Health Insurance Premiums	45,620.00
	64-02	Health Insurance Reimbursements	760.00



64-03	Life Insurance	670.00
64-04	Long Term Disability	690.00
64-05	Worker's Compensation Insurance	7,860.00
65-01	F.I.C.A.	18,610.00
66-01	I.P.E.R.S.	22,970.00

Commodities

552-6655-436.	71-01	Office Supplies	200.00
	71-06	Office Equipment Supplies	200.00
	72-01	Operating Supplies	3,000.00
	72-16	Tools	1,000.00
	72-17	Uniforms	800.00
	72-19	Printing	100.00
	72-53	TV Equipment	14,000.00
	72-54	Building	2,500.00
	72-56	Flood Control	2,000.00
	72-60	Safety Supplies	3,000.00
	72-99	Postage	200.00
	73-05	Operating Equipment	6,000.00
	73-06	Building & Grounds	6,000.00
	73-13	Sanitary Sewers	25,000.00
	73-19	Barricades & Flashers	1,200.00
	73-27	Iowa One Call	4,000.00

Services and Charges

552-6655-436.	81-12	Computer Services	40,720.00
	82-01	Telephone	2,500.00
	83-04	Membership Dues	600.00
	83-05	Travel	500.00
	83-06	Education	1,500.00
	84-01	Operating Insurance	6,450.00
	85-01	Utilities	185,000.00
	86-01	Repairs & Maintenance	3,000.00
	86-09	Office Equipment	200.00
	86-12	Towels	500.00
	86-13	Sanitary Sewers	25,000.00
	86-18	Sanitary Sewers root control	25,000.00
	87-03	Equipment	4,000.00
	87-05	Vehicle Maintenance Fund	11,790.00

Capital Outlay

552-6655-436.	92-01	Structures, Improvements & Buildings	555,000.00
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Transfers

552-6655-486.	50-01	Transfers to General Fund	7,410.00
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TOTAL O & M SEWER SECTION: 1,284,380.00

SEWER REVENUE BOND FUND

Capital Outlay

545-6655-436.	96-85	W. 27th Sanitary Sewer	165,000.00
	92-53	W. 1st St.	1,565,000.00
	96-86	Hudson Road Lining	50,000.00
	96-87	Sewer Collection System Expansion Study	250,000.00

TOTAL SEWER REVENUE BOND FUND: 2,030,000.00

## WATER RECLAMATION

Personal Services

552-6665-436.	61-01	Salaries & Wages (Reg)	696,030.00
	61-02	Part-Time	40,700.00
	61-03	Overtime	15,000.00
	62-01	Payroll Accrual	3,070.00
	62-02	Severance Accrual	11,320.00
	64-01	Health Insurance Premiums	123,190.00
	64-02	Health Insurance Reimbursements	2,090.00
	64-03	Life Insurance	2,120.00
	64-04	Long Term Disability	2,190.00
	64-05	Worker's Compensation Insurance	12,840.00
	65-01	F.I.C.A.	56,260.00
	66-01	I.P.E.R.S.	69,420.00

Commodities

552-6665-436.	71-01	Office Supplies	500.00
	71-06	Office Equipment Supplies	300.00
	72-05	Fuel for Generator	2,000.00
	72-11	Books, Magazines & Periodicals	500.00
	72-16	Tools	2,000.00
	72-17	Uniforms	1,500.00
	72-19	Printing & Supplies	500.00
	72-26	Testing & Lab	16,000.00
	72-60	Safety Supplies	5,000.00
	72-67	Odor Control	10,000.00
	72-68	Polymer	25,000.00
	72-99	Postage	400.00
	73-05	Operating Equipment	100,000.00
	73-06	Building & Grounds	8,000.00
	73-36	Supplies - Sanitary Lift Stations	30,000.00

Services and Charges

552-6665-436.	81-12	Computer Services	54,650.00
	81-51	Post Employment Physicals	1,100.00
	81-52	Drug Testing	1,000.00
	81-59	Regionalization Study	10,000.00
	82-01	Telephone	2,000.00
	82-04	Radio	1,500.00
	83-04	Membership Dues	2,000.00
	83-05	Travel	800.00
	83-06	Education & Training	2,500.00
	84-01	Operating Insurance	12,870.00
	85-01	Public Utility Service	200,000.00
	86-01	Repair & Maintenance	50,000.00
	86-09	Office Equipment	500.00
	86-12	Services/Towels	1,100.00
	86-29	Services/Lab & Testing	15,000.00
	86-33	Services/Sludge Removal	20,000.00
	86-34	Services/Billing & Collecting	70,300.00
	87-03	Rental Equipment	2,000.00
	87-05	Vehicle Maintenance Fund	100,680.00
	89-04	Sales Tax	95,000.00
	89-09	Farm Lease	121,000.00
	89-81	Cafeteria & Benefits Plan	4,000.00



Capital Outlay

552-6665-436.	92-01	Structures, Improve. & Bldgs.	0.00
	93-01	Equipment	60,000.00

Transfers

552-6665-486.	43-01	Transfers to Debt Service	2,563,360.00
	50-01	Transfers to General Fund	135,300.00
	50-02	Transfers to Refuse Fund	141,720.00

TOTAL WATER RECLAMATION: 4,904,310.00

TOTAL SEWER RENTAL FUND: 6,188,690.00

STREET CONSTRUCTION FUND

O & M STREET SECTION

Personal Services

206-6637-436.	61-01	Salaries & Wages (Reg)	952,900.00
	61-02	Part-time	57,860.00
	61-03	Overtime	20,450.00
	62-01	Payroll Accrual	5,520.00
	62-02	Severance Accrual	15,530.00
	64-01	Health Insurance Premiums	187,090.00
	64-02	Health Insurance Reimbursements	3,230.00
	64-03	Life Insurance	2,930.00
	64-04	Long Term Disability	3,000.00
	64-05	Worker's Compensation Insurance	36,650.00
	64-06	Unemployment	0.00
	65-01	F.I.C.A.	77,330.00
	66-01	I.P.E.R.S.	95,410.00

Commodities

206-6637-436.	71-01	Office Supplies	530.00
	71-06	Office Equipment Supplies	280.00
	72-11	Books, Magazines & Periodicals	470.00
	72-16	Tools	3,100.00
	72-17	Uniforms	3,590.00
	72-19	Printing & Supplies	190.00
	72-54	Building	2,380.00
	72-56	Flood Control	5,700.00
	72-57	Ice Control	300,000.00
	72-58	Dust Control	240.00
	72-60	Safety Supplies	5,580.00
	72-61	Weather Scan Program	2,380.00
	73-05	Operating Equipment	20,250.00
	73-06	Building & Grounds	4,750.00
	73-19	Barricades & Flashers	3,800.00
	73-28	Sidewalks	1,450.00
	73-30	Bridges	42,750.00
	73-32	Streets	107,850.00
	73-35	Brush/Weed Control	970.00
	73-37	Crack Sealing	50,000.00

Services and Charges

206-6637-436.	81-12	Computer Services	137,370.00
	81-18	INRCOG	6,800.00
	81-51	Post Employment Physicals	3,000.00
	81-52	Drug Testing	3,000.00
	81-70	Contracted Services	10,000.00
	82-01	Telephone	2,400.00
	83-04	Membership Dues	530.00
	83-05	Travel	1,260.00
	83-06	Education & Training	3,040.00
	84-01	Operating Insurance	26,910.00
	85-01	Utilities	42,000.00
	86-01	Operating Supplies	4,650.00
	86-09	Office Equipment Maintenance	550.00
	86-12	Towels	100.00
	87-03	Equipment Rental	4,000.00
	87-05	Vehicle Maintenance Fund	491,840.00
	89-81	Cafeteria & Benefits Plan	4,000.00

Capital Outlay

206-6637-436.	92-01	Structures, Improvements & Buildings	1,917,500.00
	93-01	Equipment	440,000.00

Transfers

206-6637-486.	50-01	Transfers to General Fund	210,790.00
	50-02	Transfers to Refuse Fund	141,720.00

TOTAL O &amp; M STREET SECTION:

5,465,620.00

## TRAFFIC OPERATIONS DIVISION

Personal Services

206-6647-436.	61-01	Salaries & Wages (Reg)	148,220.00
	61-02	Part-time	10,000.00
	61-03	Overtime	1,030.00
	62-01	Payroll Accrual	660.00
	62-02	Severance Accrual	2,420.00
	64-01	Health Insurance Premiums	29,640.00
	64-02	Health Insurance Reimbursements	480.00
	64-03	Life Insurance	460.00
	64-04	Long Term Disability	470.00
	64-05	Worker's Compensation Insurance	4,280.00
	65-01	F.I.C.A.	11,340.00
	66-01	I.P.E.R.S.	13,990.00

Commodities

206-6647-436.	71-01	Office Supplies	170.00
	72-01	Operating Supplies	12,000.00
	72-11	Books, Magazines & Periodicals	170.00
	72-16	Tools	1,500.00
	72-17	Uniforms	590.00
	72-19	Printing & Supplies	90.00
	72-60	Safety Supplies	1,080.00
	72-62	Paint	19,500.00
	72-63	Cones	190.00
	73-12	Traffic Signals	18,500.00
	73-19	Barricades	760.00



	73-20	Posts	11,000.00	
	73-25	Traffic Signs	21,000.00	
	73-41	Civil Defense Sirens	4,000.00	
<u>Services and Charges</u>				
206-6647-436.	81-12	Computer Services	16,000.00	
	82-01	Telephone	1,000.00	
	82-04	Radio	100.00	
	83-04	Membership Dues	250.00	
	83-05	Travel	1,180.00	
	83-06	Education & Training	2,450.00	
	84-01	Operating Insurance	3,620.00	
	86-01	Repairs & Maintenance	3,500.00	
	86-19	Traffic Signal Repair	4,200.00	
	86-70	Civil Defense Sirens Repair	3,000.00	
	86-71	Paint Traffic Signal Poles	2,000.00	
	86-72	Contract Street Painting	62,000.00	
	87-03	Equipment Rental	1,400.00	
	87-05	Vehicle Maintenance Fund	8,280.00	
<u>Capital Outlay</u>				
206-6647-436.	92-01	Structures, Improvements & Buildings	200,000.00	
TOTAL TRAFFIC OPERATIONS DIVISION:				622,520.00
TOTAL STREET CONSTRUCTION FUND:				6,088,140.00
VEHICLE MAINTENANCE FUND				
<u>Personal Services</u>				
685-6698-446.	61-01	Salaries & Wages (Reg)	367,470.00	
	61-02	Part-time	45,020.00	
	61-03	Overtime	5,150.00	
	62-01	Payroll Accrual	1,630.00	
	62-02	Severance Accrual	5,990.00	
	64-01	Health Insurance Premiums	63,910.00	
	64-02	Health Insurance Reimbursements	1,140.00	
	64-03	Life Insurance	1,130.00	
	64-04	Long Term Disability	1,160.00	
	64-05	Worker's Compensation Insurance	6,000.00	
	65-01	F.I.C.A.	31,560.00	
	66-01	I.P.E.R.S.	38,940.00	
<u>Commodities</u>				
685-6698-446.	71-01	Office Supplies	910.00	
	71-06	Office Equipment Supplies	480.00	
	72-01	Operating Supplies	1,480.00	
	72-05	Gas, Oil & Diesel Fuel	513,000.00	
	72-08	Photography	90.00	
	72-11	Books, Magazines & Periodicals	90.00	
	72-16	Tools	6,350.00	
	72-17	Uniforms	1,560.00	
	72-19	Printing & Supplies	280.00	
	72-54	Building	3,580.00	
	72-60	Safety Supplies	2,150.00	
	73-04	Supplies/Vehicles	500,000.00	

Services and Charges

685-6698-446.	81-12	Computer Services	51,510.00
	82-01	Telephone	1,500.00
	83-04	Membership Dues	500.00
	83-05	Travel	1,900.00
	83-06	Education & Training	1,500.00
	84-01	Operating Insurance	61,580.00
	86-01	Operating Equipment	1,500.00
	86-04	Radio & Communications	15,000.00
	86-09	Office Equipment	900.00
	86-11	Vehicle Maintenance Software Updates	12,120.00
	86-12	Towels	1,600.00
	86-15	Tire Repairs	16,500.00
	87-01	Equipment Rentals	2,000.00
	87-07	Shop Equipment	2,500.00
	87-08	Work by outside agency	100,000.00

Capital Outlay

685-6698-446.	93-01	Equipment	50,000.00
685-6698-446.	93-04	Equipment - Refurbish Vehicles	30,000.00

TOTAL VEHICLE MAINTENANCE FUND: 1,949,680.00

**GRAND TOTAL APPROPRIATIONS 2021-2022: 108,579,300.00**

SECTION 5. That this resolution shall take effect and be in force from and after July 1, 2021.

ADOPTED: \_\_\_\_\_  
Robert M. Green, Mayor

ATTEST: \_\_\_\_\_  
Jacqueline Danielsen, City Clerk



**CITY OF CEDAR FALLS  
FY22 BUDGET  
REVENUES**

<b>ACCOUNT NUMBER</b>	<b>REVENUE CATEGORY</b>	<b>BUDGET AMOUNT</b>
101-0000-311.01-00	Tax - Property - General	15,881,640
101-0000-312.00-00	Tax - Agricultural Land	19,220
101-4511-311.08-00	Tax - Property - EMA	539,730
101-0000-321.00-00	Utility Tax Replacement	29,190
101-0000-322.00-00	Tax - Mobile Home	31,000
101-0000-344.04-00	Transfer - Utilities (General)	1,500,000
101-0000-344.07-00	UNI Loan Repayment	15,000
101-0000-371.01-00	Miscellaneous Receipts	60,000
101-0000-382.01-02	Transfer - Leg/Admin/Mgt	747,080
101-0000-382.01-07	Transfer - Trust & Agency	2,483,090
101-1008-332.00-00	Business Licenses	6,000
101-1008-333.00-00	Cigarette Permits	4,000
101-1008-334.00-00	Liquor Licenses	60,000
101-1008-335.00-00	Pet Licenses	7,000
101-1028-361.01-00	Interest - General	247,000
101-1028-371.02-00	Cafeteria Plan	15,000
101-1199-311.03-00	Tax - Property - Insurance	125,020
101-1199-311.04-00	Tax - Property - Transit	442,820
101-1199-343.01-00	Grants - Cultural Services	30,000
101-1199-343.02-00	Grants - Library	25,000
101-1199-343.04-00	Grants - Parks & Recreation	20,000
101-1199-343.06-00	Grants - Fire	3,000
101-1199-343.07-00	Grants - Police Operations	15,000
101-1199-343.07-02	Grants - Police Officer	30,000
101-1199-343.07-04	Grants - Fire Equipment	1,000
101-2245-371-07-01	Economic Development	5,000
101-6625-350.01-00	Subdivision Inspections	83,000
101-6625-382.01-06	Engineering Design	400,000
101-6625-330.00-00	Engineering Permits	15,000
101-2235-336.00-00	Building Permits	900,000
101-2235-337.00-00	Miscellaneous Permits	25,000
101-2235-357.01-00	Electrical Inspections	90,000
101-2235-357.02-00	Mechanical Inspections	90,000
101-2235-357.03-00	Plumbing Inspections	95,000
101-2245-357.45-01	Planning & Zoning Fees	35,000
101-2205-311.05-00	Tax - Property - Band	35,000

101-2205-323.01-00	Tax - Hotel/Motel - Visitor/Tourism	218,750
101-2205-323.02-00	Tax - Hotel/Motel - CV Soccer	5,000
101-2205-323.08-00	Tax - Hotel/Motel - Tourism Administration	12,500
101-2205-323.09-00	Tax - Hotel/Motel - Tourism Office	10,940
101-2205-323.10-00	Tax - Hotel/Motel - Tr. Maint/Reserve	21,870
101-2205-323.13-00	Tax - Hotel/Motel - Tourism Fund	39,380
101-2205-323.15-00	Tax-Hotel/Motel-HLS Capital	15,310
101-6613-338.00-00	Burial Permits	70,000
101-6613-356.51-00	Cemetery Lot Sales	50,000
101-6613-356.52-00	Marker Permits	5,000
101-6613-361.02-00	Interest - Cemetery	9,430
101-6623-356.26-00	Golf Contract	30,000
101-6633-323.04-00	Tax - Hotel/Motel - Park Improvement	39,380
101-6633-339-00-00	Paw Park Permits	4,000
101-6633-356.61-00	Park Receipts	5,000
101-2253-356.31-01	Rec. Center - Daily Admission	36,000
101-2253-356.31-02	Recreation - Special Programs	16,000
101-2253-356.31-04	Recreation - Youth Sports	65,000
101-2253-356.31-05	Recreation - Adult Sports	65,000
101-2253-356.31-10	Recreation - Shelter Rental	22,800
101-2253-356.31-13	Rec. Center - Rec Center Memberships	294,200
101-2253-356.31-14	Recreation - Adult Exercise Program	85,000
101-2253-356.31-15	Recreation - Child Care	3,000
101-2253-356.31-16	Recreation - Youth Camp	72,000
101-2253-356.31-17	Rec Center - Birthday Facility Rentals	2,000
101-2253-356.31-19	Recreation - Drop In Concessions	7,000
101-2253-356.31-22	Recreation - Ballfield Rentals	5,000
101-2253-356.32-01	Recreation - Swim Lessons	44,000
101-2253-356.32-02	Recreation - Indoor Pool Admission	8,000
101-2253-356.32-03	Recreation - The Falls Rental	10,000
101-2253-356.32-04	Recreation - The Falls Season Pass	187,000
101-2253-356.32-05	Recreation - The Falls Admissions	189,000
101-2253-356.32-06	Recreation - The Falls Concessions	90,000
101-2253-356.32-07	Recreation - Indoor Pool Rental	19,000
101-2253-356.32-08	Recreation - Indoor Pool Winter Passes	3,000
101-2253-356.32-09	Recreation - Aquatic Program	2,000
101-1060-356.71-00	Library - Copy Machine	7,000
101-1060-356.72-00	Library - County Tax	30,000
101-1060-356.74-00	Library - Lost & Paid Book	2,500
101-1060-356.75-00	Library - Open Access Funds	12,000



101-1060-356.79-01	Library - Friends/Endowment Reimburse	60,000
101-1060-356.79-02	Library - Donations & Sponsorship	30,000
101-1061-311.06-00	Tax - Property - Library	530,350
101-2280-323.03-00	Tax - Hotel/Motel - Cultural	74,370
101-2280-356.11-00	Cultural - Art Sho	50
101-2280-356.12-00	Cultural - Fees	40,000
101-2280-356.13-00	Cultural - Membership	5,000
101-2280-356.15-00	Cultural - Product Fees	5,000
101-2280-356.16-00	Cultural - New Program Sponsors	1,000
101-2280-373.04-00	Donations - Exhibit Sponsorship	1,000
101-4511-344.01-00	Fire Protection - Rural	59,320
101-4511-344.02-00	Fire Protection - UNI	680,710
101-4511-358.11-00	Fire Receipts	15,000
101-4511-358.12-00	Fire Commercial Inspections	45,000
101-4511-358.13-00	Housing Inspection Min. Rental	100,000
101-5521-358.21-00	Police Receipts	35,000
101-5521-372.01-00	Fines & Forfeitures	125,000
101-5521-372.03-00	Code Enforcement	15,000
101-6616-371.04-00	Public Buildings	5,000
101-6616-382.01-01	Transfer - Public Buildings Maint.	78,020
<b>TOTAL GENERAL FUND REVENUE</b>		<b>27,827,670</b>
206-0000-300.00-00	Cash Carryover	1,052,860
206-0000-371.01-00	Miscellaneous	10,000
206-0000-342.04-00	Road Use Tax	5,025,280
215-0000-300.00-00	Cash Carryover	(1,131,410)
215-0000-382.11-01	Transfer - Sewer	640,000
215-0000-361.01-00	Interest Income	366,610
215-0000-362.01-00	Lease Income	31,800
215-0000-362.02-00	Sewer Farm Lease	125,000
217-0000-341.03-00	Housing Vouchers	1,412,130
223-0000-341.01-00	Block Grant	559,230
242-0000-300.00-00	Cash Carryover	8,248,550
242-0000-324.00-00	Local Sales Tax	5,200,000
242-0000-361.01-00	Interest	60,000
254-0000-300.00-00	Cash Carryover	160,080
254-0000-359.01-01	Cable Television Franchise Fees	515,000
254-0000-359.01-02	Peg Fees	40,000
254-0000-361.01-00	Interest Income	25,000
254-0000-371.01-00	Miscellaneous	1,500
258-0000-300.00-00	Cash Carryover	236,610

258-0000-353.01-00	Meter Collections	25,000
258-0000-353.02-00	Parking Violations	160,000
258-0000-353.03-00	Parking Permits	30,000
258-0000-361.01-00	Interest	3,000
261-0000-300.00-00	Cash Carryover	563,390
261-0000-323.01-00	Transfer - Hotel/Motel - Visitor	218,750
261-0000-361.01-00	Interest Income	15,000
261-0000-362.10-00	Building Rental Fees	5,000
261-0000-371.01-00	Miscellaneous	6,000
261-0000-371.09-00	Gift Shop Receipts	5,000
261-0000-382.61-01	Building Reserve Transfer	10,940
261-0000-382.61-02	Tourism Marketing Transfer	39,380
262-0000-362.04-00	Rental Income - Sr Activity Ctr.	25,000
262-0000-371.01-00	Miscellaneous	2,720
262-0000-371.10-10	Trips/Buses	11,000
262-0000-371.61-01	Hawkeye Valley	0
262-0000-382.62-01	General Fund Support	67,500
295-0000-355.40-00	Softball Fees	3,000
296-0000-355.20-00	Golf Course Capital Improvements	170,000
297-0000-355.30-00	Rec Center Fees	19,000
298-0000-355.10-00	Cultural Capital Fees	7,000
311-0000-300.00-00	Cash Carryover	200,000
311-0000-311.11-00	Debt Service Tax - Property	661,100
311-0000-313.01-00	Debt Service TIF - Industrial Park	3,324,970
311-0000-382.11-01	Debt Service Transfer	2,880,860
430-0000-300.00-00	Cash Carryover	9,117,330
430-0000-341.11-10	Federal/State Funding	0
430-0000-382.30-01	TIF Transfer	6,646,260
438-0000-341.05-00	Federal/State Funding	1,507,000
438-0000-371.01-00	Miscellaneous	0
438-0000-381.00-00	Bond Proceeds	2,133,000
443-0000-300.00-00	Cash Carryover	129,200
443-0000-313.02-00	TIF Revenues - Downtown	2,535,090
443-0000-313.05-00	TIF Revenues - Pinnacle Prairie	21,870
443-0000-313.07-00	TIF Revenues - College Hill	159,990
443-0000-313.08-00	TIF Revenues - South Cedar Falls	604,340
443-0000-371.01-00	Miscellaneous Income	250,000
443-0000-371.91-00	Capital Projects Funds	281,220
443-0000-341.05-00	Federal/State Funding	1,787,400
443-0000-361.01-00	Interest Income	300,000



443-0000-382-43-04	Transfers	1,300,000
443-0000-344.04-00	CFU Transfer	1,700,000
545-0000-300.00-00	Cash Carryover	2,030,000
551-0000-300.00-00	Cash Carryover	69,610
551-0000-351.01-00	Refuse Collections	2,700,000
551-0000-351.02-00	Transfer Station Fees	260,000
551-0000-351.03-00	Yard Waste Fees	2,000
551-0000-361.01-00	Interest - Refuse	50,000
551-0000-371.21-00	Refuse Miscellaneous	20,000
551-0000-371.22-00	Recycling	200,000
551-0000-382.51-01	Transfer - Sewer Rental	141,720
551-0000-382.51-02	Transfer - Street Construction	141,720
552-0000-300.00-00	Cash Carryover	(1,196,310)
552-0000-352.01-00	Sewer Rental - Collections	7,100,000
552-0000-352.02-00	Industrial User Fees	30,000
552-0000-361.01-00	Interest - Sewer Rental	150,000
552-0000-362.03-00	Farm Rental	100,000
552-0000-371.11-00	Sewer Rental - Miscellaneous	5,000
555-0000-300.00-00	Cash Carryover	144,860
555-0000-350.02-01	Storm Water Fees	1,000,000
555-0000-350.02-02	Permit & Review Fees	25,000
555-0000-361.01-00	Interest	20,000
606-0000-300.00-00	Cash Carryover	307,500
606-0000-354.01-00	Data Processing	1,221,650
685-0000-300.00-00	Cash Carryover	300,000
685-0000-354.03-00	Vehicle Maintenance Fees	1,614,680
685-0000-361.01-00	Interest-Vehicle Maintenance	5,000
685-0000-371.51-00	Vehicle Maintenance - Miscellaneous	30,000
685-0000-354.02-00	Vehicle Rental Fees	449,000
292-0000-311.21-00	Tax Property - Retirement & Pension	1,009,030
292-0000-361.01-00	Interest Income	60,060
293-0000-311.21-00	Tax Property - Retirement & Pension	690,280
293-0000-361.01-00	Interest Income	58,640
724-0000-311.22-00	Trust & Agency	2,483,090
724-0000-311.32-00	S.S.M.I.D - college hill	19,950
724-0000-311.31-00	S.S.M.I.D - downtown	4,600
	<b>TOTAL USER FUND REVENUE</b>	<b>80,751,630</b>
	<b>TOTAL FY22 BUDGET REVENUE</b>	<b>108,579,300</b>

Description	Transfer From	Transfer To	Amount
Debt Service	General Fund	Debt Service Fund	201,000.00
Admin Allocation	General Fund	General Fund	148,280.00
Building Maintenance	General Fund	General Fund	38,530.00
Admin Allocation	Cable Fund	General Fund	31,070.00
Building Maintenance	Cable Fund	General Fund	1,930.00
Admin Allocation	Parking Fund	General Fund	28,410.00
TIF Transfers	Debt Service Fund	TIF Fund	3,324,970.00
TIF Transfers	Capital Projects Fund	TIF Fund	3,321,290.00
Employee Benefits	Trust & Agency Fund	General Fund	2,483,090.00
SSMID - Downtown	Trust & Agency Fund	SSMID Fund	4,600.00
SSMID - College Hill	Trust & Agency Fund	SSMID Fund	19,950.00
Engineering Designs	Capital Projects	General Fund	400,000.00
Admin Allocation	Senior Services & Community Center	General Fund	6,600.00
Building Maintenance	Senior Services & Community Center	General Fund	10,730.00
Admin Allocation	Storm Water Fund	General Fund	31,710.00
Debt Service	Storm Water Fund	Debt Service Fund	116,500.00
Building Maintenance	Sewer Fund	General Fund	7,410.00
PW Admin Allocation	Sewer Fund	Refuse Fund	141,720.00
Admin Allocation	Sewer Fund	General Fund	135,300.00
Building Maintenance	V&T Fund	General Fund	4,600.00
Building Maintenance	Refuse Fund	General Fund	7,410.00
Admin Allocation	Refuse Fund	General Fund	162,330.00
Building Maintenance	Street Construction Fund	General Fund	7,410.00
Admin Allocation	Street Construction Fund	General Fund	203,380.00
PW Admin Allocation	Street Construction Fund	Refuse Fund	141,720.00
Data Processing Transfer	General	Data Processing Fund	714,380.00
Data Processing Transfer	Cable Fund	Data Processing Fund	16,690.00
Data Processing Transfer	Block Grant Fund	Data Processing Fund	17,340.00
Data Processing Transfer	Housing Assistance Fund	Data Processing Fund	36,940.00



Description	Transfer From	Transfer To	Amount
Data Processing Transfer	Storm Water Fund	Data Processing Fund	33,980.00
Data Processing Transfer	V&T Fund	Data Processing Fund	19,920.00
Data Processing Transfer	Senior Services & Community Center	Data Processing Fund	2,440.00
Data Processing Transfer	Parking Fund	Data Processing Fund	11,730.00
Data Processing Transfer	Refuse Fund	Data Processing Fund	11,200.00
Data Processing Transfer	Refuse Fund	Data Processing Fund	56,790.00
Data Processing Transfer	Sewer Fund	Data Processing Fund	40,720.00
Data Processing Transfer	Sewer Fund	Data Processing Fund	54,650.00
Data Processing Transfer	Street Construction Fund	Data Processing Fund	137,370.00
Data Processing Transfer	Street Construction Fund	Data Processing Fund	16,000.00
Data Processing Transfer	Vehicle Maintenance Fund	Data Processing Fund	51,510.00
Insurance Transfer	General Fund	Insurance Fund	183,090.00
Insurance Transfer	Cable Fund	Insurance Fund	3,820.00
Insurance Transfer	Data Processing Fund	Insurance Fund	6,950.00
Insurance Transfer	Block Grant Fund	Insurance Fund	1,690.00
Insurance Transfer	Housing Assistance Fund	Insurance Fund	4,560.00
Insurance Transfer	Storm Water Fund	Insurance Fund	5,150.00
Insurance Transfer	V&T Fund	Insurance Fund	4,910.00
Insurance Transfer	Senior Services & Community Center	Insurance Fund	590.00
Insurance Transfer	Parking Fund	Insurance Fund	2,790.00
Insurance Transfer	Refuse Fund	Insurance Fund	3,750.00
Insurance Transfer	Refuse Fund	Insurance Fund	12,010.00
Insurance Transfer	Sewer Fund	Insurance Fund	6,450.00
Insurance Transfer	Sewer Fund	Insurance Fund	12,870.00
Insurance Transfer	Street Construction Fund	Insurance Fund	26,910.00
Insurance Transfer	Street Construction Fund	Insurance Fund	3,620.00
Insurance Transfer	Vehicle Maintenance Fund	Insurance Fund	61,580.00
Vehicle Maintenance Transfer	General Fund	Vehicle Maintenance Fund	1,029,680.00
Vehicle Maintenance Transfer	Refuse Fund	Vehicle Maintenance Fund	419,870.00
Vehicle Maintenance Transfer	Sewer Fund	Vehicle Maintenance Fund	112,470.00



## DEPARTMENT OF FINANCE &amp; BUSINESS OPERATIONS

CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600  
FAX 319-268-5126

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**INTEROFFICE MEMORANDUM**

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**TO:** Mayor Green and City Council Members  
**FROM:** Jennifer Rodenbeck, Director of Finance & Business Operations  
**DATE:** May 5, 2021  
**SUBJECT:** Sewer Fund Internal Loans – Amended Interest Rate

Attached are five resolutions amending the interest rate on the internal loans to the Sewer Fund from 2.80% to 1.50%. Due to the current low interest rate market, staff reviewed the interest rates on the City's internal loans. The City's bond financial advisor noted that in comparing to sewer revenue bonds that have been sold on the market with a similar rating from Moody's and similar maturity dates, rates range from 1.44%-1.75%. Based on this information, it seemed appropriate that the City should decrease the interest rate on the internal loans from the Capital Projects Fund and the Health Trust Fund to be consistent with a true market rate. Therefore we are recommending adjusting the rate on the loans from 2.80% to 1.50%

The 1.50% rate is fair to the Sewer Fund (the paying fund). This rate is also beneficial to the Capital Projects Fund and the Health Trust Fund that will yield this rate since interest rates received on investments is currently around .30%.

If you have questions regarding the resolutions, please feel free to contact me.



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION AMENDING AN INTER-FUND LOAN  
FROM THE CAPITAL PROJECTS FUND OF THE CITY OF CEDAR FALLS  
TO THE SEWER ENTERPRISE FUND OF THE CITY OF CEDAR FALLS**

**WHEREAS**, the Sewer Enterprise Fund of the City of Cedar Falls, Iowa, was in need of funds to assist in completing the disinfection project at the treatment facility in accordance with EPA standards and the Bluff Street Lift Station; and

**WHEREAS**, the City Council passed Resolution No. 18,074 on May 29, 2012 approving a loan agreement with the Capital Projects Fund of the City of Cedar Falls for an amount not to exceed Four Million, Three Hundred Thousand Dollars (\$4,300,000.00) to meet these requirements; and

**WHEREAS**, the outstanding balance of the loan as of June 1, 2021 will be Two Million, Three Hundred, and Sixty-Five Thousand (\$2,365,000.00); and

**WHEREAS**, the original resolution stated that the interest rate may be adjusted annually based on current market rates and the rate was adjusted in 2016 and 2018; and

**WHEREAS**, in light of prevailing interest rates, the City Council believes that the interest rate on the loan agreement should be amended from its current rate of 2.80%; and

**WHEREAS**, after considering interest rates available on long-term loans or bonds from other sources, without the additional cost of issuing new revenue debt, the City Council as owner of the Sewer Enterprise Fund of the City of Cedar Falls has determined that a loan from the Capital Projects Fund of the City of Cedar Falls at the rate of 1.50% per annum is favorable and in the best interest of said Fund;

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, that the interest rate on the loan agreement be amended to 1.50% per annum, effective June 1, 2021, is hereby approved and authorized in accordance with the criteria stated above; and

**BE IT FURTHER RESOLVED**, that the terms of the loan repayment set forth in the original resolution, excluding the amended interest rate, are hereby approved to continue.

**ADOPTED** this 17<sup>th</sup> day of May 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

**ATTEST:**

\_\_\_\_\_  
Jacque Danielsens, MMC, City Clerk



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION AMENDING AN INTER-FUND LOAN  
FROM THE HEALTH TRUST FUND OF THE CITY OF CEDAR FALLS  
TO THE SEWER ENTERPRISE FUND OF THE CITY OF CEDAR FALLS**

**WHEREAS**, the Sewer Enterprise Fund of the City of Cedar Falls, Iowa, was in need of funds to assist in completing the disinfection project at the treatment facility in accordance with EPA standards; and

**WHEREAS**, the City Council passed Resolution No. 18,075 on May 29, 2012 approving a loan agreement with the Health Trust Fund of the City of Cedar Falls for an amount not to exceed Three Million, Nine Hundred Thousand Dollars (\$3,900,000.00) to meet these requirements; and

**WHEREAS**, the outstanding balance of the loan as of June 1, 2021 will be Two Million, One Hundred, and Forty-Five Thousand Dollars (\$2,145,000.00); and

**WHEREAS**, the original resolution stated that the interest rate may be adjusted annually based on current market rates and the rate was adjusted in 2016 and 2018; and

**WHEREAS**, in light of prevailing interest rates, the City Council believes that the interest rate on the loan agreement should be amended from its current rate of 2.80%; and

**WHEREAS**, after considering interest rates available on long-term loans or bonds from other sources, without the additional cost of issuing new revenue debt, the City Council as owner of the Sewer Enterprise Fund of the City of Cedar Falls has determined that a loan from the Health Trust Fund of the City of Cedar Falls at the rate of 1.50% per annum is favorable and in the best interest of said Fund;

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, that the interest rate on the loan agreement be amended to 1.50% per annum, effective June 1, 2021, is hereby approved and authorized in accordance with the criteria stated above; and

**BE IT FURTHER RESOLVED**, that the terms of the loan repayment set forth in the original resolution, excluding the amended interest rate, are hereby approved to continue.

**ADOPTED** this 17<sup>th</sup> day of May 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

**ATTEST:**

\_\_\_\_\_  
Jacque Danielsens, MMC, City Clerk



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION AMENDING AN INTER-FUND LOAN  
FROM THE HEALTH TRUST FUND OF THE CITY OF CEDAR FALLS  
TO THE SEWER ENTERPRISE FUND OF THE CITY OF CEDAR FALLS**

**WHEREAS**, the Sewer Enterprise Fund of the City of Cedar Falls, Iowa, was in need of funds to assist in completing the disinfection project at the treatment facility in accordance with EPA standards; and

**WHEREAS**, the City Council passed Resolution No. 18,359 on November 26, 2012 approving a loan agreement with the Health Trust Fund of the City of Cedar Falls for an amount not to exceed Three Million, Dollars (\$3,000,000.00) to meet these requirements; and

**WHEREAS**, the current outstanding balance of the loan as of June 1, 2021 will be One Million, Six Hundred, and Fifty Thousand Dollars (\$1,650,000.00); and

**WHEREAS**, the original resolution stated that the interest rate may be adjusted annually based on current market rates and the rate was adjusted in 2016 and 2018; and

**WHEREAS**, in light of prevailing interest rates, the City Council believes that the interest rate on the loan agreement should be amended from its current rate of 2.80%; and

**WHEREAS**, after considering interest rates available on long-term loans or bonds from other sources, without the additional cost of issuing new revenue debt, the City Council as owner of the Sewer Enterprise Fund of the City of Cedar Falls has determined that a loan from the Health Trust Fund of the City of Cedar Falls at the rate of 1.50% per annum is favorable and in the best interest of said Fund;

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, that the interest rate on the loan agreement be amended to 1.50% per annum, effective June 1, 2021, is hereby approved and authorized in accordance with the criteria stated above; and

**BE IT FURTHER RESOLVED**, that the terms of the loan repayment set forth in the original resolution, excluding the amended interest rate, are hereby approved to continue.

**ADOPTED** this 17<sup>th</sup> day of May 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

**ATTEST:**

\_\_\_\_\_  
Jacque Danielsens, MMC, City Clerk



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION AMENDING AN INTER-FUND LOAN  
FROM THE HEALTH TRUST FUND OF THE CITY OF CEDAR FALLS  
TO THE SEWER ENTERPRISE FUND OF THE CITY OF CEDAR FALLS**

**WHEREAS**, the Sewer Enterprise Fund of the City of Cedar Falls, Iowa, was in need of funds to assist in completing the disinfection project at the treatment facility in accordance with EPA standards; and

**WHEREAS**, the City Council passed Resolution No. 18,734 on August 12, 2013 approving a loan agreement with the Health Trust Fund of the City of Cedar Falls for an amount not to exceed Four Million, Seven Hundred Thousand Dollars (\$4,700,000.00) to meet these requirements; and

**WHEREAS**, the current outstanding balance of the loan as of June 1, 2021 will Two Million, Eight Hundred, and Twenty Thousand Dollars (\$2,820,000.00); and

**WHEREAS**, the original resolution stated that the interest rate may be adjusted annually based on current market rates and the rate was adjusted in 2016 and 2018; and

**WHEREAS**, in light of prevailing interest rates, the City Council believes that the interest rate on the loan agreement should be amended from its current rate of 2.80%; and

**WHEREAS**, after considering interest rates available on long-term loans or bonds from other sources, without the additional cost of issuing new revenue debt, the City Council as owner of the Sewer Enterprise Fund of the City of Cedar Falls has determined that a loan from the Health Trust Fund of the City of Cedar Falls at the rate of 1.50% per annum is favorable and in the best interest of said Fund;

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, that the interest rate on the loan agreement be amended to 1.50% per annum, effective June 1, 2021, is hereby approved and authorized in accordance with the criteria stated above; and

**BE IT FURTHER RESOLVED**, that the terms of the loan repayment set forth in the original resolution, excluding the amended interest rate, are hereby approved to continue.

**ADOPTED** this 17<sup>th</sup> day of May 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

**ATTEST:**

\_\_\_\_\_  
Jacque Danielsens, MMC, City Clerk



## RESOLUTION NO. \_\_\_\_\_

**RESOLUTION AMENDING AN INTER-FUND LOAN  
FROM THE HEALTH TRUST FUND OF THE CITY OF CEDAR FALLS  
TO THE SEWER ENTERPRISE FUND OF THE CITY OF CEDAR FALLS**

**WHEREAS**, the Sewer Enterprise Fund of the City of Cedar Falls, Iowa, was in need of funds to assist in completing the disinfection project at the treatment facility in accordance with EPA standards, the Bluff Street Lift Station, and the Park Drive Lift Station; and

**WHEREAS**, the City Council passed Resolution No. 19,623 on July 20, 2015 approving a loan agreement with the Health Trust Fund of the City of Cedar Falls for an amount not to exceed One Million, Two Hundred Thousand Dollars (\$1,200,000.00) to meet these requirements; and

**WHEREAS**, the current outstanding balance of the loan as of June 1, 2021 will be Eight Hundred and Forty Thousand Dollars (\$840,000.00); and

**WHEREAS**, the original resolution stated that the interest rate may be adjusted annually based on current market rates and the rate was adjusted in 2016 and 2018; and

**WHEREAS**, in light of prevailing interest rates, the City Council believes that the interest rate on the loan agreement should be amended from its current rate of 2.80%; and

**WHEREAS**, after considering interest rates available on long-term loans or bonds from other sources, without the additional cost of issuing new revenue debt, the City Council as owner of the Sewer Enterprise Fund of the City of Cedar Falls has determined that a loan from the Health Trust Fund of the City of Cedar Falls at the rate of 1.50% per annum is favorable and in the best interest of said Fund;

**NOW THEREFORE**, be it resolved by the City Council of the City of Cedar Falls, Iowa, that the interest rate on the loan agreement be amended to 1.50% per annum, effective June 1, 2021, is hereby approved and authorized in accordance with the criteria stated above; and

**BE IT FURTHER RESOLVED**, that the terms of the loan repayment set forth in the original resolution, excluding the amended interest rate, are hereby approved to continue.

**ADOPTED** this 17<sup>th</sup> day of May 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

**ATTEST:**

\_\_\_\_\_  
Jacque Danielsen, MMC, City Clerk





**CEDAR FALLS DEPARTMENT OF PUBLIC SAFETY SERVICES**

CITY OF CEDAR FALLS  
4600 S. MAIN STREET  
CEDAR FALLS, IOWA 50613

319-273-8612

**MEMORANDUM**

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**To:** Mayor and City Council  
**From:** Jeff Olson, Public Safety Director  
**Date:** May 12, 2021  
**Re:** Sturgis Falls – Prohibited Animals

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Attached is a memo in reference to the Cedar Falls Animal Control Ordinance, Section 6-70, Animals Prohibited: Sturgis Falls Celebration and Cedar Basin Music Festival, the events for 2021 will be held Wednesday June 23<sup>rd</sup> at 5:00 p.m. through Sunday, June 27<sup>th</sup> at midnight

The city ordinance does require the City Council to designate the dates in order for the ordinance to take effect each year. We are requesting that you make that designation for this year's Sturgis Falls Celebration.



# MEMORANDUM

## CEDAR FALLS POLICE DEPARTMENT

REVISED: 11-01-2013

DATE: 5/12/21TO: Director Olson & Chief BerteFROM: Lt. Kari ReaSUBJECT: Animals Prohibited

In reference to the Cedar Falls Animal Control Ordinance, Section 6-70, Animals Prohibited: Sturgis Falls Celebration and Cedar Basin Music Festival, the events for 2021 will be held Wednesday June 23<sup>rd</sup> at 5:00 p.m. through Sunday, June 27<sup>th</sup> at midnight.

Per the ordinance, animals should not be permitted in the following locations, on the dates and times listed above. These locations would include parks, streets, sidewalks and parking lots.

Gateway Park and Merriams Midway  
 Overman Park  
 Sturgis Park  
 Policeman's Park  
 Franklin and Clay Streets from 1<sup>st</sup> to 4<sup>th</sup> Streets  
 2<sup>nd</sup> and 3<sup>rd</sup> Streets from Washington to Franklin Streets  
 100-blk E. 2<sup>nd</sup> Street  
 100-400-blk State Street  
 State Street Plaza  
 Lincoln Street from 1<sup>st</sup> to McKinley Streets  
 1<sup>st</sup> Street from Main to the East side of the Main Street Bridge  
 Public Parking Area from Cedar City Creamery to Policeman's Park  
 Lincoln Street to the Railroad Tracks

Animals should not be permitted on the streets / sidewalks or in the area of the parade/parade route on Saturday June 26<sup>th</sup>, between the hours of 6:00 a.m. and Noon.



Streets impacted by this include:

Clay Street from 8<sup>th</sup> to 11<sup>th</sup> Streets  
11<sup>th</sup> Street from Clay to Main Streets  
Main Street from 11<sup>th</sup> to 3<sup>rd</sup> Streets  
3<sup>rd</sup> Street from Main to Franklin Streets  
Franklin Street from 3<sup>rd</sup> to 5<sup>th</sup> Streets

In addition, animals should not be permitted on the streets or in the area of the Arts 'n Crafts fair from 6:00 a.m. through 6:00 p.m. on Sunday, June 27<sup>th</sup>. Streets impacted by the Arts 'n Crafts fair are as follows:

3<sup>rd</sup> Street from Washington to Franklin  
Franklin and Clay Streets from 1<sup>st</sup> to 4<sup>th</sup> Streets

This request includes parks, streets and other areas that are currently planned to be used for the events. There is always the change of unexpected changes, due to bad weather or other unforeseen circumstances. For this reason I would recommend we be flexible and we allow other parks and streets that may be affected at the last minute. These changes or additions to the Sturgis Falls Celebration or Cedar Basin Music Festival would be approved without further notice to the Council. The Sturgis Falls Celebration committee intends to post notices at many park entrances notifying patrons of the ordinance.

Thank you,  
Lt. Kari Rea



**CEDAR FALLS DEPARTMENT OF PUBLIC SAFETY SERVICES**

CITY OF CEDAR FALLS  
4600 S. MAIN STREET  
CEDAR FALLS, IOWA 50613

319-273-8612

**MEMORANDUM**

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**To:** Mayor and City Council  
**From:** Jeff Olson, Public Safety Director  
**Date:** May 7, 2021  
**Re:** Overtime Grant

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Attached is an Organized Crime Drug Enforcement Task Force (OCDETF) grant agreement to reimburse the City for overtime expenditures related to specific investigations that are drug related by members of the Tri-County Drug Task Force. This is a grant that we have received many times in the past that assists in funding payroll for persons assigned to the Task Force. This grant allows for \$3,000 in overtime reimbursement for FY21.

I recommend approval of the grant.



**ORGANIZED CRIME DRUG ENFORCEMENT TASK FORCES  
FY 2021 Agreement  
FOR THE USE OF THE STATE OR LOCAL  
OVERTIME AND AUTHORIZED EXPENSE/STRATEGIC INITIATIVE PROGRAM**

DLNS #- 169846912  
Federal Tax Identification #: 42-6004332

Rural\* Y  N   
DC#: X-32-

**Amount Requested:**  
Amount requested should match the amount entered on the Final Funding Form, Page 2

**\$ 3,000.00**

Number of Officers Listed: 1

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From: February 2, 2021  
Beginning Date of Agreement

To: September 30, 2021  
Ending Date of Agreement

OCDETF Investigation / Strategic Initiative  
Number: WC-IAN-136

Operation Name: Southwest Express

Operation Zip Code(s): 50613

Federal Agency Investigations:  
Number: 245C-OM-3317093

**State or Local Organization**

Narcotics Supervisor: CAPTAIN JEFF SITZMANN

Telephone Number: (319) 268-5138

E-mail Address: JEFF.SITZMANN@CEDARFALLS.COM

**State or Local Organization Name:**  
**CEDAR FALLS POLICE DEPARTMENT**

Address to receive OCDETF paperwork (no PO Boxes):  
Attention: \*\* CAPTAIN JEFF SITZMANN

4600 S MAIN ST  
CEDAR FALLS, IA 50613

Sponsoring Federal Agency(ies):  
FBI

Sponsoring Federal Agency  
Group/Squad Supervisor: S/A SCOTT IRWIN

Telephone Number: \_\_\_\_\_

E-mail Address: SRIRWIN@FBI.GOV

**Please provide the name, telephone number, e-mail address, and fax number for the financial staff person at the State or Local Organization, who is directly responsible for the billing on the Reimbursement Request:**

Name: LISA ROEDING

Telephone Number: (319) 273-5105

E-mail Address: LISA.ROEDING@CEDARFALLS.COM

Agreement (FY21), Page 1

\*This agreement can be classified as rural if the state & local agency's operating address or the location of the investigation produces a "Yes" response to both the CMS and FORHP Programs on the following website - <https://www.ruralhealthinfo.org/am-i-rural>

\*\*include the name of the person the form should be mailed to.

**ORGANIZED CRIME DRUG ENFORCEMENT TASK FORCES**  
**FY 2021 Agreement Initial Funding Form**  
FOR THE USE OF THE STATE OR LOCAL  
OVERTIME AND AUTHORIZED EXPENSE/STRATEGIC INITIATIVE PROGRAM

OCDETF Case #: WC-IAN-136

Amount Requested: \$ 3,000.00  
*This amount should be entered on Page 1 of the Reimbursable Agreement.*

*Please note: The amount requested should cover your active investigation plan from the agreement start date. Proactive funding analysis will be conducted to determine the need for additional funds throughout the life of the agreement.*

**Agreement Activity:** *(Please check all that apply)*

Surveillance     Takedown     Trial/Court     Wire;  Approved Pending;     Other

*If Other, please describe the type of investigative activity the State & Local Agency will be participating in:*

**Factors to Consider when Determining the Initial Agreement Amount:**

Average Officer Overtime Rate:	Estimated overtime hours for your active investigation plan, from the agreement start date:	Prior year agreement spending, if any:
<u>\$ 57.59</u>	<u>52.00</u>	

*Please provide a brief explanation on how the initial funding amount was determined, if other factors were considered:*



This Agreement is between the above named State or Local Law Enforcement Organization and the Organized Crime Drug Enforcement Task Forces (OCDETF) Program. This Agreement shall be effective when signed by an authorized State or Local Organization official, the sponsoring Federal Agency Special Agent-In-Charge, the sponsoring Agency Regional OCDETF Coordinator, the Assistant United States Attorney Regional OCDETF Director, and the OCDETF Executive Office.

1. It is agreed that the State or Local Law Enforcement officers named on this Agreement will assist in OCDETF Investigations, Strategic Initiatives and prosecutions as set forth in the Organized Crime Drug Enforcement Task Forces State or Local Overtime and Authorized Expense/Strategic Initiative Programs, Policies and Procedures Manual, Fiscal Year 2021.
2. No individual Agreement with a State or Local organization may exceed \$25,000, and the cumulative amount of OCDETF State and Local overtime monies that may be expended on a single OCDETF Investigation or Strategic Initiative in a single fiscal year may not exceed \$50,000 without express prior approval from the OCDETF Executive Office. The OCDETF Executive Office will entertain requests to exceed these funding levels in particular cases. Please submit a written request including justification approved by the AUSA Regional Director to the OCDETF Budget Officer/Deputy Budget Officer when seeking to exceed the above stated funding levels.
3. Each Reimbursable Agreement will be allowed no more than six (6) modifications per year. In addition, if the funds for a particular Agreement are completely deobligated with the intention of closing that Agreement, it will not count as a modification for purposes of this policy. These amendments must be transmitted by a memorandum approved and signed by the AUSA Regional OCDETF Director or designee for the region and sent to the OCDETF Executive Office.
4. If an Agreement does not have any activity during the last ninety (90) days, the funds shall automatically be deobligated. The OCDETF Executive Office will assist with the monitoring of the aging Agreements. Further, if a State or Local Organization indicates that it is no longer performing work under a particular Agreement, the State or Local Overtime and Authorized Expense/Strategic Initiative Programs, Policies and Procedures Manual requires that a modification memorandum identifying the amount to be deobligated be submitted to the OCDETF Executive Office as soon as possible after determining that no work is being performed.
5. The State or Local Law Enforcement Organization agrees to provide experienced drug Law Enforcement officers who are identified in this Agreement to work on the specified OCDETF Investigation or Strategic Initiative. Any change in Law Enforcement officers assigned must be agreed to by all approving officials.

6. Officers who are not deputized shall possess no Law Enforcement authority other than that conferred by virtue of their position as a commissioned officer of their parent Agency.
7. Officers who are deputized may possess Federal Law Enforcement authority as specified by the Agency affording the deputation.
8. Any State or Local officers assigned to an OCDETF Investigation or Strategic Initiative in accordance with this Agreement are not considered Federal employees and do not take on the benefits of Federal employment by virtue of their participation in the Investigation or Strategic Initiative.
9. OCDETF and the sponsoring Federal Law Enforcement Agency(ies) for the approved OCDETF Investigation or Strategic Initiative will provide to the assigned State or Local officers the clerical, operational and administrative support that is mutually agreed to by the parties in this Agreement.
10. Officers assigned to OCDETF Investigations or Strategic Initiatives should work full-time on the Investigation(s) or Strategic Initiative(s) in order to be paid overtime. In order to satisfy the "full-time" expectation, a Law Enforcement officer should work forty (40) hours per week or eight (8) hours per day on a single or multiple OCDETF Investigation(s) or Strategic Initiative(s). Any established exceptions or waivers to this definition shall be requested by the Regional Coordination Group and attached as Addendum A to the Agreement. [The parent State or Local Organization must pay the base salary of its officers. In the event officers must work overtime on an OCDETF Investigation or Strategic Initiative, the OCDETF Program will reimburse the parent State or Local Law Enforcement Organization for a limited amount of those overtime costs.] The Organization is responsible for paying its Law Enforcement officer(s) for their overtime, travel and per diem expenses. To ensure proper and complete utilization of OCDETF overtime and expense allocations, reimbursement claims must be submitted monthly on the OCDETF Reimbursement Request Form. The OCDETF Executive Office may refuse payment on any reimbursement request that is not submitted to the OCDETF Regional Coordination Group within thirty (30) days of the close of the month in which the overtime was worked.
11. It is the responsibility of the State or Local Organization to retain and have available for inspection sufficient supporting documentation for all regular hours and overtime hours worked towards a specific OCDETF case. Officers' timesheets must reflect work towards a specific OCDETF case and must be reviewed and signed by an authorized State or Local official.
12. Analysis of reimbursement claims by the Regional Coordination Group may result in a modification of the obligation of funds contained within this Agreement as well as the time period covered. The Organization affected by any such modification will receive a memo notifying them of the changes.



13. Overtime payments, including all other non-OCDETF Federal sources (such as Safe Streets, HIDTA, IRS, ICE, FEMA, etc.) may not, on an annual per person basis, exceed 25% of the current approved Federal salary rate in effect at the time the overtime is performed. The State or Local Organization is responsible for ensuring that this annual payment is not exceeded. The Executive Assistant/OCDETF Program Specialist will monitor these payments via MIS and communicate to the Federal Agency Regional OCDETF Coordinators who provide status updates to any officer approaching the threshold.
14. The overtime log must be attached to the reimbursement request when submitting the monthly invoices. The Sponsoring Federal Agency Supervisory Special Agent and the State or Local official authorized to approve the Reimbursement Request must certify that only authorized expenses are claimed, the regular hours requirement is satisfied, and that overtime has not exceeded 25% of the current Federal salary rate in effect at the time the overtime was worked.
15. Under no circumstances will the State or Local Organization charge any indirect costs for the administration or implementation of this Agreement.
16. The State or Local Organization shall maintain complete and accurate records and accounts of all obligations and expenditures of funds under this Agreement for a period of six (6) years and in accordance with generally accepted accounting principles to facilitate inspection and auditing of such records and accounts.
17. The State or Local Organization shall permit examination and auditing by representatives of the OCDETF Program, the sponsoring Federal Agency(ies), the U.S. Department of Justice, the Comptroller General of the United States, and/or any of their duly-authorized agents and representatives, of any and all records, documents, accounts, invoices, receipts, or expenditures relating to this Agreement. Failure to provide proper documentation will limit State or Local Law Enforcement Organizations from receiving OCDETF funding in the future.
18. The State or Local Organization will comply with Title VI of the Civil Rights Act of 1964 and all requirements applicable to OCDETF Agreements pursuant to the regulations of the Department of Justice (see, e.g., 28 C.F.R. Part 42, Subparts C and G; 28 C.F.R. 50.3 (1991)) relating to discrimination on the grounds of race, color, sex, age, national origin or handicap.
19. This Agreement may be terminated by any of the parties by written notice to the other parties ten (10) business days prior to termination. Billing for outstanding obligations shall be received by OCDETF within thirty (30) days of the notice of termination.

20. The Debt Collection Improvement Act of 1996 requires that most payments made by the Federal government, including vendor payments, must be made by electronic funds transfer (EFT). In accordance with the act, all OCDETF reimbursement payments will be issued via EFT. Participants are required to register in SAM.gov to receive reimbursements; registration information will be provided upon request. In certain circumstances the OCDETF Executive Office may make exceptions for Organizations that are unable to accept this form of payment, however, such Organizations must include written justification in the addendum of each new Agreement.
21. All changes made to the original Agreement must be approved by the OCDETF Executive Office and initialed by the Executive Assistant/OCDETF Program Specialist of the Regional Coordination Group making the revision. The AUSA Regional OCDETF Director or designee must initial all funding changes.
22. The Regional Coordination Group is responsible for identifying and implementing any additional policy requirements, as needed, for its specific region. Those regional policies will be documented in the Addendum B and attached to the approved Agreement. The Organizations are agreeing to adhere to these additional requirements and must have written approval by the Regional Coordination Group for any exceptions to the regional policies.
23. Restrictions: Fringe benefits (such as retirement, FICA, or other expenses) are NOT to be included in overtime payment. Auxiliary educational benefits are also NOT to be included in overtime payment. Reimbursement of overtime payment is based solely on the authorized overtime rate of each participating officer listed in the Agreement. Under no circumstances may a State or Local agency include any administrative fees for the processing of overtime. Additionally, officers are not eligible for reimbursement of compensation time earned in lieu of overtime payment. OCDETF will only reimburse an actual \$ amount paid to the officer for overtime worked, any additional benefit (including compensation time) will NOT be reimbursed.

This Agreement is not a contract or obligation to commit Federal funds in the maximum amounts projected. Funding allocations for the time period set forth and agreed to herein represent projections only and are based upon consultation between the sponsoring Federal Agency and the State or Local Law Enforcement Organization. They are, therefore, subject to modification by OCDETF based upon the progress and needs of the OCDETF Investigation or Strategic Initiative. Additionally, resources are contingent upon the availability of funds per the approval and signature of the OCDETF Executive Office obligating authority. The OCDETF Executive Office will approve and certify that all the terms and conditions of the Agreement have been met.

Each Agreement must be approved and signed by a State or Local Law Enforcement Organization official who has supervisory authority over, and is authorized to assign, the participating Law Enforcement officers to the OCDETF Investigation or Strategic Initiative.



Approved By: \_\_\_\_\_  
*Authorized State or Local Official Title Date*  
  
*Print Name*

Approved By: ASAC Paula L. Ebersole 4/5/2021  
*Sponsoring Federal Agency Special Agent in Charge or Designee Date*  
*Paula L. Ebersole*  
*Print Name*

Approved By: Sanela Konjevic (SANELA KONJEVIC) 04/28/2021  
*Sponsoring Agency Regional OCDETF Coordinator Date*

Approved By: Jackie Catron 4/28/2021  
*Assistant United States Attorney Regional OCDETF Director/Program Specialist Date*

Funds are encumbered for the State or Local Organization overtime costs and authorized expense/Strategic Initiative Programs specified above. **Subject to availability of funds.**

Approving Official: \_\_\_\_\_  
*OCDETF Executive Office Date*





**CEDAR FALLS DEPARTMENT OF PUBLIC SAFETY SERVICES**

CITY OF CEDAR FALLS  
4600 S. MAIN STREET  
CEDAR FALLS, IOWA 50613

319-273-8612

**MEMORANDUM**

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**To:** Mayor Green and City Council  
**From:** Jeff Olson, Public Safety Director  
**Date:** May 4, 2021  
**Re:** **FY22 Towing Contract**

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The Public Safety Department has completed the bidding process for the FY22 towing contract. Two towing companies, L&M Transmission and Rasmussen Towing, Inc. both bid an identical amount of \$75.00 for City paid tows. Tows requested by the City that are paid for by the vehicle owner for illegal parking, accidents or other tows are capped at \$75 per tow to ensure a fair pricing structure for the citizen. There are also requirements and restrictions for storage fees and response times associated with towing. We have worked out a shared tow plan with dispatch for alternately calling the towing companies. Copies of the contracts are attached for your approval.

We recommend approval of the contracts.

## AGREEMENT FOR WRECKER/TOWING/STORAGE SERVICE

This Agreement is made and entered into this 26th day of April, 2021, by and between L&M Transmission, an Iowa corporation, a business hereinafter referred to as "Towing Company", and the City of Cedar Falls, Iowa, hereinafter referred to as "City".

In consideration of the mutual covenants hereinafter contained, Towing Company and City agree as follows:

1. Towing Company will provide wrecker service when requested by the Cedar Falls Police Department to tow vehicles. City will contact Towing Company, and one other towing company, through Black Hawk County dispatch, for wrecker service calls during the time period covered by this Agreement, except when emergency calls need to be made due to acts of God, severe snow storms, wind storms, or other natural disasters, in which case, City may utilize multiple towing companies for wrecker service calls. Wrecker service calls from private persons, even when such calls are made through the Police Department of City, are not included in this Agreement.
  - a. Examples of wrecker service that would be requested by the Cedar Falls Police Department and covered by the terms of this Agreement include but are not limited to the following towing services: abandoned vehicles; vehicles seized as evidence; vehicles from all fatality accidents; vehicles from very serious accidents where technical accident investigation is required and vehicles are towed and stored by Towing Company for further investigation by the Cedar Falls Police Department and vehicles towed on short notice at fire and crime scenes.
  - b. Examples of wrecker service that may occur and would not be covered by the terms of this Agreement include: vehicles towed at an accident scene where there are no fatalities and no additional investigation of the vehicle is necessary. The Police Department will contact Towing Company when, for whatever reason, the driver and/or owner of the vehicle is unable to specify a wrecker service to remove the vehicle. These tow requests are the responsibility of the vehicle owner and not the responsibility of the City. Arrangements and terms of payment are between the Towing Company and the vehicle owner.
  - c. Towing and storage fees for services arranged by the Cedar Falls Police Department for the benefit of the Iowa Department of Transportation (DOT) shall be for the amount of



reimbursement provided to the City by the DOT. The City shall notify Towing Company of the amount of reimbursement applicable for each wrecker service call made on behalf of the DOT.

2. Towing Company will be entitled to charge the City the single rate sum of \$75.00 (Seventy-five dollars) for each wrecker service call identified in Section 1-a above. The stated sum shall include all necessary actions to remove a vehicle from its location at the time of the call. No additional charges may be made over and above the single rate amount for any additional services, which might include, for example, and not limited to, such actions as dollying, flatbed hauling, winching, shoveling, debris and liquid spill removal, or righting a rolled vehicle. Removal of the debris and liquid spills that occur in the normal course of an accident will be provided by Towing Company. Towing Company is not expected to remove cargo from large transport vehicles that may spill as a result of an accident. The single rate amount shall be applied to all vehicles regardless of type, size, or weight.
  - a. In accordance with Cedar Falls Ordinance §23-359(c), the Towing Company shall be allowed to charge the vehicle owner a reasonable expense for towing charges, not to exceed \$75.00, and for storage, not to exceed \$10.00 per day, for the following service calls: abandoned vehicles, vehicles towed in order to clear roadways; vehicles towed for various parking violations; vehicles abandoned after a police pursuit incident; and vehicles towed for snow ordinance violations.
  - b. For service calls identified in Section 2-a, the contracted fee rate identified in Section 2 shall only be applicable if the City is ultimately required to pay the towing bill due to abandonment of the vehicle by vehicle owner.
3. The charge for wrecker service, as provided above, shall include all necessary action to remove a vehicle from its location at the time of the call to the area designated by the Police Department of City.
4. The single rate amount of \$75.00 (Seventy-five dollars), as provided in Section 2, shall apply to all tows originating and ending within the corporate limits of the City. Tows which involve traveling outside the City are eligible for the single rate amount plus a per mile sum of \$5.00 (Five dollars) per mile. The per mile sum may be charged only for the distance between the destination outside the city limits and the city limits point nearest that destination. No per mile fee may be charged at anytime for any travel within the City. The per

mile sum may be charged only for the distance traveled when actually transporting a towed vehicle from the city limits to the destination point. There shall be no mileage charged for the return trip to the city limits.

5. Charges for wrecker service and storage fees provided by Towing Company pursuant to Section 1-b and Section 2-a above are to be billed directly to the vehicle owner(s). Title for unclaimed vehicles may be applied for by Towing Company under the provisions pertaining thereto as provided by Chapter 321 of the Code of Iowa.
6. The wrecker service to be provided by Towing Company herein shall be made available on a 24-hour basis. **If the wrecker service is not able to arrive at the scene of the tow within 20 minutes of being notified**, they are required to advise dispatch of the Cedar Falls Police of an approximate time of arrival. The officer at the scene may choose to cancel that call and request another service if the estimated time of arrival is not acceptable. No additional charge may be made for "after hours" service calls. The fee for wrecker service shall be the sum of \$75.00 (Seventy-five dollars), whether said service is performed by Towing Company or a substitute.
7. Towing Company shall provide a police storage area for impounded and abandoned vehicles brought to said storage area by the Police Department of the City. The area shall be secure, fenced, and lighted. Towing Company shall provide the Cedar Falls Police Chief a list of all stored vehicles to the City on the last day of each month. Towing Company shall receive \$1.00 (One dollar) per month for providing the area described herein, regardless of the number of vehicles in the storage area. There shall be no additional daily fee or other charges. Any storage fees of vehicles towed pursuant to Section 1-b above are the responsibility of the vehicle owner(s).
8. When Towing Company is requested by City to tow an abandoned or impounded vehicle but no vehicle is actually towed, Towing Company may charge City the wrecker service sum of \$75.00 (Seventy-five dollars) for the call. However, to be eligible for the wrecker service sum, Towing Company, or its substitute, must arrive at the requested location prior to discovery of the call cancellation.
9. Towing Company shall obtain and maintain insurance throughout the contract, which meets the requirements of Attachment #1 which is attached hereto and by this reference incorporated herein, and



which is hereby made a provision of this Section 9 as though fully set out word for word herein, except for Item 8, Errors and Omissions, and Item 11, Performance and Payment Bonds, which shall have no application herein.

- 10. Towing Company shall obtain and maintain a DOT-required Iowa Motor Carrier Permit.
- 11. Either Towing Company or City may cancel this Agreement by giving the other a thirty (30) day written notice in advance of the date of cancellation, and said notice shall be deemed given when deposited in the United States mail.

This agreement will continue in effect beginning July 1, 2021, through June 30, 2022.

Dated this 26th day of April, 2021.

APPROVED: City of Cedar Falls, Iowa

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Date

TOWING COMPANY

BY: L&M Transmission

  
\_\_\_\_\_  
Rodney Brandhorst, President

4/24/21  
\_\_\_\_\_  
Date

ATTACHMENT #1

12/23/19

**INSURANCE REQUIREMENTS FOR  
CONTRACTORS FOR THE CITY OF CEDAR FALLS**

\*\*\* This document outlines the insurance requirements for all Contractors who perform work for the City of Cedar Falls. The term “contractor” as used in this document shall be defined as the general contractor, artisan contractor, or design contractor that will be performing work for the City of Cedar Falls under contract.

1. All policies of insurance required hereunder shall be with an insurer authorized by law to do business in Iowa. All insurers shall issued from companies satisfactory to the City and have a rating of A- or better in the current A.M. Best Rating Guide.
2. All Certificates of Insurance required hereunder shall include the City of Cedar Falls, Iowa Cancellation & Material Change Endorsement. A copy of this endorsement is attached in Exhibit 1.
3. Contractor shall furnish a signed Certificate of Insurance to the City of Cedar Falls, Iowa for the coverage required in Exhibit 1. Such Certificates shall include copies of the following endorsements:
  - a) Commercial General Liability policy is primary and non-contributing
  - b) Commercial General Liability additional insured endorsement – See Exhibit 1
  - c) Governmental Immunities Endorsement – See Exhibit 1

Copies of additional insured endorsements, executed by an authorized representative from an Insurer duly licensed to transact business at the location of the jobsite, must be provided prior to the first payment.

Contractor shall, upon request by the City, provide Certificates of Insurance for all subcontractors and sub-sub contractors who perform work or services pursuant to the provisions of this contract.

4. Each certificate shall be submitted to the City of Cedar Falls.
5. Failure to provide minimum coverage shall not be deemed a waiver of these requirements by the City of Cedar Falls. Failure to obtain or maintain the required insurance shall be considered a material breach of this agreement.



6. Failure of the Contractor to maintain the required insurance shall constitute a default under this Contract, and at City's option, shall allow City to terminate this Contract for cause and/or purchase said insurance at Contractor's expense.

7. Contractor shall be required to carry the following minimum coverage/limits or greater, if required by law or other legal agreement; as per Exhibit 1:

- This coverage shall be written on an occurrence, not claims made form. Form CG 25 03 03 97 "Designated Construction Project(s) General Aggregate Limit" shall be included. All deviations or exclusions from the standard ISO commercial general liability form CG 001 shall be clearly identified and shall be subject to the review and approval of the City.
- Contractor shall maintain ongoing CGL coverage for at least 2 years following substantial completion of the Work to cover liability arising from the products-completed operations hazard and liability assumed under an insured contract.
- Governmental Immunity endorsement identical or equivalent to form attached.
- Additional Insured Requirement – See Exhibit 1.  
The City of Cedar Falls, including all its elected and appointed officials, all its employees and volunteers, all its boards, commissions and/or authorities and their board members, employees and volunteers shall be named as an additional insured on General Liability Policies for all classes of contractors.

Contractors shall include coverage for the City of Cedar Falls as an additional insured including ongoing and completed operations coverage equivalent to: ISO CG 20 10 07 04\* and ISO CG 20 37 07 04\*\*

\* ISO CG 20 10 07 04 "Additional Insured – Owners, Lessees or Contractors – Scheduled Person or Organization"

\*\* ISO CG 20 37 07 04 "Additional Insured – Owners, Lessees or Contractors – Completed Operations"

8. Errors & Omissions: If the contract's scope of services includes design work or other professional services, then Contractor shall maintain insurance coverage for errors, omissions and other wrongful acts arising out of the

professional services performed by Contractor. The limit of liability shall not be less than \$1,000,000.

9. Separation of Insured's Provision: If Contractor's liability policies do not contain the standard ISO separation of insured's provision, or a substantially similar clause, they shall be endorsed to provide cross-liability coverage.

10. Limits: By requiring the insurance as set out in this Contract, City does not represent that coverage and limits will necessarily be adequate to protect Contractor and such coverage and limits shall not be deemed as a limitation on Contractor's liability under the indemnities provided to City in this Contract. The City will have the right at any time to require liability insurance greater than that otherwise specified in Exhibit 1. If required, the additional premium or premiums payable shall be added to the bid price.

11. Performance and Payment Bonds: The City shall have the right to require the Contractor to furnish performance and payment bonds for the full amount of the Contract price. The Contractor shall furnish, by a surety and in a form satisfactory to the City, such bonds to the City, prior to the start of Contractor's Work, covering the performance of the Contractor and the payment of all obligations arising hereunder. The Contractor, upon receipt of the bonds and invoice from the surety, shall pay for the cost of said bonds. Additional bond premium costs due to modifications to the Contract, shall be included in the modification amount submitted by Contractor, and paid by Contractor.

12. Indemnification (Hold Harmless) Provision: To the fullest extent permitted by law, the Contractor agrees to defend, pay on behalf of, indemnify, and hold harmless the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees and volunteers and others working on behalf of the City of Cedar Falls, Iowa against any and all claims, demands, suits or loss, including any and all outlay and expense connected therewith, and for any damages which may be asserted, claimed or recovered against or from the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees, volunteers or others working on behalf of the City of Cedar Falls, Iowa, by reason of personal injury, including bodily injury or death, and property damages, including loss or use thereof, which arises out of or is in any way connected or associated with the work and/or services provided by the Contractor to the City of Cedar Falls, Iowa pursuant to the provisions of this contract. It is the intention of the parties that the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees, volunteers or others working on behalf of the City of Cedar Falls, Iowa shall not be liable or in any way responsible for the injury, damage, liability, loss or expense incurred by the Contractor, its officers, employees, subcontractors, and others affiliated with the Contractor due to accidents, mishaps, misconduct, negligence or injuries either in person or property resulting from the work and/or services performed by the Contractor pursuant to the



provisions of this contract, except for and to the extent caused by the negligence of the City of Cedar Falls, Iowa.

The Contractor expressly assumes full responsibility for any and all damages or injuries which may result to any person or property by reason of or in connection with the work and/or services provided by the Contractor to the City of Cedar Falls, Iowa pursuant to this contract, and agrees to pay the City of Cedar Falls, Iowa for all damages caused to the City of Cedar Falls, Iowa premises resulting from activities of the Contractor, its officers, employees, subcontractors, and others affiliated with the Contractor.

The Contractor represents that its activities pursuant to the provisions of this contract will be performed and supervised by adequately trained and qualified personnel, and the Contractor will observe, and cause its officers, employees, subcontractors and others affiliated with the Contractor to observe all applicable safety rules.

13. Waiver of Subrogation: To the extent permitted by law, Contractor hereby releases the City of Cedar Falls, Iowa, its elected and appointed officials, its directors, employees and volunteers and others working on behalf of the City of Cedar Falls, Iowa, from and against any and all liability or responsibility to the Contractor or anyone claiming through or under the Contractor by way of subrogation or otherwise, for any loss or damage to property caused by fire or any other casualty and for any loss due to bodily injury to Contractor's employees. This provision shall be applicable and in full force and effect only with respect to loss or damage occurring during the time of this contract. The Contractor's policies of insurance shall contain a clause or endorsement to the effect that such release shall not adversely affect or impair such policies or prejudice the right of the Contractor to recover thereunder.

### **Completion Checklist**

- Certificate of Liability Insurance (2 pages)
- Designated Construction Project(s) General Aggregate Limit CG 25 03 03 97 (2 pages)
- Additional Insured CG 20 10 07 04
- Additional Insured CG 20 37 07 04
- Governmental Immunities Endorsement

**EXHIBIT 1 – INSURANCE SCHEDULE**

**General Liability (Occurrence Form Only):**

Commercial General Liability	
General Aggregate	\$2,000,000
Products-Completed Operations Aggregate Limit	\$1,000,000
Personal and Advertising Injury Limit	\$1,000,000
Each Occurrence Limit	\$1,000,000
Fire Damage Limit (any one occurrence)	\$ 50,000
Medical Payments	\$ 5,000

**Automobile:** \$1,000,000 (Combined Single Limit)  
 If the Contractor does not own any vehicles, coverage is required on non-owned and hired vehicles.

**Standard Workers Compensation** – with waiver of subrogation to the City of Cedar Falls

Statutory for Coverage A	
Employers Liability:	
Each Accident	\$500,000
Each Employee – Disease	\$500,000
Policy Limit – Disease	\$500,000

**Umbrella:** \$1,000,000

The General Liability and Automobile Liability Insurance requirements above may be satisfied with a combination of primary and Umbrella/Excess Insurance. The Umbrella/Excess Insurance shall also be written on a per occurrence basis and shall include the same endorsements as required of the primary policy(ies).

**City of Cedar Falls, Iowa  
 ADDITIONAL INSURED ENDORSEMENT**

The City of Cedar Falls, Iowa, including all its elected and appointed officials, all its employees and volunteers, all its boards, commissions and/or authorities and their board members, employees, and volunteers, are included as Additional Insureds, including ongoing operations CG 2010 07 04 or equivalent, and completed operations CG 2037 07 04 or equivalent. See Specimens.

This coverage shall be primary to the Additional Insureds, and not contributing with any other insurance or similar protection available to the Additional Insureds, whether other available coverage be primary, contributing or excess.



**CITY OF CEDAR FALLS, IOWA  
GOVERNMENTAL IMMUNITIES ENDORSEMENT  
(For use when including the City as an Additional Insured)**

1. Nonwaiver of Government Immunity. The insurance carrier expressly agrees and states that the purchase of this policy and the including of the City of Cedar Falls, Iowa as an Additional Insured does not waive any of the defenses of governmental immunity available to the City of Cedar Falls, Iowa under Code of Iowa Section 670.4 as it now exists and as it may be amended from time to time.
  
2. Claims Coverage. The insurance carrier further agrees that this policy of insurance shall cover only those claims not subject to the defense of governmental immunity under the Code of Iowa Section 670.4 as it now exists and as it may be amended from time to time.
  
3. Assertion of Government Immunity. The City of Cedar Falls, Iowa shall be responsible for asserting any defense of governmental immunity, and may do so at any time and shall do so upon the timely written request of the insurance carrier. Nothing contained in this endorsement shall prevent the carrier from asserting the defense of governmental immunity on behalf of the City of Cedar Falls, Iowa.
  
4. Non-Denial of Coverage. The insurance carrier shall not deny coverage under this policy and the insurance carrier shall not deny any of the rights and benefits accruing to the City of Cedar Falls, Iowa under this policy for reasons of governmental immunity unless and until a court of competent jurisdiction has ruled in favor of the defense(s) of governmental immunity asserted by the City of Cedar Falls, Iowa.
  
5. No Other Change in Policy. The insurance carrier and the City of Cedar Falls, Iowa agree that the above preservation of governmental immunities shall not otherwise change or alter the coverage available under the policy.

**CITY OF CEDAR FALLS, IOWA  
Cancellation and Material Changes Endorsement**

Thirty (30) days Advance Written Notice of Cancellation, Non-Renewal, Reduction in coverage and/or limits and ten (10) days written notice of non-payment of premium shall be sent to: Risk Management Office, City of Cedar Falls, City Hall, 220 Clay Street, Cedar Falls, Iowa 50613. This endorsement supersedes the standard cancellation statement on the Certificate of Insurance to which this endorsement is attached.

**CEDAR FALLS DEPARTMENT OF PUBLIC SAFETY SERVICES**

CITY OF CEDAR FALLS  
4600 S. MAIN STREET  
CEDAR FALLS, IOWA 50613

319-273-8612

**MEMORANDUM**

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**To:** Mayor Green and City Council  
**From:** Jeff Olson, Public Safety Director  
**Date:** May 4, 2021  
**Re:** **FY22 Towing Contract**

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The Public Safety Department has completed the bidding process for the FY22 towing contract. Two towing companies, L&M Transmission and Rasmussen Towing, Inc. both bid an identical amount of \$75.00 for City paid tows. Tows requested by the City that are paid for by the vehicle owner for illegal parking, accidents or other tows are capped at \$75 per tow to ensure a fair pricing structure for the citizen. There are also requirements and restrictions for storage fees and response times associated with towing. We have worked out a shared tow plan with dispatch for alternately calling the towing companies. Copies of the contracts are attached for your approval.

We recommend approval of the contracts.



## AGREEMENT FOR WRECKER/TOWING/STORAGE SERVICE

This Agreement is made and entered into this 26th day of April, 2021, by and between Rasmusson Towing Inc, an Iowa corporation, a business hereinafter referred to as "Towing Company", and the City of Cedar Falls, Iowa, hereinafter referred to as "City".

In consideration of the mutual covenants hereinafter contained, Towing Company and City agree as follows:

1. Towing Company will provide wrecker service when requested by the Cedar Falls Police Department to tow vehicles. City will contact Towing Company, and one other towing company, through Black Hawk County dispatch, for wrecker service calls during the time period covered by this Agreement, except when emergency calls need to be made due to acts of God, severe snow storms, wind storms, or other natural disasters, in which case, City may utilize multiple towing companies for wrecker service calls. Wrecker service calls from private persons, even when such calls are made through the Police Department of City, are not included in this Agreement.
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reimbursement provided to the City by the DOT. The City shall notify Towing Company of the amount of reimbursement applicable for each wrecker service call made on behalf of the DOT.

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4. The single rate amount of \$75.00 (Seventy-five dollars), as provided in Section 2, shall apply to all tows originating and ending within the corporate limits of the City. Tows which involve traveling outside the City are eligible for the single rate amount plus a per mile sum of \$5.00 (Five dollars) per mile. The per mile sum may be charged only for the distance between the destination outside the city limits and the city limits point nearest that destination. No per mile fee may be charged at anytime for any travel within the City. The per



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9. Towing Company shall obtain and maintain insurance throughout the contract, which meets the requirements of Attachment #1 which is attached hereto and by this reference incorporated herein, and

which is hereby made a provision of this Section 9 as though fully set out word for word herein, except for Item 8, Errors and Omissions, and Item 11, Performance and Payment Bonds, which shall have no application herein.

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- 11. Either Towing Company or City may cancel this Agreement by giving the other a thirty (30) day written notice in advance of the date of cancellation, and said notice shall be deemed given when deposited in the United States mail.

This agreement will continue in effect beginning July 1, 2021, through June 30, 2022.

Dated this 26th day of April, 2021.

APPROVED: City of Cedar Falls, Iowa

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Date

TOWING COMPANY

BY: Rasmusson Towing Inc

  
\_\_\_\_\_  
Don Rasmusson, President

4-26-21  
\_\_\_\_\_  
Date



ATTACHMENT #1

12/23/19

**INSURANCE REQUIREMENTS FOR  
CONTRACTORS FOR THE CITY OF CEDAR FALLS**

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Copies of additional insured endorsements, executed by an authorized representative from an Insurer duly licensed to transact business at the location of the jobsite, must be provided prior to the first payment.

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- Additional Insured Requirement – See Exhibit 1.  
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Contractors shall include coverage for the City of Cedar Falls as an additional insured including ongoing and completed operations coverage equivalent to: ISO CG 20 10 07 04\* and ISO CG 20 37 07 04\*\*

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9. Separation of Insured's Provision: If Contractor's liability policies do not contain the standard ISO separation of insured's provision, or a substantially similar clause, they shall be endorsed to provide cross-liability coverage.

10. Limits: By requiring the insurance as set out in this Contract, City does not represent that coverage and limits will necessarily be adequate to protect Contractor and such coverage and limits shall not be deemed as a limitation on Contractor's liability under the indemnities provided to City in this Contract. The City will have the right at any time to require liability insurance greater than that otherwise specified in Exhibit 1. If required, the additional premium or premiums payable shall be added to the bid price.

11. Performance and Payment Bonds: The City shall have the right to require the Contractor to furnish performance and payment bonds for the full amount of the Contract price. The Contractor shall furnish, by a surety and in a form satisfactory to the City, such bonds to the City, prior to the start of Contractor's Work, covering the performance of the Contractor and the payment of all obligations arising hereunder. The Contractor, upon receipt of the bonds and invoice from the surety, shall pay for the cost of said bonds. Additional bond premium costs due to modifications to the Contract, shall be included in the modification amount submitted by Contractor, and paid by Contractor.

12. Indemnification (Hold Harmless) Provision: To the fullest extent permitted by law, the Contractor agrees to defend, pay on behalf of, indemnify, and hold harmless the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees and volunteers and others working on behalf of the City of Cedar Falls, Iowa against any and all claims, demands, suits or loss, including any and all outlay and expense connected therewith, and for any damages which may be asserted, claimed or recovered against or from the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees, volunteers or others working on behalf of the City of Cedar Falls, Iowa, by reason of personal injury, including bodily injury or death, and property damages, including loss or use thereof, which arises out of or is in any way connected or associated with the work and/or services provided by the Contractor to the City of Cedar Falls, Iowa pursuant to the provisions of this contract. It is the intention of the parties that the City of Cedar Falls, Iowa, its elected and appointed officials, directors, employees, volunteers or others working on behalf of the City of Cedar Falls, Iowa shall not be liable or in any way responsible for the injury, damage, liability, loss or expense incurred by the Contractor, its officers, employees, subcontractors, and others affiliated with the Contractor due to accidents, mishaps, misconduct, negligence or injuries either in person or property resulting from the work and/or services performed by the Contractor pursuant to the

provisions of this contract, except for and to the extent caused by the negligence of the City of Cedar Falls, Iowa.

The Contractor expressly assumes full responsibility for any and all damages or injuries which may result to any person or property by reason of or in connection with the work and/or services provided by the Contractor to the City of Cedar Falls, Iowa pursuant to this contract, and agrees to pay the City of Cedar Falls, Iowa for all damages caused to the City of Cedar Falls, Iowa premises resulting from activities of the Contractor, its officers, employees, subcontractors, and others affiliated with the Contractor.

The Contractor represents that its activities pursuant to the provisions of this contract will be performed and supervised by adequately trained and qualified personnel, and the Contractor will observe, and cause its officers, employees, subcontractors and others affiliated with the Contractor to observe all applicable safety rules.

13. Waiver of Subrogation: To the extent permitted by law, Contractor hereby releases the City of Cedar Falls, Iowa, its elected and appointed officials, its directors, employees and volunteers and others working on behalf of the City of Cedar Falls, Iowa, from and against any and all liability or responsibility to the Contractor or anyone claiming through or under the Contractor by way of subrogation or otherwise, for any loss or damage to property caused by fire or any other casualty and for any loss due to bodily injury to Contractor's employees. This provision shall be applicable and in full force and effect only with respect to loss or damage occurring during the time of this contract. The Contractor's policies of insurance shall contain a clause or endorsement to the effect that such release shall not adversely affect or impair such policies or prejudice the right of the Contractor to recover thereunder.

### **Completion Checklist**

- Certificate of Liability Insurance (2 pages)
- Designated Construction Project(s) General Aggregate Limit CG 25 03 03 97 (2 pages)
- Additional Insured CG 20 10 07 04
- Additional Insured CG 20 37 07 04
- Governmental Immunities Endorsement



**EXHIBIT 1 – INSURANCE SCHEDULE**

**General Liability (Occurrence Form Only):**

Commercial General Liability	
General Aggregate	\$2,000,000
Products-Completed Operations Aggregate Limit	\$1,000,000
Personal and Advertising Injury Limit	\$1,000,000
Each Occurrence Limit	\$1,000,000
Fire Damage Limit (any one occurrence)	\$ 50,000
Medical Payments	\$ 5,000

**Automobile:** \$1,000,000 (Combined Single Limit)  
 If the Contractor does not own any vehicles, coverage is required on non-owned and hired vehicles.

**Standard Workers Compensation** – with waiver of subrogation to the City of Cedar Falls

Statutory for Coverage A	
Employers Liability:	
Each Accident	\$500,000
Each Employee – Disease	\$500,000
Policy Limit – Disease	\$500,000

**Umbrella:** \$1,000,000

The General Liability and Automobile Liability Insurance requirements above may be satisfied with a combination of primary and Umbrella/Excess Insurance. The Umbrella/Excess Insurance shall also be written on a per occurrence basis and shall include the same endorsements as required of the primary policy(ies).

**City of Cedar Falls, Iowa  
 ADDITIONAL INSURED ENDORSEMENT**

The City of Cedar Falls, Iowa, including all its elected and appointed officials, all its employees and volunteers, all its boards, commissions and/or authorities and their board members, employees, and volunteers, are included as Additional Insureds, including ongoing operations CG 2010 07 04 or equivalent, and completed operations CG 2037 07 04 or equivalent. See Specimens.

This coverage shall be primary to the Additional Insureds, and not contributing with any other insurance or similar protection available to the Additional Insureds, whether other available coverage be primary, contributing or excess.

**CITY OF CEDAR FALLS, IOWA  
GOVERNMENTAL IMMUNITIES ENDORSEMENT  
(For use when including the City as an Additional Insured)**

1. Nonwaiver of Government Immunity. The insurance carrier expressly agrees and states that the purchase of this policy and the including of the City of Cedar Falls, Iowa as an Additional Insured does not waive any of the defenses of governmental immunity available to the City of Cedar Falls, Iowa under Code of Iowa Section 670.4 as it now exists and as it may be amended from time to time.
2. Claims Coverage. The insurance carrier further agrees that this policy of insurance shall cover only those claims not subject to the defense of governmental immunity under the Code of Iowa Section 670.4 as it now exists and as it may be amended from time to time.
3. Assertion of Government Immunity. The City of Cedar Falls, Iowa shall be responsible for asserting any defense of governmental immunity, and may do so at any time and shall do so upon the timely written request of the insurance carrier. Nothing contained in this endorsement shall prevent the carrier from asserting the defense of governmental immunity on behalf of the City of Cedar Falls, Iowa.
4. Non-Denial of Coverage. The insurance carrier shall not deny coverage under this policy and the insurance carrier shall not deny any of the rights and benefits accruing to the City of Cedar Falls, Iowa under this policy for reasons of governmental immunity unless and until a court of competent jurisdiction has ruled in favor of the defense(s) of governmental immunity asserted by the City of Cedar Falls, Iowa.
5. No Other Change in Policy. The insurance carrier and the City of Cedar Falls, Iowa agree that the above preservation of governmental immunities shall not otherwise change or alter the coverage available under the policy.

**CITY OF CEDAR FALLS, IOWA  
Cancellation and Material Changes Endorsement**

Thirty (30) days Advance Written Notice of Cancellation, Non-Renewal, Reduction in coverage and/or limits and ten (10) days written notice of non-payment of premium shall be sent to: Risk Management Office, City of Cedar Falls, City Hall, 220 Clay Street, Cedar Falls, Iowa 50613. This endorsement supersedes the standard cancellation statement on the Certificate of Insurance to which this endorsement is attached.



## ADMINISTRATION

City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613  
Phone: 319-273-8600  
Fax: 319-273-8610  
[www.cedarfalls.com](http://www.cedarfalls.com)

## MEMORANDUM

---

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Shane Graham, Economic Development Coordinator  
**DATE:** May 10, 2021  
**SUBJECT:** Funding Agreement with College Hill Partnership

Attached is the agreement with College Hill Partnership (CHP). The agreement sets forth the requirements that must be met by CHP in order to receive \$2,250 of economic development funds for FY22.

If you have any questions, please feel free to let me know.



**FY22 ECONOMIC DEVELOPMENT GRANT**

**AGREEMENT IN SUPPORT  
OF THE  
COLLEGE HILL PARTNERSHIP**

**THIS AGREEMENT** is entered into as of this 10 day of May, 2021, by and between the College Hill Partnership, (hereinafter "CHP"), and the City of Cedar Falls, Black Hawk County, Iowa (hereinafter "City").

**WHEREAS**, the Cedar Falls City Council adopted Resolution No.15,742 on November 26, 2007, wherein the City has adopted a policy and guidelines for the consideration of funding requests from outside agencies; and

**WHEREAS**, CHP is an agency that qualifies for funding from the City pursuant to its City Council Resolution No.15,742; and

**WHEREAS**, the CHP has proposed to the City its plan to continue to revitalize and enhance the economic environment in the College Hill District, whereby CHP will use City funds for improving the optics and environment surrounding the hill, in order to benefit the City of Cedar Falls through the revitalization and promotion of the College Hill area; and

**WHEREAS**, CHP's project is explained in CHP's application filed with the City; and

**WHEREAS**, through the adoption of the FY22 Budget the City Council of City has agreed in principle to provide certain funding for said project on certain terms and conditions, including execution of a formal agreement outlining the duties and responsibilities of CHP and the City; and

**WHEREAS**, CHP and the City have reached agreement on the precise terms and conditions under which the project will be undertaken and the funding provided, and now desire to reduce their agreement to writing.

**NOW, THEREFORE, BE IT MUTUALLY COVENANTED AND AGREED AS FOLLOWS:**

1. **Recipient status.** The CHP affirms that it is a qualified recipient to receive funds from City, as it is a private, non-profit corporation organized and existing under Iowa law. The CHP shall provide proof of tax exempt status under the Internal Revenue Service Revenue Code prior to receiving funding.

2. **Recipient mission statement.** The CHP has provided the City with its mission statement and a detailed summary from an officer or board member specifying its use of the funds, consistent with the public purpose definition of City Council.

3. **Recipient documentation.** Prior to receiving funding, CHP shall provide the following documentation to City:

- a. Proof of business entity status, including a copy of by-laws and articles of incorporation if applicable;

- b. Complete information on the source and amount of funding received from all other sources, including but not limited to non-governmental agencies, membership dues and fees, and private contributions;
- c. Names and addresses of directors and/or officers;
- d. Line item budget for current fiscal year;
- e. List of any additional pending applications for funding to include funding source and dollar amount requested.

4. **Description of Project.** In consideration for the funding provided to CHP by the City, the CHP shall utilize the funds to continue its mission to revitalize and enhance the economic environment in the College Hill District, by using the funds to continue the beautification and aesthetic caretaking of the College Hill District (hereinafter the "Project").

Additionally, the intended outcome of the Project is direct new job creation and investment on College Hill. Documented results of actual job creation and new investment or reinvestment on College Hill will be a priority of CHP. Focus of the CHP should include the ongoing implementation of the College Hill Self Supported Municipal Improvement District (SSMID), along with the aggressive marketing and utilization of the recently established College Hill Urban Renewal and College Hill Urban Revitalization programs. Failure to abide by this requirement shall result in a Return of Funds pursuant to Paragraph 9 of this Agreement. The CHP agrees to implement the Project to aid in revitalization efforts of the College Hill District in Cedar Falls.

5. **Funding.** The City agrees to provide funding in an amount not in excess of \$2,250 in order to support implementation of the Project. This funding is to be used to continue the aesthetic caretaking position, and to continue efforts in cleanliness, aesthetics, and general upkeep of the College Hill District.

The project Budget is established as part of the Application. Actual expenditures may exceed the amount budgeted for each major line item provided such costs are otherwise reasonable and allocable to the approved project scope of work. Total expenditures may not exceed the total funding amount authorized in this section.

6. **Documentation Regarding Accounting of Expenditure of City Funds.** The CHP shall provide the City with a detailed accounting of the expenditure of City funds and a written report outlining CHP's performance and accomplishments within the scope of work outlined in its application, upon submitting Requests for Payment pursuant to Paragraph 7.

7. **Request for Payment.** All requests for payment or reimbursement from the economic development grant shall be submitted by CHP to the City on a biannual basis, specifically October 15, 2021 and April 15, 2022. All payments or reimbursements are contingent upon receipt of the detailed Accounting Report required in Paragraph 6 and upon receipt of the Report on Project Results required in Paragraph 8. City shall have a period of up to thirty (30) days from date of receipt of each request for payment and all necessary documentation, within which to make payment or reimbursement under this Agreement.

8. **Report on Project Results.** The CHP agrees to provide the City with a written summary documenting the results of the Project within thirty (30) days of receipt of all Funds provided in Paragraph 5 above. Such report shall include, without limitation, documented receipts, and results in numerical and/or narrative form for the following activities: economic development promotion, membership development, and progress on filling store fronts, fundraising strategies for ongoing operations, SSMID implementation, generation of new TIF

increment and taxable valuation, specific economic development projects taking place in FY22, and resolution of code enforcement issues.

9. **Return of Funds.** In the event CHP does not use funds for the intended purpose(s) or in the event CHP does not comply with the reporting requirements of Paragraph 8 above, the funds or any portion thereof shall be returned to the City prior to the end of the current fiscal year, which is June 30, 2022.

10. **Time limitation of funding.** The parties hereby acknowledge that the City is not committed or obligated to provide funds beyond the terms and conditions of this Agreement, and that any future project or program requires a separate request and is subject to City Council approval and execution of a separate written agreement. This contract however does not prohibit the CHP from requesting additional financial support from the City for other activities associated with the Project in the Cedar Valley.

11. **Recipient Board.** The Recipient Board, the College Hill Partnership Board of Directors, will be charged with planning for the appropriate expenditure of City grant funds in accordance with this Agreement.

12. **Termination.** Either party may terminate this contract at any time if:

- a. The other party materially breaches the terms of this contract; provided that the non-breaching party shall have given the breaching party written notice of such breach and the breaching party shall have failed to cure the same within (30) days after receipt of such notice;
- b. There is the loss or departure of key personnel that would jeopardize both the quality and time of performance or would make performance impractical with respect to budget contemplated for this contract, and a mutually acceptable replacement cannot be found; or
- c. Performance of any part of this contract by a party is prevented or delayed by reason of Force Majeure and cannot be overcome by reasonable diligence to satisfaction of either party.

In addition, either party may terminate this contract for any reason with 60 days written notice to the other party.

In the event of termination, immediate written notice shall be given by the authorized official of the party requesting termination to the other party which should specify both the reason for and the effective date of termination. Such notice shall be delivered by Certified Mail, return receipt requested, or in person to the authorized official of the other party who executed this agreement.

13. **Liability.** The CHP and the City agree that each party shall be responsible for its acts or omissions and the acts or omissions of its employees, officers, directors, agents or volunteers, to the extent allowed by law.

The City, a municipal corporation under Iowa law, is self-insured subject to Chapter 670, Code of Iowa (Tort Liability of Governmental Subdivisions), which is the exclusive remedy for processing tort claims against the City.

Nothing contained in this Agreement shall vary or modify in any manner any governmental immunity which any party to this agreement, or its officers, directors, employees, agents or volunteers, may enjoy under any statute or rule of law, except to



the extent provided in Section 670.7, Code of Iowa (2019), with respect to the procurement of insurance, and then only to the extent stated in the insurance policy and only as to those exceptions contained in Section 670.4, Code of Iowa (2019).

14. **Legal Expenses.** The CHP agrees that all legal expenses incurred by the City in connection with the defense of any claim made or brought against the City that is directly related to CHP's performance, or the performance of CHP's employees, officers, directors, agents or volunteers, under this agreement shall be the responsibility of CHP.

15. **Terms of Agreement Control Over Application.** The parties acknowledge that the provisions of this Agreement are controlling and shall define the duties, responsibilities and conditions under which the Project shall be completed. Any and all provisions of CHP's Application describing the Project, which are inconsistent with the provisions of this Agreement, shall be ineffective. All persons who meet the eligibility requirements as defined in this Agreement shall be entitled to participate in the Project, regardless of race, color, creed, religion, national origin, sex, age, disability, sexual orientation, gender identity, or any other criteria which by law constitutes unlawful discrimination.

16. **Entire Agreement.** This Agreement, together with the Application, to the extent not inconsistent with the terms hereof, constitute the entire agreement between the parties with respect to the subject matter hereof. There are no other oral or written promises or understandings except as expressly provided herein. This Agreement may be amended only by a written agreement signed by the parties hereto.

17. **Term of Agreement.** This Agreement covers the period from July 1, 2021 through and including June 30, 2022.

**IN WITNESS WHEREOF**, the parties have subscribed this Agreement effective as of the date stated above.

COLLEGE HILL PARTNERSHIP  
By: 

City of Cedar Falls, Iowa

By: \_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:

\_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk



## ADMINISTRATION

City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613  
Phone: 319-273-8600  
Fax: 319-273-8610  
[www.cedarfalls.com](http://www.cedarfalls.com)

## MEMORANDUM

---

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Shane Graham, Economic Development Coordinator  
**DATE:** May 10, 2021  
**SUBJECT:** Funding Agreement with Community Main Street

Attached is the agreement with Community Main Street (CMS). The agreement sets forth the requirements that must be met by CMS in order to receive \$12,000 of economic development funds for FY22.

If you have any questions, please feel free to let me know.

**FY2022 ECONOMIC DEVELOPMENT GRANT**

**AGREEMENT TO SUPPORT ECONOMIC DEVELOPMENT PROGRAM  
OF  
CEDAR FALLS COMMUNITY MAIN STREET**

**THIS AGREEMENT** is entered into as of this 5 day of May, 2021, by and between the Cedar Falls Community Main Street, Inc., (hereinafter "CMS"), and the City of Cedar Falls, Black Hawk County, Iowa (hereinafter "City").

**WHEREAS**, the Cedar Falls City Council adopted Resolution No.15,742 on November 26, 2007, wherein the City has adopted a policy and guidelines for the consideration of funding requests from outside agencies; and

**WHEREAS**, the CMS is an agency that qualifies for funding from the City pursuant to its City Council Resolution No.15,742; and

**WHEREAS**, the CMS has proposed to the City its "Main Street" philosophy, whereby CMS will use City funds to foster economic vitality while preserving and promoting the historic image and character of downtown Cedar Falls in order to benefit the City of Cedar Falls by implementing the regional promotion campaign; and

**WHEREAS**, the "Main Street" philosophy is explained in CMS's application filed with the City; and

**WHEREAS**, through the adoption of the FY22 Budget, the City Council of City has agreed in principle to provide certain funding for said project on certain terms and conditions, including execution of a formal agreement outlining the duties and responsibilities of the CMS and the City; and

**WHEREAS**, the CMS and the City have reached agreement on the precise terms and conditions under which the project will be undertaken and the funding provided, and now desire to reduce their agreement to writing.

**NOW, THEREFORE, BE IT MUTUALLY COVENANTED AND AGREED AS FOLLOWS:**

1. **Recipient status.** The CMS affirms that it is a qualified recipient to receive funds from City, as it is a private, non-profit corporation organized and existing under Iowa law. The CMS shall provide proof of tax-exempt status under the Internal Revenue Service Revenue Code prior to receiving funding.
2. **Recipient mission statement.** The CMS has provided the City with its mission statement and a detailed summary from an officer or board member specifying its use of the funds, consistent with the public purpose definition of City Council, which is incorporated by reference in the CMS application.
3. **Recipient documentation.** Prior to receiving funding, CMS shall provide the following documentation to City:
  - a. Proof of business entity status, including a copy of by-laws and articles of incorporation if applicable;



- b. Complete information on the source and amount of funding received from all other sources, including but not limited to non-governmental agencies, membership dues and fees, and private contributions;
- c. Names and addresses of directors and/or officers;
- d. Line item budget for current fiscal year;
- e. List of any additional pending applications for funding to include funding source and dollar amount requested.

4. **Description of Project.** In consideration for the funding provided to CMS by the City, CMS shall utilize the funds for implementation of the Economic Development Programming aspect outlined in their application, for downtown "cleanliness and general upkeep", and for façade improvements. Failure to abide by this requirement shall result in a Return of Funds pursuant to Paragraph 10 of this Agreement. The CMS agrees to pursue new outside funding for the district, create promotions, recruit and support businesses, and carryout the myriad of individual tasks that result in a robust economic developmental effort for the district described in their application (hereinafter the "Project").

CMS will focus its efforts on the creation of new quality jobs, increased tax base and continued new investment within the district, and investment within the district along with related promotional and marketing efforts to increase and maintain the vitality of the district.

5. **Funding.** The City agrees to provide funding in an amount not in excess of \$12,000 in order to support implementation of the Economic Programming Project.

The project Budget is established as part of the Application. Actual expenditures may exceed the amount budgeted for each major line item provided such costs are otherwise reasonable and allocable to the approved project scope of work. Total expenditures may not exceed the total funding amount authorized in this section.

6. **Documentation Regarding Accounting of Expenditure of City Funds.** CMS shall provide the City with a detailed accounting of the expenditure of City funds and a written report outlining CMS's performance and accomplishments within the scope of work outlined in its application, upon submitting Requests for Payment pursuant to Paragraph 8.

7. **Salaries.** A portion of the City's grant, as outlined in Paragraph 5, may provide funding for a portion of the salaries and employee benefits described in the application. City payment of a portion of the program's salary and benefit expenses shall not make the City responsible or liable for any employee. All employment-related claims made by a CMS employee or against a CMS employee by others will be borne by the CMS.

8. **Request for Payment.** All requests for payment or reimbursement from the economic development grant shall be submitted by CMS to the City on a biannual basis, specifically October 15, 2021 and April 15, 2022. All payments or reimbursements are contingent upon receipt of the detailed Accounting Report required in Paragraph 6 and upon receipt of the Report on Project Results required in Paragraph 9. City shall have a period of up to thirty (30) days from date of receipt of each request for payment and all necessary documentation, within which to make payment or reimbursement under this Agreement.

9. **Report on Project Results.** CMS agrees to provide the City with a written summary documenting the results of the Project on a biannual basis, specifically no later than October 13, 2021 and April 12, 2022. Such report shall include without limitation, details of the following activities:

- a. Design and historic preservation

- b. Business development and retention
- c. Promotion and marketing
- d. Member development, training and communication
- e. A summary of new investment and job creation/retention figures for the applicable reporting period.
- f. Identify specific economic development projects taking place in FY22.
- g. Streetscape Improvement and Cleanliness project.

10. **Return of Funds.** In the event CMS does not use funds for the intended purpose(s) or in the event CMS does not comply with the reporting requirements of Paragraph 9 above, the funds or any portion thereof shall be returned to the City prior to the end of the current fiscal year, which is June 30, 2022.

11. **Time limitation of funding.** The parties hereby acknowledge that the City is not committed or obligated to provide funds beyond the terms and conditions of this Agreement, and that any future project or program requires a separate request and is subject to City Council approval and execution of a separate written agreement. This contract however does not prohibit the CMS from requesting additional financial support from the City for other activities associated with the Project in the Cedar Valley.

12. **Recipient Board.** The Recipient Board, the Community Main Street Board of Directors, will be charged with planning for the appropriate expenditure of City grant funds in accordance with this Agreement. The Mayor shall designate the Liaison(s) to serve on this Board.

13. **Termination.** Either party may terminate this contract at any time if:
- a. The other party materially breaches the terms of this contract; provided that the non-breaching party shall have given the breaching party written notice of such breach and the breaching party shall have failed to cure the same within (30) days after receipt of such notice;
  - b. There is the loss or departure of key personnel that would jeopardize both the quality and time of performance or would make performance impractical with respect to budget contemplated for this contract, and a mutually acceptable replacement cannot be found; or
  - c. Performance of any part of this contract by a party is prevented or delayed by reason of Force Majeure and cannot be overcome by reasonable diligence to satisfaction of either party.

In addition, either party may terminate this contract for any reason with 60 days written notice to the other party.

In the event of termination, immediate written notice shall be given by the authorized official of the party requesting termination to the other party which should specify both the reason for and the effective date of termination. Such notice shall be delivered by Certified Mail, return receipt requested, or in person to the authorized official of the other party who executed this agreement.

14. **Liability.** CMS and the City agree that each party shall be responsible for its acts or omissions and the acts or omissions of its employees, officers, directors, agents or volunteers, to the extent allowed by law.

City, a municipal corporation under Iowa law, is self-insured subject to Chapter 670, Code of Iowa (Tort Liability of Governmental Subdivisions), which is the exclusive remedy for processing tort claims against the City.

Nothing contained in this Agreement shall vary or modify in any manner any governmental immunity which any party to this agreement, or its officers, directors, employees, agents or volunteers, may enjoy under any statute or rule of law, except to the extent provided in Section 670.7, Code of Iowa (2019), with respect to the procurement of insurance, and then only to the extent stated in the insurance policy and only as to those exceptions contained in Section 670.4, Code of Iowa (2019).

15. **Legal Expenses.** The CMS agrees that all legal expenses incurred by the City in connection with the defense of any claim made or brought against the City that is directly related to CMS's performance, or the performance of CMS's employees, officers, directors, agents or volunteers, under this agreement shall be the responsibility of CMS.

16. **Terms of Agreement Control Over Application.** The parties acknowledge that the provisions of this Agreement are controlling and shall define the duties, responsibilities and conditions under which the Project shall be completed. Any and all provisions of CMS's Application describing the Project, which is inconsistent with the provisions of this Agreement, shall be ineffective. All persons who meet the eligibility requirements as defined in this Agreement shall be entitled to participate in the Project, regardless of race, color, creed, religion, national origin, sex, age, disability, sexual orientation, gender identity, or any other criteria, which by law constitutes unlawful discrimination.

17. **Entire Agreement.** This Agreement, together with the Application, to the extent not inconsistent with the terms hereof, constitute the entire agreement between the parties with respect to the subject matter hereof. There are no other oral or written promises or understandings except as expressly provided herein. This Agreement may be amended only by a written agreement signed by the parties hereto.

18. **Term of Agreement.** This Agreement covers the period from July 1, 2021 through and including June 30, 2022.

**IN WITNESS WHEREOF**, the parties have subscribed this Agreement effective as of the date stated above.

Community Main Street, Inc.

By: Kimberly J. Bear

City of Cedar Falls, Iowa

By: \_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:

\_\_\_\_\_  
Jacqueline Daniels, MMC  
City Clerk





## ADMINISTRATION

City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613  
Phone: 319-273-8600  
Fax: 319-273-8610  
[www.cedarfalls.com](http://www.cedarfalls.com)

## MEMORANDUM

---

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Shane Graham, Economic Development Coordinator  
**DATE:** May 10, 2021  
**SUBJECT:** Funding Agreement with Grow Cedar Valley

Attached is the agreement with Grow Cedar Valley (GCV). The agreement sets forth the requirements that must be met by GCV in order to receive \$22,660 of economic development funds for FY22, with the option for incentive payments. The FY22 agreement provides for a maximum incentive of \$22,000.

If you have any questions, please feel free to let me know.

**FY22 ECONOMIC DEVELOPMENT GRANT**

**AGREEMENT TO SUPPORT ECONOMIC DEVELOPMENT IN THE CEDAR VALLEY**

**THIS AGREEMENT** is entered into as of this 1<sup>st</sup> day of July, 2021, by and between the Grow Cedar Valley (hereinafter "GCV"), and the City of Cedar Falls, Black Hawk County, Iowa (hereinafter "City").

**WHEREAS**, the Cedar Falls City Council adopted Resolution No.15,742 on November 26, 2007, wherein the City has adopted a policy and guidelines for the consideration of funding requests from outside agencies; and

**WHEREAS**, GCV is an agency that qualifies for funding from the City pursuant to its City Council Resolution No.15,742; and

**WHEREAS**, GCV has proposed to provide projects to increase the economic vitality and wealth by leading collaborative economic and community development in the Cedar Valley, and whereby GCV will engage in economic development activities to directly benefit the City of Cedar Falls; and

**WHEREAS**, the proposed activities of GCV that will compliment or expand upon the existing economic development efforts of the City of Cedar Falls are explained in GCV's application filed with the City; and

**WHEREAS**, through the adoption of the FY22 Budget, the City Council of City has agreed in principle to provide certain funding for said project on certain terms and conditions, including execution of a formal agreement outlining the duties and responsibilities of GCV and the City; and

**WHEREAS**, GCV and the City have reached agreement on the precise terms and conditions under which the project will be undertaken and the funding provided, and now desire to reduce their agreement to writing.

**NOW, THEREFORE, BE IT MUTUALLY COVENANTED AND AGREED AS FOLLOWS:**

1. **Recipient status.** GCV affirms that it is a qualified recipient to receive funds from City, as it is a private, non-profit corporation organized and existing under Iowa law. GCV shall provide proof of tax-exempt status under the Internal Revenue Service Revenue Code prior to receiving funding.
2. **Recipient mission statement.** GCV has provided the City with its mission statement and a detailed summary from an officer or board member specifying its use of the funds, consistent with the public purpose definition of City Council.
3. **Recipient documentation.** Prior to receiving funding, GCV shall provide the following documentation to City:
  - a. Proof of business entity status, including a copy of by-laws and articles of incorporation if applicable;

- b. Complete information on the source and amount of funding received from all other sources, including but not limited to non-governmental agencies, membership dues and fees, and private contributions;
- c. Names and addresses of directors and/or officers;
- d. Line item budget for current fiscal year;
- e. List of any additional pending applications for funding to include funding source and dollar amount requested.

4. **Description of Project.** In consideration for the funding provided to GCV by the City, GCV shall represent and advocate for the interests of business, industry and institutions operating in the City of Cedar Falls. GCV agrees that proposed activities of GCV as outlined in their application will compliment or expand upon the existing economic development efforts of the City of Cedar Falls, and to engage in the following economic development activities (hereinafter the "Project"). Failure to abide by this requirement shall result in a Return of Funds pursuant to Paragraph 10 of this Agreement.

5. **Funding.** The City agrees to provide funding in an amount not in excess of \$44,660 in order to support implementation of the Project, upon Request for Payment as provided in Paragraph 8, and upon receipt of the Accounting required in Paragraph 6, as follows:

- a. A Base Budget amount not to exceed \$22,660, to be paid in two separate payments of \$11,330 on December 31, 2021, and June 30, 2022; and
- b. The \$22,660, outlined above, will be contingent upon the continuation of GCV granting membership status to certain City Divisions for GCV publications to include the Cedar Falls Public Library (Libraries Section), Hearst Center for the Arts (Museums/Art Organizations), Cedar Falls Tourism & Visitor's Bureau (Visitor Information Section), and the Cedar Falls Community Development Department (Economic Development Organizations).
- c. An amount not in excess of \$22,000 in potential Incentive Payments, if earned, as follows:
  - 1) \$1,000 per acre of new development in the Cedar Falls Industrial & Technology Parks (projects in other areas within Cedar Falls will be evaluated on a case by case basis) provided that each acre must contain 10,000 sq. ft. of building structure on average and/or
  - 2) \$1,000 per \$250,000 of new taxable value added to the Cedar Falls Industrial & Technology Parks (or other areas with Cedar Falls that will be evaluated on a case by case basis) and/or
  - 3) \$1,000 per new Full Time jobs created in the Cedar Falls Industrial & Technology Parks (or other areas within Cedar Falls that will be evaluated on a case by case basis) provided the jobs have an hourly starting wage of at least \$15.37 for FY22 and/or



- 4) GCV will provide the following information in writing to the City on a semi-annual basis to show all efforts made to promote Cedar Falls, broken down into categories for (a) companies solicited by GCV to locate in Cedar Falls, (b) companies GCV contacted to expand operations in Cedar Falls, and (c) inquiries received by GCV from companies for marketing materials or about available sites or buildings: number of initial calls, contacts, leads, prospects, conferences attended to present marketing about Cedar Falls, databases organized and/or posted on websites for providing relevant information about Cedar Falls, other efforts made to network, form relationships and/or subscribe to services, and material responses to requests for information. Based on the documentation submitted by GCV, the City, at its sole discretion, will evaluate the semi-annual performance of GCV and may provide Semi-Annual Performance Payments up to \$11,000 to GCV, with a total maximum not to exceed to \$22,000. Semi-Annual Performance Payments are subject to City Council approval.

In addition, items that GCV staff leads and influences including talent development efforts that directly benefit Cedar Falls companies, innovation and startup assistance in Cedar Falls, and contribution to the entrepreneur ecosystem in Cedar Falls including support for the Future Forward Cedar Falls 2025 Strategic Plan in those areas the GCV is identified can be considered for incentive funding, subject to City Council approval.

Work completed by the GCV on a specific project that does not locate in Cedar Falls, does not proceed, or falls under the support capacity items noted in the prior paragraph, will be documented by GCV and submitted to the City for incentive payment consideration by the City as part of the performance report. Item #5b (4) is not intended to provide funding for projects or programs that are part of Section 4 Description of Project.

The incentive payments identified in Paragraph 5-c will be provided only if GCV can establish a causal relationship between its activities and the economic development for which it proposes to be paid the incentive payments. The incentive payments, if earned, shall be paid on December 31, 2021, and June 30, 2022.

Actual expenditures may exceed the amount budgeted for each major line item provided such costs are otherwise reasonable and allocable to the approved project scope of work. Total expenditures may not exceed the total funding amount authorized in this Paragraph.

6. **Documentation Regarding Accounting of Expenditure of City Funds.** GCV shall provide the City with a detailed accounting of the expenditure of City funds and a written report outlining GCV's performance and accomplishments within the scope of work outlined in its application, upon submitting Requests for Payment pursuant to Paragraph 8.

7. **Salaries.** A portion of the City's grant, as outlined in Paragraph 5, may provide funding for a portion of the salaries and employee benefits described in the application. City payment of a portion of the program's salary and benefit expenses shall not make the City responsible or liable for any employee. All employment-related claims made by a GCV employee or against a GCV employee by others will be borne by GCV.

8. **Request for Payment.** All requests for payment or reimbursement shall be submitted by GCV to the City on a biannual basis, specifically December 31, 2021, and June 30, 2022. All payments or reimbursements are contingent upon receipt of the documentation required in Paragraph 6 above and upon receipt of the Report on Project Results required in Paragraph 9. City shall have a period of up to thirty (30) days from date of receipt of each request for payment and all necessary documentation, within which to make payment or reimbursement under this Agreement.

9. **Report on Project Results.** GCV agrees to provide the City with a written summary documenting the results of the Project on at least a biannual basis, specifically no later than November 1, 2021, and May 1, 2022. Such report shall include without limitation:

- a. Details of external marketing efforts, including, but not limited to: the number of initial calls, contacts, leads, prospects, initial proposals, follow up responses to requests for information, and a status update of ongoing economic development projects in Cedar Falls;
- b. The number of acres of new development in the Cedar Falls Industrial & Technology Parks or other areas within Cedar Falls (each acre must contain 10,000 sq. ft. of building structure on average);
- c. The amount of new taxable value added to the Cedar Falls Industrial & Technology Parks or other areas within Cedar Falls; and
- d. The number of new Full Time jobs created in the Cedar Falls Industrial & Technology Parks or other areas within Cedar Falls (each FTE job must have an hourly starting wage of at least \$15.37 for FY22).
- e. Talent development efforts that directly benefit Cedar Falls companies, coworking space, innovation and startup assistance in Cedar Falls, and contribution to the entrepreneur ecosystem in Cedar Falls including support for the Future Forward Cedar Falls 2025 Strategic Plan.

10. **Return of Funds.** In the event GCV does not use funds for the intended purpose(s) or in the event GCV does not comply with the reporting requirements of Paragraph 9 above, the funds or any portion thereof shall be returned to the City prior to the end of the current fiscal year, which is June 30, 2022.

11. **Time limitation of funding.** The parties hereby acknowledge that the City is not committed or obligated to provide funds beyond the terms and conditions of this Agreement, and that any future project or program requires a separate request and is subject to City Council approval and execution of a separate written agreement. This contract however does not prohibit GCV from requesting additional financial support from the City for other activities associated with the Project in the Cedar Valley.

12. **Recipient Board.** The Recipient Board, Grow Cedar Valley Board of Directors, will be charged with planning for the appropriate expenditure of City grant funds in accordance with this Agreement. The Mayor will represent the City of Cedar Falls on the Board.

13. **Termination.** Either party may terminate this contract at any time if:

- a. The other party materially breaches the terms of this contract; provided that the non-breaching party shall have given the breaching party written notice of such breach and the breaching party shall have failed to cure the same within (30) days after receipt of such notice;
- b. There is the loss or departure of key personnel that would jeopardize both the quality and time of performance or would make performance impractical with respect to budget contemplated for this contract, and a mutually acceptable replacement cannot be found; or
- c. Performance of any part of this contract by a party is prevented or delayed by reason of Force Majeure and cannot be overcome by reasonable diligence to satisfaction of either party.

In addition, either party may terminate this contract for any reason with 60 days written notice to the other party.

In the event of termination, immediate written notice shall be given by the authorized official of the party requesting termination to the other party which should specify both the reason for and the effective date of termination. Such notice shall be delivered by Certified Mail, telegram, or in person to the authorized official of the other party who executed this agreement.

14. **Liability.** GCV and the City agree that each party shall be responsible for its acts or omissions and the acts or omissions of its employees, officers, directors, agents or volunteers, to the extent allowed by law.

City, a municipal corporation under Iowa law, is self-insured subject to Chapter 670, Code of Iowa (Tort Liability of Governmental Subdivisions), which is the exclusive remedy for processing tort claims against the City.

Nothing contained in this Agreement shall vary or modify in any manner any governmental immunity which any party to this agreement, or its officers, directors, employees, agents or volunteers, may enjoy under any statute or rule of law, except to the extent provided in Section 670.7, Code of Iowa (2019), with respect to the procurement of insurance, and then only to the extent stated in the insurance policy and only as to those exceptions contained in Section 670.4, Code of Iowa (2019).

15. **Legal Expenses.** GCV agrees that all legal expenses incurred by the City in connection with the defense of any claim made or brought against the City that is directly related to GCV's performance, or the performance of GCV's employees, officers, directors, agents or volunteers, under this agreement shall be the responsibility of GCV.

16. **Terms of Agreement Control Over Application.** The parties acknowledge that the provisions of this Agreement are controlling and shall define the duties, responsibilities and conditions under which the Project shall be completed. Any and all provisions of GCV's Application describing the Project, which is inconsistent with the provisions of this Agreement, shall be

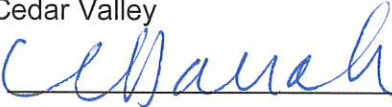


ineffective. All persons who meet the eligibility requirements as defined in this Agreement shall be entitled to participate in the Project, regardless of race, color, creed, religion, national origin, sex, age, disability, sexual orientation, gender identity, or any other criteria, which by law constitutes unlawful discrimination.

17. **Entire Agreement.** This Agreement, together with the Application, to the extent not inconsistent with the terms hereof, constitute the entire agreement between the parties with respect to the subject matter hereof. There are no other oral or written promises or understandings except as expressly provided herein. This Agreement may be amended only by a written agreement signed by the parties hereto.

18. **Term of Agreement.** This Agreement covers the period from July 1, 2021 through and including June 30, 2022.

**IN WITNESS WHEREOF**, the parties have subscribed this Agreement effective as of the date stated above.

Grow Cedar Valley  
By: 

City of Cedar Falls, Iowa  
By: \_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:

\_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk



## DEPARTMENT OF COMMUNITY DEVELOPMENT

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-273-8600  
 Fax: 319-273-8610  
 www.cedarfalls.com

### MEMORANDUM

#### *Planning & Community Services Division*

**TO:** Mayor Robert M. Green and City Council  
**FROM:** Thom Weintraut, AICP, Planner III  
**DATE:** May 11, 2021  
**SUBJECT:** Public Ingress/Egress Easement Dedication

**REQUEST:** A dedication of a public ingress/egress easement beginning at the southern end of the north-south alley located on 4<sup>th</sup> Street between Main and State Streets

**PETITIONER:** Dan FencI

**LOCATION:** The property is located at 422 Main Street, more specific, Lots 4, 5, and 6, Block 8 of Garrison & Deans Addition to Cedar Falls and Parcel "D" of Block 8, Garrison & Deans Addition to Cedar Falls

The applicant wishes to dedicate a public ingress/egress easement to allow traffic entering the north-south alley from 4<sup>th</sup> Street to continue through site and exit on State Street (see attached map). The current ingress/egress easement, dedicated in 1986, allows traffic entering the alley from 4<sup>th</sup> Street to exit onto Main Street. Mr. FencI owns the property at 422 Main Street, which extends the entire block between Main and State Streets, and the parking lot on the parcel north of 422 Main Street. Mr. FencI wishes to sell the parking lot property to a developer, but there is a 25 foot wide ingress/egress easement dividing the property hindering redevelopment. The 25 foot easement will need to be vacated to allow development, which is the reason for the dedication of this new easement.

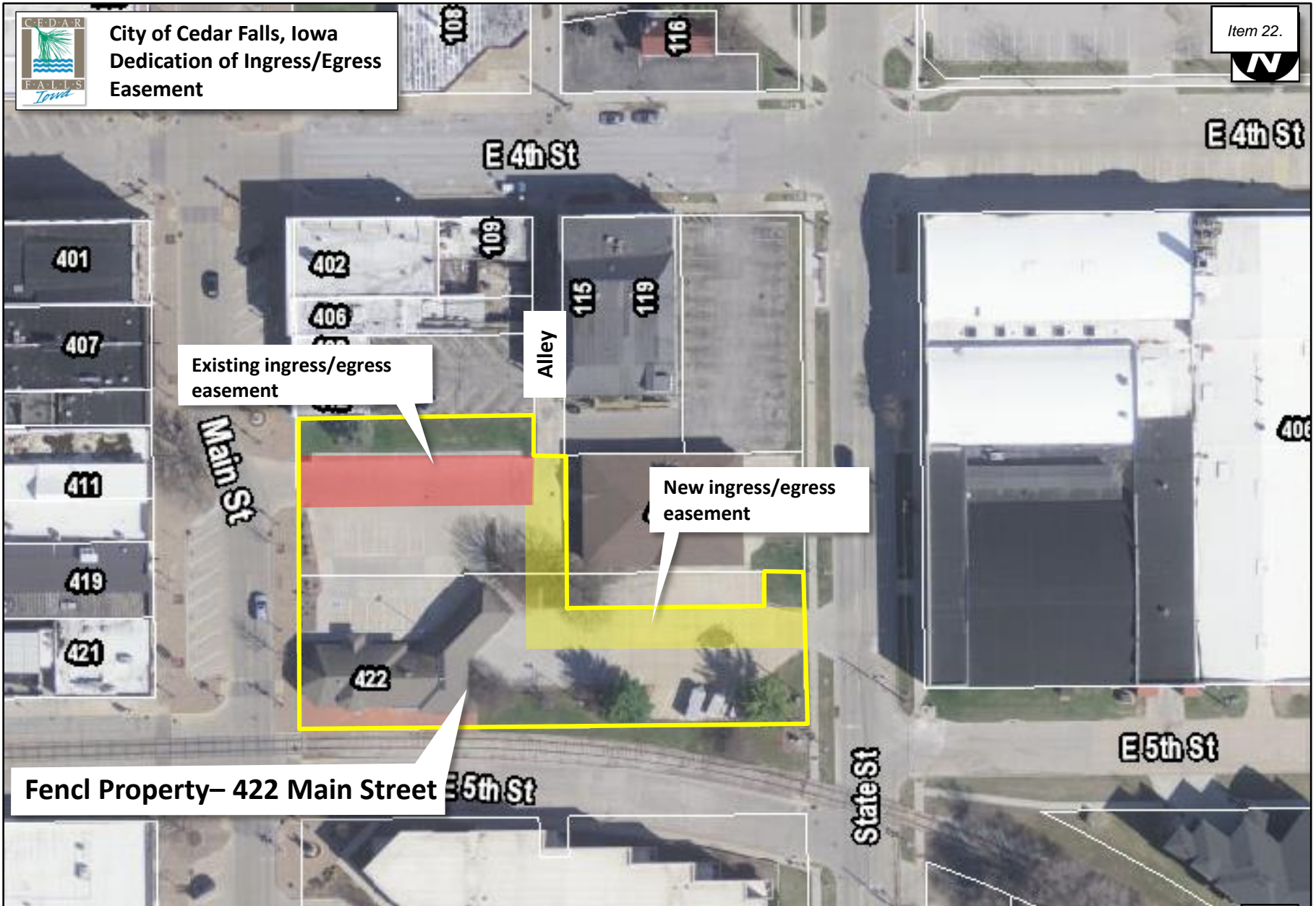
As part of this easement agreement, Mr. FencI is required to construct new pavement through a landscape area to provide a direct connection from the existing alley down to the 422 Main Street property and then east to connect to State Street. Mr. FencI anticipates the construction of the improvements will be completed the week of May 17-21, 2021. Once the construction has been completed, the staff will bring forward a request to vacate the 25 foot easement across the parking lot property.

Attached are the new access easement agreement and a subordination agreement executed by Banklwa, the mortgage holder, acknowledging the encumbrance of the new easement to the City of Cedar Falls.



City of Cedar Falls, Iowa  
Dedication of Ingress/Egress  
Easement

Item 22.



Existing ingress/egress  
easement

Alley

New ingress/egress  
easement

Fencil Property— 422 Main Street



**RESOLUTION NO. \_\_\_\_\_**

**RESOLUTION APPROVING AND ACCEPTING AN ACCESS EASEMENT FOR PUBLIC INGRESS/EGRESS ON LOTS 4, 5 AND 6, BLOCK 8, OF GARRISON AND DEANS ADDITION TO CEDAR FALLS AND PARCEL “D” IN PART OF BLOCK 8, GARRISON & DEANS ADDITION TO CEDAR FALLS CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA**

WHEREAS, a request was submitted to the Cedar Falls Planning and Community Services Department to dedicate a 16.5 foot and 20 foot wide public ingress and egress easement on Lots 4, 5 and 6, Block 8, of Garrison and Deans Addition to Cedar Falls and Parcel “D” in part of Block 8, Garrison and Deans Addition to Cedar Falls City of Cedar Falls, Black Hawk County, Iowa and

WHEREAS, said public easement will allow traffic from an existing north/south alley located along 4<sup>th</sup> Street between Main and State Street to an exit on State Street.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CEDAR FALLS, IOWA, that a 16.5 foot and 20 foot public ingress and egress easement is hereby dedicated upon the property described as:

THE EASTERN 16.5 FEET OF PARCEL “D” EXTENDING SOUTH FROM THE EXISTING ALLEY 35.47 FEET AND THEN WIDENING TO 20 FEET AND CONTINUING 19.95 FEET SOUTH TO LOT 6,

AND

THE EASTERN 20 FEET OF LOT 6 EXTENDING 9.58 FEET SOUTH TO LOT 5,

AND

THE EASTERN 20 FEET OF LOT 5 EXTENDING SOUTH 40.87 FEET

AND

THE PORTION OF LOT 4 BEGINNING 19.4 FEET SOUTH OF THE NORTHERN LOT LINE OF LOT 4 EXTENDING 20 FEET SOUTH AND THENCE RUNNING PARALLEL TO SAID LINE 132.25 FEET TO THE RIGHT-OF-WAY OF STATE STREET.

INTRODUCED AND ADOPTED this 17<sup>th</sup> day of May, 2021.

\_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:

\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk

Prepared By: Nathan D. Miller, P.O. Box 178, Waterloo, IA 50704-0178 (319)234-1766

After Recording Return To: Nathan D. Miller, P.O. Box 178, Waterloo, IA 50704-0178

**ACCESS EASEMENT AGREEMENT**

THIS AGREEMENT made this \_\_\_\_ day of \_\_\_\_\_, 2021, by and between the Daniel D. Fenc1 Revocable Trust ("Fenc1"), Seven D, LLC ("Seven D"), and the City of Cedar Falls, Iowa ("City").

**WITNESSETH:**

Whereas, Fenc1 is the owner of real estate ("Fenc1 Real Estate") commonly known as 422 Main Street, Cedar Falls, Iowa, more particularly described on the Attached Exhibit "A".

Whereas, Seven D, LLC agreed to purchase the real estate described as Parcel D of Plat of Survey filed April 27, 2020 in the Office of the Black Hawk County Recorder as Doc. No. 2020-18612, located in Cedar Falls, Black Hawk County, Iowa ("Seven D Real Estate").

Whereas, the City retained a permanent easement for public and private rights of ingress and egress to the existing alleyway in the quit claim deed dated July 28, 1986 and filed August 12, 1986 in Book 586 of City Lot Deeds at Page 800 in the Office of the Black Hawk County Recorder ("Vacated Easement") over a portion of Fenc1 Real Estate, which is more particularly described in the attached Exhibit "C".

Whereas, the City has agreed to vacate the Vacated Easement on the condition that a new easement be granted that will allow an alternate means of public and private ingress and egress to the existing public alleyway.

Whereas, the parties hereto have agreed that the location of the alternate easement for ingress and egress purposes to the aforementioned public alleyway is shown in the attached Exhibit "B."

Whereas, in addition to granting the new easement, the current landscaping will need to be altered by Fencl and by Seven D to account for the location of the new easement.

NOW, THEREFORE, IN CONSIDERATION of the mutual promises, obligations and rights herein created, the parties hereby agree to the following:

Fencl and Seven D hereby grant, and City agrees to accept, a perpetual, non-exclusive easement for public and private ingress and egress purposes to the City over their respective portions of the real estate described in the attached Exhibit "B" ("New Easement"). Fencl agrees to construct the New Easement at Fencl's cost, which construction is subject to compliance with all applicable laws, codes and regulations, and is subject to approval by the City. Fencl also agrees to install, at Fencl's cost, landscaping adjustments as set forth in Exhibit "D" attached. Such landscaping adjustments are also subject to approval by the City.

Fencl, its heirs, successors or assigns, shall bear the cost of maintaining the New Easement premises located on Fencl Real Estate, including landscaping adjustments, in a reasonably good condition, and such cost of maintenance shall include reconstruction when reasonably necessary. Nothing in this Agreement shall be construed as precluding recovery by Fencl, its heirs, successors or assigns from seeking reimbursement from persons or entities at fault for damaging the New Easement premises located on Fencl Real Estate.

Seven D, its heirs, successors or assigns, shall bear the cost of maintaining the New Easement premises located on Seven D Real Estate, including landscaping adjustments, in a reasonably good condition, and such cost of maintenance shall include reconstruction when reasonably necessary. Nothing in this Agreement shall be construed as precluding recovery by Seven D, its heirs, successors or assigns from seeking reimbursement from persons or entities at fault for damaging the New Easement premises located on Seven D Real Estate.

Upon completion of construction by Fencl and Seven D of the New Easement and landscaping adjustments, and acceptance by the City of same, the City agrees to initiate proceedings to vacate the Vacated Easement. Such vacation is subject to approval by the City Council of the City. The granting of the New Easement to the City by Fencl and Seven D is conditioned on vacation of the Vacated Easement.

This Agreement shall be deemed to be a covenant running with the title to the land and shall be binding upon the parties hereto, and upon their heirs, successors and assigns.

All other legally enforceable and existing easements of record that encumber any of the aforementioned real estate shall remain in full force and effect, but Fencl and Seven D agree that any liens or other encumbrances on or affecting the New Easement premises at the time of conveyance shall be subordinated to the City's interests in said New Easement premises.





ACCEPTANCE OF EASEMENT

The City of Cedar Falls, Iowa (“City”), does hereby accept and approve the foregoing Access Easement Agreement.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2021.

City of Cedar Falls, Iowa

By: \_\_\_\_\_  
Robert M. Green, Mayor

Attest

\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk

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**Prepared By: Nathan D. Miller, P.O. Box 178, Waterloo, IA 50704-0178 (319)234-1766**  
**After Recording Return To: Nathan D. Miller, P.O. Box 178, Waterloo, IA 50704-0178**

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### **SUBORDINATION AGREEMENT**

WHEREAS, Fencl Properties, LLC, executed two mortgages to BankIowa, on the real estate legally described as:

See Attached Exhibit "A"

("Premises") which were filed January 22, 2016 as Doc. No. 2016-12887 and filed May 19, 2016 as Doc. No. 2016-19664, in the Office of the Black Hawk County Recorder (collectively, "Mortgages"), and

WHEREAS, subject to the Mortgages, Fencl Properties, LLC transferred the Premises to Daniel D. Fencl, Trustee of the Daniel D. Fencl Revocable Trust U/A dated December 11, 2013 (the "Trust") by the warranty deed filed June 2, 2017 as Doc. No. 2017 in the Office of the Black Hawk County Recorder, and

WHEREAS, the Trust executed an Access Easement Agreement with the City of Cedar Falls, Iowa on \_\_\_\_\_, 2021 ("Easement") to allow for public access to the existing alleyway adjacent to the Premises, and

WHEREAS, it is the intention of the parties hereto that the above Easement be an encumbrance on the Premises prior to the lien of the Mortgages to BankIowa against the Premises.

NOW THEREFORE, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, BankIowa, does hereby subordinate the liens of their said Mortgages to the Easement, and that the Easement shall be prior, paramount, and superior to any right title of claim to the said Premises.



Dated this 11<sup>th</sup> day of May, 2021.

BankIowa

Charles H. Paulsen V.P.  
By: BankIowa  
Its:

STATE OF IOWA                                    )  
COUNTY OF BLACK HAWK                    )ss.

This record was acknowledged before me on this 11<sup>th</sup> day of May, 2021, by Charles H. Paulsen, as Vice President of BankIowa.



Jacquie S. Moffitt  
Notary Public in and for said State





## DEPARTMENT OF COMMUNITY DEVELOPMENT

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-273-8600  
 Fax: 319-273-8610  
 www.cedarfalls.com

### MEMORANDUM

#### *Planning & Community Services Division*

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Michelle Pezley, Planner III  
**DATE:** May 11, 2021  
**SUBJECT:** CARES Act Community Development Block Grant Funds (CDBG-CV2)  
 Service Agency Contracts- Northeast Iowa Food Bank

In April 2020, the CARES Act was passed in response to COVID-19. The State notified the City in mid-May that a portion of the State's CDBG funds were anticipated to be proportionally allocated to Entitlement Communities through the Iowa Economic Development Authority (IEDA). City Council approved the contract on their January 19<sup>th</sup> meeting, including an outline of how much of the funding would be distributed.

The City received \$369,432 as part of the CDBG-CV2. The funds are broken up to four categories: Service Agencies (\$115,000), City response to Covid-19 (\$75,430), Schools response to Covid-19 (\$111,152), Administration (\$40,026). Staff has been working with the service agencies and schools to complete contracts over the past few months. This is the last of the eight contracts staff proposes under the schools and service agencies. Attached is the Northeast Iowa Food Bank Subrecipient agreement (\$40,000.00) to help support four positions within the Northeast Iowa Food Bank that have increased in job duties from Covid-19.

Staff recommends approving the contract with Northeast Iowa Food Bank. The City Attorney has reviewed the contract and State-required attachments.

Please contact staff with any questions. Thank you.

Xc: Stephanie Houk Sheetz, AICP, Director of Community Development  
 Karen Howard, AICP, Planning & Community Services Manager



## SUBRECIPIENT AGREEMENT FOR FEDERALLY FUNDED PROJECT

This Subrecipient Agreement (the "Agreement") is made this \_\_\_\_\_ day of \_\_\_\_\_, 2021 by the City of Cedar Falls, Iowa ("Local Government"); and Northeast Iowa Food Bank, (hereinafter called "the Subrecipient").

WHEREAS, the Local Government has applied to the Iowa Economic Development Authority for a grant of federal funds from the U.S. Department of Housing and Urban Development pursuant to Title I of the Housing and Community Development Act of 1974 and Chapter 23 of the Iowa Administrative Code to provide staff time to conduct intake assessment, gather and provide food products for eligible Cedar Falls residents; and,

WHEREAS, the Local Government will partner with the Subrecipient to implement and administer CDBG funded activities approved by the Iowa Economic Development Authority;

NOW, THEREFORE, the parties agree to the following to the terms and conditions:

**Section 1. Funds Awarded.** The Local Government shall award the Subrecipient \$40,000 to implement the following CDBG approved project activities: Funds will be used for preventing homelessness, by supporting the following employees: Cedar Valley Food Pantry Coordinator, Pantry Services Coordinator, and Pantry Services Manager.

- The following deliverables are required with the signing of the contract:
  - A Duplication of Benefits (DOB) Certification
  - Subrogation and Assignment Agreement
- The following deliverables are required quarterly:
  - Quarterly report of Duplications of Benefits Certification
  - Quarterly performance Report
  - Each Individual received assistance CDBG-CV Duplication of Benefits (DOB) Worksheet

**Section 2. Administration.** The administration of the Iowa Economic Development Authority CDBG Contract #20-CVE-009 and all transactions involving the expenditure of any of the grant funds within the scope of said contract shall be the sole prerogative of the Local Government carried out in such manner as it deems appropriate and consistent with Title I of the Housing and Community Development Act of 1974, 261--Chapter 23 of the Iowa Administrative Code and the contract between IEDA and the Local Government.

**Section 3. Property Ownership.** Any and all improvements or property, real or personal, constructed, installed, or acquired pursuant to this contract shall be and remain the property of the Subrecipient. If, from the date funds are first spent for the property until five years after closeout of the Local Government's grant the use or planned use of the property is proposed to be changed, then the Subrecipient shall notify the Local Government of the proposed change. The Local Government shall contact the Iowa Economic Development Authority for instructions on how to proceed. If the Subrecipient proceeds with a use determined by the Iowa Economic Development Authority to be inconsistent with the use of the CDBG funds,

the Subrecipient shall reimburse the Local Government and the Local Government shall reimburse the Iowa Economic Development Authority in the amount of the current fair market value of the property, less any portion of the value attributable to expenditures of non-CDBG funds.

Section 4. Proposed Project. The Subrecipient shall grant access to the premises and Subrecipients' program records for the Local Government and its contractors to perform such required functions consistent with the CDBG contract as the Local Government shall deem appropriate.

Section 5. Excess Costs. It is agreed that if project costs exceed the amount of CDBG funds awarded to the Subrecipient, as describe in Section 1 of this agreement, the Subrecipient shall be responsible for covering all excess costs and hold the Local Government free of any contractual liability.

Section 6. Indemnification. The Subrecipient shall hold the Local Government and its officers and employees harmless from any and all claims, losses, damages or liability whatsoever resulting from or arising out of this contract or the project to which is pertains.

Section 7. Unallowable Costs. If the Local Government determines at any time, whether through monitoring, audit, closeout procedures or by other means or process that the Subrecipient has expended funds which are unallowable, the Subrecipient will be notified of the questioned costs and given an opportunity to justify questioned costs prior to Local Government's final determination of the disallowance of costs. If it is Local Government's final determination that costs previously paid by the Local Government are unallowable under the terms of the Agreement, the expenditures will be disallowed and the Subrecipient shall repay to Local Government any and all disallowed costs.

Section 8. Amendments to the agreement. The terms and conditions of this contract may be amended only by written instrument executed by both parties and, when necessary, with the concurrence of the State of Iowa, Iowa Economic Development Authority. Such amendments include any deviation from the recipient program schedule, or other terms and conditions provided for by the Iowa Economic Development Authority contract #20-CVE-009, which is by this reference incorporated herein and made a part hereof of this Subrecipient agreement.

Section 9. Events of Default. The following shall constitute Events of Default under this Agreement:

- a. Material Misrepresentation. If at any time any representation, warranty or statement made or furnished to the Local Government by, or on behalf of the Subrecipient in connection with this Agreement or to induce the Local Government to make a grant to the Subrecipient shall be determined by the Local Government to be incorrect, false, misleading or erroneous in any material respect when made or furnished and shall not have been remedied to the Local Government's satisfaction within thirty (30) days after written notice by the Local Government is given to the Subrecipient.
- b. Noncompliance. If there is a failure by the Subrecipient to comply with any of the covenants, terms or conditions contained in this Agreement.
- c. Agreement Expiration Date. If the Project, in the sole judgment of the Local Government, is not completed on or before the Iowa Economic Development Authority

CDBG agreement expiration date.

- d. Misspending. If the Subrecipient expends Grant proceeds for purposes not described in the CDBG application, this Agreement, or as authorized by the Local Government.
- e. Insurance. If loss, theft, damage or destruction of any substantial portion of the property of the Subrecipient occurs for which there is either no insurance coverage or for which, in the opinion of the Local Government, there is insufficient insurance coverage.

Section 10. Notice of Default. The Local Government shall issue a written notice of default providing therein a fifteen (15) day period in which the Subrecipient shall have an opportunity to cure, provided that cure is possible and feasible.

Section 11. Remedies upon Default. If, after opportunity to cure, the default remains, Local Government shall have the right, in addition to any rights and remedies available to it to do one or both of the following:

- a. Exercise any remedy provided by law;
- b. Require immediate repayment of up to the full amount of funds disbursed to the Subrecipient under this Agreement plus interest.

Section 12. Non-Assignment. Neither party to this contract shall assign its rights and obligations hereunder without the prior written authorization of the other party.

Section 13. Severability of Provisions. This contract shall be governed by the laws of the State of Iowa. In the event any provision of this contract shall be held invalid or unenforceable by any court of competent jurisdiction, such holding shall not invalidate or render unenforceable any other provision hereof.

Section 14. Federal Laws. By virtue of the federal funding provided for under this agreement, the parties hereto shall be bound by and adhere to all applicable federal laws, rules, policies, orders and directions, including by way of specification but not limited to the following:

- a. The requirements of Executive Order 11246, as amended by Presidential Executive Order 11375 and the regulations issued under the Order at 41 CFR Chapter 60.
- b. The requirements of Executive Orders 11625, 12432, and 12138. Consistent with responsibilities under these Orders, the provider must make efforts to encourage the use of minority- and women-owned business enterprises in connection with activities funded under this part.
- c. The maintenance of books, records, documents and other such evidence pertaining to all costs and expenses incurred and revenues received under this agreement to the extend and in such detail as will properly reflect all costs, direct and indirect, of labor, materials, and equipment, supplies, services, and other costs and expenses of whatever nature, for which payment is claimed under their agreement as specified in 261- Chapter 23, Iowa Administrative Code and 2 CRF 200.



- d. At any time during normal business hours and as frequently as deemed necessary, the parties heretofore shall make available to the Iowa Economic Development Authority, the State Auditor, the General Accounting Office, and the Department of Housing and Urban Development, for their examination, all of its records pertaining to all matters covered by this agreement and permit these agencies to audit, examine, make excerpts or transcripts from such records, contract, invoices, payrolls, personnel records, conditions of employment, and all other matters covered by this agreement.
- e. Davis-Bacon Act, as amended (40 U.S.C. 276a - 276a-5), where applicable under Section 110 of the Housing and Community Development Act of 1974, as amended; Contract Work Hours and Safety Standards Act (40 U.S.C. 327 et seq.); the Copeland Anti-Kickback Act (18 U.S.C. 874); and regulations which implement these laws.
- f. Contracts in excess of \$100,000 shall require compliance with the following laws and regulations: Section 306 of the Clean Air Acts (42 U.S.C. 1857(h)); Section 508 of the Clean Water Act (33 U.S.C. 1368); Executive Order 11738; EPA Regulations - 40 CFR, Part 15; as applicable.
- g. For the CDBG activities identified in this agreement, the parties are required to follow the Iowa Economic Development Authority's procurement policies and procedures allowed under 24 CFR 570.489(g). The Procurement Policy is found in "Iowa Community Development Block Grant Management Guide", as found on the Authority's website at <https://www.iowaeda.com/UserDocs/2020cdbq-appx2.pdf> (pgs. 11-16)
- h. Civil Rights
- (1) Discrimination in Employment. The parties shall not discriminate against any qualified employee or applicant for employment because of race, color, religion, sex, national origin, age, sexual orientation, gender identity, familial status, physical or mental disability. The Parties may take affirmative action to ensure that applicants are employed and that employees are treated without regard to their race, color, religion, sex, national origin, age, sexual orientation, familial status, gender identity, or physical or mental disability. Such action shall include, but may not be limited to, the following: employment, upgrading, promotion, demotion or transfers; recruitment or recruitment advertising; lay-off or termination; rates of pay or other forms of compensation; and selection for training, including an apprenticeship. The Parties agrees to post notices setting forth the provisions of the nondiscrimination clause in conspicuous places so as to be available to employees Upon the State's written request, the Parties shall submit to the State a copy of its affirmative action plan, containing goals and time specifications, and accessibility plans and policies as required under Iowa Administrative Code chapter 11—121.
- (2) Consideration for Employment. The Parties shall, in all solicitations or advertisements for employees placed by or on behalf of the Parties, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, national origin, age, sexual orientation, gender identity, physical or mental disability, or familial status.

(3) Solicitation and Advertisements. The Parties shall list all suitable employment openings in the State Employment Service local offices.

(4) Civil Rights Compliance. The Parties shall comply with all relevant provisions of the Iowa Civil Rights Act of 1965 as amended; Chapter 19B.7 and Chapter 216, Code of Iowa; Federal Executive Order 11246, as amended; Title VI of the U.S. Civil Rights Act of 1964 as amended (42 U.S.C. Section 2000d et seq.); the Fair Labor Standards Act (29 U.S.C. Section 201 et seq.); The Americans with Disabilities Act, as applicable, (P.L. 101 336, 42 U.S.C. 12101-12213); Section 504 of the Rehabilitation Act of 1973 as amended (29 U.S.C. Section 794); and the Age Discrimination Act of 1975 as amended (42 U.S.C. Section 6101 et seq.). The Parties will furnish all information and reports requested by the State of Iowa or required by or pursuant to the rules and regulations thereof and will permit access to payroll and employment records by the State of Iowa to investigate compliance with these rules and regulations.

(5) The Parties shall comply with Title VIII of the Civil Rights Act of 1968 (42 U.S.C. 3601 et seq.), generally known as the Fair Housing Act, and with HUD regulations found at 24 CFR Part 107, issued in compliance with Federal Executive Order 11063, as amended by Federal Executive Order 12259. The parties shall also comply with Section 109, Title I of the Housing and Community Development Act of 1974, as amended.

(i) The Parties shall comply with provisions for training, employment, and contracting in accordance with 24 CFR part 135, Section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u). All section 3 covered contracts shall include the following clause (referred to as the section 3 clause):

(1) The work to be performed under this contract is subject to the requirements of section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701u (section 3). The purpose of section 3 is to ensure that employment and other economic opportunities generated by HUD assistance or HUD-assisted projects covered by section 3, shall, to the greatest extent feasible, be directed to low- and very low-income persons, particularly persons who are recipients of HUD assistance for housing.

(2) The parties to this contract agree to comply with HUD's regulations in 24 CFR part 135, which implement Section 3. As evidenced by their execution of this contract, the parties to this contract certify that they are under no contractual or other impediment that would prevent them from complying with the part 135 regulations.

(3) The parties agree to include this section 3 clause in every subcontract subject to compliance with regulations in 24 CFR part 135, and agrees to take appropriate action, as provided in an applicable provision of the subcontract or in this section 3 clause, upon a finding that the Subrecipient is in violation of the regulations in 24 CFR part 135. The Local Government will not subcontract with any Subrecipient where the Local Government has notice or knowledge that the subcontractor has been found in violation of the regulations in 24 CFR part 135.

(4) The parties will certify that any vacant employment positions, including training positions, that are filled (1) after the contractor is selected but before the contract is executed, and (2) with persons other than those to whom the regulations of 24 CFR

part 135 require employment opportunities to be directed, were not filled to circumvent obligations under 24 CFR part 135.

(j) Duplication of benefits

(1) The parties acknowledge that activities identified in this agreement are funded through the state of Iowa's CDBG-CV funds, allocated through the CARES Act.

(2) The parties acknowledge that prevention of Duplication of Benefits is a requirement per the CARES Act and corresponding HUD Federal Register *Notice of Program Rules, Waivers, and Alternative Requirements Under the CARES Act for Community Development Block Grant Program Coronavirus Response Grants, Fiscal Year 2019 and 2020 Community Development Block Grants, and for Other Formula Programs.* (FR-6218-N-01)

(3) For CDBG activities identified in this agreement, the parties agree to prevent Duplication of Benefits as required by Section 312 of the Stafford Act, as amended by Section 1210 of the Disaster Recovery Act of 2018.

(4) The Subrecipient agrees to follow the Duplication of Benefits policies and procedures as provided by the Local Government.

(5) The Subrecipient agrees to repay CDBG-CV funds received from the Local Government, if the Local Government determines a Duplication of Benefits has occurred.

Section 15. Certification regarding Government wide restriction on lobbying. The Parties certify that:

(a) No Federal appropriated funds have been paid or will be paid, by or on behalf of the Parties, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with awarding any Federal contract, making any Federal grant, making any Federal loan, entering into any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(b) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the Parties shall complete and submit Standard Form-LLL, "Disclosure Form to Report Federal Lobbying" in accordance with its instruction.

(c) The Parties shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all parties shall certify and disclose accordingly.



Section 16. Termination. This agreement may be terminated:

(a) For cause. The Local Government may terminate the Contract in whole, or in part, whenever the Local Government determines that the Subrecipient has failed to comply with the terms and conditions of the Contract.

(b) For convenience. The Parties may terminate the Contract in whole, or in part, when all parties agree that the continuation of the Project would not produce beneficial results commensurate with the future disbursement of funds.

(c) Due to reduction of CDBG funding. At the discretion of the Local Government, the Contract may be terminated in whole, or in part, if there is a reduction or termination of CDBG Federal block grant funds to the Local Government.

Section 17. Procedures Upon Termination. This contract may be terminated by discretion of the Local Government by providing written notice to be conveyed via certified mail 30 days in advance. Project costs incurred by the Subrecipient will be paid by the Local Government through the effective termination date.

IN WITNESS WHEREOF, the parties hereto have entered into this agreement and have caused their duly authorized representatives to execute this agreement, effective of the date listed below:

For the LOCAL GOVERNMENT:

By: \_\_\_\_\_

Date: \_\_\_ / \_\_\_ / \_\_\_

For the SUBRECIPIENT:

By: *Ruthana Pruthi* \_\_\_\_\_

Date: \_\_\_ / \_\_\_ / \_\_\_



## SUBROGATION AGREEMENT

This Subrogation and Assignment Agreement ("Agreement") is made and entered into on this 11 day of May, 2021, by and between Northeast Iowa Food Bank ("Applicant") and the City of Cedar Falls ("Grantor").

In consideration of Applicant's financial situation or the commitment by Grantor to evaluate Applicant's application for the receipt of funds (collectively, the "Grant") under the *City of Cedar Falls Northeast Iowa Food Bank*, (the "Program") administered by Grantor, Applicant hereby assigns to Grantor all of Applicant's future rights to reimbursement and all payments received from any grant, subsidized loan, or assistance under any food assistance programs that are determined in the sole discretion of *City of Cedar Falls* to be a duplication of benefits ("DOB") as provided in this Agreement.

The proceeds or payments referred to in the preceding paragraph, whether they are from a federal grant or any other source, and whether or not such amounts are a DOB, shall be referred to herein as "Proceeds," and any Proceeds that are a DOB shall be referred to herein as "DOB Proceeds." Upon receiving any Proceeds not listed on the Duplication of Benefits Certification, the Applicant agrees to immediately notify the Grantor of such additional amounts. The Grantor will determine in its sole discretion if such additional amounts constitute a DOB. If some or all of the Proceeds are determined to be a DOB, the portion that is a DOB shall be paid to the Grantor.

Applicant's assistance and cooperation shall include but shall not be limited to allowing suit to be brought in Applicant's name(s) and providing any additional documentation with respect to such consent, giving depositions, providing documents, producing record and other evidence, testifying at trial, and any other form of assistance and cooperation reasonably requested by the Grantor. Applicant further agrees to assist and cooperate in the attainment and collection of any DOB Proceeds that the Applicant would be entitled to under any applicable food assistance program.

If requested by the Grantor, Applicant agrees to execute such further and additional documents and instruments as may be requested to further and better assign to the Grantor, to the extent of the Grant paid to Applicant under the Program, the Policies, any amounts received under the the Program that are DOB Proceeds and/or any rights thereunder, and to take, or cause to be taken, all actions and to do, or cause to be done, all things requested by the Grantor to consummate and make effective the purposes of this Agreement.

Applicant explicitly allows the Grantor to request of any organization with which the Applicant has applied for or is receiving *Proceeds*, any non-public or confidential information determined to be reasonably necessary by the Grantor to monitor/enforce its interest in the rights assigned to it under this Agreement and give Applicant's consent to such company to release said information to the Grantor.

Applicant represents that all statements and representations made by the Applicant regarding Proceeds received by the Applicant shall be true and correct as of the date of Closing.

**NOTICE:** Applicant executing this Agreement are hereby notified that intentionally or knowingly making a materially false or misleading written statement to obtain property or credits a violation of Title 18 United



States Code Section 1001 and, depending upon the amount of the Grant, is punishable by a fine, imprisonment for not more than five (5) years, or both, which may be ruled a felony, for any violation of such Section.

The Applicant executing this Agreement hereby represents that he\she has received, read, and understands this notice of penalties for making a materially false or misleading written statement to obtain the Grant.

In any proceeding to enforce this Agreement, the Grantor shall be entitled to recover all costs of enforcement, including actual attorney's fees.

**APPLICANT**

Signature:

*[Handwritten Signature]*

Name:

Barb Pramer

Date:

5/11/21

**CO-APPLICANT**

Signature:

\_\_\_\_\_

Name:

\_\_\_\_\_

Date:

\_\_\_\_\_

**GRANTOR:**

City of Cedar Falls

Signature:

\_\_\_\_\_

Name:

\_\_\_\_\_

Title:

\_\_\_\_\_

Date:

\_\_\_\_\_

**Attachment A DUPLICATION OF BENEFITS CERTIFICATION**  
**CDBG-CV PROGRAM**

The funding program to which you are applying (CDBG-CV) requires verification of additional financial assistance to comply with The Robert T. Stafford Disaster Relief and Emergency Assistance Act, (Stafford Act Section 312 42 U.S.C. 5121-5207) which prohibits federal agencies from providing financial assistance to any person, business concern, or other entity from receiving federal funds that are duplicative from any other program or any other source where the assistance amount exceeds the need for specific disaster recovery purpose.

Organization: Northeast Iowa Food Bank

Program: Cedar Valley Food Pantry

I/We, Northeast Iowa Food Bank, affirm the following:  
*Print Name*

I/We make this Affidavit in connection with Community Development Block Grant CARES Act (CDBG-CV) assistance through the Iowa Economic Development Authority (IEDA) and its local government partners.

I/We received or expect to receive the additional Program funding sources and amounts as listed on the CDBG-CV Application.	<input checked="" type="checkbox"/> (please check)
I/We received or expect to receive the additional Program funding sources and amounts as listed on the CDBG-CV Application with the following changes: (please list)	<input type="checkbox"/>
I/We received or expect to receive no additional Program funds	<input type="checkbox"/>

I/We agree to notify the local government in writing of any changes to the information contained in this certification from the date of this Certification through the completion of the Project(s).

*Title 18, Section 1001 of the U.S. Code states that a person is guilty of a felony for knowingly and willingly making false or fraudulent statements to any department of the United States Government.*

I/We certify under penalty of perjury that all information provided as part of this application is true and correct to the best of my/our knowledge. I give my consent to the sponsoring organization considering this application to use the information provided herein for the purpose of CDBG-CV program consideration.

[Handwritten Signature]  
Signature

5/11/2021  
Date

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date



## DEPARTMENT OF COMMUNITY DEVELOPMENT

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-273-8600  
 Fax: 319-273-8610  
 www.cedarfalls.com

### MEMORANDUM

#### *Planning & Community Services Division*

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Jaydevsinh Atodaria (JD), Planner I  
**DATE:** May 13, 2021  
**SUBJECT:** The Autumn Ridge Master Plan Amendment

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**REQUEST:** Request to approve revised Autumn Ridge Master Plan  
**PETITIONER:** BKND, Inc., Owner; CGA Engineering, Engineer  
**LOCATION:** West of Union Road and south of W. 1<sup>st</sup> Street

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#### PROPOSAL

It is proposed to amend the RP master plan for the Autumn Ridge development, which was originally approved in 2001. The proposed change includes minor revision from the previously updated Site Plan for Lot 3 Autumn Ridge 2<sup>nd</sup> Addition in 2005 with 50 units to 53 units distributed over 9 lots, thus slightly increasing the density of the area. In addition, as there have been several smaller changes over the years to the RP Plan, it is important to update the master plan for the entire development, so that it reflects changes made in previously platted areas, including the unplatted area proposed as Autumn Ridge 10<sup>th</sup> Addition, which will add 6 condo buildings, just north of Autumn Ridge 2<sup>nd</sup> Addition.

#### BACKGROUND

BKND, Inc. is proposing the next phase of the Autumn Ridge development with an amendment to the master plan. Autumn Ridge subdivision along Union Road has developed over the past 20 years beginning with a series of retirement condos and patio homes along Autumn Ridge Road coupled with an expansion of single-family dwellings along Paddington Drive, Berry Hill Road, and Shocker Road. A recent expansion in the Autumn Ridge Subdivision includes some single-family dwellings and duplexes along Thresher Court. In total, the entire Autumn Ridge development consists of approximately 105 acres of land reserved for a mixture of residential homes from single-family dwelling units, retirement units, and condominiums.

In 2005, the owner submitted an RP Plan amendment for Lot 3 of Autumn Ridge 2<sup>nd</sup> addition to updating the previously approved 22 unit senior condominium facility with 2 six-plex buildings and a five-plex building. At that time, a concept of similar continuation of 6 six-plexes on the area north of Lot 3 was presented which was to be done in the future. But it was noted that the area north will have to be platted prior to building anything in the future. With this application, the



developer has submitted a preliminary and final plat for Autumn Ridge 10<sup>th</sup> Addition, which includes the addition of 6 six-plexes, just north of Autumn Ridge 2<sup>nd</sup> addition (Same area as before). The RP master plan and the developmental procedures agreement must be updated to reflect these proposed changes, before approval of the new preliminary and final plat for Autumn Ridge 10<sup>th</sup> Additions.

For any proposed development that is not consistent with the approved RP master plan, an amendment is required to be approved by Planning and Zoning Commission and City Council. The proposed new master plan possesses minor changes from the previously approved master plan in terms of density of residential units, common public space/amenities and street connections. Therefore, both the Planning and Zoning Commission and City Council must first review and approve the revised RP master plan prior to the approval of the preliminary plat and final plat for Autumn Ridge 10<sup>th</sup> Addition located in the southern part of the Autumn Ridge development.

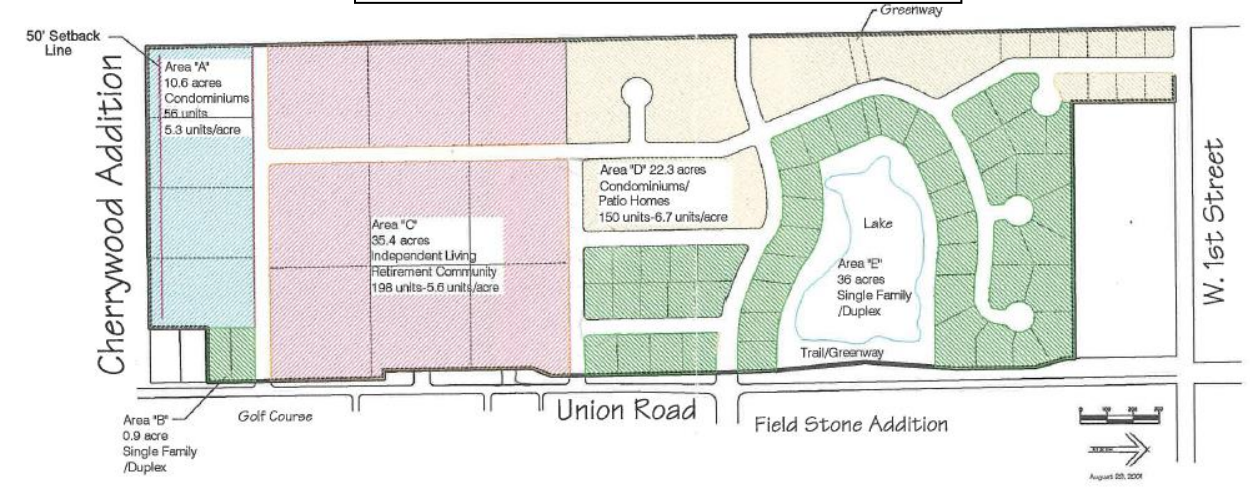
City staff notes that the proposed master plan was reviewed at a regular scheduled meeting on 24<sup>th</sup> November 2020 along with the new proposed 9<sup>th</sup> Addition. However, at this time applicant only wishes to continue forward with an update to the master plan for Autumn Ridge 10<sup>th</sup> Addition, therefore a new master plan exhibit has been attached in the packet for review.

### ZONING

The purpose of the R-P Planned Residence District is to permit the establishment of multi-use and integrated use residential developments and to provide for the orderly planned growth of residential developments in larger tracts of land. The RP District allows flexibility in the types of dwellings, lot sizes, building heights, and setbacks. However, to ensure that the area is developed in an orderly manner, provides for efficient traffic circulation between neighborhoods, and includes the necessary infrastructure to meet the needs of the future residents, a master plan must be submitted with the rezoning, which is adopted through a developmental procedures agreement.

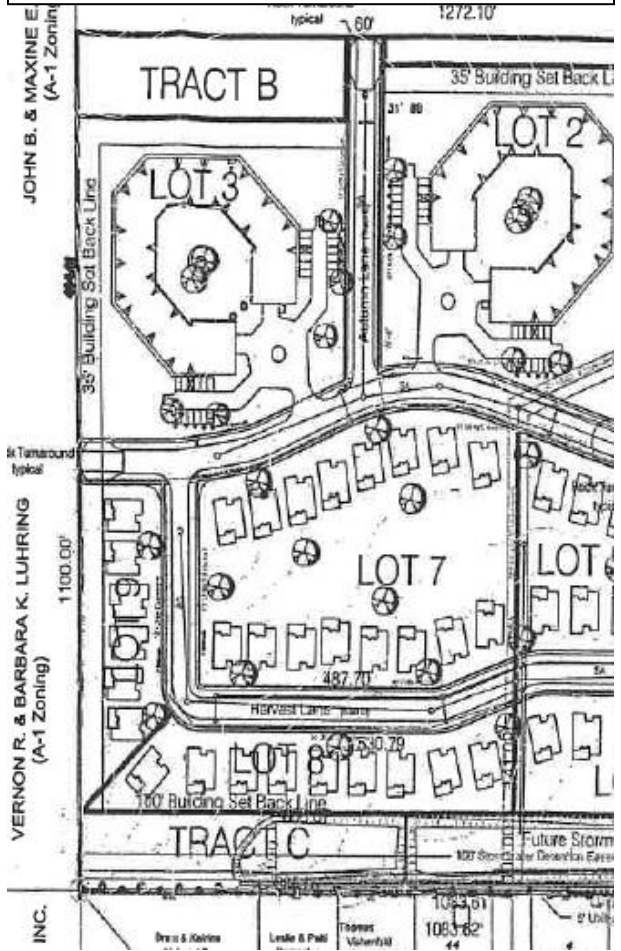
The entire Autumn Ridge development is about 105 acres and was rezoned to R-P, Planned Residential District from A-1, Agricultural Zoning District in 2001. As part of that rezoning, an RP master plan (shown below) along with a developmental procedures agreement was approved for the entire development area. The original master plan illustrates a mix of housing types, a proposed layout for the streets, and a 3 to 5-acre lake which would serve as both a stormwater retention/detention facility for much of the 105-acre development and as shared community space and trails around the perimeter of the lake. These various elements were also identified in the developmental procedures agreement.

Original 2001 RP Master Plan for Autumn Ridge

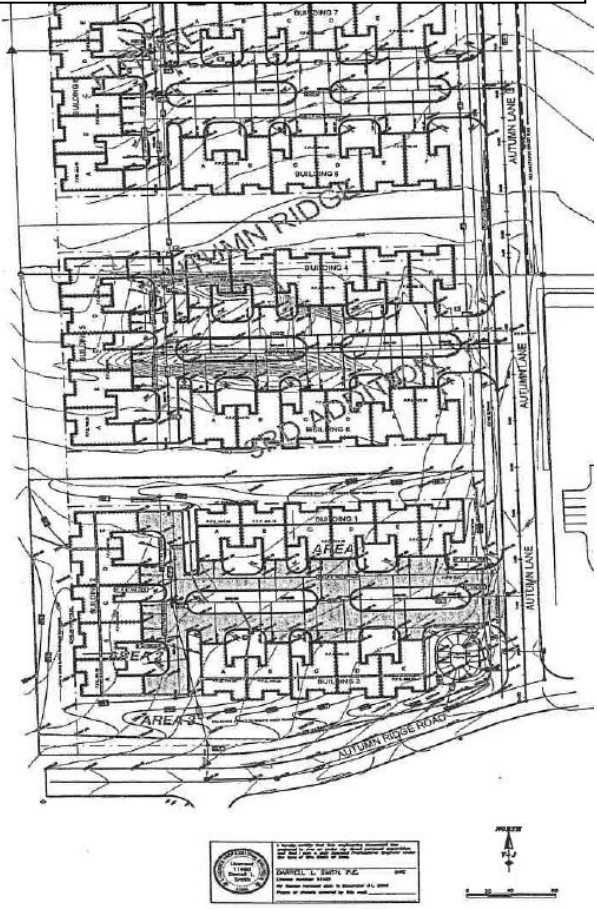


Over the past 20 years, Autumn Ridge has been developed in many phases with increasing density in some areas and reductions in others, altering street connections and changing the types of housing as per the developer's market strategy. There were amendments to the RP Plan in 2005 and 2006 to reflect changes south of the east-west drainage way (Autumn Ridge 2<sup>nd</sup>, 3<sup>rd</sup>, and 4<sup>th</sup> Additions). The illustration below particularly highlights the Autumn Ridge 2<sup>nd</sup> Addition and its RP Plan Amendment for Lot 3 to include 9 buildings, 50 units instead of originally proposed 22 unit senior condominiums. Over the years, other significant variations from the original plan include the elimination of the street connection across the drainage way and changes to the housing types and locations.

Original RP Master Plan for Autumn Ridge



RP Master Plan Amendment for Lot 3, Autumn Ridge 2<sup>nd</sup> Addition





**STAFF ANALYSIS**

The Master Plan exhibit submitted with the application highlights the proposed 10<sup>th</sup> addition in the subdivision in context with the rest of the development in Autumn Ridge. The updated RP master plan proposed by the developer is described below, with areas of change from the original plan highlighted and staff recommendations noted.

Proposed Revised RP Master Plan for Autumn

MASTER PLAN - AUTUMN RIDGE 10th ADDITION  
CEDAR FALLS, IOWA

AUTUMN RIDGE 10TH LEGEND

PHASE	LOTS	UNITS
1	3	18
2	3	18
<b>TOTAL</b>	<b>6</b>	<b>36</b>

CONDOMINIUM LOT = 6



**Autumn Ridge 10<sup>th</sup> Addition:**

This subdivision is located just west of Autumn Lane and is accessed from Union Road from Thresher Court in the north and Autumn Ridge Road in the south. The proposed addition is a continuation of six plexes that are built just south of the proposed subdivision. The addition is planned with 6 lots in two phases with one 6-plex per lot. Access to the units will be from private drives, which will be extended westward from Autumn Lane. The private streets will not be connecting with any abutting street northward or southward. The proposal aligns with the RP plan amendment approved in 2005 with a marginal increase in density, which illustrated the six-plexes in place of the original proposal of independent living units, and will be a further continuation of the same in two phases once platted for development.

Proposed Autumn Ridge 10 <sup>th</sup> Addition		
Phase	No. of Lots	No. of Townhomes
One	3	18
Two	3	18
<b>Total</b>	<b>6</b>	<b>36</b>



### Sidewalk Connections

Over 20 years of time, there have been many changes in the subdivision. Street connectivity is important to provide good access to properties, distribute traffic and reduce congestion and emergency response times, and provide opportunities for future development on abutting properties. In addition, establishing pedestrian connections throughout neighborhoods promotes walkability and safe passage for pedestrians.

With the proposal, the developer will be adding the public sidewalk along the west side of Autumn Lane, thus bridging the pedestrian connection gap between Autumn Ridge 2<sup>nd</sup> Addition on the south to Autumn Ridge 7<sup>th</sup> addition on the north. The same has been shown on the preliminary plat and mentioned under the public improvement section in the deed of dedication. City Staff notes the importance of following through on the commitment to install sidewalks as lots are developed to ensure better livability of the community.

As per City Code Section 20.5 – C-(10) and section 20.5 – C-(11), public sidewalks shall be installed at the time of new building construction on new or recently platted lots or within five years following final subdivision approval. The deed of dedication with the subdivision notes the same as well. City staff notes that the public sidewalks should be installed by the developer to continue allowing connected pedestrian movement across the subdivision to ensure walkability throughout the subdivision.

### STAFF RECOMMENDATION

Planning and Zoning Commission recommends approval of the requested R-P Master Plan Amendment for Autumn Ridge Development at their regular meeting on 12<sup>th</sup> May 2021 with a vote of 6 ayes and 0 nays. The Community Development Department also recommends approval of the proposed RP Master Plan Amendment to include Autumn Ridge 10<sup>th</sup> Addition with the following stipulation:

1. Any comments or direction specified by the Planning and Zoning Commission.
2. Conformance with all city staff recommendations and technical requirements.

### PLANNING & ZONING COMMISSION

Discussion & Vote 05/12/2021	Chair Leeper introduced the item and Mr. Atodaria explained the proposal for amendment of the Autumn Ridge Master Plan. He discussed that the proposal was partly discussed at Planning and Zoning Meeting on November 24 <sup>th</sup> , 2020 wherein two proposals were discussed for amendment in the R-P Master Plan. However, at this time the applicant wishes to move forward with just one of the proposals. Mr. Atodaria stated that the proposed amendment would allow the development of Autumn Ridge 10 <sup>th</sup> Addition with 6 six-plexes in two phases. He also mentioned that this will be accessed by two private drives from Autumn Lane and the developer will be adding public sidewalks along Autumn Lane to bridge the existing sidewalk gap in the subdivision. Mr. Atodaria mentioned that staff recommends approval of the requested amendment of the R-P Master Plan with stipulations and he and the applicant representative Mr. Daters will be available to answer any questions that the commission or any public may have.
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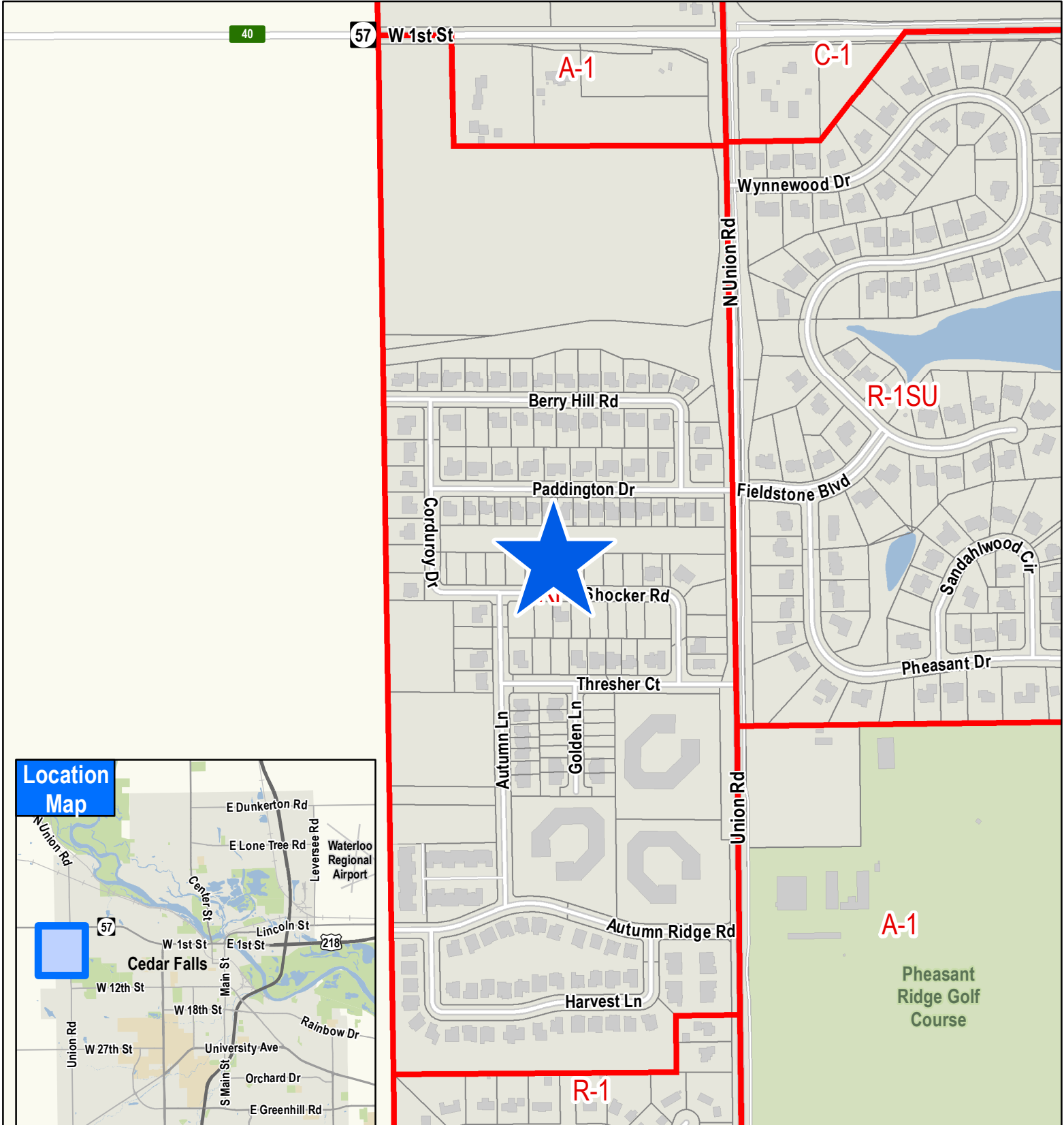
Applicant representative Mr. Daters stated that there is no specific comment at this time and mentioned that the developer intends to start construction soon on the project and therefore respectfully requests the consideration to make a recommendation to City Council. Mr. Daters mentioned that he will be available

for any questions that the commission has or any public.

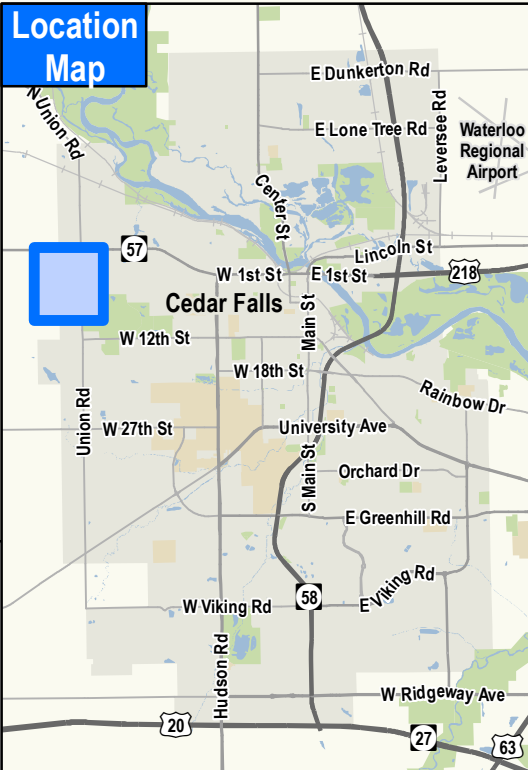
Ms. Prideaux stated that the proposal is not concerning and made a motion to approve the item. Ms. Lynch seconded the motion. The motion was approved unanimously with 6 ayes (Larson, Leeper, Lynch, Prideaux, Saul, and Sears), and 0 nays.

# Cedar Falls Planning and Zoning Commission May 12, 2021

Item 24.



## Location Map



## Master Plan Amendment for Autumn Ridge Subdivision

216

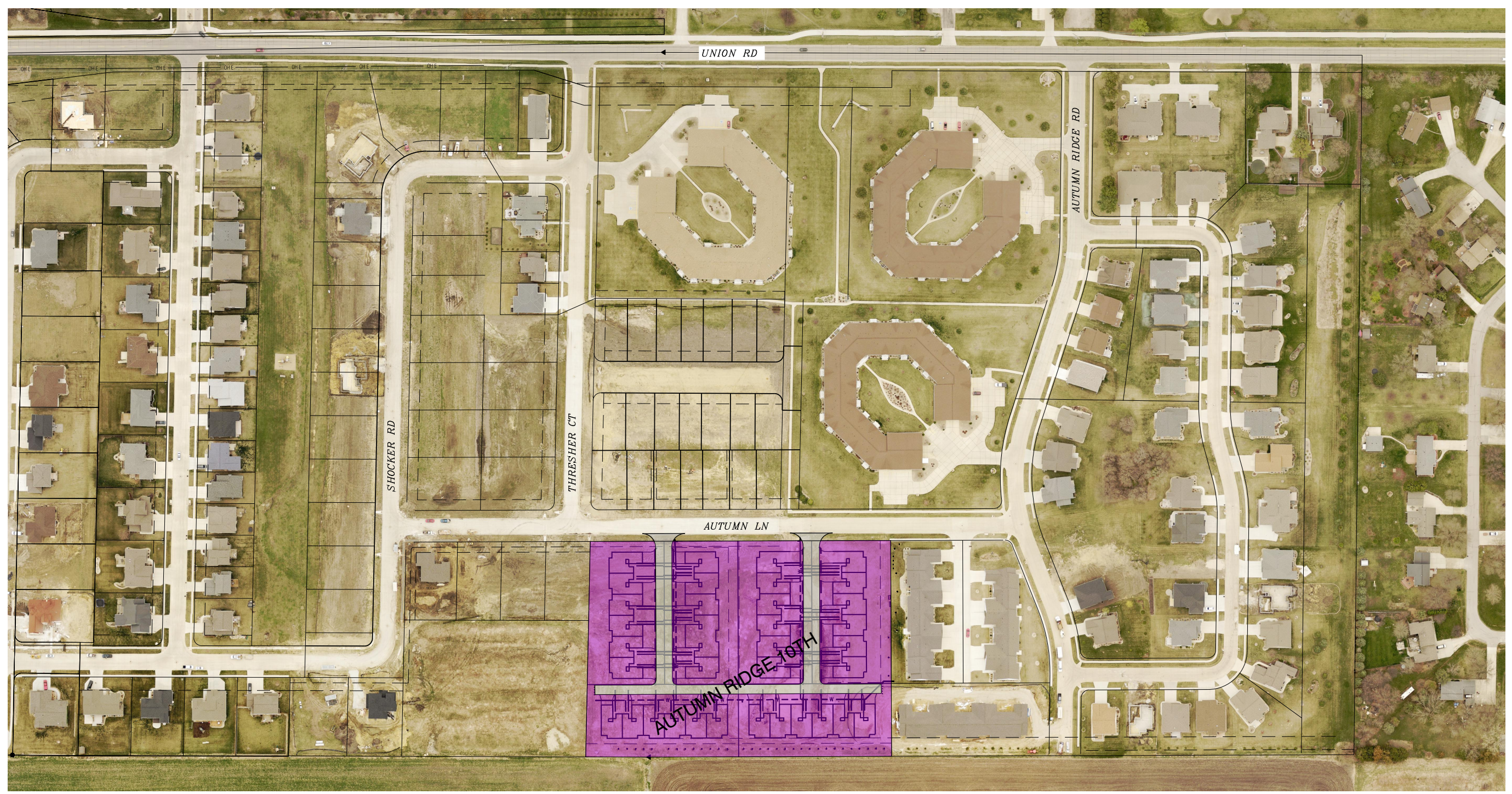
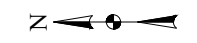


# MASTER PLAN - AUTUMN RIDGE 10th ADDITION CEDAR FALLS, IOWA

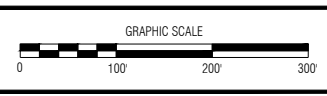
## AUTUMN RIDGE 10TH LEGEND

PHASE	LOTS	UNITS
1	3	18
2	3	18
TOTAL	6	36

 CONDOMINIUM LOT = 6



J:\5786\dwg\Exhibits\5786 - Master Plan 2021-04-09 - 10th Addition.dwg - Prelim Plat 2 of 5 - 04-14-21 - 8:18am - ACD276



NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE

**CGA**  
Clapsaddle-Garber Associates, Inc.  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0256  
www.cgaconsultants.com

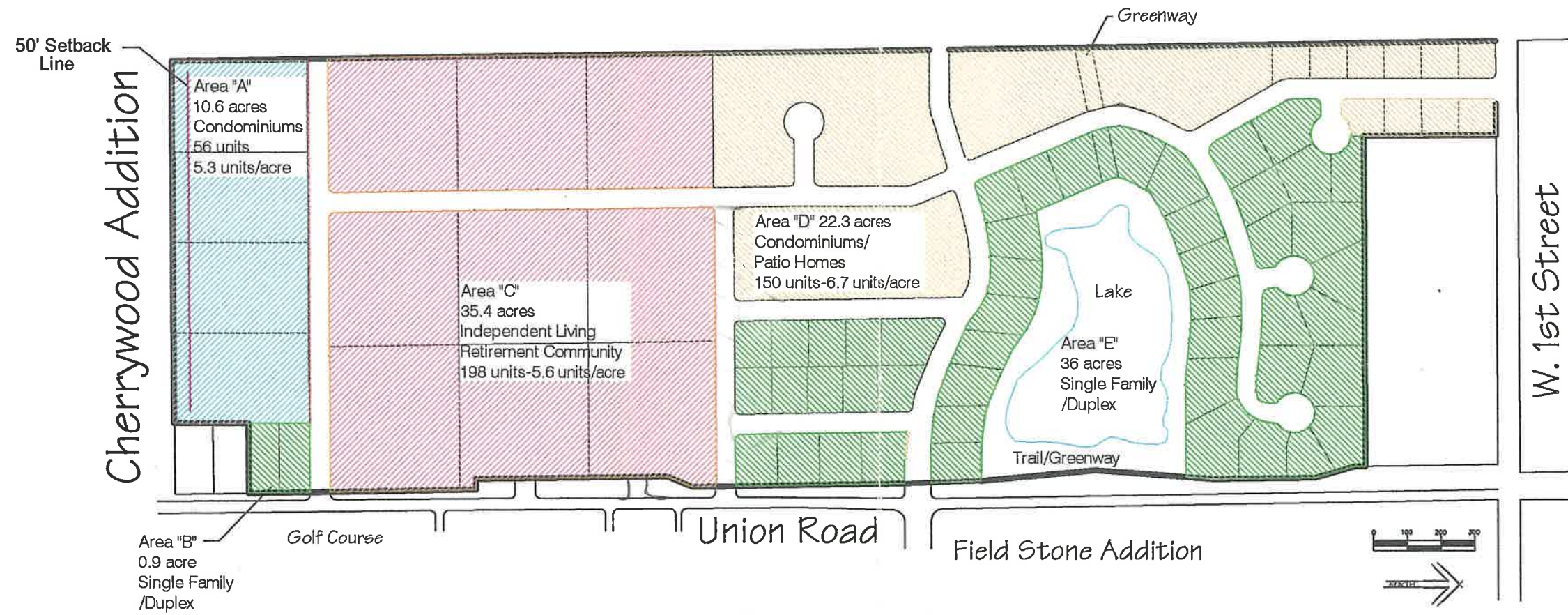
DESIGNED: ACD DATE: 04-09-21  
DRAWN: ACD DATE: 04-09-21  
CHECKED: ACD DATE: 04-09-21  
APPROVED: \_\_\_\_\_ DATE: \_\_\_\_\_

## AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

## MASTER PLAN



# Autumn Ridge-Proposed Plan



Density Summary				
AREA	TYPE UNITS	NUMBER OF PARCELS	LIVING UNITS	DENSITY/ACRE
A	Condominiums	4 Lots (10.6 Acres)	56	5.3
B&E	Single Family / Duplex	50 +/- Lots (36.9 Acres)	75 +/-	2.0
C	Retirement / Independent Living Condominiums	9 Lots (35.4 Acres)	198	5.6
D	Condominiums and Patio Homes	14 Lots (22.3 Acres)	150	6.7
Total		77 Lots (105.2 Acres)	479 Units	4.6 Units/acre

Project Density:  $479/105.2 = 4.6$  Units per Acre

## Exhibit A

Sept. 24, 2001

**SHOFF CONSULTING ENGINEERS**  
 Civil • Environmental • Land Surveying  
 Cedar Falls, Iowa



Rezoning Plat  
 Autumn Ridge Subdivision  
 B.N.K.D., Inc.

FILE: 9/24/2001 11:38 AM Union Road Aer1.dwg

REVISIONS			
DATE	BY	DATE	DATE

DRAWN BY:      DATE:      CHECKED:      APPROVED:     

Item 24.

# Site Plan: Lots 2-9

## AUTUMN RIDGE ADDITION - PHASE II

JUNE, 2002

**Boundary Legal Description:**

Part of the Northeast Quarter of the Southeast Quarter of Section 9, Township 89 North, Range 14 West of the 5th Principal Meridian in the City of Cedar Falls, Black Hawk County, Iowa, described as follows:

Commencing at the Northeast corner of said Northeast Quarter of the Southeast Quarter; thence North 89°39'13" West a distance of 65.00 feet to the West line of Union Road; thence South 00°36'22" East a distance of 238.99 feet to the Point of Beginning; thence South 00°36'22" East a distance of 185.11 feet; thence North 89°28'47" East a distance of 82.00 feet; thence South 00°36'22" East a distance of 672.59 feet to the Northeast corner of Hudson Manor Park; thence South 89°27'29" West along the West line of said Hudson Manor Park, a distance of 211.74 feet; thence South 89°40'57" West along the North line of Cherrywood Acres, a distance of 1183.82 feet; thence North 02°10'42" West along the West line of said Northeast Quarter of the Southeast Quarter, a distance of 1100.00 feet; thence South 89°59'15" East a distance of 1272.10 feet to the Point of Beginning, except for Lot 1, containing 28.50 acres.

**LAND OWNERS:**

B.N.K.O., Inc.  
 Dennis B. Howard Hoppel  
 PO Box 33  
 Waverly, IA 50677

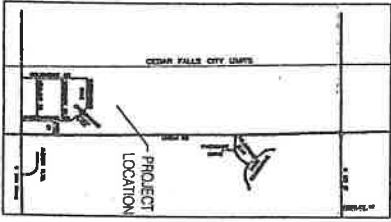
**ZONING DATA, ZONED R/P**

**LAND USE:** Planned Residential Use

**Note:** Lots 4-9 to be Single Family/Duplex

**NOTES:**

1. All City streets proposed for construction by the Plan shall be constructed in accordance with the City of Cedar Falls, Iowa Standard Specifications. Pavement shall be 7" thick P.C.C. concrete, 21" x 27" B.B. with 1" thick special subgrade, 6" diameter P.E. storm sewers and 18" thick special subgrade for storm sewers.
2. All sanitary sewers and storm sewers shall be constructed in accordance with the City of Cedar Falls, Iowa Standard Specifications.
3. All utility lines shall be located in accordance with the City of Cedar Falls, Iowa Municipal Utilities Standard Specifications. All utility lines shall be located in accordance with the City of Cedar Falls, Iowa Standard Specifications.
4. All utility easements/encroachments shall be located as requested by the Utility companies and the City of Cedar Falls.
5. All gas meters, U.G. electric, U.G. telephone, U.G. fiber optic cable, and street light infrastructure locations shall be determined by the utility companies.
6. Stormwater detention areas will be provided in accordance with the City of Cedar Falls Standard Specifications.
7. The USA-Natural Resources Conservation Service (NRCS) has determined that this site does not contain wetlands.



**LEGEND:**

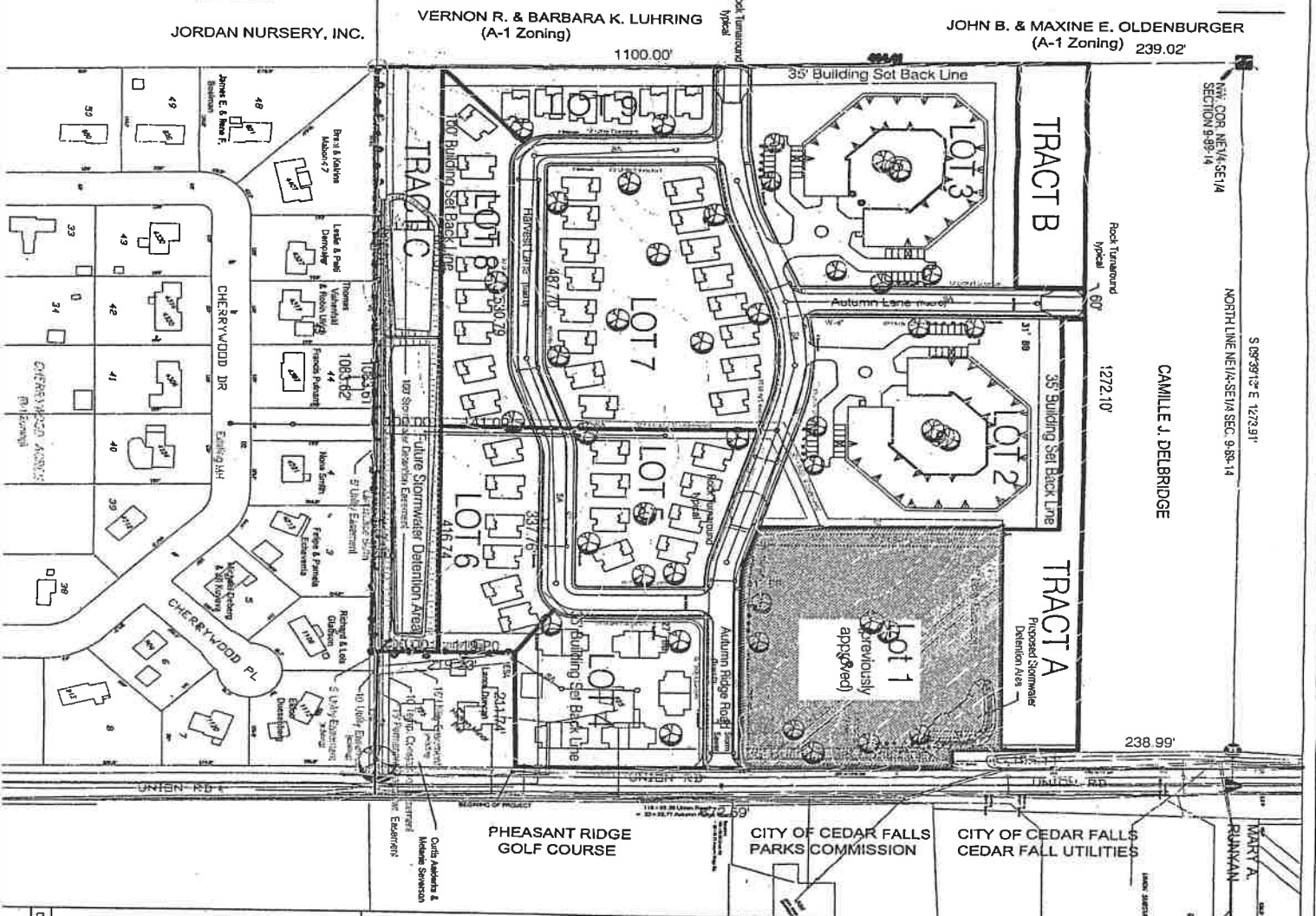
- ESN Denotes existing sanitary sewer
- SA Denotes proposed sanitary sewer
- SW Denotes proposed storm sewer
- SV Denotes existing street main
- WV Denotes proposed street main
- WG Denotes existing gas main

**Density Summary**

Lot	Type of Living Unit	Max/Min Units/Acre	Units/Acre
1-3	Senior Condominiums	66	128
4-9	Single Family/Duplex	55	52
		66	161
		55	35
<b>Total:</b>		<b>122</b>	<b>28.9</b>

**PLAT PREPARER:**

Shoff Consulting Engineers  
 2425 Woodland Drive  
 Cedar Falls, Iowa 50613



<b>SITE PLAN</b>	
<b>AUTUMN RIDGE ADDITION</b>	
<b>CEDAR FALLS, IOWA</b>	
Drawn/No	1
Sheet/No	1



**SHOFF CONSULTING ENGINEERS**  
 Civil Environmental Transportation Land Surveying  
 Cedar Falls, Iowa  
 319-266-0258

G:\Cedar Falls\Autumn Ridge\Autumn Ridge Top.dwg, 06/20/2002 02:48:26 PM				
<b>REVISIONS</b>				
<b>DRAWN BY:</b>	<b>DATE:</b>	<b>BY:</b>	<b>DATE:</b>	<b>BY:</b>
<b>DATE:</b>				
<b>CHECKED:</b>				
<b>APPROVED:</b>				

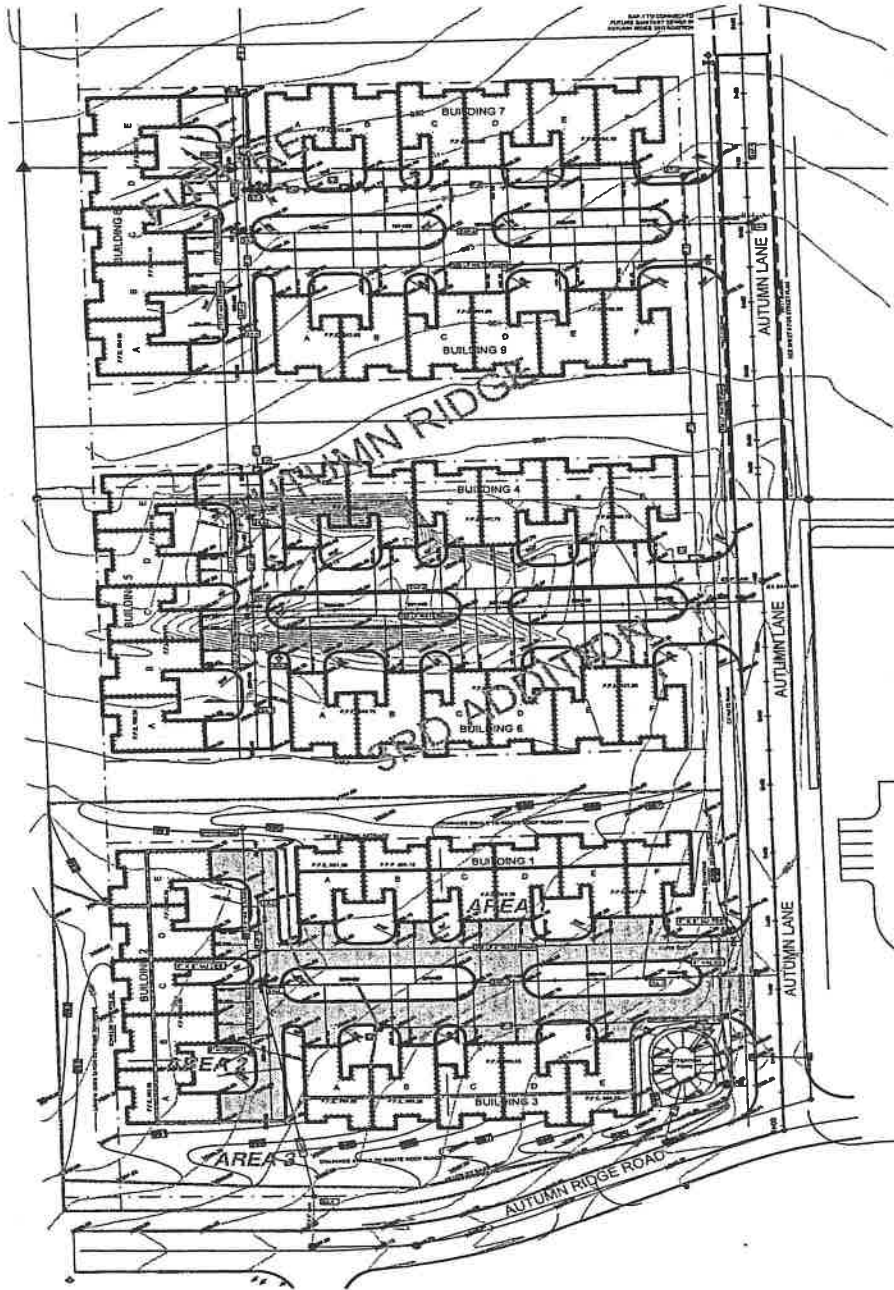


# CONCEPTUAL SITE PLAN


## AUTUMN RIDGE CONDOMINIUMS /

## AUTUMN LANE EXTENSION

### CITY OF CEDAR FALLS, IOWA



- FEATURE LEGEND**
- 1/2" CAPPED REBAR SET
  - PROPERTY CORNER FOUND
  - △ SECTION CORNER FOUND
  - DIMENSION OF SLAVEY
  - 100.00 DIMENSION OF RECORD
  - GAS— EXISTING GAS
  - SS— EXISTING STORM SEWER
  - SAN— EXISTING SANITARY SEWER
  - TEL— EXISTING TELEPHONE
  - HYD— EXISTING HYDRANT
  - EXISTING LIGHT POLE
  - EXISTING UTILITY POLE
  - EXISTING MANHOLE
  - EXISTING FIRE HYDRANT
  - EXISTING TREE


**DARRELL L. SMITH, P.E.** INC.  
 License Number 11480  
 My License Renewal Date is December 31, 2007  
 Please do not stamp removed by this seal.



05-826  
 1 OF 2  
 SCALE: 1"=40'  
 drawn by: S.L.  
 checked by: O.S.  
 approved by: O.S.  
 4-27-05  
 revisions:

van winkle-jacob engineering, inc. 1501 technology parkway cedar falls, iowa 52601



## DEPARTMENT OF COMMUNITY DEVELOPMENT

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-273-8600  
 Fax: 319-273-8610  
 www.cedarfalls.com

### MEMORANDUM

#### *Planning & Community Services Division*

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Jaydevsinh Atodaria (JD), Planner I  
 Matthew Tolan, Civil Engineer II  
**DATE:** May 13, 2021  
**SUBJECT:** The Autumn Ridge 10<sup>th</sup> Addition Preliminary Plat and Final Plat

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**REQUEST:** Request to approve Autumn Ridge 10<sup>th</sup> Addition Preliminary and Final Plat

**PETITIONER:** BKND, Inc., Owner; CGA Engineering, Engineer

**LOCATION:** The property is located west of Autumn Lane in Autumn Ridge Subdivision

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#### PROPOSAL

The applicant proposes a preliminary plat for Autumn Ridge 10<sup>th</sup> Addition, which will include lots intended for 6 six-plexes along Autumn Lane in the Autumn Ridge development. The proposed subdivision includes the development of six plexes in two phases and it would be similar to the six-plexes which are already existing, just south of the proposed subdivision.

City staff notes that the case was already presented at the regular scheduled Planning and Zoning Meeting on 24<sup>th</sup> November 2020 along with the newly proposed Autumn Ridge 9<sup>th</sup> Addition and RP Master Plan Amendment for the entire subdivision. At this time, the applicant wishes to move forward with the Autumn Ridge 10<sup>th</sup> Addition and if approved would likely start the construction of the proposed 10<sup>th</sup> Addition. Attachments in the packet include both preliminary and final plat documents along with all the required legal paper work to process the cases.

#### BACKGROUND

BKND, Inc. is proposing the next phase of the Autumn Ridge development with an amendment to the master plan. Autumn Ridge subdivision along Union Road has developed over the past 20 years beginning with a series of retirement condos and patio homes along the Autumn Ridge Road coupled with an expansion of single-family dwellings along Paddington Drive, Berry Hill Road, and Shocker Road. A recent expansion in the Autumn Ridge Subdivision includes some single-family dwellings and duplex along Thresher Court. In total, the entire Autumn Ridge development consists of approximately 105 acres of land reserved for a mixture of residential homes from single-family dwelling units, retirement units, and condominiums. In 2013, the owner submitted and got the approval of a preliminary plat for the majority of the remaining area

of the development. However, there was no Master Plan amendment done at the time. At present, the developer proposes to update the RP Master Plan and proposes a new preliminary plat for Autumn Ridge 10<sup>th</sup> Addition in concert with the revised master plan.

Before approval of this preliminary and final plat, a Master Plan amendment is required to be approved by the Planning and Zoning Commission and City Council as it is one of the requisite items with R-P, Planned Residential Zone, and the development of the subdivision is per the approved Master plan. Therefore, both Planning and Zoning Commission and City Council must first review and approve the master plan before the review of the preliminary plat for the proposed Autumn Ridge 10<sup>th</sup> Addition.

### ZONING

The proposed subdivision plat includes 6 lots on 5.41 (approx.) acres of land which will be accessed with two private drives from Autumn Lane. The property is zoned RP, Planned Residential which permits a variety of uses subject to an approved master development plan. In this case, there was an RP Plan amendment approved in 2006 to include the six-plexes in place of the proposed senior living facility. As described in the staff report for the updated RP Master Plan for Autumn Ridge, the new master plan illustrates the proposed concept for the 6-plexes in Autumn Ridge 10<sup>th</sup> Addition.

The purpose of the R-P Planned Residence District is to permit the establishment of multi-use and integrated use residential developments and to provide for the orderly planned growth of residential developments in larger tracts of land. The RP District allows flexibility in the types of dwellings, lot sizes, building heights, and setbacks. However, to ensure that the area is developed in an orderly manner, provides for efficient traffic circulation between neighborhoods, and includes the necessary infrastructure to meet the needs of the future residents, a master plan must be submitted with the rezoning, which is adopted through a developmental procedures agreement. It is also intended that such planned residence districts be designed and developed in substantial conformity with the standards of the comprehensive plan and with recognized principles of civic design, land use planning, and landscape architecture.

A 35-foot building setback will be continued around the “perimeter” of the RP district in this area. Lots 2 and 5 are located on the perimeter of the RP Zoning district; therefore a 35-foot rear yard setback is shown on the plat. The deed of dedication, developmental procedures agreement, along with a new revised Master plan and preliminary plat will outline the minimum building setback standards. City staff notes that the proposed lots appear to be of sufficient lot width and lot area to satisfy the RP district requirements.

### STAFF ANALYSIS

Development of the proposed Autumn Ridge 10<sup>th</sup> Addition will proceed from south to north and will be located just west of Autumn Lane. The proposed addition will be accessed from Autumn Ridge Road on the south end and Thresher Court on the north end.

The developer proposes thirty-six (36) townhomes in the form of 6, six-plexes. The developer’s request aligns with the latest updated “Master Plan” (if approved) and the proposal will not lead to any new density in the subdivision. Two phases of development are proposed with three six-plexes in each phase. Units will be accessed from private drives that extend from Autumn Lane.



<b>Phase</b>	<b>No. of Lots</b>	<b>No. of Townhomes</b>
One	3	18
Two	3	18
<b>Total</b>	<b>6</b>	<b>36</b>

City Staff notes that a public sidewalk will be required along the west side of Autumn Lane that will bridge the gap between existing sidewalks. In response, the applicant shows the proposed sidewalk along the west side of Autumn Lane in the preliminary plat, and also same has been noted under the “Public Improvement” section in the deed of dedication (Attached for review).

Details of the proposed lots for the six-plexes:

*Setbacks:*

As per the R-P, Planned Residential District, there are no minimum yard or height requirements except that the minimum yards, as specified in the R-4 residence district shall be provided around the boundaries of the planned residence district. The developer plans to continue the 35 feet perimeter setback as per the original approved plan for the lots located along the perimeter line of the subdivision. In addition, the developer proposes the following minimum setbacks for the development of six-plexes.

Minimum Front Yard setback = 20 feet

Minimum Side Yard setback = 8 feet

Minimum Rear Yard setback = 35 feet

City staff finds that the setbacks will be appropriate for the development of proposed six-plexes on the lots. City staff notes that the proposed setbacks should be mentioned in the deed of dedication.

*Lot size*

The proposed lot size varies from 0.88 acres to 0.94 acres in area. City staff notes that there are no details on the configuration of a multi-unit dwelling proposed by the developer. But the applicant indicates that the proposal will be similar to the existing six-plexes, just south of the proposed area.

*Public Sidewalks:*

A public sidewalk will be required along Autumn Lane along the frontage of the six-plex lots. Sidewalks must be continuous and connect to other sidewalks in the larger subdivision.

*Utilities:*

The proposed subdivision will be accessed with private drives and will be extending the utility lines from the adjacent existing development of the Autumn Ridge subdivision.

The developer has designated areas within the proposed lots for the private drive rights-of-way, utility easements, and drainage easements that will define the developable area of the lots intended for the six-plex buildings.

*Notification of neighboring property owners:*

City Staff sent courtesy notices to the surrounding property owners on 17<sup>th</sup> November 2020. And the city staff also sent out another courtesy notice to the surrounding property owners on 30<sup>th</sup>

April 2021. The applicant has submitted a deed of dedication for the subdivision, which has been attached with the packet for reference.

## TECHNICAL COMMENTS

Utilities - City technical staff, including Cedar Falls Utilities (CFU) personnel, noted that the water, electric, gas and communication services are available to the site. The developer is responsible for the construction of a properly sized water system from the existing 8" water main on the west side of Autumn Lane and the private water main south of Autumn Ridge 10th. Included in the installation are valves, fire hydrants and water service stubs for the new lots. Water main sizing and fire hydrant and valve placement locations will need to be finalized during water construction plan review. The developer is responsible for the cost of the streetlights required for any City streets. See attached Developer Information Sheet for detailed information regarding utility installations. The easements identified on the plat satisfy CFU requirements.

Stormwater Management – The petitioner's engineer has submitted a stormwater management plan to the City and it has been reviewed by the City Engineer. The City Engineer has determined that the plan meets the City's subdivision requirements and also finds that the design will improve the drainage pattern that has developed over the years on this undeveloped parcel of land. Following is a summary of the proposed stormwater management system for the new subdivision.

A regional detention facility was constructed as a part of Autumn Ridge 6<sup>th</sup> addition. The stormwater facilities are platted currently under Autumn Ridge 6<sup>th</sup> Addition. However, this stormwater facility is designed to serve this tract of land now known as Autumn Ridge 10<sup>th</sup> Addition. Conveyance to the regional detention on Autumn Ridge 10<sup>th</sup> Addition is collected either in the private street with intakes or captured by overland swales protected in drainage easements. Collection from private street intakes will be captured and piped to the north fringe of the detention basin previously established in Autumn Ridge 6<sup>th</sup> Addition. Likewise, the overland drainage swales will convey rear-yard drainage within the swales into intakes to be collected by the private storm sewer network or by overland route towards the northern basin.

During construction, it will be the developer's responsibility to develop and maintain a Storm Water Pollution Prevention Plan that will limit onsite erosion from construction-related activities, as outline by City Code.

Sanitary Sewer - The sanitary sewer currently runs along Autumn Lane. The developer will be extending private sanitary sewer service connections from existing manholes located on Autumn Lane. The private sanitary sewer will be extended westerly along the private street network to service each unit.

Other – City staff notes that all the legal paperwork for the final plat of Autumn Ridge 10<sup>th</sup> Addition has been submitted to city staff and is attached in the packet for review. City staff notes that any outstanding permit issues regarding building, SWPPP, and land use permit be sorted out prior to commencing construction work for the project.

### STAFF RECOMMENDATION

Planning and Zoning Commission recommends approval of the proposed Preliminary and Final Plat for Autumn Ridge 10<sup>th</sup> Addition at their regular meeting on 12<sup>th</sup> May 2021 with a vote of 6 ayes and 0 nays. The Community Development Department also recommends approval of the proposed the proposed preliminary and final plat for 10<sup>th</sup> Addition and recommends approval with the following stipulation:

1. Any comments or direction specified by the Planning and Zoning Commission.
2. Conformance with all city staff recommendations and technical requirements.

### PLANNING & ZONING COMMISSION

Discussion & Vote  
05/12/2021

Chair Leeper introduced the item and Mr. Atodaria explained the proposal for the proposed preliminary and final plat for Autumn Ridge 10<sup>th</sup> Addition. He discussed that the proposal was partly discussed at Planning and Zoning Meeting on November 24<sup>th</sup>, 2020 wherein two proposals were discussed. However, at this time the applicant wishes to move forward with just one of the proposals. Mr. Atodaria stated that the proposed preliminary plat would allow the creation of 36 units on 6 lots. He also mentioned that the proposal will be a two-phase development which will allow the development of three lots and three six-plexes in phase I and the remaining three lots and three six-plexes in phase II. He also explained the setbacks, ingress/egress, and drainage easements for the 10<sup>th</sup> addition. Mr. Atodaria also highlighted the proposed mailbox location, the sidewalk that will be added along Autumn Lane, and connection of North-South private drive. He also stated that the proposal meets the zoning code regulations and since all the development is private; the applicant would also like to approve the final plat for the Autumn Ridge 10<sup>th</sup> addition. Mr. Atodaria stated that the staff has received all the legal paperwork concerning the final plat and the final plat is in line with the proposed preliminary plat. Mr. Atodaria mentioned that staff recommends approval of the proposed preliminary and final plat for Autumn Ridge 10<sup>th</sup> addition with stipulations and he and the applicant representative Mr. Daters will be available to answer any questions that the commission or any public may have.

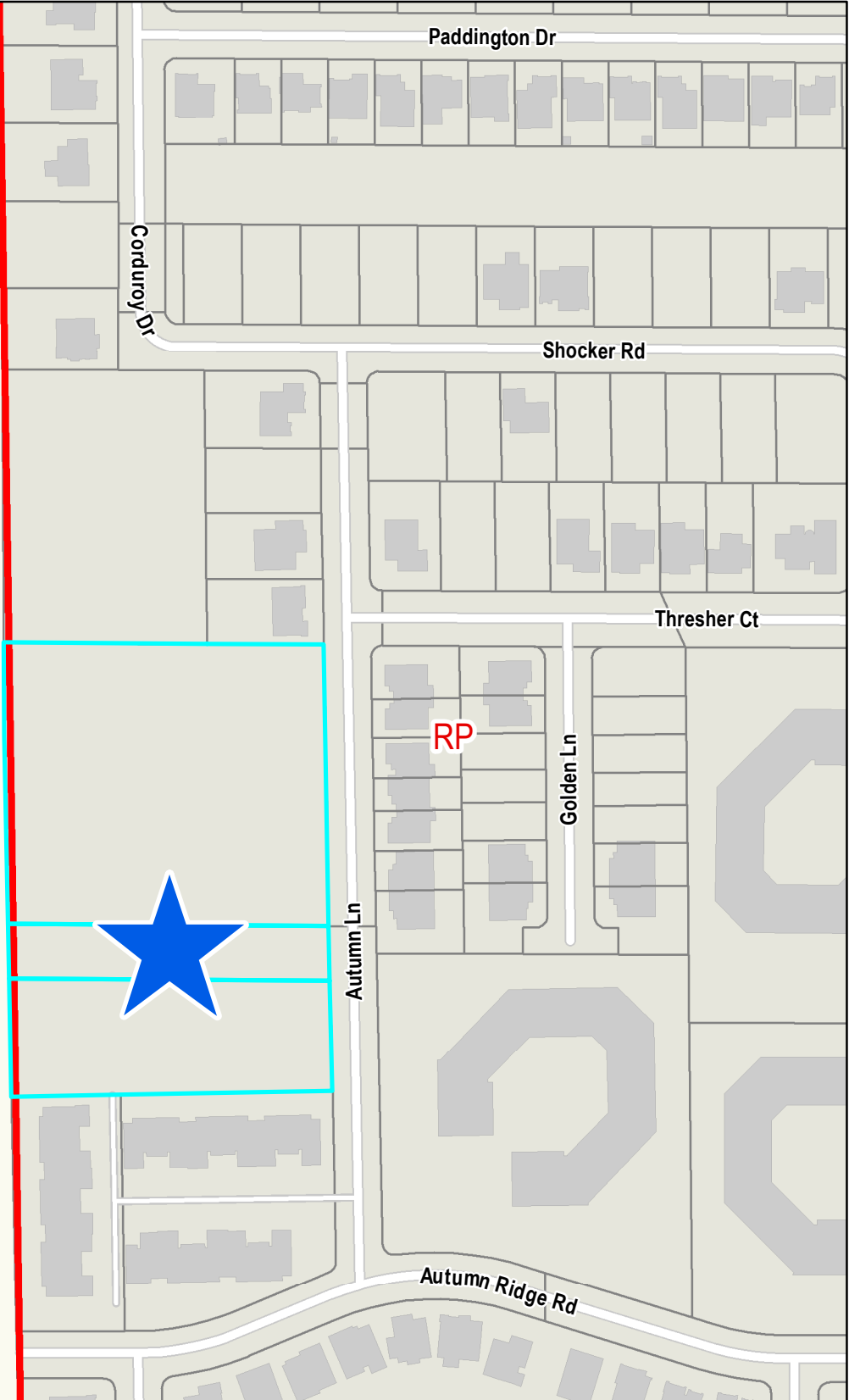
There was no additional discussion. Ms. Saul made a motion to approve the item. Ms. Lynch seconded the motion. The motion was approved unanimously with 6 ayes (Larson, Leeper, Lynch, Prideaux, Saul, and Sears), and 0 nays.



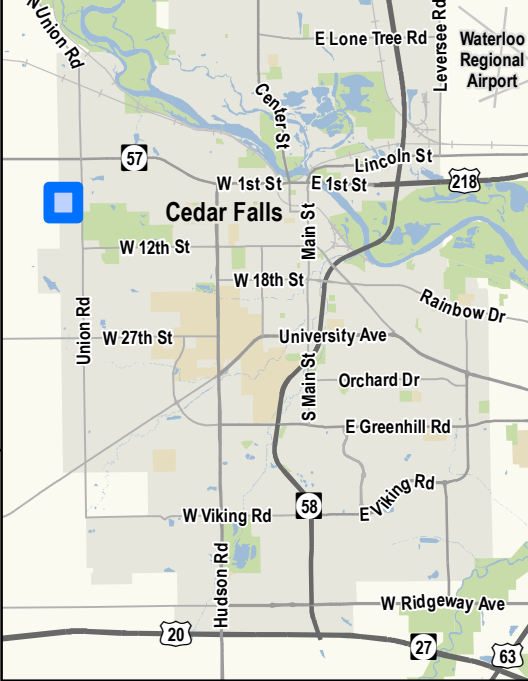
# Cedar Falls Planning and Zoning Commission

## May 12, 2021

Item 25.



### Location Map

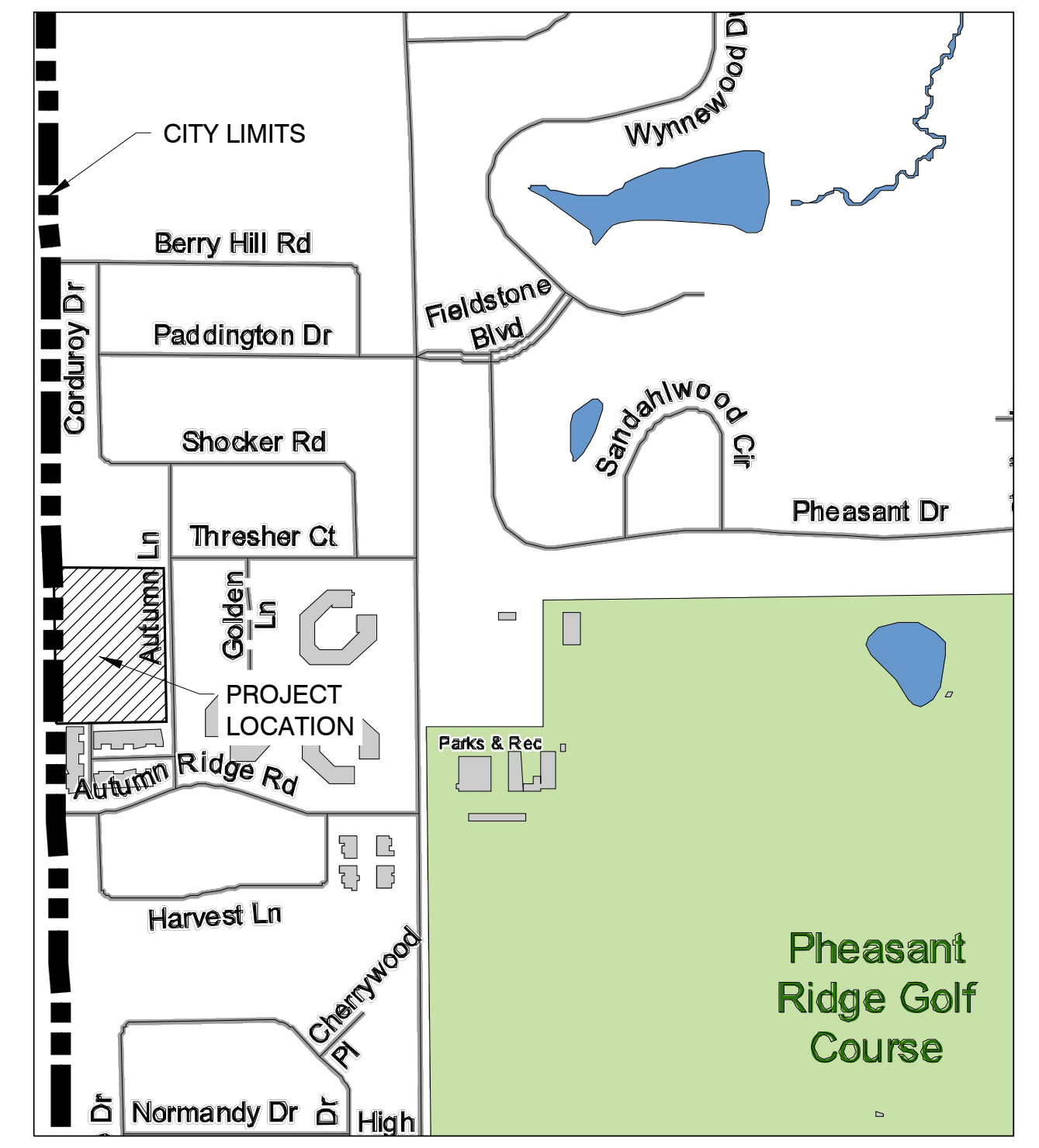


## Preliminary and Final Plat for Autumn Ridge 10th Addition

# PRELIMINARY PLAT AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

**LEGEND**

EXISTING	PROPOSED	
		EVERGREEN TREE
		DECIDUOUS TREE
		SHRUBS (BUSHES)
		TREE LINE
		SIGN (TYPE AS NOTED)
		FENCE
		SILT FENCE
		CONTOUR LINE
		WATERLINE
		WATER VALVE
		FIRE HYDRANT
		SANITARY SEWER LINE
		STORM SEWER LINE
		MANHOLE
		CLEANOUT
		INTAKE
		BEEHIVE INTAKE
		GAS LINE
		GAS VALVE
		OVERHEAD ELECTRICAL LINE
		BURIED ELECTRICAL LINE
		POWER POLE
		STREET LIGHT
		ELECTRICAL BOX/TRANSFORMER
		TELEPHONE LINE
		TELEPHONE PEDESTAL



VICINITY MAP  
NOT TO SCALE

**LEGAL DESCRIPTION**

AN UNPLATTED TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER AND THE EAST ONE-HALF OF THE NORTHEAST QUARTER, ALL IN SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE SOUTHEAST CORNER OF LOT 15, AUTUMN RIDGE SEVENTH ADDITION, AS RECORDED ON INSTRUMENT #2017-10235; THENCE SOUTH 0°11'36" EAST, 360.10 FEET TO A POINT ON THE NORTH LINE OF TRACT "B", AUTUMN RIDGE 2ND ADDITION, AS RECORDED ON INSTRUMENT #2004-36806; THENCE NORTH 88°47'56" WEST, 410.16 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH 0°12'39" WEST, 239.02 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH 0°11'08" EAST, 121.06 FEET ALONG THE WEST LINE OF THE EAST ONE-HALF OF THE NORTHEAST QUARTER OF SAID SECTION 9; THENCE SOUTH 88°48'01" EAST, 409.43 FEET ALONG THE SOUTH LINE OF TRACT "C", AUTUMN RIDGE SIXTH ADDITION, AS RECORDED ON INSTRUMENT #2017-6522 AND THE SOUTH LINE OF SAID LOT 15, TO THE POINT OF BEGINNING.

AND

TRACT "B", AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806.

AND

THAT PART OF LOT 2, AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHEAST CORNER OF PARCEL "C" AS RECORDED ON INSTRUMENT #2013-16185; THENCE SOUTH 89°46'47" WEST, 410.00 FEET ALONG THE NORTH LINE OF SAID PARCEL "C" AND THE NORTH LINE OF PARCEL "E" AS RECORDED ON INSTRUMENT #2017-20633 TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9; THENCE NORTH 0°12'26" WEST, 151.14 FEET ALONG SAID WEST LINE TO THE SOUTHWEST CORNER OF TRACT "B" AS RECORDED ON INSTRUMENT #2004-36806; THENCE SOUTH 88°47'58" EAST, 410.16 FEET ALONG THE SOUTH LINE OF SAID TRACT "B" TO THE EAST LINE OF SAID LOT 2; THENCE SOUTH 0°11'36" EAST, 140.97 FEET ALONG SAID EAST LINE TO THE POINT OF BEGINNING.

THIS PARCEL CONTAINS 5.42 ACRES.

**SITE NOTE:**

- NO ABOVE GROUND UTILITIES TO BE PLACED ON OVERLAND FLOW PATHS AND ESTABLISHED DRAINAGE EASEMENTS.

**OWNERS OF RECORD**

B.N.K.D., INC.  
1603 RUBBLE ROAD  
WAVERLY, IOWA 50677

**FLOOD ZONE**

(ZONE X)  
PANEL # 19013C0161F  
EFFECTIVE DATE: JULY 18, 2011

**SETBACK DATA**

FRONT YARD = 20 FT  
REAR YARD = 35 FT  
SIDE YARD = 8 FT

\*SETBACKS LISTED ARE MINIMUM, REFER TO PLAT FOR SHOWN SETBACKS.

**SURVEY LEGEND**

- ▲ GOVERNMENT CORNER MONUMENT FOUND
- △ GOVERNMENT CORNER MONUMENT SET  
1/2" x 30" REBAR w/ORANGE PLASTIC ID CAP #17162
- PARCEL OR LOT CORNER MONUMENT FOUND AS NOTED ON PLAN
- SET 1/2" x 30" REBAR w/ORANGE PLASTIC ID CAP #17162
- SET MAG NAIL
- ( ) RECORDED AS

**SURVEYOR AND ENGINEER**

TRAVIS R. STEWART, P.L.S.  
ADAM DATERS, P.E.  
CLAPSADDLE-GARBER ASSOCIATES  
P.O. BOX 754 - 16 E. MAIN STREET  
MARSHALLTOWN, IOWA 50158  
(641)752-6701

**ZONING INFORMATION:**

CURRENT: RP (PLANNED RESIDENCE DISTRICT)

**SURVEY REQUESTED BY:**

B.N.K.D., INC.  
1603 RUBBLE ROAD  
WAVERLY, IOWA 50677

**CLOSURE:**

- ALL SUBDIVISION BOUNDARIES ARE WITHIN THE 1:10,000 ERROR OF CLOSURE REQUIREMENT
- ALL LOTS ARE WITHIN THE 1:5000 ERROR OF CLOSURE REQUIREMENT.

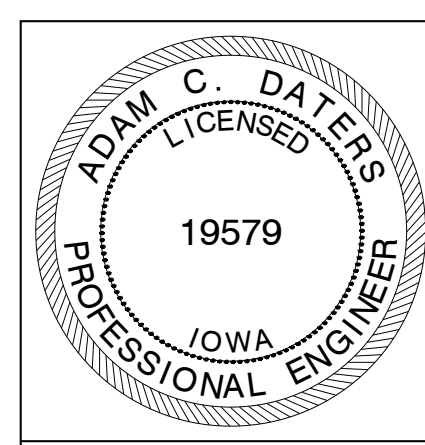
**NOTE:**

ALL BEARINGS ARE THE RESULT OF G.P.S. OBSERVATIONS USING NAD83 IOWA STATE PLAN NORTH ZONE

**MAILBOX NOTES:**

- CLUSTER MAILBOX UNITS SHALL COMPLY WITH ALL USPS STANDARDS & SPECIFICATIONS.
- CONTRACTOR WILL CONSULT WITH THE CITY OF CEDAR FALLS PRIOR TO INSTALLATION.
- ALL CLUSTER MAILBOXES SHALL BE PLACED IN THE R.O.W.

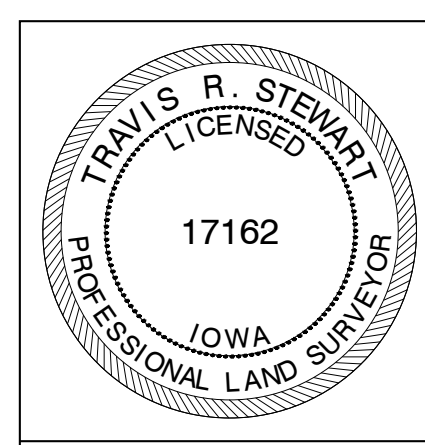
DATE PREPARED : 10-22-20



I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Signature \_\_\_\_\_ Date \_\_\_\_\_  
Adam C. Daters, PE  
Iowa License Number 19579  
My license renewal date is December 31, 2020

Pages or sheets covered by this seal: \_\_\_\_\_



I hereby certify that this land surveying document was prepared and related survey work was performed by me or under my direct personal supervision and that I am a duly Licensed Professional Land Surveyor under the laws of the State of Iowa.

Signature \_\_\_\_\_ Date \_\_\_\_\_  
Travis R. Stewart, PLS  
Iowa License Number 17162  
My license renewal date is December 31, 2021

Pages or sheets covered by this seal: SHEET 1 OF 3, SHEET 2 OF 3, AND SHEET 3 OF 3.

NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE

**CGA** Clapsaddle-Garber Associates, Inc.  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0258  
www.cgaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
DRAWN: SJC DATE: 10-22-20  
CHECKED: TRS DATE: \_\_\_\_\_  
APPROVED: \_\_\_\_\_ DATE: \_\_\_\_\_

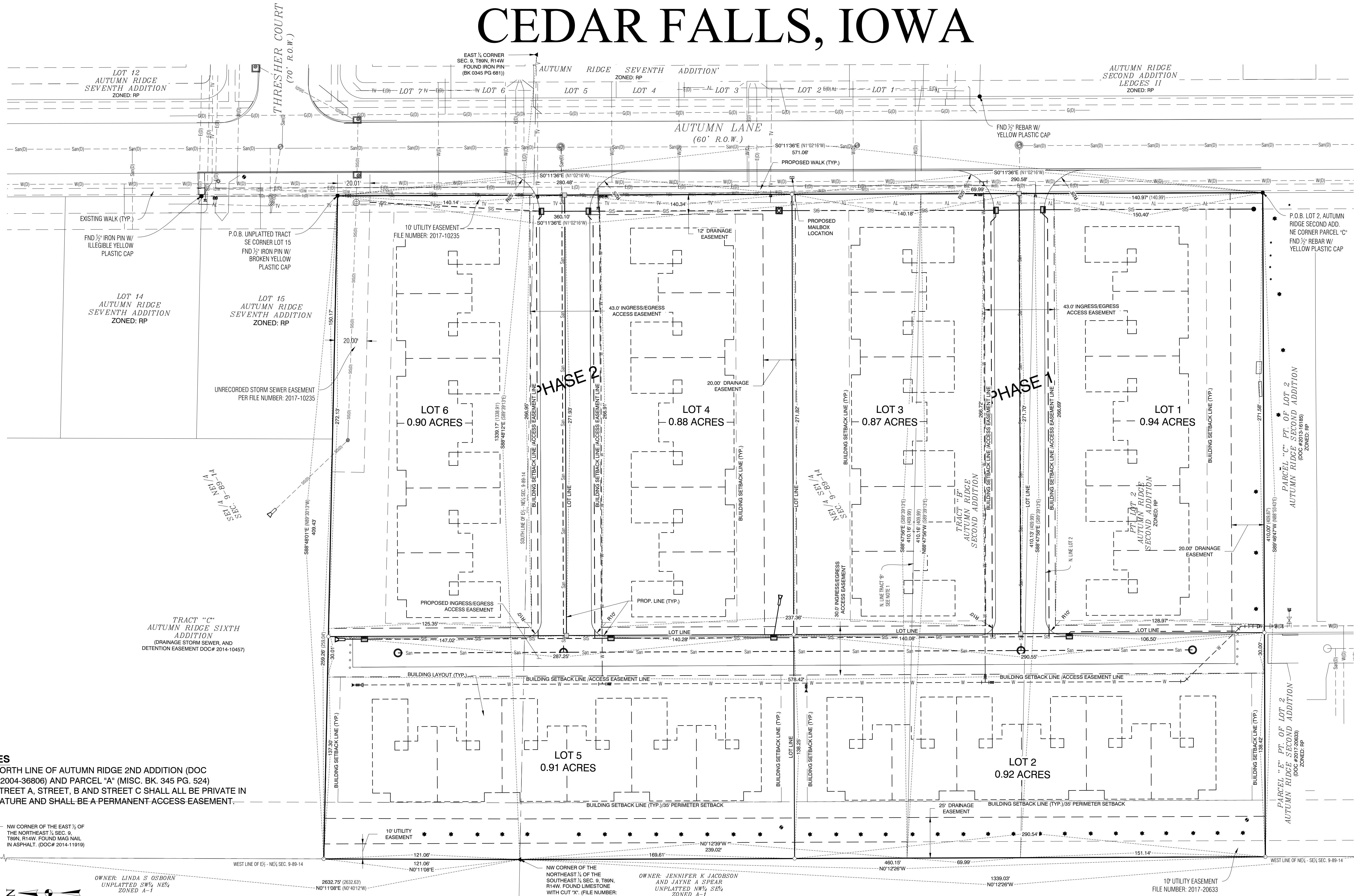
## AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

## PRELIMINARY PLAT

PROJECT NO. 5684  
SHEET NO. 1 OF 3



# PRELIMINARY PLAT - AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA



### NOTES

1. NORTH LINE OF AUTUMN RIDGE 2ND ADDITION (DOC #2004-36806) AND PARCEL "A" (MISC. BK. 345 PG. 524)
2. STREET A, STREET, B AND STREET C SHALL ALL BE PRIVATE IN NATURE AND SHALL BE A PERMANENT ACCESS EASEMENT.

NW CORNER OF THE EAST 1/4 OF THE NORTHEAST 1/4 SEC. 9, T89N, R14W, FOUND MAG NAIL IN ASPHALT. (DOC# 2014-11919)

OWNER: LINDA S OSBORN  
UNPLATTED SW 1/4 NE 1/4  
ZONED: A-1

WEST LINE OF E1/2-NE1/4 SEC. 9-89-14

2632.75' (2632.63)  
N0°11'08"E (N0°40'12"W)

NW CORNER OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 SEC. 9, T89N, R14W, FOUND LIMESTONE WITH CUT "X". (FILE NUMBER: 2015-12480)

OWNER: JENNIFER K JACOBSON AND JAYNE A SPERAR  
UNPLATTED NW 1/4 SE 1/4  
ZONED: A-1

460.15'

69.99'

N0°12'26"W

1339.03'

N0°12'26"W

10' UTILITY EASEMENT  
FILE NUMBER: 2017-20633

NE CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 SEC. 9, T89N, R14W, FOUND 1" PINCH PIPE. (FILE NUMBER: 2015-12479)



NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE

**CGA** Clapsaddle-Garber Associates, Inc.  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0256  
www.cgaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
DRAWN: SJC DATE: 10-22-20  
CHECKED: IRS DATE:              
APPROVED:            DATE:            

**AUTUMN RIDGE TENTH ADDITION**  
CEDAR FALLS, IOWA

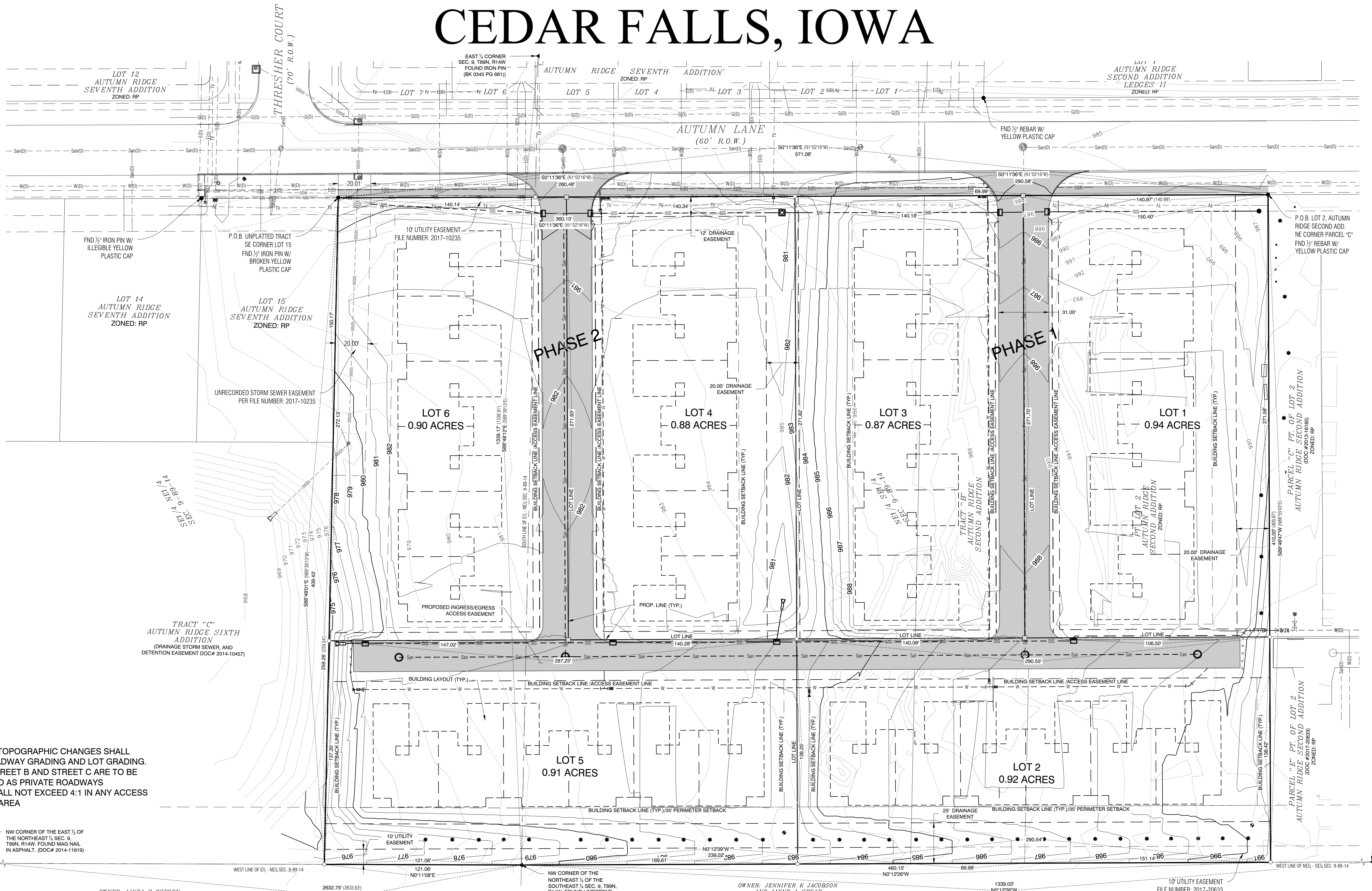
**PRELIMINARY PLAT**

PROJECT NO. 5684  
SHEET NO. 2 OF 3

DATE PREPARED : 10-22-20



# PRELIMINARY PLAT - AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA



- NOTES**  
 THE EXTENT OF TOPOGRAPHIC CHANGES SHALL CONSIST OF ROADWAY GRADING AND LOT GRADING.
- STREET A, STREET B AND STREET C ARE TO BE DESIGNATED AS PRIVATE ROADWAYS
  - SLOPES SHALL NOT EXCEED 4:1 IN ANY ACCESS EASEMENT AREA

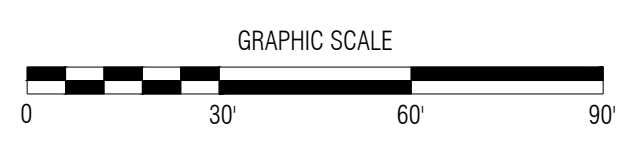
NW CORNER OF THE EAST 1/2 OF THE NORTHEAST 1/4 SEC. 9, T89N, R14W, FOUND MAG NAIL IN ASPHALT. (DOC# 2014-11919)

OWNER: LINDA S OSBORN  
 UNPLATTED SW 1/4 NE 1/4  
 ZONED A-1

NW CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 SEC. 9, T89N, R14W, FOUND LIMESTONE WITH CUT "X". (FILE NUMBER: 2015-12489)

OWNER: JENNIFER K JACOBSON  
 AND JAYNE A SPEAR  
 UNPLATTED NW 1/4 SE 1/4  
 ZONED A-1

NE CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 SEC. 9, T89N, R14W, FOUND 1" PINCH PIPE (FILE NUMBER: 2015-12479)



NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE

**CGA**  
 Clapsaddle-Garber Associates, Inc.  
 5106 Nordic Drive  
 Cedar Falls, Iowa 50613  
 Ph 319-266-0258  
 www.cgaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
 DRAWN: SJC DATE: 10-22-20  
 CHECKED: IRS DATE:              
 APPROVED:            DATE:            

**AUTUMN RIDGE TENTH ADDITION**  
 CEDAR FALLS, IOWA

**PRELIMINARY PLAT**

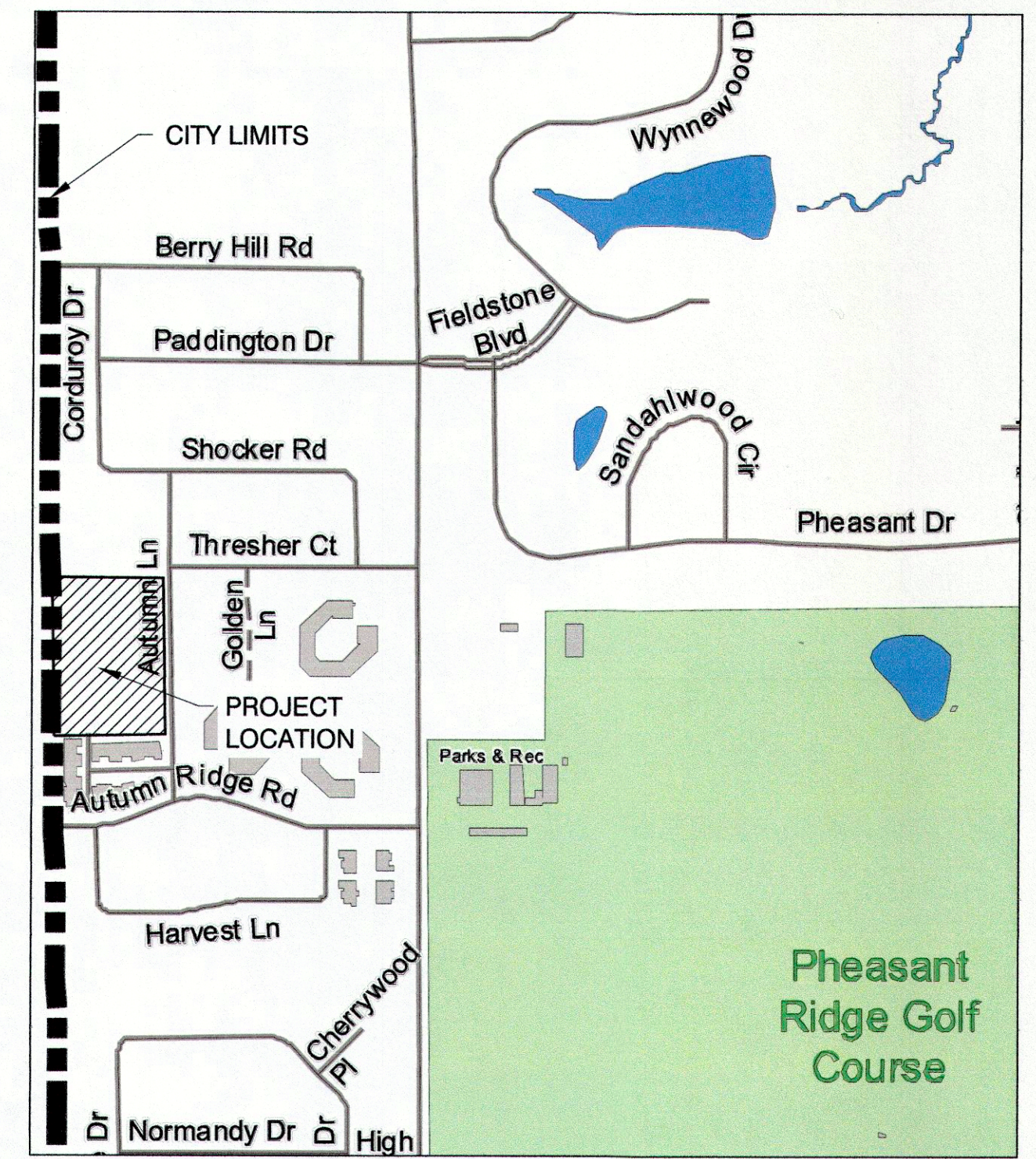
DATE PREPARED : 10-22-20

PROJECT NO. 5684  
 SHEET NO. 3 OF 3

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# FINAL PLAT AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA



VICINITY MAP  
NOT TO SCALE

### LEGAL DESCRIPTION

AN UNPLATTED TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER AND THE EAST ONE-HALF OF THE NORTHEAST QUARTER, ALL IN SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE SOUTHEAST CORNER OF LOT 15, AUTUMN RIDGE SEVENTH ADDITION, AS RECORDED ON INSTRUMENT #2017-10235; THENCE SOUTH 0°11'36" EAST, 360.10 FEET TO A POINT ON THE NORTH LINE OF TRACT "B", AUTUMN RIDGE 2ND ADDITION, AS RECORDED ON INSTRUMENT #2004-36806; THENCE NORTH 88°47'56" WEST, 410.16 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH 0°12'39" WEST, 239.02 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH 0°11'08" EAST, 121.06 FEET ALONG THE WEST LINE OF THE EAST ONE-HALF OF THE NORTHEAST QUARTER OF SAID SECTION 9; THENCE SOUTH 88°48'01" EAST, 409.43 FEET ALONG THE SOUTH LINE OF TRACT "C", AUTUMN RIDGE SIXTH ADDITION, AS RECORDED ON INSTRUMENT #2017-6522 AND THE SOUTH LINE OF SAID LOT 15, TO THE POINT OF BEGINNING.

AND

TRACT "B", AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806.

AND

THAT PART OF LOT 2, AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHEAST CORNER OF PARCEL "C" AS RECORDED ON INSTRUMENT #2013-16185; THENCE SOUTH 89°46'47" WEST, 410.00 FEET ALONG THE NORTH LINE OF SAID PARCEL "C" AND THE NORTH LINE OF PARCEL "E" AS RECORDED ON INSTRUMENT #2017-20633 TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9; THENCE NORTH 0°12'26" WEST, 151.14 FEET ALONG SAID WEST LINE TO THE SOUTHWEST CORNER OF TRACT "B" AS RECORDED ON INSTRUMENT #2004-36806; THENCE SOUTH 88°47'58" EAST, 410.16 FEET ALONG THE SOUTH LINE OF SAID TRACT "B" TO THE EAST LINE OF SAID LOT 2; THENCE SOUTH 0°11'36" EAST, 140.97 FEET ALONG SAID EAST LINE TO THE POINT OF BEGINNING.

THIS PARCEL CONTAINS 5.42 ACRES.

### SITE NOTE:

- 1. NO ABOVE GROUND UTILITIES TO BE PLACED ON OVERLAND FLOW PATHS AND ESTABLISHED DRAINAGE EASEMENTS.

### OWNERS OF RECORD

B.N.K.D., INC.  
1603 RUBBLE ROAD  
WAVERLY, IOWA 50677

### FLOOD ZONE

(ZONE X)  
PANEL # 19013C0161F  
EFFECTIVE DATE: JULY 18, 2011

### SETBACK DATA

FRONT YARD = 20 FT  
REAR YARD = 35 FT  
SIDE YARD = 8 FT

### SURVEY LEGEND

- ▲ GOVERNMENT CORNER MONUMENT FOUND
- △ GOVERNMENT CORNER MONUMENT SET  
1/2" x 30" REBAR w/ORANGE PLASTIC ID CAP #17162
- PARCEL OR LOT CORNER MONUMENT FOUND  
AS NOTED ON PLAN
- SET 1/2" x 30" REBAR w/ORANGE PLASTIC  
ID CAP #17162
- SET MAG NAIL
- ( ) RECORDED AS

### ACREAGE BREAKDOWN

NE 1/4 - NE 1/4 SEC 9-89-14 1.14 ACRES  
NE 1/4 - SE 1/4 SEC 9-89-14 4.28 ACRES  
TOTAL 5.42 ACRES

### SURVEYOR

TRAVIS R. STEWART, P.L.S.  
CLAPSADDLE-GARBER ASSOCIATES  
5106 NORDIC DRIVE  
CEDAR FALLS, IOWA 50613  
(319) 266-0258

### ZONING INFORMATION:

CURRENT: RP (PLANNED RESIDENCE DISTRICT)

### SURVEY REQUESTED BY:

B.N.K.D., INC.  
1603 RUBBLE ROAD  
WAVERLY, IOWA 50677

### CLOSURE:

- ALL SUBDIVISION BOUNDARIES ARE WITHIN THE 1:10,000 ERROR OF CLOSURE REQUIREMENT
- ALL LOTS ARE WITHIN THE 1:5000 ERROR OF CLOSURE REQUIREMENT.

### NOTE:

ALL BEARINGS ARE THE RESULT OF G.P.S. OBSERVATIONS USING NAD83 IOWA STATE PLAN NORTH ZONE

### MAILBOX NOTES:

- 1. CLUSTER MAILBOX UNITS SHALL COMPLY WITH ALL USPS STANDARDS & SPECIFICATIONS.
- 2. CONTRACTOR WILL CONSULT WITH THE CITY OF CEDAR FALLS PRIOR TO INSTALLATION.
- 3. ALL CLUSTER MAILBOXES SHALL BE PLACED IN THE R.O.W.

DATE PREPARED : 10-22-20

I hereby certify that this land surveying document was prepared and related survey work was performed by me or under my direct personal supervision and that I am a duly Licensed Professional Land Surveyor under the laws of the State of Iowa.

*Travis R. Stewart* 4/21/2021  
Signature Date  
Travis R. Stewart, PLS  
Iowa License Number 17162  
My license renewal date is December 31, 2021

Pages or sheets covered by this seal: SHEET 1 OF 3, SHEET 2 OF 3, AND SHEET 3 OF 3.

NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE
1	ADDRESS CITY COMMENTS	SJC	04-21-2021				

**CGA**  
Clapsaddle-Garber Associates, Inc.  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0258  
www.gcaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
DRAWN: SJC DATE: 10-22-20  
CHECKED: TRS DATE:  
APPROVED: DATE:

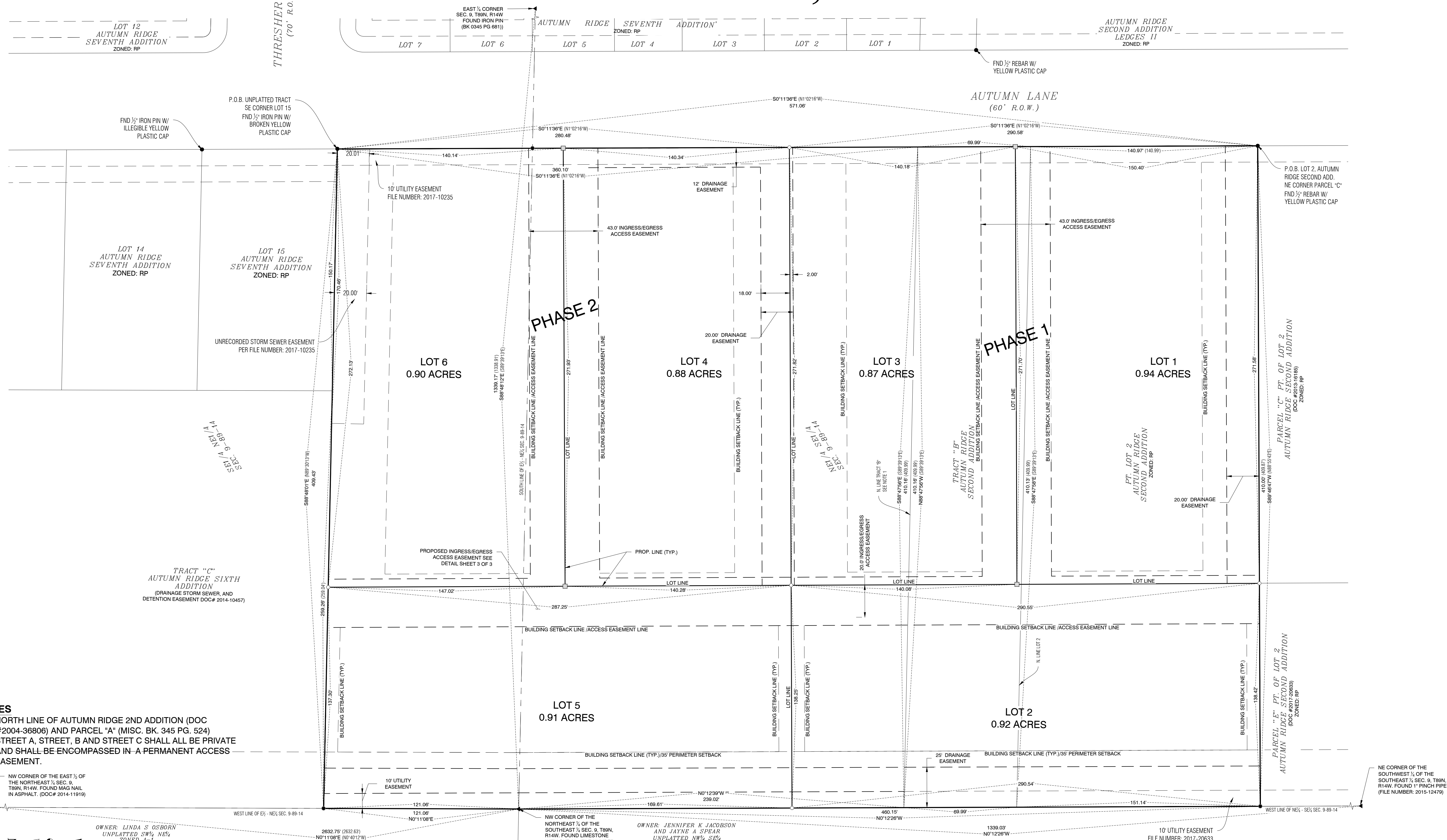
## AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

## FINAL PLAT

PROJECT NO.  
5684  
SHEET NO.  
1 OF 3



# FINAL PLAT - AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA



- NOTES**
1. NORTH LINE OF AUTUMN RIDGE 2ND ADDITION (DOC #2004-36806) AND PARCEL "A" (MISC. BK. 345 PG. 524)
  2. STREET A, STREET, B AND STREET C SHALL ALL BE PRIVATE AND SHALL BE ENCOMPASSED IN A PERMANENT ACCESS EASEMENT.

NW CORNER OF THE EAST 1/4 OF THE SOUTHWEST 1/4 SEC. 9, T89N, R14W, FOUND MAG NAIL IN ASPHALT. (DOC# 2014-11919)

WEST LINE OF E1/2 SEC. 9-89-14

OWNER: LINDA S OSBORN UNPLATTED SW 1/4 NE 1/4 ZONED A-1

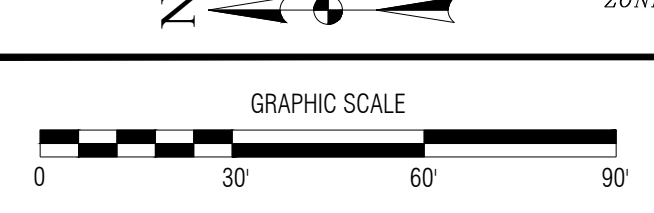
2832.75' (2632.63) N0°11'08"E (N0°40'12"W)

NW CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 SEC. 9, T89N, R14W, FOUND LIMESTONE WITH CUT "X". (FILE NUMBER: 2015-12480)

OWNER: JENNIFER K JACOBSON AND JAYNE A SPZLAR UNPLATTED NW 1/4 SE 1/4 ZONED A-1

NE CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 SEC. 9, T89N, R14W, FOUND 1" PINCH PIPE. (FILE NUMBER: 2015-12479)

WEST LINE OF NE 1/2 SEC. 9-89-14



NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE
1	ADDRESS CITY COMMENTS	SJC	04-21-2021				

**CGA** Clapsdille-Garber Associates, Inc.  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0256  
www.cgaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
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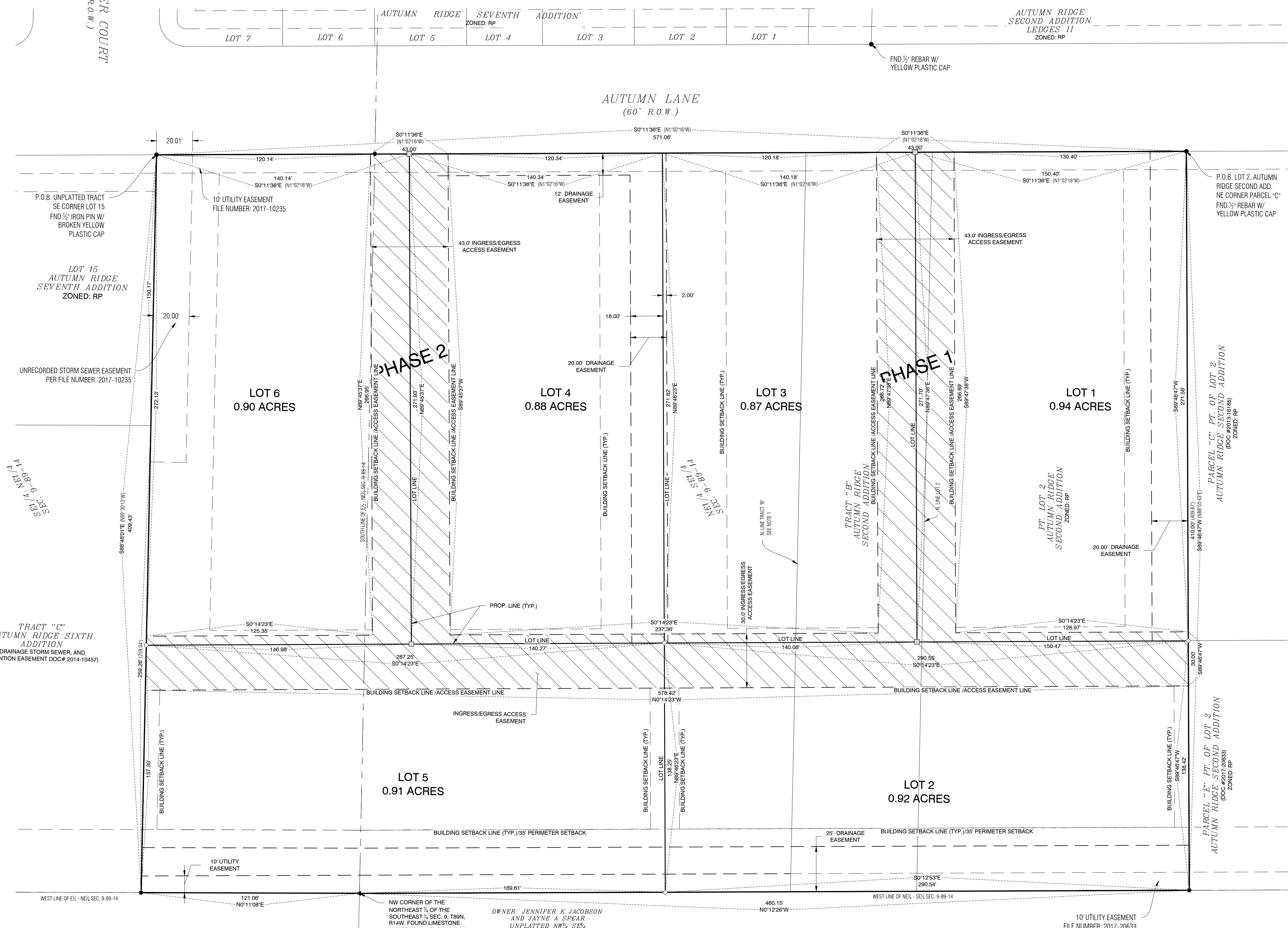
## AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

DATE PREPARED : 10-22-20  
PROJECT NO. 5684  
SHEET NO. 2 OF 3  
**FINAL PLAT**

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# FINAL PLAT - AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA



THRESHER COURT  
(70' R.O.W.)

AUTUMN RIDGE SEVENTH ADDITION  
ZONED: RP  
LOT 7 LOT 6 LOT 5 LOT 4 LOT 3 LOT 2 LOT 1  
AUTUMN RIDGE SECOND ADDITION  
LEDGES II  
ZONED: RP

AUTUMN LANE  
(60' R.O.W.)

P.O.B. UNPLATTED TRACT  
SE CORNER LOT 15  
FND 1/2" IRON PIN W/  
BROKEN YELLOW  
PLASTIC CAP

LOT 15  
AUTUMN RIDGE  
SEVENTH ADDITION  
ZONED: RP

UNRECORDED STORM SEWER EASEMENT  
PER FILE NUMBER: 2017-10235

SEC. 9  
NE 1/4  
S 1/4

TRACT "C"  
AUTUMN RIDGE SIXTH  
ADDITION  
(DRAINAGE STORM SEWER, AND  
DETENTION EASEMENT DOC# 2014-10457)

NW CORNER OF THE  
NORTHEAST 1/4 OF THE  
SOUTHEAST 1/4 SEC. 9, T89N,  
R14W, FOUND LIMESTONE  
WITH CUT "X". (FILE NUMBER:  
2015-12480)

OWNER: JENNIFER K JACOBSON  
AND JAYNE A SPERAR  
UNPLATTED NW 1/4 SE 1/4  
ZONED A-1

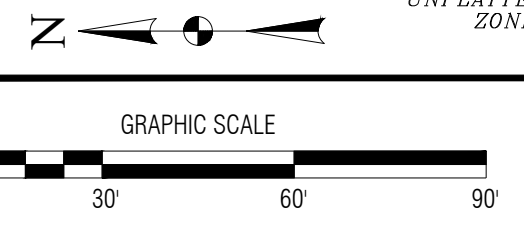
OWNER: LINDA S OSBORN  
UNPLATTED SW 1/4 NE 1/4  
ZONED A-1

10' UTILITY EASEMENT  
FILE NUMBER: 2017-20633

PARCEL "E" PT. OF LOT 2  
AUTUMN RIDGE SECOND ADDITION  
(DOC #2017-20633)  
ZONED: RP

PARCEL "C" PT. OF LOT 2  
AUTUMN RIDGE SECOND ADDITION  
(DOC #2015-16188)  
ZONED: RP

P.O.B. LOT 2, AUTUMN  
RIDGE SECOND ADD.  
NE CORNER PARCEL "C"  
FND 1/2" REBAR W/  
YELLOW PLASTIC CAP



NO.	REVISION	BY	DATE	NO.	REVISION	BY	DATE
1	ADDRESS CITY COMMENTS	SJC	04-21-2021				

**CGA** Clapsaddle-Garber Associates, Inc  
5106 Nordic Drive  
Cedar Falls, Iowa 50613  
Ph 319-266-0256  
www.cgaconsultants.com

DESIGNED: MJS DATE: 02-16-18  
DRAWN: SJC DATE: 10-22-20  
CHECKED: IRS DATE:  
APPROVED: DATE:

## AUTUMN RIDGE TENTH ADDITION CEDAR FALLS, IOWA

DATE PREPARED : 10-22-20  
PROJECT NO. 5684  
SHEET NO. 3 OF 3

FINAL PLAT

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**OWNER'S STATEMENT AND DEED OF DEDICATION  
FOR  
AUTUMN RIDGE TENTH ADDITION  
CEDAR FALLS, IOWA**

KNOW ALL MEN BY THESE PRESENTS:

That B.N.K.D., Inc. ("Owner" and "Developer"), being desirous of setting and platting into lots and streets the land described in the attached Certificate of Survey by Travis R. Stewart, P.L.S., dated the 21st day of April, 2021, does by these presents designate and set apart the aforesaid premises as a subdivision of the City of Cedar Falls, Iowa, the same to be known as

**AUTUMN RIDGE TENTH ADDITION**

Cedar Falls, Iowa, hereinafter "Development", all of which is with the free consent and desire of the undersigned, and the undersigned does hereby designate and set apart for public use the streets and avenues as shown upon the attached plat, and set apart for the City of Cedar Falls, Iowa, the easements shown on the attached plat.

**I. DEDICATION OF STREETS AND EASEMENTS**

The Owner hereby grants and conveys to the City of Cedar Falls, Iowa, for public use the streets shown on the attached plat. Said streets will be constructed at a 31-foot width.

The Owner hereby grants and conveys to the City of Cedar Falls, Iowa, its successors and assigns, and to any private corporation, firm, or person furnishing utilities for the transmission and/or distribution of water, gas, electricity, communication service or cable television, perpetual easements for the construction, erection, laying, building, and maintenance of said services over, across, on and/or under Development as shown on the attached plat. No building structures, landscaping structures, private gardens or any other possible obstruction can be placed in the easements.

**II. RESTRICTIVE COVENANTS**

Be it also known that the Owner does hereby covenant and agree for itself and its successors and assigns that each and all of the Lots in Development shall be and the same are hereby made subject to the following restrictions upon their use and occupancy as fully and

effectively, to all intents and purposes, as if the same were contained and set forth in each deed of conveyance or mortgage that the undersigned, or its successors in interest, may hereafter make for any of the said Lots and that such restrictions shall run with the land and with each individual Lot thereof for the length of time and in the particulars hereafter stated, to wit:

1. The development of these Lots shall consist of thirty-six (36) townhomes and shall be in accordance with the R-P Zoning classification set forth in the Cedar Falls Zoning Ordinance.

2. No structure, building, fence, or other object, including landscaping, may be built, placed, or located on the exterior of any townhome unless written approval is first received from the Developer. No replacement, maintenance, repair and remodeling, or restoration after damage or destruction, may use siding, roofing or other exterior components, of a different design, material or color scheme, unless written approval is first received from the Developer.

3. No detached accessory structures or buildings shall be permitted.

4. All private drives, private parking areas, and entryways shown on the attached plat shall be maintained by the townhome owners, excluding snow removal.

5. No swing sets or basketball hoops shall be allowed.

6. All buildings erected on said Lots shall be constructed in accordance with the building, plumbing, and electrical Codes of the City of Cedar Falls, Iowa.

7. Any townhome that is erected on said Lots shall have a minimum setback as shown upon the attached plat. These setbacks shall apply to the main building structure, as well as any attached decks, porches, or sunrooms. In addition, no dwelling or other structure of any kind shall be placed in drainage easement areas, as the same are shown on the attached plat. Any and all drainage easements will be required to follow the "Stormwater Management Plan" and no building, fence structures, landscaping structures, private gardens or any other possible obstruction can be built in and over said drainage easements. Said Lot owners and/or contractors working on said Lots will be responsible to maintain said easements to be free and clear of any physical obstruction(s), thus allowing the conveyance of overland storm water runoff as intended per "Stormwater Management Plan" on record with the City of Cedar Falls Engineer's Office.

8. Pursuant to a Maintenance and Repair Agreement filed November 18, 2013, as Document No. 2014-10456, and amendments thereto ("Maintenance and Repair Agreement"), certain real estate as described therein shall be a storm water management facility ("the Facility"), which shall benefit real estate as described therein, and this Development (collectively "the Benefited Property"). The Owner, B.N.K.D., Inc., shall perform the duties as required under



the Maintenance and Repair Agreement, which affect such Facility, until, at the discretion of B.N.K.D., Inc., the maintenance is turned over to the Autumn Ridge Storm Water Drainage Association. The Developer has filed Articles of Incorporation and adopted Bylaws of the Autumn Ridge Storm Water Drainage Association. The purpose of the Association shall be to ensure compliance with the Maintenance and Repair Agreement with this Development and to perform such other functions as may be set forth in the Articles of Incorporation and Bylaws of said Association. This Association shall have authority to establish annual fees for membership in the Association, and shall have authority to adjust the annual membership fees as it deems appropriate to carry out maintenance duties described in this paragraph and as required under the Maintenance and Repair Agreement. The members of such Association shall consist of one representative each from the Homeowners Associations of each subdivision (whether currently or hereafter platted) for which any part is included in the Benefited Property, and the Owner. Each of the aforesaid Associations and Owner shall pay such annual fee to the Association to fund the activities of the Association, which fee shall be based upon the proportional square footage of real estate included in such subdivision (or, in the case of Owner, unplatted real estate) as compared to the Benefited Property. All such membership fees which are unpaid shall be assessed as a lien in the manner and as provided for in the Articles of Incorporation or Bylaws of the Association. The Owner reserves the right to plat unplatted areas of the Benefited Property, thereby adding additional member(s) to the Association. Upon conveyance of all real estate in the Benefited Property, the Owner shall no longer be a member in the Association.

9. No trailer, basement, tent, shack, garage, or shed erected in said Development shall at any time be used as a residence, temporarily or permanently, nor shall any residence of a temporary nature be permitted on any Lot.

10. The owner of each townhome, vacant or improved, shall keep said lot free of weeds and debris.

11. No townhome shall be used as a place of business, except an in-home office, daycare, or community center as permitted by the City of Cedar Falls Zoning Ordinance. Permanent business signs of any kind will not be allowed in the Development. Developer reserves the right to rent, lease, or occupy a townhome for purposes of a sales office until said townhome is sold.

12. No obvious or offensive trade or activity shall be carried on upon any Lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to the Development.

13. Occupancy of any townhome will not be allowed until the exterior and interior are substantially complete and an occupancy permit has been issued by the City of Cedar Falls.

14. All approaches and driveways in the Development shall be concrete.
15. No trailers, campers, boats, trucks, buses, RVs, semi-tractors, or garden tractors will be allowed to be parked outside a townhome or on the street for a period exceeding 48 hours. After said time, such vehicles must be removed from the Development or completely stored within the garage of the townhome.
16. No radio wave producing equipment shall be used that interferes with other property owners. All TV, radio or other antennas, towers, and dishes must be installed and enclosed in an attic or garage, except that satellite dishes no larger than 24" in diameter will be allowed, but must not be visible from the street.
17. All electrical transmission lines and service entrances, all telephone lines and services therefor, all cable TV/fiber optic cable and service therefor, and all other utilities of whatever kind or nature, shall be installed underground on all Lots.
18. No animals, livestock, or poultry of any kind shall be kept on any Lots, except that dogs, cats, or other household pets may be kept, not exceeding two in number, provided they are not kept for commercial purposes. No pets of any kind will be allowed in any fenced-in areas of the Development green space not owned by individual townhome owners. Pets are not to be left outside and must be cleaned up after promptly. Obnoxious animals must be removed. No outdoor dog runs are allowed.
19. Any footing drain tiles or sump pump systems installed in conjunction with the construction of a residence shall be connected to sub-drain tile and shall not be expelled into any sanitary sewer system, onto the street or surface of the property.
20. The Developer or its successors will install a 4-foot wide concrete sidewalk four inches thick across the entire frontage of any Lot, and side of the Lot on any corner Lots, at the time of construction upon said Lot. It will install handicap ramps as provided by state law. Any Lots remaining vacant for five (5) years after the date of final approval of the plat, shall also be improved with sidewalks as soon as the construction season permits.
21. Tract "A" is hereby conveyed to the City of Cedar Falls, Iowa to be used for road purposes.
22. All electrical transmission lines and service entrances, all telephone lines and services therefor, all cable TV/fiber optic cable and service therefor, and all other utilities of whatever kind or nature, shall be installed underground.
23. The undersigned and all persons and entities hereafter acquiring any right, title, or

interest in any of the townhomes shall be taken and held to have agreed and covenanted with the owners of all other townhomes and with the respective successors and assigns of all of the rest of such other townhomes to conform to and observe all of the foregoing covenants, restrictions, and stipulations as to the construction of building thereon, for a period of 21 years from the date of filing of said plat, and this deed of dedication for record. Within the period of 21 years and in accordance with Iowa Code § 614.24 and § 614.25 or their successor provisions, these covenants, restrictions, and stipulations may be extended for an additional period of 21 years upon compliance with § 614.24 and § 614.25 of the Code of Iowa. In the event an extension of the covenants, restrictions, and stipulations is not filed within the period of 21 years or successive 21-year periods, then the covenants, restrictions, and stipulations contained herein shall terminate at the end of the existing period of 21 years.

24. Invalidation of any of these covenants by judgment, decree, or court order, shall in no way affect any of the other provisions of this dedication and such other provisions shall remain in full force and effect.

25. If the parties hereto, or any of them, or their heirs or assigns shall violate or attempt to violate any of the covenants or restrictions here, it shall be lawful for any other person owning property in said addition to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants or restrictions, and for the purpose of preventing such acts or recovering damages for such violations or both, and for costs and reasonable attorney fees as determined by the court.

26. In an effort to minimize damage to adjacent properties and down stream water systems, each owner is required to comply with City of Cedar Falls requirements in regard to construction yard waste and storm water runoff.

27. Owner of each townhome shall comply with all requirements of the US Post Office for mail receptacles. All mailboxes shall be clustered or grouped for the units, and shall be placed between the curb line and the property line abutting the Lots. The area around said mailboxes shall be kept free and clear by the owner of the lots on which said mailboxes are located. Location of the clustered mailboxes shall be reviewed and approved by the City of Cedar Falls, Iowa.

### III. PUBLIC IMPROVEMENTS REQUIRED IN PLAT

Developer agrees:

1. That the streets shown in the Development, as shown on the attached plat, will be brought to City grade and that the streets will be thirty-one (31) feet, back of curb to back of



curb, with approved hard surface pavement in accordance with City of Cedar Falls Standard Specifications.

2. The undersigned shall provide sanitary sewers for each Lot, together with all necessary manholes and sewer service line, to all Lots in the Development.

3. The underground utilities as required by the City of Cedar Falls Subdivision Ordinance, or as agreed upon with the City of Cedar Falls, shall be installed.

4. That City water will be provided for each Lot as required by the Cedar Falls Municipal Utilities.

5. The municipal fire hydrants will be provided as required by the Cedar Falls Municipal Utilities.

6. That storm sewer will be provided, along with subdrain tile along paving, as required by the City Engineer.

7. That a 4-foot wide concrete sidewalk 4 inches thick will be installed along Autumn Lane. That a 4-foot-wide concrete sidewalk 4 inches thick will be installed on any unsold Lots, within 5 years after the date the plat is filed in the Office of the Recorder of Black Hawk County, Iowa, and the sidewalk shall be across the full width of the Lot, and on corner Lots, also across the parking and full length of the Lot. That handicap ramps will be provided as required by law. In the event that the City is required to construct the sidewalk as permitted in paragraph 8 below, a lien or liens may only be imposed against the Lot or Lots which require city construction and no other in the Development.

8. That the work and improvements called for herein shall be in accordance with City specifications under the supervision of the City Engineer. In the event that the undersigned, its grantees and assigns fail to complete work and improvements called for herein within one year from the date of the acceptance of said final plat by the City of Cedar Falls, Iowa, except as provided in Paragraph 7 above, the City may then make the improvements and assess the costs of the same to the respective Lots, and the undersigned agree that said assessments so levied shall be a lien on the respective Lots with the same force and effect as though all legal provisions pertaining to the levy of such special assessment have been observed, and further authorize the City Clerk to certify such assessments to the County Auditor as assessments to be paid in installments as provided by law. The owners, for themselves, their successors, grantees and assigns, waive all statutory requirements of notice of time and place of hearing and waive all statutory protections and limitations as to cost and assessments and agree that the City may install said improvements and assess the total costs thereof against the Lots.

9. That the work and improvements called for herein shall be in accordance with City specifications under the supervision of the City Engineer, and shall be completed within one year of the date of approval of the final Plat, except as provided in Paragraph 7 above. Further, the undersigned and its successors shall comply with site plan review and approval by the Cedar Falls Planning and Zoning Commission and the Cedar Falls City Council, relating to building and architecture, onsite parking, pedestrian access, and onsite landscaping and signage.

10. Developer shall construct and install all required public improvements within the subdivision plat, to conform with approved construction plans which meet the specifications of the City of Cedar Falls, Iowa. Such required public improvements shall meet the following requirements:

- a. Shall be constructed and installed in a good and workmanlike manner;
- b. Shall be free of defects in workmanship or materials;
- c. Shall be free of any conditions that could result in structural or other failure of said improvements;
- d. Shall be constructed and installed in accordance with the design standards and technical standards established for such public improvements by the City and by Cedar Falls Utilities;
- e. Shall be constructed and installed in strict compliance with the minimum acceptable specifications for the construction of public improvements set forth in the Cedar Falls Code of Ordinances, including without limitation, Chapter 24, Subdivisions, and as such specifications shall be recommended for approval by the City Engineer from time to time, and approved by the city council.

The Developer's construction plans are now on file in the Office of the City Engineer.

IN WITNESS WHEREOF, this instrument has been signed at Black Hawk County Iowa, this 21 day of April, 2021.

B.N.K.D., Inc.

By: Ronda A. Happel  
Ronda A. Happel, Vice President



STATE OF IOWA )  
COUNTY OF BLACK HAWK )ss.

This record was acknowledged before me on this 21 day of April,  
2021, by Ronda A. Happel, as Vice President of B.N.K.D., Inc.

Beth Kirkevold  
, Notary Public





## CERTIFICATE OF SURVEY

I, Travis R. Stewart, a duly Licensed Land Surveyor in the State of Iowa, do hereby certify that I have made a survey of property to be known as:

"Autumn Ridge Tenth Addition"  
Section 9-T89N-R14W, Cedar Falls,  
Black Hawk County, Iowa

SAID PROPERTY IS LEGALLY DESCRIBED AS:

AN UNPLATTED TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER AND THE EAST ONE-HALF OF THE NORTHEAST QUARTER, ALL IN SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 15, AUTUMN RIDGE SEVENTH ADDITION, AS RECORDED ON INSTRUMENT #2017-10235; THENCE SOUTH  $0^{\circ}11'36''$  EAST, 360.10 FEET TO A POINT ON THE NORTH LINE OF TRACT "B", AUTUMN RIDGE 2ND ADDITION, AS RECORDED ON INSTRUMENT #2004-36806; THENCE NORTH  $88^{\circ}47'56''$  WEST, 410.16 FEET TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH  $0^{\circ}12'39''$  WEST, 239.02 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 9; THENCE NORTH  $0^{\circ}11'08''$  EAST, 121.06 FEET ALONG THE WEST LINE OF THE EAST ONE-HALF OF THE NORTHEAST QUARTER OF SAID SECTION 9; THENCE SOUTH  $88^{\circ}48'01''$  EAST, 409.43 FEET ALONG THE SOUTH LINE OF TRACT "C", AUTUMN RIDGE SIXTH ADDITION, AS RECORDED ON INSTRUMENT #2017-6522 AND THE SOUTH LINE OF SAID LOT 15, TO THE POINT OF BEGINNING.

AND

TRACT "B", AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806.

AND

THAT PART OF LOT 2, AUTUMN RIDGE 2ND ADDITION IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5TH PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, AS RECORDED ON INSTRUMENT #2004-36806, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF PARCEL "C" AS RECORDED ON INSTRUMENT #2013-16185; THENCE SOUTH 89°46'47" WEST, 410.00 FEET ALONG THE NORTH LINE OF SAID PARCEL "C" AND THE NORTH LINE OF PARCEL "E" AS RECORDED ON INSTRUMENT #2017-20633 TO A POINT ON THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 9; THENCE NORTH 0°12'26" WEST, 151.14 FEET ALONG SAID WEST LINE TO THE SOUTHWEST CORNER OF TRACT "B" AS RECORDED ON INSTRUMENT #2004-36806; THENCE SOUTH 88°47'58" EAST, 410.16 FEET ALONG THE SOUTH LINE OF SAID TRACT "B" TO THE EAST LINE OF SAID LOT 2; THENCE SOUTH 0°11'36" EAST, 140.97 FEET ALONG SAID EAST LINE TO THE POINT OF BEGINNING.

THIS PARCEL CONTAINS 5.42 ACRES.

4/21/2021

Travis R. Stewart, PLS

Date

Iowa License Number 17162

My license renewal date is December 31, 2021.



**DEPARTMENT OF PUBLIC WORKS**

City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613  
Phone: 319-268-5161  
Fax: 319-268-5197  
[www.cedarfalls.com](http://www.cedarfalls.com)

**MEMORANDUM**  
***Engineering Division***

**TO:** Honorable Mayor Robert M. Green and City Council

**FROM:** David Wicke, PE – City Engineer

**DATE:** May 12, 2021

**SUBJECT:** City of Cedar Falls and Iowa Department of Transportation Agreement  
For Maintenance and Repair of Primary Roads in Municipalities

The attached agreement between the City of Cedar Falls and the Iowa Department of Transportation (IDOT) defines the responsibilities for maintenance and repair of various primary roads located within the Cedar Falls city limits.

The agreement is for a 5-year period from July 1<sup>st</sup>, 2021 to June 30<sup>th</sup> of 2026. Agreements of this type have been approved for previous 5-year periods in which the current agreement is set to expire on June 30<sup>th</sup>, 2021. This agreement defines the responsibilities of the parties involved and does not require any exchange of funds.

The Engineering Division of the Department of Public Works recommends approving the agreement with the Iowa Department of Transportation for the “Agreement for Maintenance and Repair of Primary Roads in Municipalities”

xc: Chase Schrage, Director of Public Works  
Brian Heath, Operation and Maintenance Division Manager.



Highway Division – District 2 Maintenance  
428 43<sup>rd</sup> St. SW, Mason City, IA 50401

FAX 641-422-9457  
Phone 641-423-8516  
.....or 1-866-452-8502

April 26, 2021

City of Cedar Falls  
ATTN: City Clerk  
220 Clay Street  
Cedar Falls, IA 50613-2783

Dear City Clerk:

Enclosed you will find an “Agreement for Maintenance and Repair of Primary Roads in Municipalities”. This agreement is for the period of July 1, 2021 through June 30, 2026. Please review this agreement. If you have any questions that need answered, please contact me at 1-866-452-8502. Once you have reviewed the agreement, please sign where the arrow indicates and return to this office in the enclosed envelope. A copy of the approved agreement will be sent back to you.

Sincerely,



Jennifer M. Waddell  
Maintenance Executive Officer



# Iowa Department of Transportation

## Agreement for Maintenance and Repair of Primary Roads in Municipalities

Item 27.

This Agreement made and entered into by and between the Municipality of Cedar Falls, Black Hawk County, Iowa, hereinafter referred to as the Municipality, and the Iowa Department of Transportation, Ames, Iowa, hereinafter referred to as the Department.

### AGREEMENT:

In accord with Provisions of Chapter 28E, Sections 306.3, 306.4, 313.3-5, 313.21-.23, 313.27, 313.36, 314.5, 321.348 and 384.76 of the Code of Iowa and the Iowa Administrative Rules 761 – Chapter 150 (IAC) the Municipality and Department enter into the following agreement regarding maintenance, repair and minor reconstruction of the primary roads within the boundaries of the Municipality.

#### I. The Department shall maintain and repair:

##### A. Freeways (functionally classified and constructed)

1. Maintain highway features including ramps and repairs to bridges.
2. Provide bridge inspection.
3. Highway lighting.

##### B. Primary Highways – Urban Cross-Section (curbed) (See Sec. II.A)

1. Pavement: Maintain and repair pavement and subgrade from face of curb to face of curb (excluding parking lanes, drainage structures, intakes, manholes, public or private utilities, sanitary sewers and storm sewers).
2. Traffic Services: Provide primary road signing for moving traffic, pavement marking for traffic lanes, guardrail, and stop signs at intersecting streets.
3. Drainage: Maintain surface drainage within the limits of pavement maintenance described in I.B.1 above.
4. Snow and Ice Removal: Plow traffic lanes of pavement and bridges and treat pursuant to the Department's policy.
5. Vehicular Bridges: Structural maintenance and painting as necessary.
6. Provide bridge inspection.

##### C. Primary Highways – Rural Cross-Section (uncurbed) (See II.B)

1. Maintain, to Department standards for rural roads, excluding tree removal, sidewalks, and repairs due to utility construction and maintenance.

##### D. City Streets Crossing Freeway Rights of Way (See II.C)

1. Roadsides within the limits of the freeway fence.
2. Surface drainage of right of way.
3. Traffic signs and pavement markings required for freeway operation.
4. Guardrail at piers and bridge approaches.
5. Bridges including deck repair, structural repair, berm slope protection and painting.
6. Pavement expansion relief joints and leveling of bridge approach panels.

#### II. The Municipality shall maintain and repair:

##### A. Primary Highways – Urban Cross-Section (curbed) (See Sec. I.B)

1. Pavement: Maintain and repair pavement in parking lanes, intersections beyond the limits of state pavement maintenance; curbs used to contain drainage; and repairs to all pavement due to utility construction, maintenance and repair.
2. Traffic Services: Paint parking stalls, stop lines and crosswalks. Maintain, repair and provide energy to traffic signals and street lighting.
3. Drainage: Maintain storm sewers, manholes, intakes, catch basins and culverts used for collection and disposal of surface drainage.
4. Snow and ice removal: Remove snow windrowed by state plowing operations, remove snow and ice from areas outside the traffic lanes and load or haul snow which the Municipality considers necessary. Remove

snow and ice from sidewalks on bridges used for pedestrian traffic.

- 5. Maintain sidewalks, retaining walls and all areas between curb and right-of-way line. This includes the removal of trees as necessary and the trimming of tree branches as necessary.
- 6. Clean, sweep and wash streets when considered necessary by the Municipality.
- 7. Maintain and repair pedestrian overpasses and underpasses including snow removal, painting and structural repairs.

B. Primary Highways – Rural Cross-Section (uncurbed) (See Sec. I.C)

- 1. Maintain and repair highway facilities due to utility construction and maintenance.
- 2. Removal of trees as necessary and the trimming of tree branches as necessary.
- 3. Maintain sidewalks.

C. City Streets Crossing Freeway Rights of Way (See I.D)

- 1. All pavement, subgrade and shoulder maintenance on cross streets except expansion relief joints and bridge approach panel leveling.
- 2. Mark traffic lanes on the cross street.
- 3. Remove snow on the cross street, including bridges over the freeway.
- 4. Clean and sweep bridge decks on streets crossing over freeway.
- 5. Maintain all roadside areas outside the freeway fence.
- 6. Maintain pedestrian overpasses and underpasses including snow removal, painting, lighting and structural repair.

III. The Municipality further agrees:

- A. That all traffic control devices placed by the Municipality on primary roads within the Municipal boundaries shall conform to the "Manual on Uniform Traffic Control Devices for Streets and Highways."
  - B. To prevent encroachment or obstruction within the right of way, the erection of any private signs on the right of way, or on private property which may overhang the right of way and which could obstruct the view of any portion of the road or the traffic signs or traffic control devices contrary to Section 318.11 of the Code of Iowa.
  - C. To comply with all current statutes and regulations pertaining to overlength and overweight vehicles using the primary roads, and to issue special permits for overlength and overweight vehicles only with approval of the Department.
  - D. To comply with the current Utility Accommodation Policy of the Department.
  - E. To comply with the access control policy of the Department by obtaining prior approval of the Department for any changes to existing entrances or for the construction of new entrances.
- IV. Drainage district assessments levied against the primary road within the Municipality shall be shared equally by the Department and the Municipality.
  - V. Major construction initiated by the Department and all construction initiated by the Municipality shall be covered by separate agreements.
  - VI. The Department and the Municipality may by a separate annual Supplemental Agreement, reallocate any of the responsibilities covered in Section I of this agreement.
  - VII. This Agreement shall be in effect for a five year period from July 1, 2021 to June 30, 2026

IN WITNESS WHEREOF, The Parties hereto have set their hands, for the purposes herein expressed, on the dates indicated below.

\_\_\_\_\_  
Cedar Falls  
MUNICIPALITY

IOWA DEPARTMENT OF TRANSPORTATION

By \_\_\_\_\_

BY \_\_\_\_\_  
District Maintenance Manager

Date \_\_\_\_\_

Date \_\_\_\_\_




**DEPARTMENT OF PUBLIC WORKS**

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
 www.cedarfalls.com

**MEMORANDUM**  
*Engineering Division*

**TO:** Honorable Mayor Robert M. Green and City Council

**FROM:** Matthew Tolan, EI, Civil Engineer II

**DATE:** May 13<sup>th</sup>, 2021

**SUBJECT:** West 27<sup>th</sup> Street Sanitary Sewer Extension  
 City Project Number RC-000-3240  
 Property Acquisitions & Temporary Easements

The City of Cedar Falls is planning to extend sanitary sewer service prior to the West 27<sup>th</sup> Street Reconstruction project. The proposed sanitary sewer extension will be a separate construction contract and is planned to be constructed in 2021 with street improvements to follow in 2022-2023. The proposed sewer extension will serve the proposed Cedar Falls High School site along with future residential development north of West 27<sup>th</sup> Street and east of Union Road. The project will require the acquisition of temporary and permanent easements from three (3) properties to complete construction. The owners of the following properties have accepted our offer.

Parcel #	Owner	Address/Parcel ID	Acquisition Type
1-SAN	The Rasmusson Company	8914-22-201-007	Permanent Easement Temporary Easement
2A-SAN	Donald and Kathleen Rasmusson	8914-22-201-011	Permanent Easement Temporary Easement
2B-SAN	Jack P Rasmusson Family Trust	8914-22-201-011	Permanent Easement Temporary Easement
3-SAN	Cedar Falls Community School District (CFCSD)	8914-15-451-004	Permanent Easement

Attached is a map that identifies the location of these properties.

The City will use Sanitary Sewer Rental Funds for the design and right of way portion of this project, until the sanitary sewer district is established at the end of the project. The City entered into a Professional Services Agreement with AECOM Technical Services, Inc., of Waterloo, Iowa, on July 6<sup>th</sup>, 2020 for property acquisition and design services. Funds for this project are identified in the Cedar Falls Capital Improvements Program in FY21, FY22 and FY23 under item number 138. If approved, the City Attorney will

prepare the necessary closing documents and staff will complete the acquisition process for these parcels.

Staff recommends that the City Council state their support in the form of a resolution approving the acquisitions and authorize the Mayor to execute the agreements for the W. 27<sup>th</sup> Street Sanitary Sewer project.

If you have any questions or need additional information, please feel free to contact me.

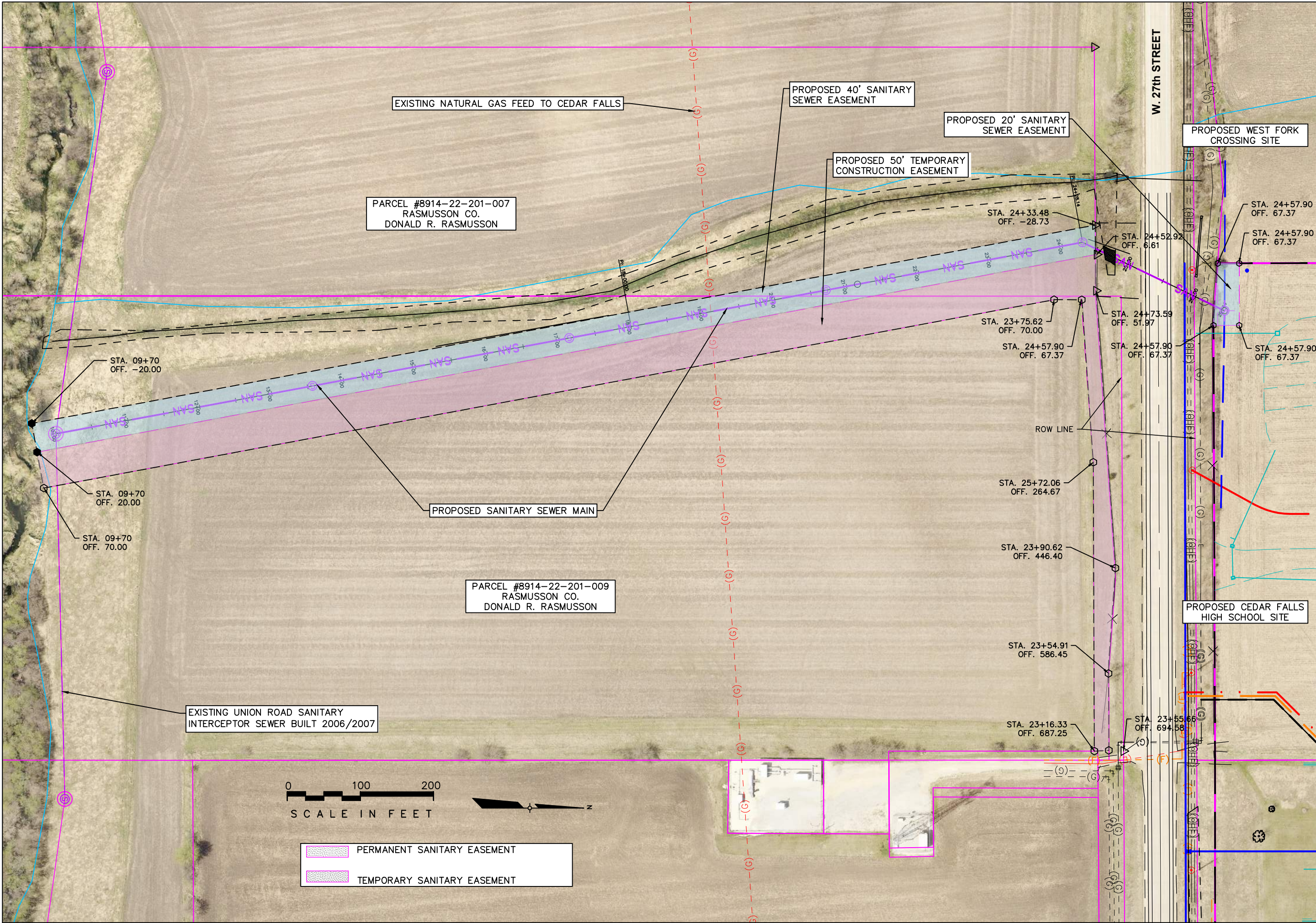
xc: Chase Schrage, Director of Public Works  
David Wicke, City Engineer



Project: USFHS S&SE.dwg  
 User: TGM  
 Date: 1/11/2021 10:00:00 AM  
 Plot Date: 1/11/2021 10:00:00 AM  
 Plot Scale: 1/4"=1'-0"

Plot Scale: 1/4"=1'-0"  
 Plot Date: 1/11/2021 10:00:00 AM  
 Plot User: TGM

Last saved by: TYLER GAMERDINGER(2021-01-13) Last Plot: 2021-01-13  
 Filename: \\USWAT\IT\PROJECTS\60637669\900-CAD-CAD-GIS\10-SANITARY\H-SHEET1.DWG



	PERMANENT SANITARY EASEMENT
	TEMPORARY SANITARY EASEMENT

DRN	DES	CHK	APP	REV

VERIFY SCALE IF PLAN SHEET IS REDUCED	
1"=1'-0"	

<b>AECOM</b>	
501 Sycamore Street, Suite 222 Waterloo, Iowa 50704-1497 T 515.232.6531 F 515.232.0271 WWW.AECOM.COM	
<b>RIGHT OF WAY</b>	
W. 27th STREET SANITARY SEWER EXTENSION CITY PROJECT NO. RC-000-3240 CITY OF CEDAR FALLS, IOWA	
DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	
FILE NO	
SHEET NO	
DRAWING NO	249

Item 28.



Prepared by/Return to: City of Cedar Falls, 220 Clay Street, Cedar Falls, Iowa 50613

319.273.8600

SPACE ABOVE THIS LINE FOR RECORDER

PURCHASE AGREEMENT

Page 1

PARCEL NO. \_\_\_\_\_  
PROJECT NO. RC-000-3240

COUNTY: Black Hawk  
PROJECT NAME: West 27<sup>th</sup> Street Sewer Project

SELLER: The Rasmusson Co.

THIS AGREEMENT entered into this \_\_\_\_ day of \_\_\_\_\_, 2021, by and between SELLER and the City of Cedar Falls, Iowa, a municipal corporation organized under the laws of the State of Iowa (hereinafter referred to as "CITY" or "BUYER") acting by and through the undersigned, its authorized Agent, hereby offers to buy permanent easement rights to the real estate situated in Black Hawk County, Iowa, and legally described on the attached **Permanent Sanitary Sewer Easement Plat**. If accepted by SELLER, as evidenced by SELLER'S signature below, the parties agree as follows:

1. SELLER AGREES to sell and furnish to BUYER a conveyance document, on form(s) furnished by Buyer, and Buyer agrees to buy permanent easement rights to the following real estate, hereinafter referred to as the premises as described on pages four and five and which include the following buildings, improvements and other property: **land only**. The premises also includes all estates, rights, title and interests, including all easements, and all advertising devices and the right to erect such devices as are located thereon. SELLER CONSENTS to any change of grade related to the project and accepts payment under this agreement for any and all damages arising therefrom. SELLER ACKNOWLEDGES full settlement and payment from Buyer for all claims per the terms of this agreement and discharges Buyer from liability because of this agreement and the construction of this public improvement project.
2. Possession of the premises is the essence of this agreement and Buyer may enter and assume full use and enjoyment of the premises per the terms of this agreement. SELLER grants Buyer the immediate right to enter the premises for the purpose of gathering survey and soil data. SELLER may surrender possession of the premises or building or improvement or any part thereof prior to the time at which SELLER has hereinafter agreed to do so, and agrees to give Buyer ten (10) days' notice of SELLER'S intention to do so in writing.
3. Buyer agrees to pay and SELLER AGREES to grant the right of possession, convey title and to surrender physical possession of the premises as shown on or before the dates listed below.

PAYMENT AMOUNT	AGREED PERFORMANCE	DATE
\$ _____	on right of possession	_____
\$ _____	on conveyance of title	_____
\$ _____	on surrender of possession	_____
\$ <u>30,295.00</u>	on possession and conveyance	<u>Within 30 Days of BUYER Approval</u>
_____	_____	_____

\$ 30,295.00 TOTAL LUMP SUM

BREAKDOWN:	ac. = acres / sq.ft. = square feet	
Land by Fee Title	_____ ac.	_____
Underlying Fee Title	_____ ac.	_____
Permanent Easement	<u>0.98</u> ac.	<u>\$ 19,600.00</u>
Temporary Easement	<u>1.81</u> ac.	<u>\$ 5,795.00</u>
Administrative Settlement		<u>\$ 4,900</u>
Total		<u>\$30,295.00</u>
Additional Damages	_____	_____

DISTRIBUTION: ONE COPY RETURNED TO BUYER -- ONE COPY RETAINED BY SELLER

4. **SELLER WARRANTS** that there are no tenants on the premises holding under lease except: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
5. Each page and each attachment is by this reference made part hereof and the entire agreement consists of 7 pages.
6. This agreement shall apply to and bind the legal successors in interest of the Seller and **SELLER AGREES** to pay all liens and assessments against the premises, including all taxes and special assessments payable until surrender of possession as required by the Code of Iowa, Section 427.2, and agrees to warrant good and sufficient title. Names and addresses of lienholders are: None.  
\_\_\_\_\_
7. **SELLER** agrees that amounts payable by **SELLER** for real estate taxes, special assessments, mortgage payoffs, liens, or judgments shall be deducted at closing from the purchase price. **SELLER AGREES** to obtain court approval of this contract, if requested by Buyer, if title to the premises becomes an asset of any estate, trust, conservatorship or guardianship. Buyer agrees to pay court approval costs and all other costs necessary to transfer the premises to Buyer, but not attorney fees. Claims for such transfer costs shall be paid in amounts supported by paid receipts or signed bills.
8. **BUYER** agrees that any drain tile and/or underground irrigation systems which are located within the premises and are damaged by construction shall be repaired at no expense to **SELLER**. **BUYER** shall have the right of entry upon **SELLER'S** remaining property along the right of way line, if necessary, for the purpose of connecting said drain tile and/or underground irrigation systems.
9. If **SELLER** holds title to the premises in joint tenancy with full rights of survivorship and not as tenants in common at the time of this agreement, Buyer will pay any remaining proceeds to the survivor of that joint tenancy and will accept title solely from that survivor, provided the joint tenancy has not been destroyed by operation of law or acts of **SELLER**.
10. These premises are being acquired for public purposes and this transfer is exempt from the requirements for the filing of a Declaration of Value by the Code of Iowa, Section 428A.1.
11. **BUYER** hereby gives notice of **SELLER'S** five-year right to renegotiate construction or maintenance damages not apparent at the time of the signing of this agreement as required by the Code of Iowa, Section 6B.52.
12. This written agreement constitutes the entire agreement between **BUYER** and **SELLER** and there is no agreement to do or not to do any act or deed except as specifically provided for herein.
13. **SELLER** states and warrants that there is no well, solid waste disposal site, hazardous substances, nor underground storage tanks on the premises described and sought herein, except: \_\_\_\_\_  
\_\_\_\_\_
14. **BUYER** is also granted a Temporary Easement, described on the Temporary Construction Easement Plat, on **SELLER'S** property for the purpose of allowing the City, its agents, contractors and employees a right of entry in, upon and onto the above-described property for but not limited to surveying, grading, storing materials and equipment and providing access during the construction of the West 27<sup>th</sup> Street Sewer project and appurtenant facilities thereto. The Temporary Construction Easement shall terminate the earlier of: twelve (12) months from initiation of construction on Seller's property by the City, or upon acceptance of the project by the City of Cedar Falls, Iowa.

**SELLER'S SIGNATURE AND CLAIMANT'S CERTIFICATION:** Upon due approval and execution by the Buyer, we the undersigned claimants certify the total lump sum payment shown herein is just and unpaid.

The Rasmusson Co.

X The Rasmusson Co.  
By: Donald R. Rasmusson  
Title: President

X \_\_\_\_\_  
By: \_\_\_\_\_  
Title: \_\_\_\_\_

**ALL PURPOSE ACKNOWLEDGMENT**

STATE OF IOWA  
COUNTY OF BLACK HAWK ss:

On this 26th day of April, A.D. 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Donald R. Rasmusson, President, The Rasmusson Co.  
X to me personally known  
or \_\_\_\_\_ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

(NOTARY SEAL)

Judith R. Benson (Sign in Ink)  
Judith R. Benson (Print/Type Name)  
Notary Public in and for the State of IA



**RECOMMENDED BY**

Justin Walton  
Justin Walton, Project Manager

5/4/2021  
(Date)

**BUYER'S APPROVAL**

Signed by: \_\_\_\_\_ (Date)

Signed by: \_\_\_\_\_ (Date)

**BUYER'S ACKNOWLEDGMENT**

STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ } ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned, personally appeared \_\_\_\_\_, known to me to be an agent of the City of Cedar Falls, Iowa and who did say that said instrument was signed on behalf of the City of Cedar Falls, Iowa, by its authority duly recorded in its minutes, and said agent acknowledged the execution of said instrument, which signature appears hereon, to be the voluntary act and deed of the City and by it voluntarily executed.

\_\_\_\_\_  
Notary Public in and for the State of Iowa



**TEMPORARY CONSTRUCTION EASEMENT**

For the consideration of ONE and NO/100---(\$1.00)---Dollars and other valuable consideration in hand paid by the City of Cedar Falls, Iowa, **The Rasmusson Co.** ("GRANTOR") does hereby grant to **the City of Cedar Falls, Iowa** ("GRANTEE") the RIGHT, PRIVILEGE and EASEMENT to use and occupy temporarily during the initial construction of the road and highway to be constructed in connection with the GRANTEE'S West 27<sup>th</sup> Street Sewer Project, over the following described real property, to wit:

Property legally described in the Easement Exhibit attached hereto and by this reference made a part hereof.

As a further consideration of this Grant, the GRANTEE herein agrees as follows:

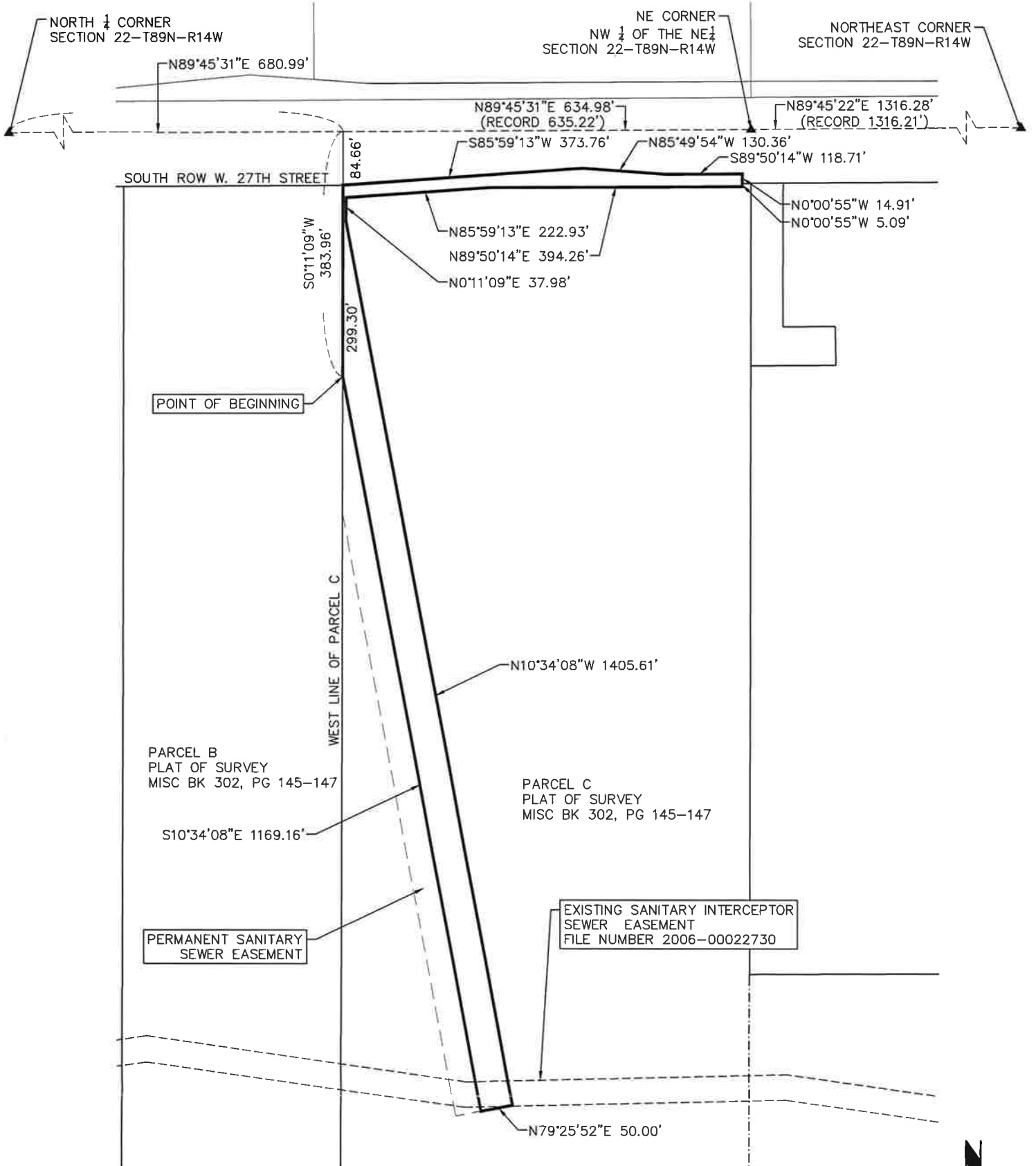
1. That the GRANTEE shall perform the construction work contemplated herein at its sole cost and expense and in compliance with all applicable laws and regulations and in a good and workmanlike manner without disturbing the operations and activities of GRANTOR, or its lessee on the remainder of GRANTOR'S property in the vicinity of the Easement Area. The GRANTEE shall timely and fully pay all such costs of the construction and shall keep the Easement Area and the rest of GRANTOR'S property free and clear of Mechanic's Liens and Material's Liens at all times.
2. That in the event driveways or other appurtenances to the property are damaged during the construction, the GRANTEE will cause the said improvements on the property herein described to be repaired and restored to a condition fully equal to that existing before construction operations were commenced.
3. That immediately following the construction herein referred to, the GRANTEE will cause to be removed from the Temporary Easement Area, all debris, surplus material and construction equipment and leave the Temporary Easement Area in a neat and presentable condition and to restore the Temporary Easement Area and its surface to the condition it was in prior to the GRANTEE'S construction activities.
4. That the right, privilege and easement herein granted shall cease and terminate immediately following the completion of construction, final inspection and acceptance of the project by the GRANTEE and the performance by the GRANTEE of the conditions and covenants herein set out or within 12 months of the commencement of construction by the GRANTEE, whichever may occur earlier.
5. The GRANTEE is hereby given permission by the GRANTOR to allow for the shaping of slopes beyond the permanent right of way and/or easement lines, in accordance with project plans.

THIS INSTRUMENT, and the covenants and agreements herein contained, shall inure to the benefit of and be binding and obligatory upon the heirs, executors, administrators, successors and assigns of the respective parties.



INDEX LEGEND	
LOCATION:	PART OF NE 1/4 SECTION 22-T89N-R14W
GRANTOR:	RASMUSSEN CO.
GRANTEE:	THE CITY OF CEDAR FALLS, IOWA
SURVEYOR:	AARON MUELLER
SURVEY PREPARED BY:	AECOM
RESPOND TO:	501 SYCAMORE STREET, SUITE 222 WATERLOO, IOWA 50703 PHONE 319-874-6587 AARON.MUELLER@AECOM.COM

**TEMPORARY CONSTRUCTION EASEMENT PLAT  
PART OF PARCEL "C" IN THE NE 1/4 SECTION 22-T89N-R14W  
CEDAR FALLS, BLACK HAWK COUNTY, IOWA**



1"=200'





PREPARED BY: AARON L. MUELLER, AECOM, 501 SYCAMORE STREET, SUITE 222, WATERLOO, IOWA, 50703, 319-232-6531

DESCRIPTION:

PART OF PARCEL "C" (MISC. BK. 302, PG 145-147) IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 22; THENCE NORTH 89°45'31" EAST ALONG THE NORTH LINE OF SAID SECTION 22, 680.99 FEET; THENCE SOUTH 00°11'09" WEST ALONG THE WEST LINE OF SAID PARCEL "C", 383.96 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 10°34'08" EAST, 1169.16 FEET; THENCE NORTH 79°25'52" EAST, 50.00 FEET; THENCE NORTH 10°34'08" WEST, 1405.61 FEET; THENCE NORTH 00°11'09" EAST, 37.98 FEET; THENCE NORTH 85°59'13" EAST, 222.93 FEET; THENCE NORTH 89°50'14" EAST, 394.26 FEET; THENCE NORTH 00°00'55" WEST, 5.09 FEET TO THE SOUTHERN RIGHT-OF-WAY OF WEST 27TH STREET; THENCE NORTH 00°00'55" WEST ALONG THE SAID SOUTHERN RIGHT-OF-WAY, 14.91 FEET; THENCE SOUTH 89°50'14" WEST ALONG SAID SOUTHERN RIGHT-OF-WAY, 118.71 FEET; THENCE NORTH 85°49'54" WEST ALONG SAID SOUTHERN RIGHT-OF-WAY, 130.36 FEET; THENCE SOUTH 85°59'13" WEST ALONG SAID SOUTHERN RIGHT-OF-WAY, 373.76 FEET TO THE WEST LINE OF SAID PARCEL "C"; THENCE SOUTH 00°11'09" WEST ALONG THE WEST LINE OF SAID PARCEL "C", 299.30 FEET TO THE POINT OF BEGINNING.

THIS EASEMENT CONTAINS 1.81 ACRES.

BEARINGS ARE BASED ON THE NORTH LINE OF SECTION 22 BEARING NORTH 89°45'31" EAST.

Prepared by: City of Cedar Falls, 220 Clay Street, Cedar Falls, IA 50613 (319) 273-8600

**PERMANENT EASEMENT**

We, the undersigned The Rasmusson Co., hereinafter "Grantors"), in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, do hereby grant and convey to the City of Cedar Falls, Iowa (hereinafter "Grantee"), its successors and assigns, a perpetual easement over, under, and across the real estate legally described below, for purposes of construction, reconstruction, replacement, operation, maintenance and repair of a sanitary sewer, together with the right of ingress to and egress from the real estate described below, in order to perform all work and do all other things necessary or appropriate to exercise all rights granted to Grantee in this easement.

Said easement is granted over the following described real estate owned by Grantors to-wit:

Property legally described in the easement exhibit attached hereto and by this reference made a part hereof.

This easement shall be perpetual in nature, shall benefit and shall be binding upon Grantors and Grantee, and their respective heirs, personal representatives, successors and assigns, and shall constitute a covenant that runs with the Grantors' land.

Upon completion of any construction or maintenance work undertaken by Grantee upon the above-described real estate, the Grantee shall be required to replace or restore any and all damage to said real estate resulting from said construction or maintenance work as is reasonable under the circumstances.

Dated this 26<sup>th</sup> day of April, 2021.

The Rasmusson Co.

By: Donald R. Rasmusson  
By: President - Donald R. Rasmusson

(NOTARY PUBLIC: PLEASE COMPLETE LEFT AND RIGHT SIDES)

**SELLER'S ALL PURPOSE ACKNOWLEDGMENT**

STATE OF IOWA )  
 )SS.  
COUNTY OF BLACK HAWK )

On this 26th day of April, A.D. 2021,  
before me, the undersigned, a Notary Public in and for said  
State, personally appeared Donald R. Rasmussen  
President, The Rasmussen Co.

X to me personally known  
or  
\_\_\_\_\_ proved to me on the basis of satisfactory  
evidence

to be the person(s) whose name(s) is/are subscribed to the  
within instrument and acknowledged to me that he/she/they  
executed the same in his/her/their authorized capacity(ies), and  
that by his/her/their signature(s) on the instrument the person(s),  
or the entity upon behalf of which the person(s) acted, executed  
the instrument.

Judith R. Benson (Sign in Ink)  
JUDITH R. BENSON (Print/Type Name)

Notary Public in and for the State of IOWA  
My Commission Expires 5-7-23



**CAPACITY CLAIMED BY SIGNER:**

- INDIVIDUAL
- CORPORATE
- Title(s) of Corporate Officer(s):  
President

---

- Corporate Seal is Affixed
- No Corporate Seal Procured
- PARTNER(s):
- Limited Partnership
- General Partnership
- ATTORNEY-IN-FACT
- EXECUTOR(s) or TRUSTEE(s)
- GUARDIAN(s) or
- CONSERVATOR(s)
- OTHER

**SIGNER IS REPRESENTING:**

List name(s) of person(s) or entity(ies):  
The Rasmussen Co.



ACCPETANCE OF EASEMENT

The City of Cedar Falls, Iowa ("Grantee"), does hereby accept and approve the foregoing Easement.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

ATTEST:

CITY OF CEDAR FALLS, IOWA

\_\_\_\_\_  
Jacque Danielsen, City Clerk

\_\_\_\_\_  
Rob Green, Mayor

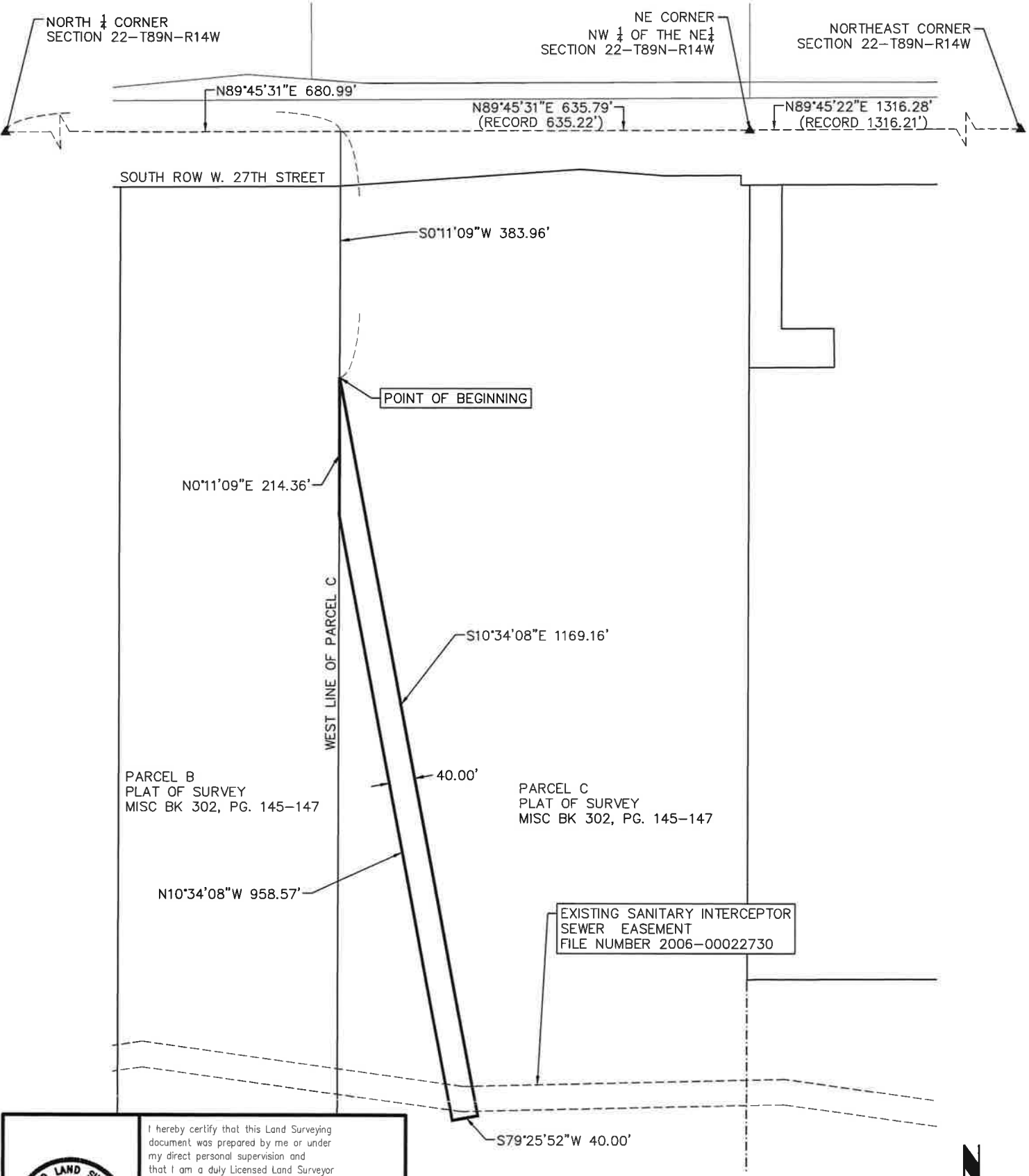
STATE OF IOWA                                    )  
  ) SS  
COUNTY OF BLACK HAWK                    )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me the undersigned, a Notary Public in and for the State of Iowa, personally appeared Rob Green and Jacque Danielsen, to me personally known, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the **City of Cedar Falls, Iowa**; that the instrument was signed and sealed on behalf of the City by authority of its City Council, as contained in Resolution No. \_\_\_\_\_ passed by the City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, and that Rob Green and Jacque Danielsen, as such officers, acknowledged the execution of the instrument to be the voluntary act and deed of the City, by it and by them voluntarily executed.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

INDEX LEGEND	
LOCATION:	PART OF NE 1/4 SECTION 22-T89N-R14W
GRANTOR:	RASMUSSEN CO.
GRANTEE:	THE CITY OF CEDAR FALLS, IOWA
SURVEYOR:	AARON MUELLER
SURVEY PREPARED BY:	AECOM
RESPOND TO:	501 SYCAMORE STREET, SUITE 222 WATERLOO, IOWA 50703 PHONE 319-874-6587 AARON.MUELLER@AECOM.COM

**PERMANENT SANITARY SEWER EASEMENT PLAT  
PART OF PARCEL "C" IN THE NE 1/4 SECTION 22-T89N-R14W  
CEDAR FALLS, BLACK HAWK COUNTY, IOWA**

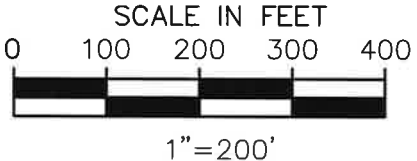


LICENSED LAND SURVEYOR  
AARON L. MUELLER  
21428  
IOWA

I hereby certify that this Land Surveying document was prepared by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Iowa.

AARON L. MUELLER                      Date \_\_\_\_\_  
License number 21428  
My license renewal date is December 31, 2022  
Pages or sheets covered by this seal:  
SHEET 1 OF 2 & SHEET 2 OF 2

NOTE: THIS PERMANENT EASEMENT IS INTENDED TO BE A 40' STRIP CENTERED OVER THE SANITARY SEWER UTILITY.



PREPARED BY: AARON L. MUELLER, AECOM, 501 SYCAMORE STREET, SUITE 222, WATERLOO, IOWA, 50703, 319-232-6531

DESCRIPTION:

PART OF PARCEL "C" (MISC. BK 302, PG 145-147) IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 22; THENCE NORTH 89°45'31" EAST ALONG THE NORTH LINE OF SAID SECTION 22, 680.99 FEET TO THE NORTHWEST CORNER OF SAID PARCEL "C"; THENCE SOUTH 00°11'09" WEST ALONG WEST LINE OF SAID PARCEL "C", 383.96 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 10°34'08" EAST, 1169.16 FEET; THENCE SOUTH 79°25'52" WEST, 40.00 FEET; THENCE NORTH 10°34'08" WEST, 958.57 FEET TO THE WEST LINE OF SAID PARCEL "C" ; THENCE NORTH 00°11'09" EAST ALONG THE WEST LINE OF SAID PARCEL "C", 214.36 FEET TO THE POINT OF BEGINNING.

THIS EASEMENT CONTAINS 0.98 ACRES.

BEARINGS ARE BASED ON THE NORTH LINE OF SECTION 22 BEARING NORTH 89°45'31" EAST.



Prepared by/Return to: Michelle Sweeney, 220 Clay Street, Cedar Falls, Iowa 50613

319.273.8606

SPACE ABOVE THIS LINE FOR RECORDER

PURCHASE AGREEMENT

Page 1

PARCEL NO. \_\_\_\_\_  
PROJECT NO. RC-000-3240

COUNTY: Black Hawk  
PROJECT NAME: West 27<sup>th</sup> Street Sewer Project

**SELLER:** An undivided one-half interest in Donald R. Rasmusson and Kathleen D. Rasmusson, husband and wife, and an undivided one-half interest in the Jack P. Rasmusson Family Trust

THIS AGREEMENT entered into this \_\_\_\_ day of \_\_\_\_\_, 2021, by and between SELLER and the City of Cedar Falls, Iowa, a municipal corporation organized under the laws of the State of Iowa (hereinafter referred to as "CITY" or "BUYER") acting by and through the undersigned, its authorized Agent, hereby offers to buy permanent easement rights to the real estate situated in Black Hawk County, Iowa, and legally described on the attached **Permanent Sanitary Sewer Easement Plat**. If accepted by SELLER, as evidenced by SELLER'S signature below, the parties agree as follows:

1. **SELLER AGREES to sell and furnish to BUYER a conveyance document, on form(s) furnished by Buyer, and Buyer agrees to buy permanent easement rights to the following real estate, hereinafter referred to as the premises as described on pages five and six and which include the following buildings, improvements and other property: land only. The premises also includes all estates, rights, title and interests, including all easements, and all advertising devices and the right to erect such devices as are located thereon. SELLER CONSENTS to any change of grade related to the project and accepts payment under this agreement for any and all damages arising therefrom. SELLER ACKNOWLEDGES full settlement and payment from Buyer for all claims per the terms of this agreement and discharges Buyer from liability because of this agreement and the construction of this public improvement project.**
2. **Possession of the premises is the essence of this agreement and Buyer may enter and assume full use and enjoyment of the premises per the terms of this agreement. SELLER grants Buyer the immediate right to enter the premises for the purpose of gathering survey and soil data. SELLER may surrender possession of the premises or building or improvement or any part thereof prior to the time at which SELLER has hereinafter agreed to do so, and agrees to give Buyer ten (10) days' notice of SELLER'S intention to do so in writing.**
3. **Buyer agrees to pay and SELLER AGREES to grant the right of possession, convey title and to surrender physical possession of the premises as shown on or before the dates listed below.**

PAYMENT AMOUNT	AGREED PERFORMANCE	DATE
\$ _____	on right of possession	_____
\$ _____	on conveyance of title	_____
\$ _____	on surrender of possession	_____
\$ <u>10,110.00</u>	on possession and conveyance	<u>Within 30 Days of BUYER Approval</u>

\$ 10,110.00 TOTAL LUMP SUM

BREAKDOWN:	ac. = acres / sq.ft. = square feet	
Land by Fee Title	_____ ac.	_____
Underlying Fee Title	_____ ac.	_____
Permanent Easement	<u>0.38</u> ac.	<u>\$ 7,600.00</u>
Temporary Easement	<u>0.19</u> ac.	<u>\$ 610.00</u>
Administrative Settlement		<u>\$ 1,900.00</u>
Total		<u>\$ 10,110.00</u>
Additional Damages	_____	_____

DISTRIBUTION: ONE COPY RETURNED TO BUYER -- ONE COPY RETAINED BY SELLER

4. **SELLER WARRANTS that there are no tenants on the premises holding under lease except:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
5. Each page and each attachment is by this reference made part hereof and the entire agreement consists of 8 pages.
6. This agreement shall apply to and bind the legal successors in interest of the Seller and SELLER AGREES to pay all liens and assessments against the premises, including all taxes and special assessments payable until surrender of possession as required by the Code of Iowa, Section 427.2, and agrees to warrant good and sufficient title. Names and addresses of lienholders are: None.  
\_\_\_\_\_  
\_\_\_\_\_
7. SELLER agrees that amounts payable by SELLER for real estate taxes, special assessments, mortgage payoffs, liens, or judgments shall be deducted at closing from the purchase price. SELLER AGREES to obtain court approval of this contract, if requested by Buyer, if title to the premises becomes an asset of any estate, trust, conservatorship or guardianship. Buyer agrees to pay court approval costs and all other costs necessary to transfer the premises to Buyer, but not attorney fees. Claims for such transfer costs shall be paid in amounts supported by paid receipts or signed bills.
8. BUYER agrees that any drain tile and/or underground irrigation systems which are located within the premises and are damaged by construction shall be repaired at no expense to SELLER. BUYER shall have the right of entry upon SELLER'S remaining property along the right of way line, if necessary, for the purpose of connecting said drain tile and/or underground irrigation systems.
9. If SELLER holds title to the premises in joint tenancy with full rights of survivorship and not as tenants in common at the time of this agreement, Buyer will pay any remaining proceeds to the survivor of that joint tenancy and will accept title solely from that survivor, provided the joint tenancy has not been destroyed by operation of law or acts of SELLER.
10. These premises are being acquired for public purposes and this transfer is exempt from the requirements for the filing of a Declaration of Value by the Code of Iowa, Section 428A.1.
11. BUYER hereby gives notice of SELLER's five-year right to renegotiate construction or maintenance damages not apparent at the time of the signing of this agreement as required by the Code of Iowa, Section 6B.52.
12. This written agreement constitutes the entire agreement between BUYER and SELLER and there is no agreement to do or not to do any act or deed except as specifically provided for herein.
13. SELLER states and warrants that there is no well, solid waste disposal site, hazardous substances, nor underground storage tanks on the premises described and sought herein, except: \_\_\_\_\_  
\_\_\_\_\_
14. BUYER is also granted a Temporary Easement, described on the Temporary Construction Easement Plat, on SELLER'S property for the purpose of allowing the City, its agents, contractors and employees a right of entry in, upon and onto the above-described property for but not limited to surveying, grading, storing materials and equipment and providing access during the construction of the West 27<sup>th</sup> Street Sewer project and appurtenant facilities thereto. The Temporary Construction Easement shall terminate the earlier of: twelve (12) months from initiation of construction on Seller's property by the City, or upon acceptance of the project by the City of Cedar Falls, Iowa.

**SELLER'S SIGNATURE AND CLAIMANT'S CERTIFICATION:** Upon due approval and execution by the Buyer, we the undersigned claimants certify the total lump sum payment shown herein is just and unpaid.

Donald R. Rasmussen  
Donald R. Rasmussen

X Kathleen D. Rasmussen  
~~By: his spouse~~  
Kathleen D. Rasmussen

**ALL PURPOSE ACKNOWLEDGMENT**

STATE OF IOWA  
COUNTY OF BLACK HAWK } ss:

On this 26th day of April, A.D. 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Donald R. Rasmussen and Kathleen D. Rasmussen, his spouse,  
or X to me personally known  
proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

(NOTARY SEAL)

Judith R. Benson (Sign in Ink)  
JUDITH R. BENSON (Print/Type Name)  
Notary Public in and for the State of Iowa

**CAPACITY CLAIMED BY SIGNER:**

- INDIVIDUAL
- CORPORATE
- Title(s) of Corporate Officer(s): \_\_\_\_\_
- Corporate Seal is affixed
- No Corporate Seal procured
- PARTNER(s):  Limited Partnership  
 General Partnership
- ATTORNEY-IN-FACT
- EXECUTOR(s) or TRUSTEE(s)
- GUARDIAN(s) or CONSERVATOR(s)
- OTHER: \_\_\_\_\_
- SIGNER IS REPRESENTING:**
- List name(s) of person(s) or entity(ies)  
Donald R. Rasmussen + Kathleen
- D. Rasmussen





**SELLER'S SIGNATURE AND CLAIMANT'S CERTIFICATION:** Upon due approval and execution by the Buyer, we the undersigned claimants certify the total lump sum payment shown herein is just and unpaid.

Jack P. Rasmusson Family Trust

X Donald R. Rasmusson  
By: DONALD R. RASMUSSON  
Title: Trustee

X David J. Rasmusson  
By: DAVID J. RASMUSSON  
Title: Trustee

**ALL PURPOSE ACKNOWLEDGMENT**

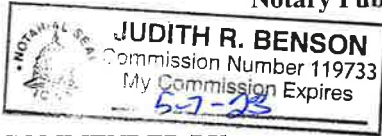
STATE OF IOWA  
COUNTY OF BLACK HAWK } ss:

On this 26th day of April, A.D. 20 21, before me, the undersigned, a Notary Public in and for said State, personally appeared Donald R. Rasmusson and David J. Rasmusson,  
or X to me personally known  
proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

(NOTARY SEAL)

Judith R. Benson (Sign in Ink)  
JUDITH R. BENSON (Print/Type Name)  
Notary Public in and for the State of IOWA



**RECOMMENDED BY**

Justin Walton  
Justin Walton, Project Manager (Date) 5/4/2021

**CAPACITY CLAIMED BY SIGNER:**

- INDIVIDUAL
- CORPORATE
- Title(s) of Corporate Officer(s): \_\_\_\_\_
- Corporate Seal is affixed
- No Corporate Seal procured
- PARTNER(s):  Limited Partnership
- General Partnership
- ATTORNEY-IN-FACT
- EXECUTOR(s) or TRUSTEE(s)
- GUARDIAN(s) or CONSERVATOR(s)
- OTHER: \_\_\_\_\_
- SIGNER IS REPRESENTING:**
- List name(s) of person(s) or entity(ies)
- Jack P. Rasmusson Family Trust
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

**BUYER'S APPROVAL**

Signed by: \_\_\_\_\_ (Date)  
Signed by: \_\_\_\_\_ (Date)

**BUYER'S ACKNOWLEDGMENT**

STATE OF \_\_\_\_\_ }  
COUNTY OF \_\_\_\_\_ } ss:

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned, personally appeared \_\_\_\_\_, known to me to be an agent of the City of Cedar Falls, Iowa and who did say that said instrument was signed on behalf of the City of Cedar Falls, Iowa, by its authority duly recorded in its minutes, and said agent acknowledged the execution of said instrument, which signature appears hereon, to be the voluntary act and deed of the City and by it voluntarily executed.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

### TEMPORARY CONSTRUCTION EASEMENT

For the consideration of ONE and NO/100---(\$1.00)---Dollars and other valuable consideration in hand paid by the City of Cedar Falls, Iowa, **an undivided one-half (1/2) interest in Donald R. Rasmusson and Kathleen D. Rasmusson, husband and wife, and an undivided one-half (1/2) interest in the Jack P. Rasmusson Family Trust** ("GRANTOR") does hereby grant to **the City of Cedar Falls, Iowa** ("GRANTEE") the RIGHT, PRIVILEGE and EASEMENT to use and occupy temporarily during the initial construction of the road and highway to be constructed in connection with the GRANTEE'S West 27<sup>th</sup> Street Sewer Project, over the following described real property, to wit:

Property legally described in the Easement Exhibit attached hereto and by this reference made a part hereof.

As a further consideration of this Grant, the GRANTEE herein agrees as follows:

1. That the GRANTEE shall perform the construction work contemplated herein at its sole cost and expense and in compliance with all applicable laws and regulations and in a good and workmanlike manner without disturbing the operations and activities of GRANTOR, or its lessee on the remainder of GRANTOR'S property in the vicinity of the Easement Area. The GRANTEE shall timely and fully pay all such costs of the construction and shall keep the Easement Area and the rest of GRANTOR'S property free and clear of Mechanic's Liens and Material's Liens at all times.
2. That in the event driveways or other appurtenances to the property are damaged during the construction, the GRANTEE will cause the said improvements on the property herein described to be repaired and restored to a condition fully equal to that existing before construction operations were commenced.
3. That immediately following the construction herein referred to, the GRANTEE will cause to be removed from the Temporary Easement Area, all debris, surplus material and construction equipment and leave the Temporary Easement Area in a neat and presentable condition and to restore the Temporary Easement Area and its surface to the condition it was in prior to the GRANTEE'S construction activities.
4. That the right, privilege and easement herein granted shall cease and terminate immediately following the completion of construction, final inspection and acceptance of the project by the GRANTEE and the performance by the GRANTEE of the conditions and covenants herein set out or within 12 months of the commencement of construction by the GRANTEE, whichever may occur earlier.
5. The GRANTEE is hereby given permission by the GRANTOR to allow for the shaping of slopes beyond the permanent right of way and/or easement lines, in accordance with project plans.

THIS INSTRUMENT, and the covenants and agreements herein contained, shall inure to the benefit of and be binding and obligatory upon the heirs, executors, administrators, successors and assigns of the respective parties.

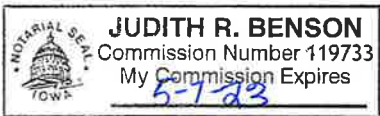
IN WITNESS WHEREOF, we have hereunto set our hands this 26<sup>th</sup> day of April, 2021.

X Donald R Rasmussen  
Donald R. Rasmussen

Kathleen D. Rasmussen  
Kathleen D. Rasmussen

STATE OF IO WA)  
COUNTY OF BLACK HAWK) SS.

On this 26<sup>th</sup> day of April, 2021, before me, the undersigned, personally appeared Donald R. Rasmussen and Kathleen D. Rasmussen, his spouse, known to me to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.



Judith R. Benson  
Notary Public in and for the State of Iowa



IN WITNESS WHEREOF, we have hereunto set our hands this 26th day of April, 2021.

Jack P. Rasmusson Family Trust

Donald R. Rasmusson  
By: Donald R. Rasmusson,  
Trustee

David J. Rasmusson  
By: David J. Rasmusson,  
Trustee

STATE OF IOWA)  
COUNTY OF BLACK HAWK) SS

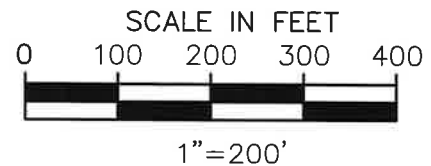
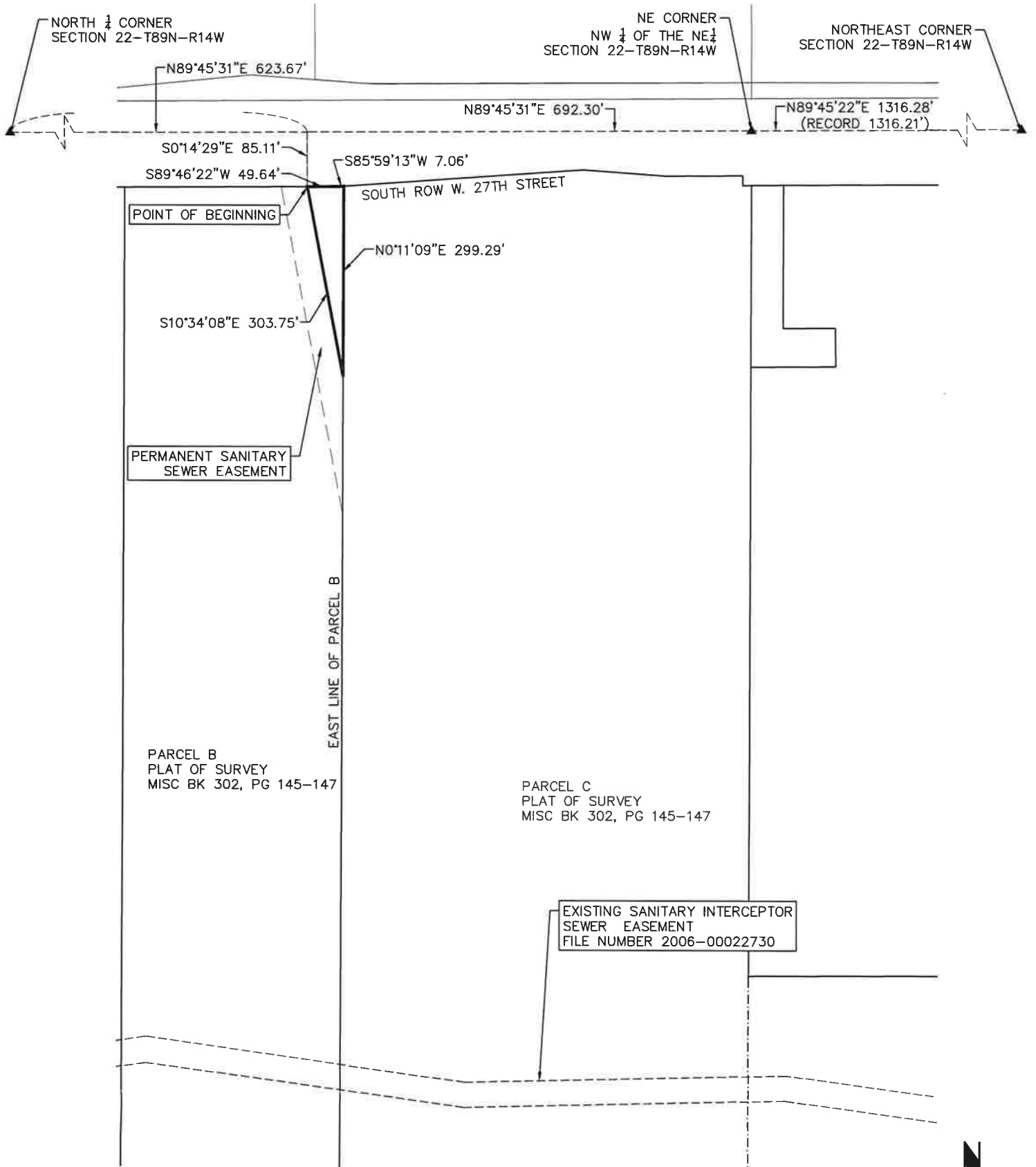
On this 26th day of April, 2021, before me, the undersigned, a Notary Public in and for said County and the State of Iowa, personally appeared Donald R. Rasmusson and David J. Rasmusson, known to me to be the identical persons named in and who executed the foregoing instrument, who, being by me duly sworn, did say that he/she are Trustee(s) of the Jack P. Rasmusson Family Trust, and acknowledged that he/she, as such fiduciary, executed the same as the voluntary act and deed of himself or herself and of such fiduciary.

Judith R. Benson  
Notary Public in and for the State of Iowa



INDEX LEGEND	
LOCATION:	PART OF NE 1/4 SECTION 22-T89N-R14W
GRANTOR:	DONALD R RASMUSSEN & JACK P RASMUSSEN TRUST
GRANTEE:	THE CITY OF CEDAR FALLS, IOWA
SURVEYOR:	AARON MUELLER
SURVEY PREPARED BY: RESPOND TO:	AECOM 501 SYCAMORE STREET, SUITE 222 WATERLOO, IOWA 50703 PHONE 319-874-6587 AARON.MUELLER@AECOM.COM

TEMPORARY CONSTRUCTION EASEMENT PLAT  
PART OF PARCEL "B" IN THE NE 1/4 SECTION 22-T89N-R14W  
CEDAR FALLS, BLACK HAWK COUNTY, IOWA



**AECOM**

PREPARED BY: AARON L. MUELLER, AECOM, 501 SYCAMORE STREET, SUITE 222, WATERLOO, IOWA, 50703, 319-232-6531

DESCRIPTION:

PART PARCEL "B" (MISC. BK. 302, PG 145-147) IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 22; THENCE NORTH 89°45'31" EAST ALONG THE NORTH LINE OF SAID SECTION 22, 623.67 FEET; THENCE SOUTH 00°14'29" EAST, 85.11 FEET TO THE SOUTHERN RIGHT-OF-WAY LINE OF WEST 27<sup>TH</sup> STREET, THE POINT OF BEGINNING; THENCE SOUTH 10°34'08" EAST, 303.75 FEET TO THE EAST LINE OF SAID PARCEL "B"; THENCE NORTH 00°11'09" EAST ALONG THE EAST LINE OF SAID PARCEL "B", 299.29 FEET TO THE SOUTHERN RIGHT-OF-WAY OF WEST 27TH STREET; THENCE SOUTH 85°59'12" WEST ALONG SAID SOUTHERN RIGHT-OF-WAY, 7.06 FEET; THENCE SOUTH 89°46'22" WEST ALONG SAID SOUTHERN RIGHT-OF-WAY, 49.64 FEET TO THE POINT OF BEGINNING.

THIS EASEMENT CONTAINS 0.19 ACRE.

BEARINGS ARE BASED ON THE NORTH LINE OF SECTION 22 BEARING NORTH 89°45'31" EAST.



Prepared by: City of Cedar Falls, 220 Clay Street, Cedar Falls, IA 50613 (319) 273-8600

**PERMANENT EASEMENT**

We, the undersigned an undivided one-half (1/2) interest in Donald R. Rasmusson and Kathleen D. Rasmusson, husband and wife, and an undivided one-half (1/2) interest in the Jack P. Rasmusson Family Trust, hereinafter "Grantors"), in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, do hereby grant and convey to the City of Cedar Falls, Iowa (hereinafter "Grantee"), its successors and assigns, a perpetual easement over, under, and across the real estate legally described below, for purposes of construction, reconstruction, replacement, operation, maintenance and repair of a sanitary sewer, together with the right of ingress to and egress from the real estate described below, in order to perform all work and do all other things necessary or appropriate to exercise all rights granted to Grantee in this easement.

Said easement is granted over the following described real estate owned by Grantors to-wit:

Property legally described in the easement exhibit attached hereto and by this reference made a part hereof.

This easement shall be perpetual in nature, shall benefit and shall be binding upon Grantors and Grantee, and their respective heirs, personal representatives, successors and assigns, and shall constitute a covenant that runs with the Grantors' land.

Upon completion of any construction or maintenance work undertaken by Grantee upon the above-described real estate, the Grantee shall be required to replace or restore any and all damage to said real estate resulting from said construction or maintenance work as is reasonable under the circumstances.







ACCPETANCE OF EASEMENT

The City of Cedar Falls, Iowa ("Grantee"), does hereby accept and approve the foregoing Easement.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

ATTEST:

CITY OF CEDAR FALLS, IOWA

\_\_\_\_\_  
Jacque Danielsen, City Clerk

\_\_\_\_\_  
Rob Green, Mayor

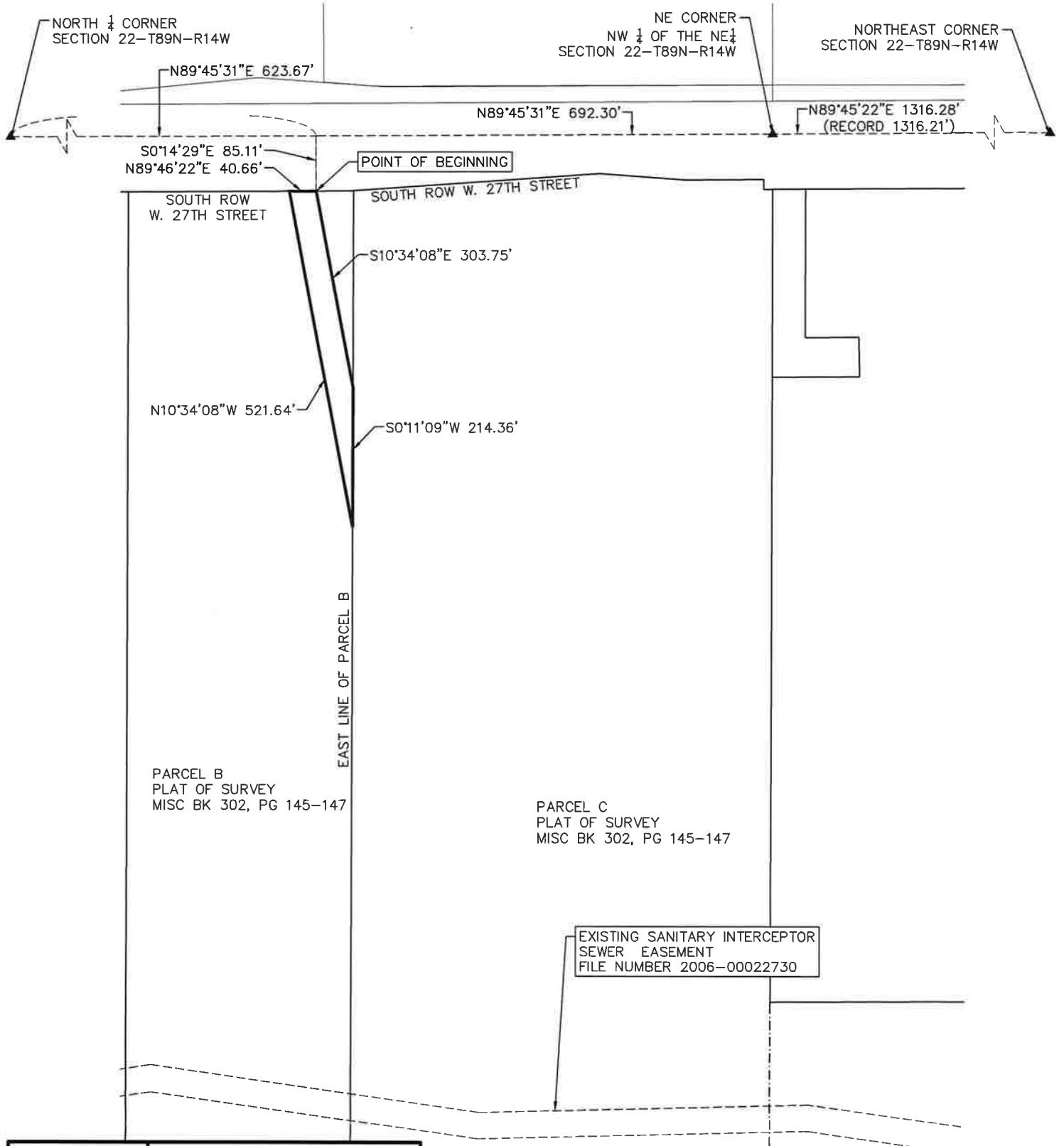
STATE OF IOWA                    )  
  ) SS  
COUNTY OF BLACK HAWK    )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me the undersigned, a Notary Public in and for the State of Iowa, personally appeared Rob Green and Jacque Danielsen, to me personally known, who, being by me duly sworn, did say that they are the Mayor and City Clerk, respectively, of the **City of Cedar Falls, Iowa**; that the instrument was signed and sealed on behalf of the City by authority of its City Council, as contained in Resolution No. \_\_\_\_\_ passed by the City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, and that Rob Green and Jacque Danielsen, as such officers, acknowledged the execution of the instrument to be the voluntary act and deed of the City, by it and by them voluntarily executed.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

INDEX LEGEND	
LOCATION:	PART OF NE 1/4 SECTION 22-T89N-R14W
GRANTOR:	DONALD R RASMUSSEN & JACK P RASMUSSEN TRUST
GRANTEE:	THE CITY OF CEDAR FALLS, IOWA
SURVEYOR:	AARON MUELLER
SURVEY PREPARED BY:	AECOM
RESPOND TO:	501 SYCAMORE STREET, SUITE 222 WATERLOO, IOWA 50703 PHONE 319-874-6587 AARON.MUELLER@AECOM.COM

**PERMANENT SANITARY SEWER EASEMENT PLAT  
PART PARCEL "B" IN THE NE 1/4 SECTION 22-T89N-R14W  
CEDAR FALLS, BLACK HAWK COUNTY, IOWA**

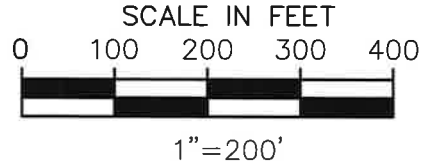


I hereby certify that this Land Surveying document was prepared by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Iowa.

**AARON L. MUELLER** Date \_\_\_\_\_  
 License number 21428  
 My license renewal date is December 31, 2022  
 Pages or sheets covered by this seal:  
SHEET 1 OF 2 & SHEET 2 OF 2

EXISTING SANITARY INTERCEPTOR SEWER EASEMENT  
 FILE NUMBER 2006-00022730

NOTE: THIS PERMANENT EASEMENT IS INTENDED TO BE A 40' STRIP CENTERED OVER THE SANITARY SEWER UTILITY.



PREPARED BY: AARON L. MUELLER, AECOM, 501 SYCAMORE STREET, SUITE 222, WATERLOO, IOWA, 50703, 319-232-6531

DESCRIPTION:

PART PARCEL "B" (MISC. BK. 302, PG 145-147) IN THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTH QUARTER CORNER OF SAID SECTION 22; THENCE NORTH 89°45'31" EAST ALONG THE NORTH LINE OF SAID SECTION 22, 623.67 FEET; THENCE SOUTH 00°14'29" EAST, 85.11 FEET TO THE SOUTHERN RIGHT-OF-WAY LINE OF WEST 27<sup>TH</sup> STREET, THE POINT OF BEGINNING; THENCE SOUTH 10°34'08" EAST, 303.75 FEET; THENCE SOUTH 00°11'09" WEST ALONG THE EAST LINE OF PARCEL "B", 214.36 FEET; THENCE NORTH 10°34'08" WEST, 521.64 FEET TO THE SOUTHERN RIGHT-OF-WAY OF WEST 27TH ST; THENCE NORTH 89°46'22" EAST ALONG SAID SOUTHERN RIGHT-OF-WAY LINE, 40.66 FEET TO THE POINT OF BEGINNING.

THIS EASEMENT CONTAINS 0.38 ACRE.

BEARINGS ARE BASED ON THE NORTH LINE OF SECTION 22 BEARING NORTH 89°45'31" EAST,



Preparer Information	Aaron Mueller	501 Sycamore	Waterloo	(319) 874-6587
	Individual's Name	Street Address	City	Phone

SPACE ABOVE THIS LINE FOR RECORDER

Address Tax Statement:

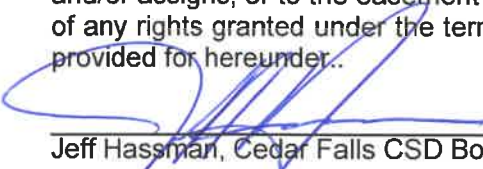
**PERMANENT EASEMENT AGREEMENT**

Cedar Falls Community School District (CFCSD), the undersigned owner of real property described in Exhibit "A", in consideration of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and convey to The City of Cedar Falls, Iowa, the benefitted owner of Parcel "B" Doc. #2020-7423 as recorded in the Black Hawk County Courthouse in Waterloo, Iowa, its successors and assigns a permanent easement over, under and above the following described real estate for Sanitary Sewer purposes together with the right of ingress and egress to the real estate described below, in order to perform all work and do all other things necessary or appropriate to exercise all rights granted to the City of Cedar Falls, Iowa in this easement.

See Exhibit "A" Attached

This easement shall be perpetual in nature, shall benefit and shall be binding upon the Cedar Falls Community School District (CFCSD) and the City of Cedar Falls, Iowa, and their respective heirs, personal representatives, successors and assigns, and shall constitute a covenant that runs with the Cedar Falls Community School District's land.

Upon completion of any construction, repair, maintenance or other work upon the real estate described in Exhibit A, The City of Cedar Falls, Iowa, its successors and/or assigns shall replace and/or restore the easement premises to substantially the same condition as it was in prior to the commencement of any such construction, repair, maintenance or other work. The City of Cedar Falls, Iowa, its successors and/or assigns shall be responsible for any and all damage, harm or costs that may result to the Cedar Falls Community School District (CFCSD), their successors and/or assigns, or to the easement premises or their adjacent property as a result of the exercise of any rights granted under the terms of this agreement or the use of the easement premises as provided for hereunder..



Jeff Hassman, Cedar Falls CSD Board President

STATE OF IOWA, COUNTY OF BLACK HAWK, ss:

This instrument was acknowledged before me on the 10 day of APRIL, 2021, by Denelle Gonnerman of CEAR FALLS CSD of Black Hawk County.



Notary Public in and for the State of Iowa



ACCEPTANCE OF EASEMENT

The City of Cedar Falls, Iowa, does hereby accept and approve the foregoing Easement.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2021

The City of Cedar Falls, Iowa

\_\_\_\_\_  
Rob Green, Mayor

STATE OF IOWA                    )  
  ) ss.  
COUNTY OF BLACK HAWK        )

                  This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 2021, by \_\_\_\_\_ of \_\_\_\_\_.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

ATTEST:

\_\_\_\_\_  
Jacqueline Danielsen, CMC  
City Clerk

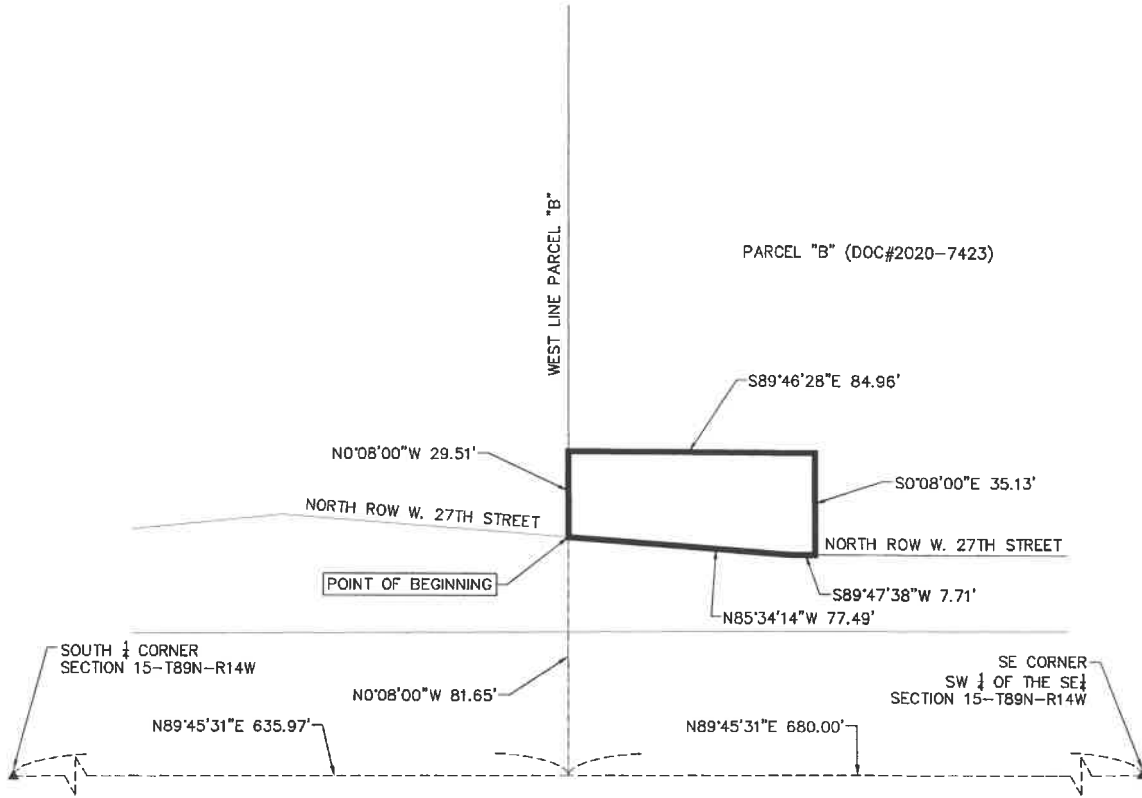
STATE OF IOWA                    )  
  ) ss.  
COUNTY OF BLACK HAWK        )

This instrument was acknowledged before me on \_\_\_\_\_, 2021, by Rob Green, Mayor, and Jacqueline Danielsen, CMC, City Clerk, of the City of Cedar Falls, Iowa.

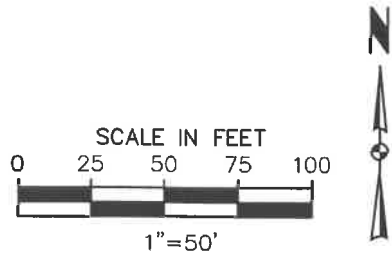
\_\_\_\_\_  
Notary Public in and for the State of Iowa

INDEX LEGEND	
LOCATION:	PART OF SE 1/4 SECTION 15-T89N-R14W
GRANTOR:	CEDAR FALLS COMMUNITY SCHOOL DISTRICT
GRANTEE:	THE CITY OF CEDAR FALLS, IOWA
SURVEYOR:	AARON MUELLER
SURVEY PREPARED BY:	AECOM
RESPOND TO:	501 SYCAMORE STREET, SUITE 222 WATERLOO, IOWA 50703 PHONE 319-874-6587 AARON.MUELLER@AECOM.COM

**EXHIBIT "A"**  
**PERMANENT SANITARY SEWER EASEMENT PLAT**  
**PART OF PARCEL "B" IN THE SW 1/4 OF THE SE 1/4 SECTION 15-T89N-R14W**  
**CEDAR FALLS, BLACK HAWK COUNTY, IOWA**



	I hereby certify that this Land Surveying document was prepared by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Iowa.
	<i>Aaron L. Mueller</i> 4/20/2021 Aaron L. Mueller      Date
	License number 21428
	My license renewal date is December 31, 2022
	Pages or sheets covered by this seal: SHEET 1 OF 2 & SHEET 2 OF 2





PREPARED BY: AARON L. MUELLER, AECOM, 501 SYCAMORE STREET, SUITE 222, WATERLOO, IOWA, 50703, 319-232-6531

DESCRIPTION:

PART OF PARCEL "B" (DOC.#2020-7423) IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 89 NORTH, RANGE 14 WEST OF THE 5<sup>TH</sup> PRINCIPAL MERIDIAN IN THE CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 15; THENCE NORTH 89°45'31" EAST ALONG THE SOUTH LINE OF SAID SECTION 15, A DISTANCE OF 635.97 FEET; THENCE NORTH 00°08'00" WEST, 81.65 FEET TO THE NORTHERN RIGHT-OF-WAY LINE OF WEST 27<sup>TH</sup> STREET, THE POINT OF BEGINNING; THENCE NORTH 00°08'00" WEST ALONG THE WEST LINE OF SAID PARCEL "B", 29.51 FEET; THENCE SOUTH 89°46'28" EAST, 84.96 FEET; THENCE SOUTH 00°08'00" EAST, 35.13 FEET TO THE NORTHERN RIGHT-OF-WAY LINE OF WEST 27<sup>TH</sup> STREET; THENCE SOUTH 89°47'38" WEST ALONG SAID NORTHERN RIGHT-OF-WAY LINE, 7.71 FEET; THENCE NORTH 85°34'14" WEST ALONG SAID NORTHERN RIGHT-OF-WAY LINE, 77.49 FEET TO THE POINT OF BEGINNING.

THIS EASEMENT CONTAINS 2,770 SQUARE FEET.

BEARINGS ARE BASED ON THE SOUTH LINE OF SECTION 15 BEARING NORTH 89°45'31" EAST.



## DEPARTMENT OF PUBLIC WORKS

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
 www.cedarfalls.com

**MEMORANDUM**  
*Engineering Division*

TO: Honorable Mayor Robert M Green and City Council

FROM: Matthew Tolan, EI, Civil Engineer II

DATE: May 13, 2021

SUBJECT: Ashworth Drive Roadway Extension  
 City Project No. CP-197-3244  
 Setting Public Hearing

The City of Cedar Falls is planning to extend Ashworth Drive from Prairie Winds 4th Addition to Hudson Road. The project will require the acquisition of easements to complete the street connection. The project will include placement of water main, storm sewer and sanitary sewer.

Plans for the project shows the need for fee title and/or easement acquisitions from two (2) properties. The proposed plan for the constructed street shows the need for permanent acquisition of the driveway easement at 4923 Hudson Road and a permanent acquisition from property at 4919 Hudson Road.

Iowa law requires that the City Council holds a public hearing to authorize proceeding with the project, including the purchase of right-of-way. The public hearing offers an opportunity for the public, especially those from whom the fee title and easement acquisition will be purchased, to comment on the project.

The Engineering Division recommends setting Monday, June 7<sup>th</sup>, 2021 at 7:00 p.m. as the date and time for the public hearing on this project

xc: Chase Schrage, Director of Public Works  
 David Wicke, PE, City Engineer



# PRELIMINARY LAYOUT FOR ASHWORTH DRIVE EXTENSION TO HUDSON ROAD

JANUARY 2021

LOT 18

LOT 17

LOT 16

LOT 15

LOT 14

"PRAIRIE WINDS 4TH ADDITION"

"PRAIRIE WINDS 4TH ADDITION"

HUDSON ROAD

PROPOSED  
P.C.C. DRIVEWAY

10' UTILITY  
EASEMENT

4919 HUDSON ROAD  
(APPROXIMATE HOUSE LOCATION)

ASHWORTH DRIVE  
(60' R.O.W.)

PROPOSED  
31' WIDE P.C.C. PAVEMENT

SE 1/4 NW 1/4  
SEC. 26-T89N-R14W

4923 HUDSON ROAD  
(APPROXIMATE HOUSE LOCATION)

EXISTING INGRESS/EGRESS  
EASEMENT

44'±  
30'±  
31'±  
45'±

"UNPLATTED"



SCALE: 1" = 40'





## DEPARTMENT OF PUBLIC WORKS

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
[www.cedarfalls.com](http://www.cedarfalls.com)

### MEMORANDUM Engineering Division

**TO:** Honorable Mayor Robert M. Green and City Council

**FROM:** Matthew Tolan, EI, Civil Engineer II

**DATE:** May 13, 2021

**SUBJECT:** West 27<sup>th</sup> Street Sanitary Sewer Extension  
 City Project Number RC-000-3240  
 Request for PS&E Approval

Submitted within for City Council approval are the Plans, Specifications, and Estimate of Costs and Quantities for the West 27th Street Sanitary Sewer Extension Project.

We recommend setting Monday, June 7<sup>th</sup>, 2021 at 7:00 p.m. as the date and time for the public hearing on this project and Tuesday, June 15<sup>th</sup>, 2021 at 2:00 p.m. as the date and time for receiving and opening bids. We also request that the Notice to Bidders be published by May 21<sup>st</sup>, 2021. The Plans and Specifications will be ready for distribution to contractors on May 21<sup>st</sup>, 2021, allowing more than three (3) weeks of review before contract letting.

This project consists of 1,600 linear feet of sanitary sewer placement to extend sanitary sewer service prior to the West 27<sup>th</sup> Street Reconstruction project. This proposed sanitary sewer extension will be a separate construction contract with street improvements to follow in 2022-2023. The proposed sewer extension will serve the proposed Cedar Falls High School site along with future residential development north of West 27th Street and east of Union Road.

The total estimated cost for the construction of this project is \$281,396.00. The City will use Sanitary Sewer Rental Funds for the design and right of way portion of this project, until the sanitary sewer district is established at the end of the project.

The Plans, Specifications, and Estimate of Costs and Quantities are available for your review at the City Clerk's office or the Engineering Division of the Public Works Department.

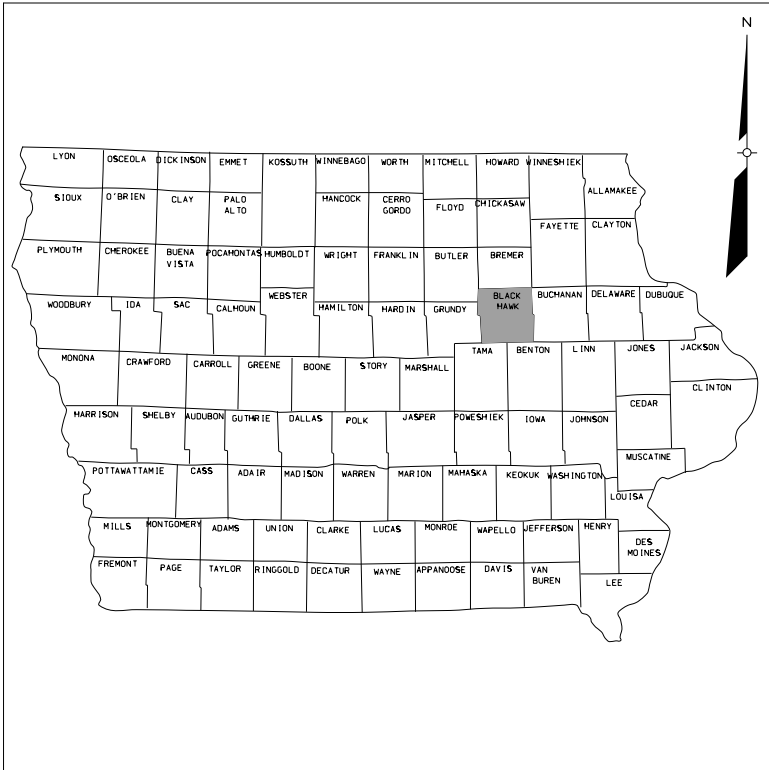
xc: David Wicke, PE, City Engineer  
 Chase Schrage, Director of Public Works

# W. 27th STREET SANITARY SEWER EXTENSION

PRELIMINARY DRAWINGS  
 CEDAR FALLS, IOWA  
 JANUARY 2021  
 CITY PROJECT NO. RC-000-3240



This project was designed in accordance with the 2021 Iowa Statewide Urban Design and Specifications and the latest City of Cedar Falls supplemental specifications.



VICINITY MAP - STATE OF IOWA  
 NTS



LOCATION MAP - WEST CEDAR FALLS, IA  
 NTS

INDEX OF SHEETS	
No.	DESCRIPTION
<b>A Sheets</b>	<b>Title Sheets</b>
A.1	Title Sheet
<b>B Sheets</b>	<b>Typical Cross Sections and Details</b>
B.1	Typical Cross Sections and Details
<b>C Sheets</b>	<b>Quantities and General Information</b>
C.1-C.2	Estimated Quantities and Estimate Reference
<b>EC Sheets</b>	<b>Erosion Control Sheets</b>
EC.1	Storm Water Pollution Plan
*EC.2	Plan & Profile Legend & Symbol Information Sheet
*EC.3-EC.4	Erosion Control Plan
<b>G Sheets</b>	<b>Survey Sheets</b>
G.1	Survey Information
<b>H Sheets</b>	<b>Right-of-Way Sheets</b>
*H.1	Right-of-Way Sheets
<b>J Sheets</b>	<b>Traffic Control and Staging Sheets</b>
*J.1	Traffic Control Plan and Notes
<b>MSA Sheets</b>	<b>Sanitary Sewer Sheets</b>
MSA.1	Sanitary Sewer General Notes
*MSA.2	Sanitary Sewer Plan and Profile
* Color Plan Sheets	

PREPARED FOR

## CITY OF CEDAR FALLS



220 CLAY STREET  
 CEDAR FALLS, IOWA 50613

319-268-5161

I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

*Michelle M. Sweeney* 2/2/2021  
 Signature Date

MICHELLE M. SWEENEY  
 Printed or Typed Name

My license renewal date is December 31, 2021

Pages or sheets covered by this seal: A.1, B.1, C.1-C.2, EC.1-EC.4  
 G.1, H.1, J.1, MSA.1-MSA.2

PREPARED BY

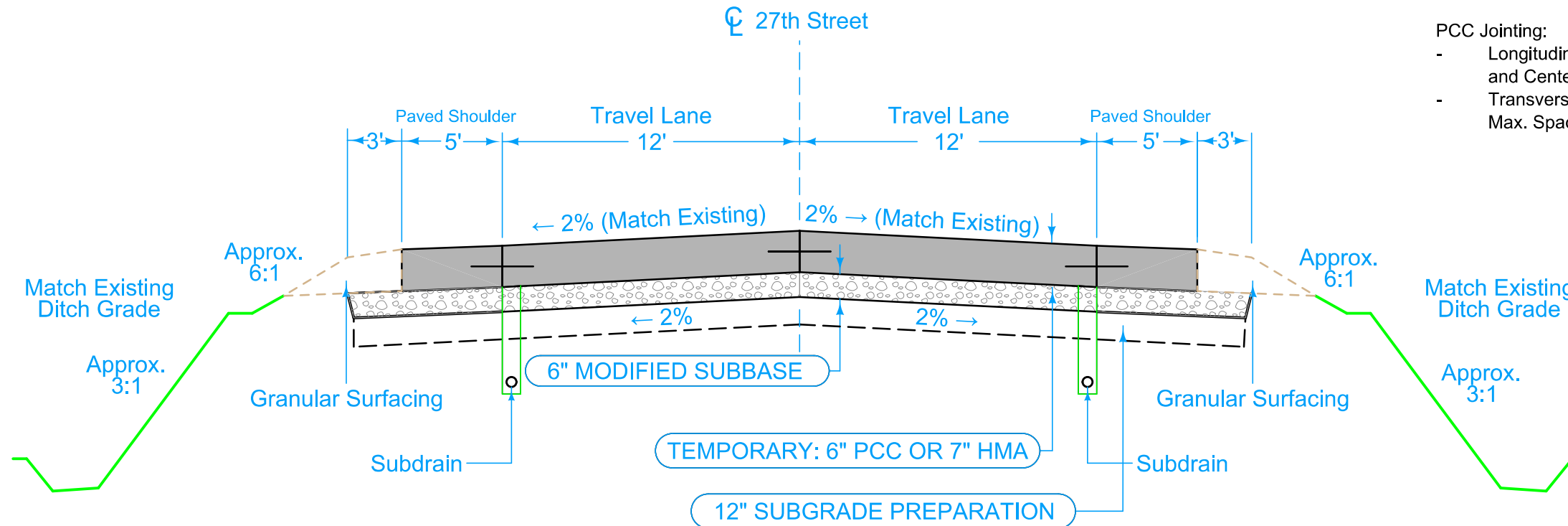
## AECOM

501 SYCAMORE STREET, SUITE 222  
 WATERLOO, IOWA 50703

T 319.232.6531 F 319.232.0271

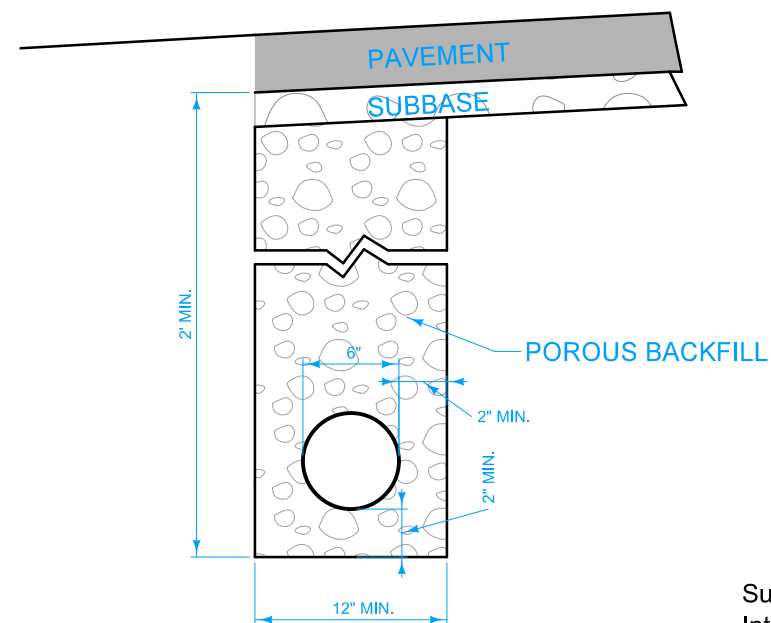
# TYPICAL TEMP PAVEMENT CROSS SECTION

NOT TO SCALE



## TYPICAL SUBDRAIN TRENCH

NOT TO SCALE



Subdrain Shall Tie Into Existing Subdrain

Item 30.		DATE
DRN	DES	CHK
APP	REV	DESCRIPTION
DRN	CHK	PLANS
BSC	DRN	CHK

**AECOM**

501 Sycamore Street, Suite 222  
Waterloo, Iowa 50704-1497  
T 319.232.6531 F 319.232.0271  
WWW.AECOM.COM

W. 27th STREET  
SANITARY SEWER EXTENSION  
CITY PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA

**TYPICAL CROSS SECTION AND DETAILS**

DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	B-01.DGN
SHEET NO	
DRAWING NO	285

\*\*\*USER'S COPY\*\*\*





501 Sycamore Street, Suite 222  
Waterloo, Iowa 50704-1497  
T 319.232.6531 F 319.232.0271  
WWW.AECOM.COM

W. 27th STREET  
SANITARY SEWER EXTENSION  
CITY PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA  
ESTIMATED QUANTITIES  
AND ESTIMATE REFERENCE

**ESTIMATE REFERENCE**

ALL ITEMS NECESSARY FOR CONSTRUCTION THAT ARE NOT SPECIFICALLY CALLED OUT IN THE FOLLOWING BID ITEM NOTES ARE CONSIDERED INCIDENTAL TO THE PROJECT.

- CLEARING AND GRUBBING - ACRE PRICE INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR CLEARING AND GRUBBING PER THE REQUIREMENTS OF SUDAS 2010. PROPER DISPOSAL OF DEBRIS OFF-SITE IS INCLUDED PER SUDAS 2010.
- STRIP, SALVAGE, AND RESPREAD TOPSOIL - PRICE INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR STRIP, SALVAGE AND RESPREAD OF 8 INCHES TOPSOIL IN GRASS AREAS AND 2 FEET IN FIELD AREA. PLOWING/RESTORATION OF FIELD IS INCIDENTAL TO THIS BID ITEM. DEEP TILLAGE SHALL BE DONE AT A MINIMUM DEPTH OF 15" AND SHOULD NOT BE DONE WHILE SOIL IS WET AND THIS WILL BE INCIDENTAL TO THIS BID ITEM.
- SUBGRADE PREPARATION, 12 INCH - UNIT PRICE PER SQUARE YARD INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR SUBGRADE PREPARATION (12 INCHES). WORK INCLUDES, BUT IS NOT LIMITED TO, EXCAVATING, MANIPULATING, REPLACING, COMPACTING, AND TRIMMING TO THE PROPER GRADE. COMPLY WITH SUDAS 2010.
- MODIFIED SUBBASE - UNIT PRICE PER SQUARE YARD INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR THE PLACEMENT OF SUBBASE. WORK INCLUDES, BUT IS NOT LIMITED TO, SUBBASE PLACEMENT (6" THICK), COMPACTION AND FINISH GRADING. COMPLY WITH SUDAS 2010.
- REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL - INCLUDES MATERIAL THAT DOES NOT MEET THE SUITABLE SOIL REQUIREMENTS OF SUDAS 3010 FOUND UNDER PAVEMENT. PRICE INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL. THIS AMOUNT IS AN ESTIMATED QUANTITY.
- SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 8 INCH, 12 INCH, AND 15 INCH - UNIT PRICE PER LINEAR FOOT INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR INSTALLATION OF SANITARY SEWER GRAVITY MAIN. WORK INCLUDES, BUT IS NOT LIMITED TO, EXCAVATION AND BACKFILL, DEWATERING, PIPE BEDDING AND PIPE. COMPLY WITH THE REQUIREMENTS OF SUDAS 3010 AND 4010. FLEXIBLE GRAVITY PIPE TRENCH BEDDING SHALL COMPLY WITH F-3 PER SUDAS FIGURE 3010.103. PIPE MATERIALS SHALL COMPLY WITH SUDAS 4010.2.01.E. BYPASS PUMPING NEEDED DURING CONNECTION TO EXISTING COLLECTION SYSTEM COMPONENTS IS CONSIDERED INCIDENTAL TO THIS ITEM. SANITARY SEWER BEDDING SHALL BE CLASS I MATERIAL PER SUDAS SECTION 3010.2.02, AS AMENDED BY THE CITY OF CEDAR FALLS SUPPLEMENTAL SPECIFICATIONS TO URBAN STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS MANUAL PAGE 5 SUPPLEMENTAL SPECIFICATIONS. MATERIAL SHALL BE PLACED PER FIGURE 3010.103, CLASS F-3. E. FUTURE LINES SHALL BE CAPPED AND SHALL BE INCIDENTAL TO PIPE PLACEMENT. IF FROST LEVEL EXCEEDS 24 INCHES, THE GROUND MUST BE THAWED PRIOR TO EXCAVATION OF HIGH-PRESSURE GAS PIPE. ALL EXCAVATED SOIL MUST REMAIN UNFROZEN FOR BACKFILL. NNG'S PROCEDURES LIMIT THE AMOUNT OF EXPOSED PIPE FOR A UTILITY CROSSING TO 20 FEET. ANYTHING BEYOND THAT REQUIRES A PRESSURE REDUCTION AND SUPPORT OF THE PIPE.
- SUBDRAIN INSTALLATION, LESS THAN 10 INCHES - UNIT PRICE PER LINEAR FOOT INCLUDES REPLACEMENT OF SUBDRAIN DISTURBED DURING CONSTRUCTION ACTIVITIES. WORK INCLUDES, BUT IS NOT LIMITED TO, EXCAVATION AND BACKFILL OF POROUS MATERIALS, SURFACE PREPARATION, COUPLINGS FOR CONNECTING DISSIMILAR PIPING MATERIALS, AND PIPE INSTALLATION. COMPLY WITH SUDAS 4040.2.01 TYPE S FOR PIPE MATERIALS.
- MANHOLE, SW-301, 48 INCH - UNIT PRICE FOR EACH INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR EACH MANHOLE INSTALLED. WORK INCLUDES, BUT IS NOT LIMITED TO, EXCAVATION, BACKFILL, AND PIPE CONNECTIONS. COMPLY WITH THE REQUIREMENTS OF SUDAS 6010 AND FIGURE 6010.301. ALL CASTINGS SHALL BE STAMPED TO PRODUCE RAISED LETTERING WITH "CITY OF CEDAR FALLS SANITARY SEWER" AND SHALL BE SW-601 TYPE C (BOLT DOWN COVER WITH STAINLESS STEEL BOLTS AND WASHERS).
- CONNECTION TO EXISTING SANITARY MANHOLE - UNIT PRICE FOR EACH INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR CONNECTION TO EACH EXISTING MANHOLE AS SHOWN ON THE PLANS. WORK INCLUDES, BUT IS NOT LIMITED TO, EXCAVATION AND BACKFILL AND PIPE CONNECTION PER THE REQUIREMENTS OF SUDAS 6010.3.05.C.2. PRICE INCLUDES TEMPORARY BYPASS PUMPING IF NEEDED.
- GRANULAR SURFACING - SEE TYPICAL TEMP PAVEMENT CROSS SECTION DETAIL IN B-SHEETS. UNIT PRICE PER SQUARE YARD INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR THE PLACEMENT OF THE GRANULAR SURFACING.

- TEMPORARY PAVEMENT - UNIT PRICE PER SQUARE YARD INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR THE INSTALLATION OF TEMPORARY PAVEMENT. PAYMENT WILL BE MADE AT THE UNIT PRICE PER SQUARE YARD FOR TEMPORARY PAVEMENT. WORK INCLUDES, BUT IS NOT LIMITED TO, 6 INCH PCC OR 7 INCH HMA PAVEMENT PLACEMENT, FINISHING AND TESTING. COMPLY WITH THE REQUIREMENTS OF SUDAS 7040, 2.01. COLD WEATHER PROTECTION WILL BE INCIDENTAL TO THIS BID ITEM.
- PAVEMENT REMOVAL - UNIT PRICE PER SQUARE YARD INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR REMOVAL OF PAVEMENT. DEBRIS FROM REMOVALS SHALL BE PROPERLY DISPOSED OF OFF-SITE. COMPLY WITH SUDAS 7040. SAW CUTTING FOR REMOVALS IS INCIDENTAL TO PAVEMENT REMOVALS.
- PAINTED PAVEMENT MARKINGS, HIGHBUILD WATERBORNE - INCLUDES PAVEMENT MARKINGS NEEDED ON TEMPORARY PAVEMENT. UNIT PRICE PER STATION INCLUDES LABOR, EQUIPMENT AND MATERIALS FOR PAINTING OF PAVEMENT MARKINGS. SEE TABULATION 108-22 ON SHEET C.1.
- TRAFFIC CONTROL - LUMP SUM PRICE SHALL INCLUDE FURNISHING MISCELLANEOUS TRAFFIC CONTROL DEVICES, SUCH AS SIGNS, BARRICADES, FLASHERS, PYLONS AND FLAGGERS REQUIRED FOR CONSTRUCTION ACTIVITIES. CONTRACTOR'S TRAFFIC CONTROL DEVICES SHALL MEET THE REQUIREMENTS OF THE CURRENT EDITION OF MUTCD (MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS) IN EQUIPMENT AND PLACEMENT. COMPLY WITH SUDAS 1070.2.06 AND REFERENCE SUDAS DETAIL 8030.116. THE PRICE INCLUDES SETUP, REMOVAL AND MAINTENANCE OF THE REQUIRED TRAFFIC CONTROL DEVICES. W. 27TH STREET CLOSURE WILL BE LIMITED TO 30-CALENDAR DAYS. ALSO DETAILED ON SHEET J.1.
- PAYMENT WILL BE AT PER LF OF INSTALLED SAFETY FENCE. SAFETY FENCE SHALL COMPLY WITH IDOT ARTICLE 4188.03 AND INSTALLED PER SUDAS 8030.3.01.
- SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 3 SEED MIXTURE - UNIT PRICE PER ACRE INCLUDES, BUT IS NOT LIMITED TO, LABOR, EQUIPMENT AND MATERIAL FOR HYDRAULIC SEEDING PER THE REQUIREMENTS OF SUDAS 9010. WORK INCLUDES SURFACE PREPARATION, FERTILIZING, SEEDBED PREPARATION, SEEDING AND MULCHING. SEED MIXTURE SHALL COMPLY WITH SUDAS 9010.2.02.C - TYPE 3 (PERMANENT WARM-SEASON SLOPE AND DITCH MIXTURE).
- SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 5 SEED MIXTURE - UNIT PRICE PER ACRE INCLUDES, BUT IS NOT LIMITED TO, LABOR, EQUIPMENT AND MATERIAL FOR HYDRAULIC SEEDING PER THE REQUIREMENTS OF SUDAS 9010. WORK INCLUDES SURFACE PREPARATION, FERTILIZING, SEEDBED PREPARATION, SEEDING AND MULCHING. SEED MIXTURE SHALL COMPLY WITH SUDAS 9010.2.02.E - TYPE 5 (RURAL TEMPORARY EROSION CONTROL MIXTURE).
- SWPPP MANAGEMENT - LUMP SUM PRICE INCLUDES MANAGEMENT AND DOCUMENTATION OF THE SWPPP PER THE REQUIREMENTS OF SUDAS 9040.
- TEMPORARY ROLLED EROSION CONTROL PRODUCTS (RECP) - UNIT PRICE PER SQUARE YARD INCLUDES, BUT IS NOT LIMITED TO, LABOR, EQUIPMENT AND MATERIALS FOR THE INSTALLATION OF TEMPORARY ROLLED EROSION CONTROL. WORK INCLUDES EXCAVATION, INSTALLATION OF RECP, STAPLES AND ANCHORING DEVICES. COMPLY WITH SUDAS 9040. RECP MATERIAL SHALL COMPLY WITH SUDAS 9040.2.05.A.2.D - RECP TYPE 2.D. INSTALL RECP PER SUDAS FIGURES 9040.103 (SLOPES) AND 9040.104 (CHANNELS).
- SILT FENCE - UNIT PRICE PER LINEAR FOOT INCLUDES, BUT IS NOT LIMITED TO, LABOR, EQUIPMENT AND MATERIALS FOR INSTALLATION, MAINTENANCE AND REMOVAL OF SILT FENCE. COMPLY WITH SUDAS 9040. USE HIGH FLOW TYPE SILT FENCE MATERIAL.
- CONSTRUCTION ENTRANCE - REFER TO SUDAS 9040.120. THIS SHALL BE PLACED AT THE FIELD ENTRANCE
- MOBILIZATION - LUMP SUM PRICE SHALL BE AS DEFINED IN SUDAS 11020.1.02. MEASUREMENT AND PAYMENT SHALL BE IN ACCORDANCE WITH SUDAS 11020.1.08.A.2.
- FIELD FENCE, REMOVAL AND REINSTALL - REFER TO IOWA DOT STANDARD SPECIFICATIONS 2519 AND STANDARD DETAIL MI-103. UNIT PRICE WILL BE MEASURED PER LINEAR FOOT FOR FIELD FENCE INSTALLED AND INCLUDE REMOVING AND REINSTALLING FENCE AND REPLACEMENT OF ANY FENCE PARTS THAT ARE NOT ABLE TO BE SALVAGED AND REINSTALLED.

ESTIMATED QUANTITIES					
ITEM NO.	SUDAS ITEM NO.	DESCRIPTION	UNIT	ESTIMATED QUANTITY	ACTUAL QUANTITY
1	2010-1.08-B-0	CLEARING AND GRUBBING	ACRE	0.7	
2	2010-1.08-D-1	STRIP, SALVAGE, AND RESPREAD TOPSOIL	CY	3,580.0	
3	2010-1.08-G-0	SUBGRADE PREPARATION, 12 INCH	SY	251.0	
4	2010-1.08-I-0	MODIFIED SUBBASE, 6 INCH	SY	251.0	
5	3010-1.08-D-0	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	CY	100.0	
6	4010-1.08-A-1	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 8 INCH	LF	8.0	
7	4010-1.08-A-1	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 12 INCH	LF	8.0	
8	4010-1.08-A-1	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 15 INCH	LF	1,644.0	
9	4040-1.08-A-0	SUBDRAIN INSTALLATION, LESS THAN 10 INCH	LF	200.0	
10	6010-1.08-A-0	MANHOLE, SW-301, 48 INCH	EA	5.0	
11	6010-1.08-G-0	CONNECTION TO EXISTING SANITARY MANHOLE	EA	1.0	
12	7010-1.08-J-0	GRANULAR SURFACING	SY	36.7	
13	7040-1.08-A-0	TEMPORARY PAVEMENT	SY	214.0	
14	7040-1.08-H-0	PAVEMENT REMOVAL	SY	214.0	
15	8020-1.08-B-0	PAINTED PAVEMENT MARKINGS, HIGHBUILD WATERBORNE	STA	1.8	
16	8030-1.08-A-0	TRAFFIC CONTROL	LS	1.0	
17	8030-1.08-A-1	SAFETY FENCE	LF	300.0	
18	9010-1.08-B-0	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 3 SEED MIX	ACRE	0.65	
19	9010-1.08-B-0	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 5 SEED MIX	ACRE	0.65	
20	9040-1.08-A-2	SWPPP MANAGEMENT	LS	1.0	
21	9040-1.08-E-0	TEMPORARY ROLLED EROSION CONTROL PRODUCTS (RECP)	SY	600.0	
22	9040-1.08-N-1	SILT FENCE, INSTALLATION	LF	1,555.0	
23	9040-1.08-N-2	SILT FENCE, MAINTENANCE	LF	1,555.0	
24	9040-1.08-N-3	SILT FENCE, REMOVAL	LF	1,555.0	
25	9040-1.08-O-1	CONSTRUCTION ENTRANCE	SY	175.0	
26	11020-1.08-A-0	MOBILIZATION	LS	1.0	
27	2519-3280000	FIELD FENCE, REMOVAL AND REINSTALL	LF	255.0	

STANDARD ROAD PLANS		
The following Standard Road Plans apply to construction work on this project.		
Number	Date	Title
2010.102	10-21-14	Designation of Roadway Earthwork Items
3010.101	04-07-18	Trench Bedding and Backfill Zones
3010.103	04-21-20	Flexible Gravity Pipe Trench Bedding
6010.301	04-21-20	Circular Sanitary Sewer Manhole
6010.601	04-21-20	Castings for Sanitary Sewer Manholes
7040.102	2021	Full Depth PCC Patches Greater Than 15' Long
7040.103	10-17-17	Full Depth HMA Patches
8030.116	10-17-17	Street or Road Closure
9040.103	10-21-14	Rolled Erosion Control Product (RECP) Installation on Slopes
9040.104	10-21-14	Rolled Erosion Control Product (RECP) Installation in Channel
9040.119	10-21-14	Silt Fence
9040.120	10-21-14	Stabilized Construction Entrance
MI-103	10-20-15	Deer Fence and Field Fence Construction
PM-110	04-21-20	Line Types

TABULATION OF PAVEMENT MARKINGS											108-22			
*BCY4 - Place on the same side of the roadway to match existing markings near the project.														
**NPY4 - For estimating purposes only. No Passing Zone Lines will be located in the field.														
BCY4: Broken Centerline (Yellow)					DCY4: Double Centerline (Yellow)			NPY4: No Passing Zone Line (Yellow)						
BLW4: Broken Lane Line (White)					ELW4: Edge Line (White)			ELY4: Edge Line (Yellow)						
Road ID	Location			Marking Type	Side		Length by Line Type (Unfactored)					Remarks		
	Station to Station	Length (STA)			L	C	R	BCY4*	DCY4	NPY4**	BLW4		ELW4	ELY4
W 27TH STREET	BEGINNING OF PROJECT	END OF PROJECT	0.55	Highbuild Waterborne Paint		x							0.55	Estimated for Temp Pavement
W 27TH STREET	BEGINNING OF PROJECT	END OF PROJECT	0.55	Highbuild Waterborne Paint			x						0.55	Estimated for Temp Pavement
W 27TH STREET	BEGINNING OF PROJECT	END OF PROJECT	0.55	Highbuild Waterborne Paint						0.55				Estimated for Temp Pavement
LENGTH SUBTOTALS								0	0	0.55	0	1.10	0	
QUANTITY FACTORS								0.25	2	1.25	0.25	1	1	
TOTALS								0.00	0.00	0.69	0.00	1.10	0.00	

**CLEARING AND GRUBBING**

110-17  
04-18-17

Location		Work and Material Type	Trees, Stumps, and Logs and Down Timber Material Diameters													All Other Materials		Estimated Quantities			Remarks
Station to Station or Ref. Loc. Sign to Ref. Loc. Sign or Description	Direction of Travel		3"-6"	>6"-9"	>9"-12"	>12"-15"	>15"-18"	>18"-24"	>24"-30"	>30"-36"	>36"-42"	>42"-48"	>48"-60"	>60"-72"	>72"	Length	Width	Units	Area	Herbicide Application	
			FT	FT	Units	Acres	Each														
9+73 - 11+32.00	Both	Brush - Clearing													159.0	55.0		0.2			
15+16.00 - 18+34.00	Lt	Brush - Clearing													298.0	16.0		0.1			
24+18.00 - 25+23.00	Both	Brush - Clearing													95.0	110.0		0.2			
25+61.00 - 26+44.00	Both	Brush - Clearing													68.0	100.0		0.2			
															Total			0.7			

**TABULATION OF SILT FENCES**

Refer to EC-201

Location			Length LF	Remarks
Begin Station	End Station	Side		
9+70	24+63.00	LT	1493.0	
9+70		Both	60.0	
25+12.00		Both	118.0	
25+70.00		Both	87.0	
26+44.00		Both	110.0	
	Total		1868.0	



W. 27th STREET  
SANITARY SEWER EXTENSION  
CITY PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA

**ESTIMATED QUANTITIES  
AND ESTIMATE REFERENCE**

DATE JANUARY 2021

PROJECT NO 60637669

FILENAME C-01.DGN

SHEET NO

DRAWING NO **287**

DATE

DESCRIPTION

REV

APP

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**CLEARING AND GRUBBING**

110-17  
04-18-17

Location		Work and Material Type	Trees, Stumps, and Logs and Down Timber Material Diameters													All Other Materials		Estimated Quantities			Remarks
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25+61.00 - 26+44.00	Both	Brush - Clearing													68.0	100.0		0.2			
															Total			0.7			

**TABULATION OF SILT FENCES**

Refer to EC-201

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9+70		Both	60.0	
25+12.00		Both	118.0	
25+70.00		Both	87.0	
26+44.00		Both	110.0	
	Total		1868.0	

Item 30.

DATE	CHK	BSC	DRN
DESCRIPTION	APP	CHK	DES
REV	APP	CHK	DES

**AECOM**

501 Sycamore Street, Suite 222  
Waterloo, Iowa 50704-1497  
T 319.232.6531 F 319.232.0271  
WWW.AECOM.COM

W. 27th STREET  
SANITARY SEWER EXTENSION  
CITY PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA

**ESTIMATED QUANTITIES  
AND ESTIMATE REFERENCE**

DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	C-01.DGN
SHEET NO	
DRAWING NO	288

\*\*\*USER'S\*\*\*  
\*\*\*PRINT\*\*\*  
\*\*\*DATE\*\*\*





### SURVEY SYMBOLS

- FHD Fire Hydrants
- TVP TV Pedestal
- FLg Flag Poles
- BB Billboard
- SI Sign
- MM Mile Marker Post
- INB Storm Sewer Beehive Intake
- TEV Evergreen Tree
- TDC Tree Deciduous
- TFR Tree Fruit
- SHR Shrub
- PPA Power Pole Co. 1
- IN Storm Sewer Intake
- MH Utility Access (Manhole)
- TSG Traffic Signal
- OUT Tile Outlet
- TSL Traffic Signal and Luminare
- SL Speed Limit Sign
- GP Guard Post (Less Than 4 Posts)
- MIS Miscellaneous
- TPD Telephone Pedestal
- GV Gas Valve
- EB Electrical Box
- UB Utility Box
- WV Water Valve
- PR Electric Riser Pole
- LUM Luminaire
- CUL Culvert
- LIN Miscellaneous Line
- Til Tile Line
- GDL Guard Rail Steel
- ROC Rock Outcropping
- BLD Building or Foundation
- CON Concrete or A/C Slab
- CU Back of Curb
- GU Gutter In Front of Curb
- ENP Edge Paved Entrance & Park Lot
- SWK Sidewalk
- EP Edge of Paved Roads (ML or SR)
- ENT Centerline BL of Entrance
- SH Paved Shoulder
- SNP Unpaved Shoulder
- DU Centerline Draw or Stream (Up)
- BNK Stream Bank
- EG Edge of Gravel Road
- RIP Rip-Rap
- DIK Centerline of Dike or Dam
- TLNL Tree Line Left
- TLNR Tree Line Right
- FW Wire Fence
- FWD Wood Fence
- TDL Traffic Detection Loop
- HDG Hedge Row
- D Centerline Draw or Stream (Down)
- RET Retaining Walls

### UTILITY LEGEND

- E1 - ELC Underground Electric Conductor - MidAmerican
- E2 - ELC Underground Electric Secondary Conductor - MidAmerican
- E3 - ELC Traffic Signal Electric Service - Cedar Falls Utilities
- F0 - FOC Underground Fiber Optic - Cedar Falls Utilities
- F02 - FOC Underground Fiber Optic - UPN
- F05 - FOC Underground Fiber Optic - Mediacom
- F06 - FOC Underground Fiber Optic - Aereon
- F07 - FOC Underground Fiber Optic - Century Link
- G - GC Gas - MidAmerican
- San. - SANC Sanitary Sewer - Cedar Falls Utilities
- St.S. - ST.SC Storm Sewer - Cedar Falls Utilities
- TV - CTVC Cable Tv - Mediacom
- W - WLC Underground Water Line - Cedar Falls Utilities

### PLAN VIEW COLOR LEGEND OF PLAN AND PROFILE SHEETS

LINEWORK	Design	Color No.	Description
Green	(2)		Existing Topographic Features and Labels
Blue	(1)		Proposed Alignment, Stationing, Tic Marks, and Alignment Annotation
Magenta	(5)		Existing Utilities
SHADING		Design	Color No.
Yellow	(4)		Highlight for Critical Notes or Features
Red	(3)		Delineates Restricted Areas
Lavender	(9)		Temporary Pavement Shading
Gray, Light	(48)		Proposed Pavement Shading
Gray, Med	(80)		Proposed Granular Shading
Gray, Dark	(112)		Proposed Grade and Pave Shading "In conjunction with a paving project"
Brown, Light	(236)		Grading Shading
Tan	(8)		Proposed Sidewalk Shading
Blue, Light	(230)		Proposed Sidewalk Landing Shading
Pink	(11)		Proposed Sidewalk Ramp Shading

### PROFILE VIEW COLOR LEGEND OF PLAN AND PROFILE SHEETS

LINEWORK	Design	Color No.	Description
Green	(2)		Existing Ground Line Profile
Blue	(1)		Proposed Profile and Annotation
Magenta	(5)		Existing Utilities
Blue, Light	(230)		Proposed Ditch Grades, Left
Black	(0)		Proposed Ditch Grades, Median
Rust	(14)		Proposed Ditch Grades, Right

**Reference Point**

- Station
- Section Corner
- Ground Line Intercept
- Saw Cut
- Guardrail
- Trench Drain
- HighTension Cable Guardrail
- Sheet Pile
- Pavement Removal
- Clearing & Grubbing Area

### RIGHT-OF-WAY LEGEND

- Proposed Right-of-Way
- Existing Right of Way
- Existing and Proposed Right-of-Way
- Easement and Existing Right-of-Way
- Easement (Temporary)
- Easement
- C/A Access Control
- Property Line

### UTILITY CONTACTS

NAME	TYPE	LINE CODE	CONTACT	EMAIL	ADDRESS	CITY	STATE	ZIP	PHONE #
Aureon Network Services	Local Fiber Optic	FO6	Jeff Klocko	<a href="mailto:jeff.klocko@areon.com">jeff.klocko@areon.com</a>	7760 Office Plaza Drive South	West Des Moines	IA	50266	515-830-0445
Cedar Falls Engineering Services	Sanitary / Storm Sewer	San. & St.S.	Tyler Griffin	<a href="mailto:tyler.griffin@cedarfalls.com">tyler.griffin@cedarfalls.com</a>	220 Clay Street	Cedar Falls	IA	50613	319-273-8600
Cedar Falls Utilities	Electric		John Osterhaus	<a href="mailto:josterhaus@cfunet.net">josterhaus@cfunet.net</a>	215 East 15th Street	Cedar Falls	IA	50613	319-268-5298
Cedar Falls Utilities	Communications		David Schilling	<a href="mailto:david.schilling@cfunet.net">david.schilling@cfunet.net</a>	1 Utility Parkway	Cedar Falls	IA	50613-0769	319-368-5291
Cedar Falls Utilities	Gas / Water	G & W	Jerald Lukensmeyer	<a href="mailto:jlukensmeyer@cfunet.net">jlukensmeyer@cfunet.net</a>	1 Utility Parkway	Cedar Falls	IA	50613-0769	319-268-5330
CenturyLink	Communications	FO7	Tom Sturmer	<a href="mailto:Thomas.sturmer@centurylink.com">Thomas.sturmer@centurylink.com</a>	2103 E. University Ave	Des Moines	IA	50317	515-201-4520
Iowa Communications Network	Communications		Shannon Marlow	<a href="mailto:icnoutsideplantiowaonecall@iowa.gov">icnoutsideplantiowaonecall@iowa.gov</a>					800-572-3940
MediaCom	Cable TV	TV & FO5	Brian Kadner	<a href="mailto:bkadner@mediacomcc.com">bkadner@mediacomcc.com</a>			IA	50702	845-544-9656
Northern Natural Gas Company	Gas Distribution	G	Jim Johnson	<a href="mailto:Jim.Johnson@nngco.com">Jim.Johnson@nngco.com</a>			IA		402-530-6625
Unite Private Networks	Local Fiber Optic	FO2 & FO4	Joe Kilzer	<a href="mailto:upngis@upnfiber.com">upngis@upnfiber.com</a>		Des Moines	IA	50325	816-425-3556
University of Northern Iowa	Steam Tunnel	UNI	Jose Luis San Miguel	<a href="mailto:joseluis.sanmiguel@uni.edu">joseluis.sanmiguel@uni.edu</a>	1801 W. 31st Street	Cedar Falls	IA	50614	319-273-3059

## PLAN AND PROFILE

(COVERS SHEET SERIES EC, H, J, & MSA)

Item 30.

DATE	JANUARY 2021	PROJECT NO	60637669	FILENAME	EC-01.Dgn	SHEET NO		DRAWING NO	290
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EC.Z

**AECOM**

501 Sycamore Street, Suite 222  
Waterloo, Iowa 50704-1497  
T 319.232.6531 F 319.232.0271  
WWW.AECOM.COM

PLAN AND PROFILE  
LEGEND AND SYMBOLS

UNIVERSITY OF NORTHERN IOWA











**Horizontal Control**

The geographic coordinate system used to perform the design survey is Iowa Regional Coordinates System Zone 05 (U.S. Survey Feet). This coordinate system was used for design. Local marks have been designated for future use. These marks can be used to validate results while staking design points.

**Vertical Control**

Vertical datum for this survey is NAVD88. Black Hawk County Monument ID 172 Stamped 2000-005 was used as the beginning benchmark for this project.

**Benchmarks:**

**Benchmark 1**

Black Hawk County Monument ID 172 - a 5/8" fluted rod with a 2.5" aluminum cap stamped 2000-005 that is 54.6' North of the North edge of W. 27th Street at the Southwest corner of the Southeast 1/4 of th Southeast 1/4 of Section 15-T89N-R14W.

Elevation 947.31

**Benchmark 2**

Cut "X" on the South headwall of the RCB under 27th Street. The RCB is approximately 800' West of the Southwest corner of the Southeast 1/4 of th Southeast 1/4 of Section 15-T89N-R14W.

Elevation 926.81

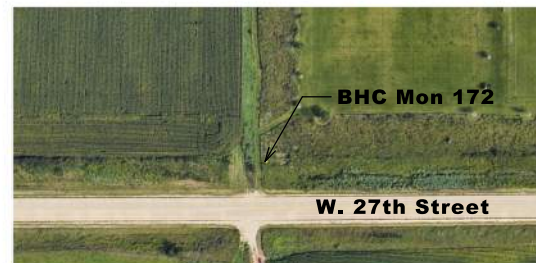
**Benchmark 3**

Mag nail in power pole on the North side of 27th Street that is approximately 62' East of the RCB under 27th Street. The RCB is approximately 800' West of the Southwest corner of the Southeast 1/4 of th Southeast 1/4 of Section 15-T89N-R14W.

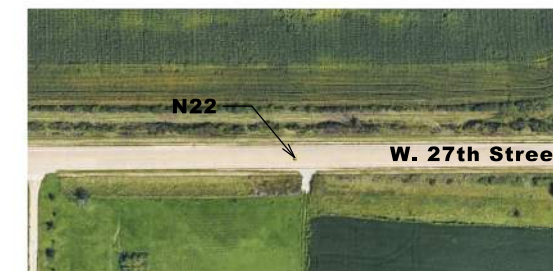
Elevation 929.67

**Survey Information**

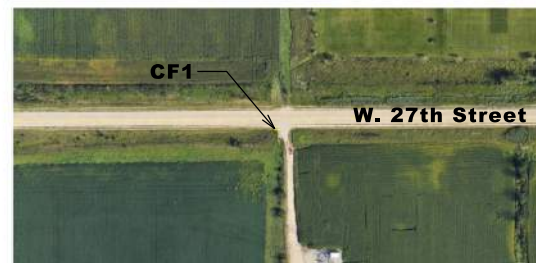
Validation Point  
Name: BHC Monument 172  
IaRCS ZONE 5 US FT  
N=8850279.273  
E=15437951.060  
ELEV.=947.31



Validation Point  
Name: N22 - Cut "X" in Pavement  
IaRCS ZONE 5 US FT  
N=8850201.930  
E=15436622.270



Validation Point  
Name: CF1 - 1/2" Rebar  
IaRCS ZONE 5 US FT  
N=8850180.855  
E=15437905.270  
ELEV.=943.95



Validation Point  
Name: NE22 - Cut "X" in Pavement  
IaRCS ZONE 5 US FT  
N=8850213.060  
E=15439254.500  
ELEV.=951.86



CENTERLINE OF SANITARY SEWER				
PI STATION	NORTHING	EASTING	DISTANCE	DIRECTION
10+00.00	8,848,697.3148'	15,437,491.3205'		
			800.00'	N10°34'08"W
18+00.00	8,849,483.7429'	15,437,344.5869'		
			628.14'	N10°34'08"W
24+28.14	8,850,101.2285'	15,437,229.3749'		
			215.62'	N25°43'26"E
26+43.77	8,850,295.4829'	15,437,322.9631'		



Item 30.		DATE
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**AECOM**  
501 Sycamore Street, Suite 222  
Waterloo, Iowa 50704-1497  
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W. 27th STREET  
SANITARY SEWER EXTENSION  
CITY PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA

DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	
SHEET NO	
DRAWING N	293

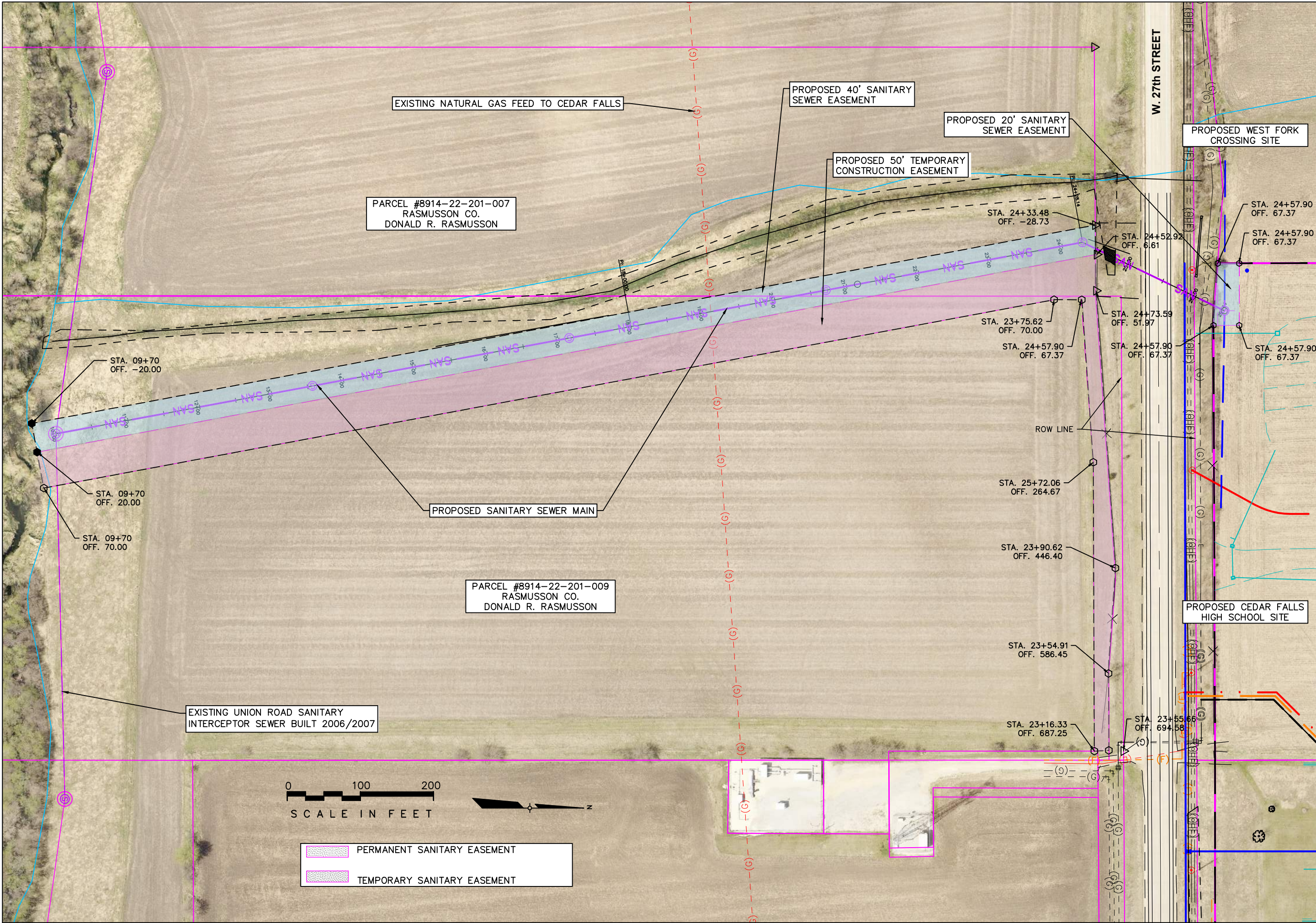
Waterloo, Iowa  
...\\p1ctf9\11x17.pdf...p1ctf9...\\lab\res\pen\BSC\_PEN.TBL  
Printed from MicroStation  
Design File: P:\68637669\800-CAD-CAD-005-018-Sanitary\68637669-SHT-50-01.dgn Model Field.d Sheet



Project: USFHS S&SE.dwg  
 User: TCM  
 Date: 1/13/2021 10:13:13 AM  
 Plot: 1/13/2021 10:13:13 AM

Project: USFHS S&SE.dwg  
 User: TCM  
 Date: 1/13/2021 10:13:13 AM  
 Plot: 1/13/2021 10:13:13 AM

Project: USFHS S&SE.dwg  
 User: TCM  
 Date: 1/13/2021 10:13:13 AM  
 Plot: 1/13/2021 10:13:13 AM



	PERMANENT SANITARY EASEMENT
	TEMPORARY SANITARY EASEMENT

DRN	DES	CHK	APP	REV

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<p>VERIFY SCALE IF PLAN SHEET IS REDUCED</p> <p>1"=1'-11"</p>	
DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	
FILE NO	
SHEET NO	294
DRAWING NO	

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W. 27th STREET  
 SANITARY SEWER EXTENSION  
 CITY PROJECT NO. RC-000-3240  
 CITY OF CEDAR FALLS, IOWA

RIGHT OF WAY

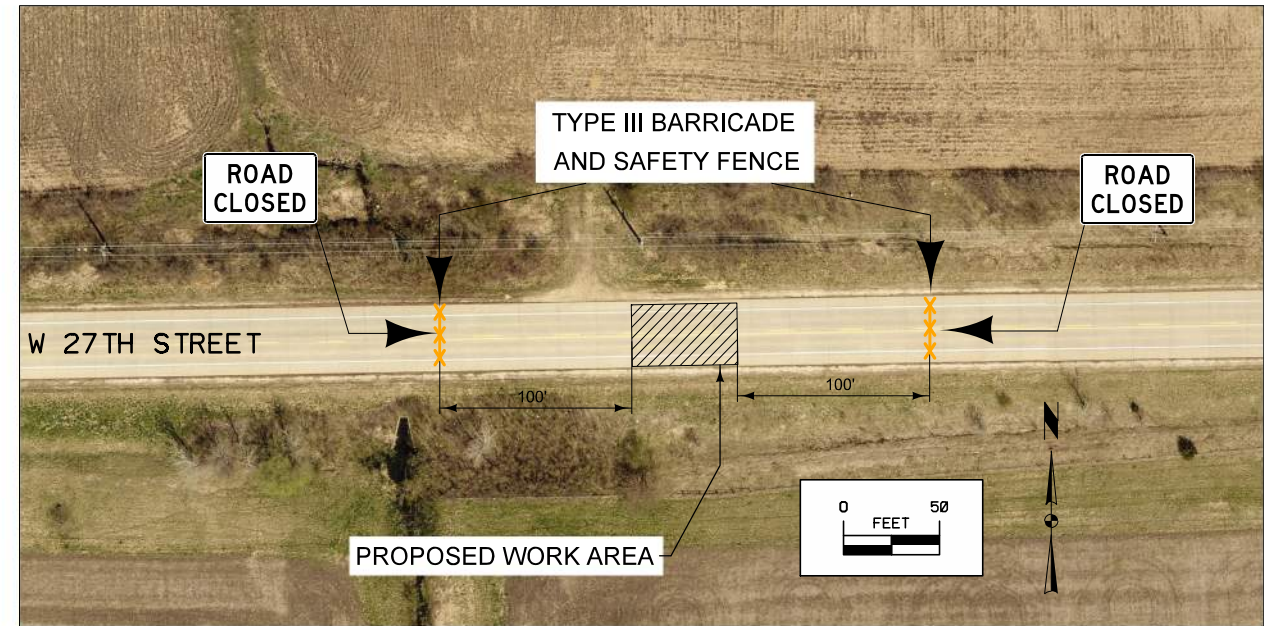
Item 30.

H-1



# GENERAL TRAFFIC CONTROL NOTES

1. CONTRACTOR'S TRAFFIC CONTROL DEVICES SHALL MEET THE REQUIREMENTS OF THE CURRENT EDITION OF MUTCD (MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS) IN EQUIPMENT AND PLACEMENT AND COMPLY WITH SUDAS 1070.2.06 AND REFERENCE DETAIL 8030.116
2. TYPE III BARRICADES MUST BE VISIBLE TO BOTH DIRECTIONS OF TRAFFIC WHEN APPLICABLE WITH RETROFLECTIVE SHEETING ON BOTH SIDES
3. ROAD CLOSURE SHALL BE LIMITED TO 30 CALENDAR DAYS



VERIFY SCALE IF PLAN SHEET IS REDUCED		Item 30.	DATE
DRN	DES	CHK	APP
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			DRN
			CHK

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W. 27th STREET  
 SANITARY SEWER EXTENSION  
 CITY PROJECT NO. RC-000-3240  
 CITY OF CEDAR FALLS, IOWA

**TRAFFIC CONTROL  
 PLANS AND NOTES**

DATE	JANUARY 2021
PROJECT NO	60637669
FILENAME	J-01.DGN
SHEET NO	
DRAWING NO	295

\*\*\*USER'S  
 \*\*\*APPENDIX  
 \*\*\*ADDRESS  
 \*\*\*CITY












# PROJECT SPECIFICATIONS FOR W. 27TH STREET SANITARY SEWER EXTENSION PROJECT

Project RC-000-3240  
Cedar Falls, Iowa

ENGINEER'S CERTIFICATION	
 <p>The seal is circular with a double-line border. The outer ring contains the text 'LICENSED PROFESSIONAL ENGINEER' at the top and 'IOWA' at the bottom, separated by two stars. The center of the seal contains the name 'MICHELLE M. SWEENEY' and the license number '20830'.</p>	<p>I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed professional engineer under the laws of the State of Iowa.</p> <p><i>Michelle M. Sweeney</i> Date: <u>2/2/2021</u> Michelle Sweeney, PE, PTOE, Iowa License No. 20830 My license renewal date is 12/31/2021</p> <p>Pages or sheets covered by this seal: <u>A.1, B.1, C.1-C.2, EC.1-EC.4, G.1, H.1, J.1, MSA.1-MSA.2</u></p>



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**DIVISION 3 – Standard Specifications**

The current version of the Statewide Urban Design and Specifications (SUDAS) shall apply to this project and serve as the City’s Standard Specification.

The Standard Specification is amended by the City of Cedar Falls Supplemental Specifications to SUDAS, latest edition.

Links to both documents can be found on the City’s website at:

[www.cedarfalls.com/designstandards](http://www.cedarfalls.com/designstandards)

**DIVISION 4 – Supplemental Plans and Specifications**

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**NOTICE OF PUBLIC HEARING ON PLANS, SPECIFICATIONS,  
FORM OF CONTRACT, AND ESTIMATE OF COST FOR THE  
W. 27TH STREET SANITARY SEWER EXTENSION PROJECT IN THE  
CITY OF CEDAR FALLS, IOWA**

TO ALL TAXPAYERS OF THE CITY OF CEDAR FALLS, IOWA, AND OTHER PERSONS INTERESTED:

Public notice is hereby given that the City Council of the City of Cedar Falls, Iowa, will conduct a Public Hearing on Plans, Specifications, Form of Contract, and Estimated Total Cost for the construction of the W. 27TH STREET SANITARY SEWER EXTENSION PROJECT in said City at 7:00 p.m. on the 7th day of June 2021 said meeting to be held in the Council Chambers in the City Hall, 220 Clay Street, Cedar Falls, Iowa.

Said Plans, Specifications, Form of Contract, and Estimated Total Cost are now on file in the office of the City Clerk in the City Hall in Cedar Falls, Iowa, and may be inspected by any persons interested.

Any person interested may appear at said meeting of the City Council for the purpose of making objections to said Plans, Specifications, Contract, or Estimated Total Cost of making said improvement.

This notice given by order of the City Council of the City of Cedar Falls, Iowa.

City of Cedar Falls, Iowa

By: \_\_\_\_\_

Jacqueline Danielsen, MMC

City Clerk

## **NOTICE TO BIDDERS**

### **CITY OF CEDAR FALLS PUBLIC IMPROVEMENTS PROJECT**

### **W. 27TH STREET SANITARY SEWER EXTENSION PROJECT**

Time and Place for Filing Sealed Proposals: Proposals will only be accepted electronically on the Quest CDN website before 2:00 p.m. on the 15th day of June 2021.

Time and Place Sealed Proposals will be Opened and Considered: Sealed proposals will be publicly opened online at 2:00 p.m. on the 15th day of June 2021 at [www.questcdn.com](http://www.questcdn.com), for consideration by the City of Cedar Falls City Council at its meeting at 7:00 PM on the 21st day of June 2021 or at such later time and place as may be fixed. The City of Cedar Falls reserves the right to reject any and all proposals including without limitation, nonconforming, nonresponsive, unbalanced, or conditional bids.

Time for Commencement and Completion of Work: The work under the proposed contract shall commence within ten (10) calendar days after the date set forth in the written Notice to Proceed and shall be performed regularly and diligently throughout the duration of the project. All work shall be completed within 60 working days. Working days will be accumulated concurrently from the date set forth in the written Notice to Proceed.

Bid Security: Bidders shall provide a bid security in the amount defined in the Instructions to Bidders- Division 1 Section 05. A scanned copy of the Bid Bond must be included with the online bid submitted at [www.questcdn.com](http://www.questcdn.com).

Performance and Payment Bonds: The successful Bidder shall furnish to the City a performance bond in an amount equal to one hundred percent (100%) of the contract price, guaranteeing faithful performance of the contract and guaranteeing the completed project against defective workmanship and materials for a period of two (2) years from and after completion and acceptance by the City. The successful Bidder shall also provide a payment bond in an amount equal to one hundred percent (100%) of the contract price guaranteeing payment of all persons supplying labor and materials, or both, in the execution of the work provided for in the contract.

Contract Documents: The contract documents are available at [www.cedarfalls.com/QuestCDN](http://www.cedarfalls.com/QuestCDN) and [www.questcdn.com](http://www.questcdn.com). This contract is QuestCDN project number 7808563. A contractor may view the contract documents at no cost prior to deciding to become a Planholder. To be considered a Planholder for bids, a contractor must register with QuestCDN.com. Registering as a planholder is recommended for all prime contractors and subcontractors as Planholders will receive automatic notice of addenda and other contract document updates via QuestCDN. Contact QuestCDN Customer Support at (952) 233-1632 or [info@questcdn.com](mailto:info@questcdn.com) for assistance in membership registration, downloading digital project information and vBid online bid submittal questions. To access the electronic bid form, download the project documents and click the online bid button at the top of the bid advertisement page. Bids will only be received and accepted via the online electronic bid service through QuestCDN.com. To access the electronic bid form, download the project documents and click on the online bid button at the top of the bid advertisement page. Prospective bidders must be on the Planholder list through QuestCDN for bids to be accepted. If required, hard copies of the project documents may be obtained from the City Engineer's office, 220 Clay Street, Cedar Falls, Iowa 50613 for a refundable deposit of \$250.00 if returned to City Engineer's office within 14 days after the bid opening. Failure to return within the 14 days will forfeit your deposit.



If any prospective bidder is in doubt as to the true meaning of any parts of the contract documents, the bidder may request an interpretation from the Engineer, in writing, through email. Questions received less than five (5) days prior to the date for opening bids may not be answered.

Contact individuals shall be as follows:

Michelle Sweeney, PE, PTOE  
AECOM  
501 Sycamore Street, Suite 222  
Waterloo, Iowa 50703  
Michelle.Sweeney@AECOM.com

Any interpretation of the contract documents will be made in writing and only by addendum with online notification given to bidders. Only questions answered by Addenda will be binding. Oral and other interpretations or clarifications will be without legal effect. Addenda may be issued to clarify, correct or change the contract documents as deemed advisable by the City of Cedar Falls or the Engineer of record.

Preference for Iowa Products and Labor: By virtue of statutory authority, a preference will be given to products and provisions grown and coal produced within the State of Iowa.

In accordance with Iowa statutes, a resident bidder shall be allowed a preference as against a nonresident bidder from a state or foreign country if that state or foreign country gives or requires any preference to bidders from that state or foreign country, including but not limited to any preference to bidders, the imposition of any type of labor force preference, or any other form of preferential treatment to bidders or laborers from that state or foreign country. The preference allowed shall be equal to the preference given or required by the state or foreign country in which the nonresident bidder is a resident. In the instance of a resident labor force preference, a nonresident bidder shall apply the same resident labor force preference to a public improvement in this state as would be required in the construction of a public improvement by the state or foreign country in which the nonresident bidder is a resident.

Failure to submit a fully completed Bidder Status Form with the bid may result in the bid being deemed nonresponsive and rejected.

Sales Tax: Contractors and approved subcontractors will be provided a Sales Tax Exemption Certification to purchase building materials, supplies or equipment to be used in the performance of this project. Products utilized in the construction of this project shall be exempt from tax as provided by Code of Iowa Sections 423.2 and 423.45.

Project Description: This projects will extend sanitary sewer from the Union Interceptor to the north side of W. 27th Street. This project includes 1,650 lineal feet of sanitary sewer.

Published upon order of the City Council of Cedar Falls, Iowa.

CITY OF CEDAR FALLS, IOWA  
BY: \_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk

## **DIVISION I – Instructions to Bidders**

The work comprising the W. 27th Street Sanitary Sewer Extension Project shall be constructed in accordance with the 2021 Edition of the SUDAS and as further modified by the City of Cedar Falls' Supplemental Specifications and the special provisions included in the contract documents. The terms used in the contract revision of the documents are defined in said Standard Specifications.

Before submitting your bid, please review the requirements of "Division One, General Provisions and Covenants", in particular the sections regarding proposal requirements, bonding, contract execution, and insurance requirements. Please be certain that all documents have been completed properly; as failure to complete and sign all documents and to comply with the requirements listed below can cause your bid not to be considered.

### **01 Definition and Terms**

*Add the following to Standard Specification Section 1010 – 1.03:*

Code of Iowa: The latest edition of the Code of Iowa

Engineer: The City Engineer of Cedar Falls, Iowa or an authorized representative.

Owner: The City of Cedar Falls, Iowa acting through its City Council.

Project: W. 27TH STREET SANITARY SEWER EXTENSION PROJECT  
Project No. RC-000-3240

### **02 Qualification of the Bidder**

*Add the following to Standard Specification Section 1020 – 1.01:*

To demonstrate bidder's qualifications to perform the work, within five days of the Owners request, bidder shall submit written evidence such as may be called for below:

The address and description of the bidder's place of business; The number of years engaged in the contracting business under the present firm name, and the name of the state where incorporated; A list of the property and equipment available to the bidder to evaluate if the bidder can complete the work in accordance with the bidding documents; A financial statement of the bidder showing that the bidder has the financial resources to meet all obligations incidental to the work; The bidder's performance record giving the description, location, and telephone number of similar projects constructed in a satisfactory manner by the bidder; A list of projects presently under contract, the approximate contract amount and the percent of completion of each; A list of contracts which resulted in lawsuits; A list of contracts defaulted; A statement of the bidder indicating whether or not the bidder has ever filed bankruptcy while performing work of a like nature or magnitude; A list of

officers of the firm who, while in the employ of the firm or the employ of previous firms, were associated with contracts which resulted in lawsuits, contracts defaulted or filed for bankruptcy; The technical experience of personnel guaranteed to be employed in responsible charge of the work stating whether the personnel have or have not performed satisfactorily on other contracts of like nature and magnitude or comparable difficulty at similar rate of progress; Such additional information as will assist the Owner in determining whether the bidder is adequately prepared to fulfill the contract. Owner's decision as to qualifications of the bidder will be final.

The Owner hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color or national origin in consideration for an award.

### **03 Contents of the Proposal Forms**

*Add the following to Standard Specification Section 1020 – 1.02:*

The contract documents are available at [www.cedarfalls.com/QuestCDN](http://www.cedarfalls.com/QuestCDN) and [www.questCDN.com](http://www.questCDN.com). This contract is QuestCDN project number 7808563. A contractor may view the contract documents at no cost prior to deciding to become a Planholder. To be considered a Planholder for bids, a contractor must register with QuestCDN.com. Registering as a planholder is recommended for all prime contractors and subcontractors as Planholders will receive automatic notice of addenda and other contract document updates via QuestCDN. Contact QuestCDN Customer Support at (952) 233-1632 or [info@questcdn.com](mailto:info@questcdn.com) for assistance in membership registration, downloading digital project information and vBid online bid submittal questions. To access the electronic bid form, download the project documents and click the online bid button at the top of the bid advertisement page. Bids will only be received and accepted via the online electronic bid service through QuestCDN.com. To access the electronic bid form, download the project documents and click on the online bid button at the top of the bid advertisement page. Prospective bidders must be on the Planholder list through QuestCDN for bids to be accepted.

### **04 Taxes**

*Add the following to Standard Specification Section 1020 – 1.08:*

Contractors and approved subcontractors will be provided a Sales Tax Exemption Certification to purchase building materials, supplies or equipment to be used in the performance of this project. Products utilized in the construction of this project will be exempt from tax as provided by Code of Iowa Sections 423.2 and 423.45.



## **05 Submission of the Proposal, Identity of Bidder and Bid Security**

*Add the following to Standard Specification Section 1020 – 1.12:*

The bid security must be in the minimum amount of 10% of the total bid amount including all add alternates (do not deduct the amount of deduct alternates). The bid security shall be in the form of a cashier's check or certified check drawn on a state-chartered or federally chartered bank, or a certified share draft drawn on a state-chartered or federally chartered credit union, or a bidder's bond with corporate surety satisfactory to the City. The bid bond must be submitted on the provided Bid Bond form, as no other bid bond forms are acceptable. All signatures on the bid bond must be original signatures in ink; facsimile (fax) of any signature on the bid bond is not acceptable. Bid security other than said bid bond shall be made payable to City Clerk of the City of Cedar Falls.

“Miscellaneous Bank checks”, as well as “Money Orders” and “Traveler’s Checks” issued by persons, firms or corporations licensed under Code of Iowa Chapter 533B are not acceptable bid security.

Proposals will only be accepted electronically on the Quest CDN website. Bidders will also be required to submit the following forms online with their bid: bid security, bidder status form and non-collusion Affidavit.

**FORM OF PROPOSAL  
W. 27TH STREET SANITARY SEWER EXTENSION PROJECT  
PROJECT NO. RC-000-3240  
CITY OF CEDAR FALLS, IOWA**

To the Mayor and City Council  
City of Cedar Falls, Iowa

The undersigned hereby certifies that \_\_\_\_\_ have personally and carefully examined the specifications, general conditions, and form of contract annexed hereto. Having made such examination, the undersigned hereby proposes to construct the improvements for the W. 27TH STREET SANITARY SEWER EXTENSION PROJECT in accordance with the plans and specifications on file in the office of the City Clerk, the published Notice to Bidders and the Form of Contract, herewith, complying with all the laws of the State of Iowa, and the Rules, Regulations and Ordinances of the City of Cedar Falls, and to the satisfaction of the City Council of the City of Cedar Falls, Iowa, including the guaranteeing of this Project for a period of two (2) years from the date of final acceptance thereof at the following prices, to-wit:

<b>BID ITEM #</b>	<b>DESCRIPTION</b>	<b>UNITS</b>	<b>QUANTITY</b>	<b>UNIT PRICE</b>	<b>EXTENDED PRICE</b>
1	CLEARING AND GRUBBING	ACRE	0.7	\$	\$
2	STRIP, SALVAGE, AND RESPREAD TOPSOIL	CY	3,580.0	\$	\$
3	SUBGRADE PREPARATION, 12 INCH	SY	251.0	\$	\$
4	MODIFIED SUBBASE, 6 INCH	SY	251.0	\$	\$
5	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	CY	100.0	\$	\$
6	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 8 INCH	LF	8.0	\$	\$
7	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 12 INCH	LF	8.0	\$	\$

BID ITEM #	DESCRIPTION	UNITS	QUANTITY	UNIT PRICE	EXTENDED PRICE
8	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 15 INCH	LF	1,644.0	\$	\$
9	SUBDRAIN INSTALLATION, LESS THAN 10 INCH	LF	200.0	\$	\$
10	MANHOLE, SW-301, 48 INCH	EA	5.0	\$	\$
11	CONNECTION TO EXISTING SANITARY MANHOLE	EA	1.0	\$	\$
12	GRANULAR SURFACING	SY	36.7	\$	\$
13	TEMPORARY PAVEMENT	SY	214.0	\$	\$
14	PAVEMENT REMOVAL	SY	214.0	\$	\$
15	PAINTED PAVEMENT MARKINGS, HIGHBUILD WATERBORNE	STA	1.8	\$	\$
16	TRAFFIC CONTROL	LS	1.0	\$	\$
17	SAFETY FENCE	LF	300.0	\$	\$
18	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 3 SEED MIX	ACRE	0.65	\$	\$
19	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 5 SEED MIX	ACRE	0.65	\$	\$
20	SWPPP MANAGEMENT	LS	1.0	\$	\$
21	TEMPORARY ROLLED EROSION CONTROL PRODUCTS (RECP)	SY	600.0	\$	\$
22	SILT FENCE, INSTALLATION	LF	1,555.0	\$	\$
23	SILT FENCE, MAINTENANCE	LF	1,555.0	\$	\$
24	SILT FENCE, REMOVAL	LF	1,555.0	\$	\$
25	CONSTRUCTION ENTRANCE	SY	175.0	\$	\$
26	MOBILIZATION	LS	1.0	\$	\$
27	FIELD FENCE, REMOVAL AND REINSTALL	LF	255.0	\$	\$
				<b>TOTAL BID</b>	\$

Bidders may not independently bid on selective items of work. In this project, all items constitute one indivisible work that will be let to one bidder. A unit price shall be submitted for each of the items (Items 1-27). The successful bidder will be determined by evaluating the Total Bid shown above which shall be done online via the QuestCDN website. The Owner reserves the right to delete any part or all of any item.

The Owner reserves the right to reject any and all bids, including without limitation, nonconforming, nonresponsive, unbalanced, or conditional bids. The Owner further



reserves the right to reject the bid of any bidder whom it finds, after reasonable inquiry and evaluation, to be non-responsible. The Owner may also reject the bid of any bidder if the Owner believes that it would not be in the best interest of the project to make an award to that bidder. The Owner also reserves the right to waive all informalities not involving price, time or changes in the work.

If written notice of approval of award is mailed, emailed or delivered to the bidder within thirty (30) calendar days after the opening thereof, or any time thereafter before this bid is withdrawn, the undersigned agrees to execute and deliver an agreement in the prescribed form and furnish the required bond within ten (10) calendar days after the Contract is presented to the Contractor for signature, and start work within ten (10) calendar days after the date as set forth in the written Notice to Proceed.

Bid Security in the sum of \_\_\_\_\_ in the form of \_\_\_\_\_, is submitted herewith in accordance with the Instructions to Bidders.

The bidder is prepared to submit a financial and experience statement upon request.

The bidder has received the following Addendum or Addenda:

Addendum No. \_\_\_\_\_ Date \_\_\_\_\_  
\_\_\_\_\_

The bidder has filled in all blanks on this Proposal.

Note: The Penalty for making false statements in offers is prescribed in 18 U.S.A., Section 1001.

Name of bidder

\_\_\_\_\_  
By

\_\_\_\_\_  
Official Address Title

**BID BOND**

KNOW ALL MEN BY THESE PRESENTS, that we, \_\_\_\_\_, as Principal, and \_\_\_\_\_ as Surety are held and firmly bound unto the City of Cedar Falls, Iowa, as Obligee, hereinafter called "OBLIGEE," In the penal sum of \_\_\_\_\_ Dollars (\$\_\_\_\_\_) lawful money of the United States, for the payment of which sum will and truly be made, we bind ourselves, our heirs, executors, administrators, and successors, jointly and severally, firmly by these presents. Whereas the Principal has submitted the accompanying bid dated the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, for \_\_\_\_\_.

NOW THEREFORE,

- (a) If said Bid shall be rejected, or in the alternate,
- (b) If said Bid shall be accepted and the Principal shall execute and deliver a contract in the form specified and shall furnish a bond for the faithful performance of said contract, and for the payment of all persons performing labor or furnishing materials in connection therewith, and shall in all other respects perform the agreement created by the acceptance of said Bid,

Then this obligation shall be void, otherwise the same shall remain in force and effect; it being expressly understood and agreed that the liability of the Surety for any and all claims hereunder shall, in no event, exceed the penal amount of this obligation as herein stated.

By virtue of statutory authority, the full amount of this bid bond shall be forfeited to the Obligee in liquidation of damages sustained in the event that the Principal fails to execute the contract and provide the bond as provided in the specifications or by law.

The Surety, for value received, hereby stipulates and agrees that the obligations of said Surety and its bond shall be in no way impaired or affected by any extension of the time within which the Obligee may accept such Bid or execute such contract; and said Surety does hereby waive notice of any such extension.

IN WITNESS WHEREOF, the Principal and the Surety, have hereunto set their hands and seals, and such of them as are corporations, have caused their corporate seals to be hereto affixed and these presents to be signed by their proper officers this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_\_.

\_\_\_\_\_  
Principal (Seal)

By \_\_\_\_\_ (Title)

Witness

\_\_\_\_\_  
Surety (Seal)

By \_\_\_\_\_  
Attorney-in-fact

Witness

### Bidder Status Form

#### To be completed by all bidders

#### Part A

Please answer "Yes" or "No" for each of the following:

- Yes  No My company is authorized to transact business in Iowa.  
*(To help you determine if your company is authorized, please review the worksheet on the next page).*
- Yes  No My company has an office to transact business in Iowa.
- Yes  No My company's office in Iowa is suitable for more than receiving mail, telephone calls, and e-mail.
- Yes  No My company has been conducting business in Iowa for at least 3 years prior to the first request for bids on this project.
- Yes  No My company is not a subsidiary of another business entity or my company is a subsidiary of another business entity that would qualify as a resident bidder in Iowa.

If you answered "Yes" for each question above, your company qualifies as a resident bidder. Please complete Parts B and D of this form.

If you answered "No" to one or more questions above, your company is a nonresident bidder. Please complete Parts C and D of this form.

#### To be completed by resident bidders

#### Part B

My company has maintained offices in Iowa during the past 3 years at the following addresses:

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_  
City, State, Zip: \_\_\_\_\_

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_  
City, State, Zip: \_\_\_\_\_

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_  
*You may attach additional sheet(s) if needed.* City, State, Zip: \_\_\_\_\_

#### To be completed by non-resident bidders

#### Part C

1. Name of home state or foreign country reported to the Iowa Secretary of State:

\_\_\_\_\_

2. Does your company's home state or foreign country offer preferences to bidders who are residents?  Yes  No

3. If you answered "Yes" to question 2, identify each preference offered by your company's home state or foreign country and the appropriate legal citation.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

*You may attach additional sheet(s) if needed.*

#### To be completed by all bidders

#### Part D

I certify that the statements made on this document are true and complete to the best of my knowledge and I know that my failure to provide accurate and truthful information may be a reason to reject my bid.

Firm Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**You must submit the completed form to the governmental body requesting bids  
per 875 Iowa Administrative Code Chapter 156.**

**This form has been approved by the Iowa Labor Commissioner.**

309-6001 02-14



## Worksheet: Authorization to Transact Business

This worksheet may be used to help complete Part A of the Resident Bidder Status form. If at least one of the following describes your business, you are authorized to transact business in Iowa.

- Yes  No      My business is currently registered as a contractor with the Iowa Division of Labor.
- Yes  No      My business is a sole proprietorship and I am an Iowa resident for Iowa income tax purposes.
- Yes  No      My business is a general partnership or joint venture. More than 50 percent of the general partners or joint venture parties are residents of Iowa for Iowa income tax purposes.
- Yes  No      My business is an active corporation with the Iowa Secretary of State and has paid all fees required by the Secretary of State, has filed its most recent biennial report, and has not filed articles of dissolution.
- Yes  No      My business is a corporation whose articles of incorporation are filed in a state other than Iowa, the corporation has received a certificate of authority from the Iowa secretary of state, has filed its most recent biennial report with the secretary of state, and has neither received a certificate of withdrawal from the secretary of state nor had its authority revoked.
- Yes  No      My business is a limited liability partnership which has filed a statement of qualification in this state and the statement has not been canceled.
- Yes  No      My business is a limited liability partnership which has filed a statement of qualification in a state other than Iowa, has filed a statement of foreign qualification in Iowa and a statement of cancellation has not been filed.
- Yes  No      My business is a limited partnership or limited liability limited partnership which has filed a certificate of limited partnership in this state, and has not filed a statement of termination.
- Yes  No      My business is a limited partnership or a limited liability limited partnership whose certificate of limited partnership is filed in a state other than Iowa, the limited partnership or limited liability limited partnership has received notification from the Iowa secretary of state that the application for certificate of authority has been approved and no notice of cancellation has been filed by the limited partnership or the limited liability limited partnership.
- Yes  No      My business is a limited liability company whose certificate of organization is filed in Iowa and has not filed a statement of termination.
- Yes  No      My business is a limited liability company whose certificate of organization is filed in a state other than Iowa, has received a certificate of authority to transact business in Iowa and the certificate has not been revoked or canceled.



## FORM OF CONTRACT

This Contract entered into in quadruplicate at Cedar Falls, Iowa, this \_\_\_\_ day of \_\_\_\_\_, 2021, by and between the City of Cedar Falls, Iowa, hereinafter called the Owner, and \_\_\_\_\_ of \_\_\_\_\_, hereinafter called the Contractor.

WITNESSETH:

The Contractor hereby agrees to furnish all labor, tools, materials and equipment and construct the public improvement consisting of: W. 27TH STREET SANITARY SEWER EXTENSION PROJECT, Project No. RC-000-3240 all in the City of Cedar Falls, Iowa, ordered to be constructed by the City Council of the City of Cedar Falls, Iowa, by Resolution duly passed on the 7th day of June 2021, and shown and described in the Plans and Specifications therefore now on file with the City Clerk of said City.

Said improvement shall be constructed strictly in accordance with said Plans and Specifications.

The following parts of the Plans and Specifications for said Project No. RC-000-3240 attached hereto shall be made a part of this contract as fully as though set out herein verbatim:

- a. Resolution ordering construction of the improvement
- b. Plans
- c. Notice of Public Hearing on Plans and Specifications
- d. Notice to Bidders
- e. Instructions to Bidders
- f. Supplemental Conditions
- g. General Conditions
- h. Project Specifications
- i. Form of Proposal
- j. Performance, Payment, and Maintenance Bond
- k. Form of Contract
- l. Non-collusion Affidavit of Prime Bidder
- m. Bidders Status Form



In Witness whereof, this Contract has been executed in quadruplicate on the date first herein written.

\_\_\_\_\_  
Contractor

CITY OF CEDAR FALLS, IOWA

By \_\_\_\_\_  
Robert M. Green, Mayor

Attest: \_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk

## Performance, Payment and Maintenance Bond

SURETY BOND NO. \_\_\_\_\_

KNOW ALL BY THESE PRESENTS:

That we, \_\_\_\_\_, as Principal (hereinafter the “Contractor” or “Principal” and \_\_\_\_\_ as Surety are held and firmly bound unto CITY OF CEDAR FALLS, IOWA, as Obligee (hereinafter referred to as “the Owner”), and to all persons who may be injured by any breach of any of the conditions of this Bond in the penal sum of \_\_\_\_\_ (\$\_\_\_\_\_), lawful money of the United States, for the payment of which sum, well and truly to be made, we bind ourselves, our heirs, legal representatives and assigns, jointly or severally, firmly by these presents.

The conditions of the above obligations are such that whereas said Contractor entered into a contract with the Owner, bearing date the \_\_\_\_\_ day of \_\_\_\_\_, 2021, hereinafter the “Contract”) wherein said Contractor undertakes and agrees to construct the following described improvements:

### **W. 27th Street Sanitary Sewer Extension Project Project RC-000-3240**

and to faithfully perform all the terms and requirements of said Contract within the time therein specified, in a good and workmanlike manner, and in accordance with the Contract Documents.

It is expressly understood and agreed by the Contractor and Surety in this bond that the following provisions are a part of this Bond and are binding upon said Contractor and Surety, to-wit:

1. **PERFORMANCE:** The Contractor shall well and faithfully observe, perform, fulfill, and abide by each and every covenant, condition, and part of said Contract and Contract Documents, by reference made a part hereof, for the above referenced improvements, and shall indemnify and save harmless the Owner from all outlay and expense incurred by the Owner by reason of the Contractor’s default or failure to perform as required. The Contractor shall also be responsible for the default or failure to perform as required under the Contract and Contract Documents by all its subcontractors, suppliers, agents, or employees furnishing materials or providing labor in the performance of the Contract.
2. **PAYMENT:** The Contractor and the Surety on this Bond hereby agreed to pay all just claims submitted by persons, firms, subcontractors, and corporations furnishing materials for or performing labor in the performance of the Contract on account of which this Bond is given, including but not limited to claims for all amounts due for labor, materials, lubricants, oil, gasoline, repairs on machinery, equipment, and tools, consumed or used by the Contractor or any subcontractor, wherein the same are not satisfied out of the portion of the contract price the Owner is required to retain until completion of the improvement, but the Contractor and Surety shall not be liable to said persons, firms, or corporations unless the claims of said claimants against said portion of the contract price shall have been established as provided by law. The Contractor and Surety hereby bind themselves to the obligations and conditions set forth in Chapter 573 of the Iowa Code, which by this reference is made a part hereof as though fully set out herein.
3. **MAINTENANCE:** The Contractor and the Surety on this Bond hereby agree, at their own expense:

- A. To remedy any and all defects that may develop in or result from work to be performed under the Contract within the period of  2  year (s) from the date of acceptance of the work under the Contract, by reason of defects in workmanship or materials used in construction of said work;
- B. To keep all work in continuous good repair; and
- C. To pay the Owner's reasonable costs of monitoring and inspection to assure that any defects are remedied, and to repay the Owner all outlay and expense incurred as a result of Contractor's and Surety's failure to remedy any defect as required by this section.

**Contractor's and Surety's agreement herein made extends to defects in workmanship or materials not discovered or known to the Owner at the time such work was accepted.**

- 4. GENERAL: Every Surety on this Bond shall be deemed and held bound, any contract to the contrary notwithstanding, to the following provisions:
  - A. To consent without notice to any extension of time to the Contractor in which to perform the Contract;
  - B. To consent without notice to any change in the Contract or Contract Documents, which thereby increases the total contract price and the penal sum of this bond, provided that all such changes do not, in the aggregate, involve an increase of more than 20% of the total contract price, and that this bond shall then be released as to such excess increase; and
  - C. To consent without notice that this Bond shall remain in full force and effect until the Contract is completed, whether completed within the specified contract period, within an extension thereof, or within a period of time after the contract period has elapsed and the liquidated damage penalty is being charged against the Contractor.

The Contractor and every Surety on the bond shall be deemed and held bound, any contract to the contrary notwithstanding, to the following provisions:

- D. That no provision of this Bond or of any other contract shall be valid that limits to less than five years after the acceptance of the work under the Contract the right to sue on this Bond.
- E. That as used herein, the phrase "all outlay and expense" is not to be limited in any way, but shall include the actual and reasonable costs and expenses incurred by the Owner including interest, benefits, and overhead where applicable. Accordingly, "all outlay and expense" would include but not be limited to all contract or employee expense, all equipment usage or rental, materials, testing, outside experts, attorney's fees (including overhead expenses of the Owner's staff attorneys), and all costs and expenses of litigation as they are incurred by the Owner. It is intended the Contractor and Surety will defend and indemnify the Owner on all claims made against the Owner on account of Contractor's failure to perform as required in the Contract and Contract Documents, that all agreements and promises set forth in the Contract and Contract Documents, in approved change orders, and in this Bond will be fulfilled, and that the Owner will be fully indemnified so that it will be put into the position it would have been in had the Contract been performed in the first instance as required.



In the event the Owner incurs any “outlay and expense” in defending itself against any claim as to which the Contractor or Surety should have provided the defense, or in the enforcement of the promises given by the Contractor in the Contract, Contract Documents, or approved change orders, or in the enforcement of the promises given by the Contractor and Surety in this Bond, the Contractor and Surety agree that they will make the Owner whole for all such outlay and expense, provided that the Surety’s obligation under this bond shall not exceed 125% of the penal sum of this bond.

In the event that any actions or proceedings are initiated regarding this Bond, the parties agree that the venue thereof shall be in the Iowa District Court for Blackhawk County, State of Iowa. If legal action is required by the Owner to enforce the provisions of this Bond or to collect the monetary obligation incurring to the benefit of the Owner, the Contractor and the Surety agree, jointly, and severally, to pay the Owner all outlay and expense incurred therefor by the Owner. All rights, powers, and remedies of the Owner hereunder shall be cumulative and not alternative and shall be in addition to all rights, powers, and remedies given to the Owner, by law. The Owner may proceed against surety for any amount guaranteed hereunder whether action is brought against the Contractor or whether Contractor is joined in any such action(s) or not.

NOW THEREFORE, the condition of this obligation is such that if said Principal shall faithfully perform all the promises of the Principal, as set forth and provided in the Contract, in the Contract Documents, and in this Bond, then this obligation shall be null and void, otherwise it shall remain in full force and effect.

When a work, term, or phrase is used in this Bond, it shall be interpreted or construed first as defined in this Bond, the Contract, or the Contract Documents; second, if not defined in the Bond, Contract, or Contract Documents, it shall be interpreted or construed as defined in applicable provisions of the Iowa Code; third, if not defined in the Iowa Code, it shall be interpreted or construed according to its generally accepted meaning in the construction industry; and fourth, if it has no generally accepted meaning in the construction industry, it shall be interpreted or construed according to its common or customary usage.

Failure to specify or particularize shall not exclude terms or provisions not mentioned and shall not limit liability hereunder. The Contract and Contract Documents are hereby made a part of this Bond.

Project No. RC-000-3240

Witness our hands, in triplicate, this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

Surety Countersigned By:

**PRINCIPAL:**

\_\_\_\_\_  
Signature of Agent

\_\_\_\_\_  
Contractor

By: \_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name of Agent

\_\_\_\_\_  
Title

\_\_\_\_\_  
Company Name

**SURETY:**

\_\_\_\_\_  
Company Address

\_\_\_\_\_  
Surety Company

\_\_\_\_\_  
City, State, Zip Code

By: \_\_\_\_\_  
Signature Attorney-in-Fact Officer

\_\_\_\_\_  
Company Telephone Number

\_\_\_\_\_  
Printed Name of Attorney-in-Fact Officer

\_\_\_\_\_  
Company Name

**FORM APPROVED BY:**

\_\_\_\_\_  
Company Address

\_\_\_\_\_  
Attorney for Owner

\_\_\_\_\_  
City, State, Zip Code

\_\_\_\_\_  
Company Telephone Number

**NOTE:**

1. All signatures on this performance, payment, and maintenance bond must be original signatures in ink; copies, facsimile, or electronic signatures will not be accepted.
2. This bond must be sealed with the Surety's raised, embossing seal.
3. The Certificate or Power of Attorney accompanying this bond must be valid on its face and sealed with the Surety's raised, embossing seal.
4. The name and signature of the Surety's Attorney-in-Fact/Officer entered on this bond must be exactly as listed on the Certificate or Power of Attorney accompanying this bond.

## **DIVISION 2 – Special Provisions**

Special Provisions are intended to amend or supplement the General Provisions and Covenants of the SUDAS Standard Specifications. All sections that are not amended or supplemented remain in full force and effect.

### **01 Award of Contract**

*Add the following to Standard Specification Section 1030 – 1.03:*

The lowest responsive bidder shall be required to furnish a performance, payment and maintenance bond in the sum equal to one hundred (100%) percent of the total bid. The maintenance bond shall guarantee the maintenance of the improvements for a period of two (2) years from and after its completion and acceptance by the City of Cedar Falls.

### **02 Availability of Site**

*Add the following to Standard Specification Section 1050 – 1.04:*

During construction of this project, the Contractor shall be required to coordinate all operations with those of other Contractors working within the same area of the following projects and/or events:

- 1) Cedar Falls High School Project

### **03 Protection of Line and Grade Stakes**

*Add the following to Standard Specification Section 1050 – 1.10:*

The Contractor shall notify the Engineer at least 48 hours prior to the need for survey stakes. The Contractor shall be responsible for preserving survey stakes and marks and if any survey stakes or marks are destroyed or disturbed by the Contractor, Contractor will be charged for the cost of replacing them.

### **04 Borrow and Waste Sites**

*Add the following to Standard Specification Section 1070 – 2.13:*

It shall be the Contractor's responsibility to provide waste areas or disposal sites for excess material which is not desirable to be incorporated in the work involved on this project (excavation or broken concrete). No payment for overhaul will be allowed for material hauled to these sites. The Engineer shall review all proposed disposal sites and determine the acceptability of each. Overhaul will not be measured or paid for but will be considered incidental to pavement removal or roadway excavation on this project.



## **05 Subletting or Assignment of Contract**

*Add the following to Standard Specification Section 1080 – 1.01:*

The Contractor's own organization shall perform work amounting to not less than thirty-five (35%) percent of the total contract cost unless otherwise specified. Item designated as a specialty item may be performed by subcontract, and the cost of any such specialty item as performed by subcontract may be deducted from the total cost before computing the amount of work required by the Contractor's organization.

## **06 Contract Time**

*Add the following to Standard Specification Section 1080 – 1.02:*

The work on the Contract shall commence ten calendar days after the date set forth in the written Notice to Proceed and shall be completed within 60 working days as set forth in the written Notice to Proceed.

Intermediate working days for construction staging will be as follows:

W. 27 <sup>th</sup> Street Stage	30 calendar days
----------------------------------	------------------

The Contractor will be limited to a maximum of 30 calendar days for the W. 27<sup>th</sup> Street roadway closure. These days are included in the total 60 working days for the project.

If the stage is not open to local traffic within the allotted working days, liquidated damages of \$1000 per day will be assessed.

## **07 Work Progress and Schedule**

*Add the following to Standard Specification Section 1080 – 1.03:*

The progress of the work shall be such that at the expiration of one-fourth of the working days, one-eighth of the work shall be completed; at the expiration of one-half of the working days, three-eighths of the work shall be completed; at the expiration of three-fourths of the working days, the work shall be three-fourths completed, and the whole work shall be completed at the expiration of the working days.

## **08 Weekly Record of Working Days**

*Add the following to Standard Specification Section 1080 – 1.06:*

Work shall not begin before 7:00 a.m. and shall stop at sunset.

## **09 Liquidated Damages**

*Add the following to Standard Specification Section 1080 – 1.12:*

Liquidated damages in the amount of \$1000 dollars per working day will be assessed for each working day that the work remains uncompleted after the expiration of the contract time.

## **10 Progress Payments and Vouchers**

*Add the following to Standard Specification Section 1090 – 1.01:*

Pay estimates will be submitted to the City Council for approval on the First and Third Mondays of each month.

Payment to the Contractor will be made in cash from such cash funds of said City as may be legally used for said purposes, including the proceeds of the Local Option Tax and General Obligation Bonds. Any other combination of funds may be used at the discretion of the City Council.

See Division 2 – Special Provisions Section 06- Contract time for liquidated damages for Intermediate working days.

Before final payment is made, the Contractor shall furnish vouchers showing that all subcontractors and all persons furnishing labor and materials have been fully paid for such materials and labor and that the City may retain the last month's payment for a period of ninety (90) calendar days following such completion and approval, unless satisfied that material and laborers have been paid in full.

## **11 Pollution Prevention Plan**

### 1. Site Description

The proposed W. 27th Street Sanitary Sewer Extension Project involves extending sanitary sewer from the Union Interceptor to the north side of W. 27th Street. This project includes 1,650 lineal feet of sanitary sewer.

Access to the site shall be from W. 27<sup>th</sup> Street and temporary easements.

The existing soils report will be provided upon request to the Engineer.

### 2. Erosion and Sediment Controls

Construction activities that disturb soils are shown in the project plan set. The primary means of controlling silt movement during construction is by minimizing the exposure of subgrade soils by way of silt fence and seeding. In addition, rolled erosion control product will be installed in the ditch to prevent erosion.

Stabilizing of all disturbed areas shall be by sodding or seeding as shown in the Project plan as soon as practical after completion of the backfilling of the curbs and/or the placement of the topsoil. The Contractor shall be responsible for installation and maintenance of all erosion control measures as described in the Project plan. The Contractor may elect to delegate portions of these tasks to subcontractors.

All contractors operating on the site shall take efforts to prevent contamination of storm water runoff, groundwater and soils by hazardous material and/or pollutants caused by work operations or encountered in their work. All waste building materials and supplies must be removed from the site. If construction equipment maintenance or repair is performed on the site, provisions must be made to capture and remove any lubricants or other fluids.

The Contractor shall notify the Owner immediately upon finding a hazardous material contamination either existing at the site or caused by construction activities.

Each and every Contractor shall be responsible to the Owner to:

1. Execute Contractor's part of the Pollution Prevention Plan as described.
2. Conduct all activities to not damage an existing erosion control measure or stabilizing vegetation. If damages occur, the Contractor shall make repairs with no additional cost to the Owner.
3. Coordinate with the Owner for installation of additional erosion control measures that may be needed during construction.



### 3. Storm Water Management

Storm water shall be routed to the natural drainage channels adjacent to the project and protected by silt fence. Temporary sediment basins were not incorporated because of the limited area exposed in each stage of construction. Storm water runoff volumes will not change as a result of the construction project, but storm water runoff shall be managed during construction to minimize erosion.

### 4. Pollution Prevention Plan Reporting and Updates

The Owner or a representative is to insure compliance with the Pollution Prevention Plan will carry out regular inspections. Owner designated and qualified personnel will inspect disturbed areas of the construction site that have not reached “final stabilization” at least once every seven (7) calendar days. Owner will be responsible for executing the Plan towards the goal of a stabilized site. Owner will make determination of Contractors compliance with the plan and may direct additional measures to be taken by any Contractor. When a plan deficiency or the occurrence of a pollutant entering the drainage system is observed, corrective action shall be taken. The Pollution Prevention Plan will be revised and modifications made to the control facilities as needed.

Intermittent reports based on site observation will be made and will become part of the pollution prevention plan. A final report and Notice of Discontinuation will be filed 30 days after final stabilization of the project has occurred.

### 5. Certification Statement

**N.P.D.E.S. CERTIFICATION**  
**PROJECT NO. RC-000-3240**

Contractor certifies under penalty of law that they understand the terms and conditions of the general National Pollutant Discharge Elimination System (NPDES) permit that authorizes the storm water discharges associated with industrial activity from the construction site as part of this certification. Further, by signing and entering into contract for this work, the contractor understands that they are becoming a co-permittee, along with the owner(s) and other contractors and subcontractors, to the Iowa Department of Natural Resources NPDES General Permit No. 2 for “Storm Water Discharge Associated with Industrial Activity for Construction Activities” at the identified site. As co-permittee, the contractor understands that they and their company are legally required under the Clean Water Act and the Code of Iowa, to ensure compliance with the terms and conditions of the Storm Pollution Prevention Plan developed under this NPDES permit and the terms of this NPDES permit.

## **12 METHOD OF MEASUREMENT**

The Engineer will measure the items of work that have been acceptably constructed as specified in the contract documents in accordance with the 2021 Edition of the SUDAS and as further modified by the City of Cedar Falls Supplemental Specifications, except as amended or supplemented as follows:

### **Item No. 28 – Field Fence, Removal and Reinstall**

The Field Fence, Removal and Reinstall will be measured in lineal feet of the installation of the existing field fence.

## **13 BASIS OF PAYMENT**

Payment for the items listed in the Method of Measurement shall be determined by multiplying the item quantity (as determined in the Method of Measurement) by the unit price as bid on the proposal form in accordance with the 2021 Edition of the SUDAS and as further modified by the City of Cedar Falls Supplemental Specifications, except as amended or supplemented as follows:

### **Item No. 27 – Field Fence, Removal and Reinstall**

Payment will be full compensation for removing and reinstalling fence and replacement of any fence parts that are not able to be salvaged and reinstalled.

## DIVISION 3

### STANDARD SPECIFICATIONS

The City of Cedar Falls has adopted the current edition of the STATEWIDE URBAN STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS (SUDAS) as the City's Standard Specification.

This Standard Specification is amended by the City of Cedar Falls Supplemental Specifications to the 2021 edition of SUDAS.

Links to both documents can be found on the City's website at:

[www.cedarfalls.com/designstandards](http://www.cedarfalls.com/designstandards)

#### Item No. 27 – Field Fence, Removal and Reinstall

Specifications for construction shall be per Iowa DOT Standard Specifications Section 2519 Fence Construction.



## DIVISION 4

### SUPPLEMENTAL PLANS AND SPECIFICATIONS

All work shall be constructed as specified in the Contract documents for the W. 27th Street Sanitary Sewer Extension Project in accordance with the current edition of the SUDAS as amended by the City of Cedar Falls Supplemental Specifications to the 2021 Edition of the SUDAS, except as amended or supplemented as follows:

#### Items No. 13 – Temporary Pavement

For Temporary PCC pavement, saw cuts for new P.C.C. pavement joints shall meet the requirements of Standard Specification 7010-3.02J2. Early “soft cut saws” are preferred for cutting transverse joints. All other types of saw cuts for new P.C.C. pavement joints shall be wet sawn as per Standard Specification Section. This shall also include removal of wet saw residue on the entire street surface by washing down the street surface after wet sawing.

Standard Specification shall apply for opening the new pavement to General Traffic with the following modification:

"Five (5) calendar days after placing the new P.C.C. pavement, a beam will be broken. With adequate flexural strength, the Contractor will be allowed on the new pavement to seal the pavement joints. The equipment used to seal the pavement joints shall be restricted to the size and weight limitations outlined in the Standard Specifications. General traffic shall be allowed on the new pavement as per the Standard Specifications."

Unless otherwise specified in the contract documents, at the Contractor's option, the time for opening pavement may be determined through the use of the maturity method as described in Standard Specification Section 7010-3.08A and Materials I.M. 383.

For Temporary HMA, up to 10% of unclassified Recycled Asphalt Pavement (RAP) may be incorporated into these bid items.

#### Item No. 3 – Subgrade Preparation, 12 In.

The portion of the subgrade to be covered by the granular subbase shall be scarified for a depth of 6 inches. The scarified material shall be uniformly dried or wetted and re-compacted to not less than 95 percent of standard proctor density as determined in accordance with AASHTO T-99. The price bid for "Subgrade Preparation" shall be full payment for scarification, manipulation and compaction of the material and for furnishing all water required for the work in conformance with the plans and specifications.

#### Item No. 4 - Subbase, Modified, 6 In.

Material for Modified Subbase shall comply with the Standard Specification, consisting of virgin crushed stone material. Placement and compaction shall comply with the Standard Specification Section.

Item No. 14 - Pavement Removal

Saw cutting required for pavement removal will be incidental to bid item. All saw cutting required for removals shall be full depth. Saw cuts required for new pavement joints shall be incidental to the cost per square yard for new pavement.

Item No. 5 – Replacement of Unsuitable Backfill Material

Replacement of Unsuitable Backfill Material shall be natural sand meeting the requirements as per the Standard Specification Gradation No. 32. During sanitary sewer installation, granular backfill is to be utilized, as directed by the Engineer, when unsuitable backfill material is encountered under pavement areas. The price bid per ton shall include removal and disposal of the unsuitable material displaced by the granular backfill.

Item No. 9 – Subdrain Installation, Less than 10 Inch

Material for field tile and fittings shall be in accordance with Standard Specification for perforated corrugated polyethylene (PE) tubing and fittings.

Item No. 10 – Manhole, SW-301, 48 In.

## Chimney Liner Specifications:

The chimney liner shall be constructed of Vylon Pipe, or its equivalent. The chimney liner must be made from polyvinyl chloride compounds which comply with the requirements for a minimum cell classification of 12364 as defined by ASTM D-1784.

The chimney liner must also meet all the following physical requirements:

Pipe Stiffness – minimum pipe stiffness shall be 46 psi when tested in accordance with ASTM D-2412.

Impact Resistance – no visual cracking or splitting of the waterway wall shall be evidenced when tested in accordance with ASTM D-2444 with a 20 lb. weight, tup B, flat plate holder B to a level of 220 ft. lbs.

Fusion Quality – there shall be no sign of flaking or disintegration when immersed in anhydrous acetone for 20 minutes as described in ASTM D-2152.

Air Tightness – each length of pipe shall pass a factory 3.5 psi air test as described in ASTM F-1803.

Waterstop Specifications: The waterstop shall be constructed of Swellstop 3/8" x 3/4" controlled expansion waterstop or equivalent. Swellstop is available from GREENSTREAK, 3400 Tree Court Industrial Blvd., St. Louis, MO. 63122.

The waterstop must meet all of the following physical requirements:

Specific Gravity – shall be 1.55 +/- 5% when tested in accordance with ASTM D-71.

Volatile Matter – shall not exceed 1% when tested in accordance with ASTM D-6.

Application Temperature – must be able to be applied from -10 degrees F to 125 degrees F as a minimum.

Service Temperature – must be able to function properly in service from -30 degrees F to 180 degrees F as a minimum.



4/30/2021

**W. 27th Street Sanitary Sewer Extension Project  
Engineer's Opinion of Costs**

ITEM NO.	DESCRIPTION	UNIT	ESTIMATED QUANTITY	ESTIMATED UNIT PRICE	TOTAL
1	CLEARING AND GRUBBING	ACRE	0.7	\$ 6,000.00	\$ 4,200.00
2	STRIP, SALVAGE, AND RESPREAD TOPSOIL	CY	3,580.0	\$ 12.00	\$ 42,960.00
3	SUBGRADE PREPARATION, 12 INCH	SY	251.0	\$ 1.60	\$ 401.60
4	MODIFIED SUBBASE, 6 INCH	SY	251.0	\$ 7.00	\$ 1,757.00
5	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	CY	100.0	\$ 28.00	\$ 2,800.00
6	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 8 INCH	LF	8.0	\$ 90.00	\$ 720.00
7	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 12 INCH	LF	8.0	\$ 90.00	\$ 720.00
8	SANITARY SEWER GRAVITY MAIN, TRENCHED, TRUSS, 15 INCH	LF	1,644.0	\$ 80.00	\$ 131,520.00
9	SUBDRAIN INSTALLATION, LESS THAN 10 INCH	LF	200.0	\$ 12.00	\$ 2,400.00
10	MANHOLE, SW-301, 48 INCH	EA	5.0	\$ 6,500.00	\$ 32,500.00
11	CONNECTION TO EXISTING SANITARY MANHOLE	EA	1.0	\$ 700.00	\$ 700.00
12	GRANULAR SURFACING	SY	36.7	\$ 10.00	\$ 367.00
13	TEMPORARY PAVEMENT	SY	214.0	\$ 45.00	\$ 9,630.00
14	PAVEMENT REMOVAL	SY	214.0	\$ 7.00	\$ 1,498.00
15	PAINTED PAVEMENT MARKINGS, WATERBORNE	STA	1.8	\$ 60.00	\$ 107.40
16	TRAFFIC CONTROL	LS	1.0	\$ 5,000.00	\$ 5,000.00
17	SAFETY FENCE	LF	300.0	\$ 5.00	\$ 1,500.00
18	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 3 SEED MIX	ACRE	0.65	\$ 4,000.00	\$ 2,600.00
19	SEEDING, FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING - TYPE 5 SEED MIX	ACRE	0.65	\$ 4,000.00	\$ 2,600.00
20	SWPPP MANAGEMENT	LS	1.0	\$ 2,500.00	\$ 2,500.00
21	TEMPORARY ROLLED EROSION CONTROL PRODUCTS (RECP)	SY	600.0	\$ 3.00	\$ 1,800.00
22	SILT FENCE, INSTALLATION	LF	1,555.0	\$ 3.00	\$ 4,665.00
23	SILT FENCE, MAINTENANCE	LF	1,555.0	\$ 3.00	\$ 4,665.00
24	SILT FENCE, REMOVAL	LF	1,555.0	\$ 1.00	\$ 1,555.00
25	CONSTRUCTION ENTRANCE	SY	175.0	\$ 18.00	\$ 3,150.00
26	MOBILIZATION	LS	1.0	\$ 15,000.00	\$ 15,000.00
27	FIELD FENCE, REMOVAL AND REINSTALL	LF	255.0	\$ 16.00	\$ 4,080.00

**TOTAL ESTIMATED CONSTRUCTION COSTS \$ 281,396.00**



## DEPARTMENT OF PUBLIC WORKS

City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
[www.cedarfalls.com](http://www.cedarfalls.com)

**MEMORANDUM**  
*Engineering Division*

**TO:** Honorable Mayor Robert M. Green and City Council

**FROM:** Matthew Tolan, EI, Civil Engineer II

**DATE:** May 13, 2021

**SUBJECT:** Oak Park Sanitary Sewer Repair  
 City Project Number SA-002-3182  
 Request for PS&E Approval

Submitted within for City Council approval are the Plans, Specifications, and Estimate of Costs and Quantities for the Oak Park Sanitary Sewer Repair Project.

We recommend setting Monday, June 7<sup>th</sup>, 2021 at 7:00 p.m. as the date and time for the public hearing on this project and Friday, June 11<sup>th</sup>, 2021 at 2:00 p.m. as the date and time for receiving and opening bids. We also request that the Notice to Bidders be published by May 21<sup>st</sup>, 2021. The Plans and Specifications will be ready for distribution to contractors on May 21<sup>st</sup>, 2021, allowing three (3) weeks of review before contract letting.

This project consists of 800 linear feet of sanitary sewer removal and replacement. The project also includes the abandonment and removal of the previously failed aerial sanitary line that collapsed. The total estimated cost for the construction of this project is \$545,000.00. The City will use Sanitary Sewer Rental Funds for the design, right of way portion, and construction of this project.

The Plans, Specifications, and Estimate of Costs and Quantities are available for your review at the City Clerk's office or the Engineering Division of the Public Works Department.

xc: David Wicke, PE, City Engineer  
 Chase Schrage, Director of Public Works

NOTE:  
THE PROPOSED IMPROVEMENTS INCLUDED IN THESE DRAWINGS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE 2021 VERSION OF THE STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) AND THE CITY OF CEDAR FALLS SUPPLEMENTAL SPECIFICATIONS, 2021.

# CONSTRUCTION PLANS FOR CITY OF CEDAR FALLS

BLACKHAWK COUNTY, IOWA

## OAK PARK BLVD SEWER REPLACEMENT

CONTRACT NUMBER: SA-002-3182  
BID DATE: JUNE 2021

Item 31.

MARK: \_\_\_\_\_  
Engineer: KRN  
Checked By: LRB  
Date: 05/12/21  
Field Bk: \_\_\_\_\_  
Project No: 1190115  
Sheet

CEDAR FALLS, IOWA

5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com

OAK PARK BLVD SEWER REPLACEMENT  
TITLE SHEET  
SNYDER & ASSOCIATES, INC.

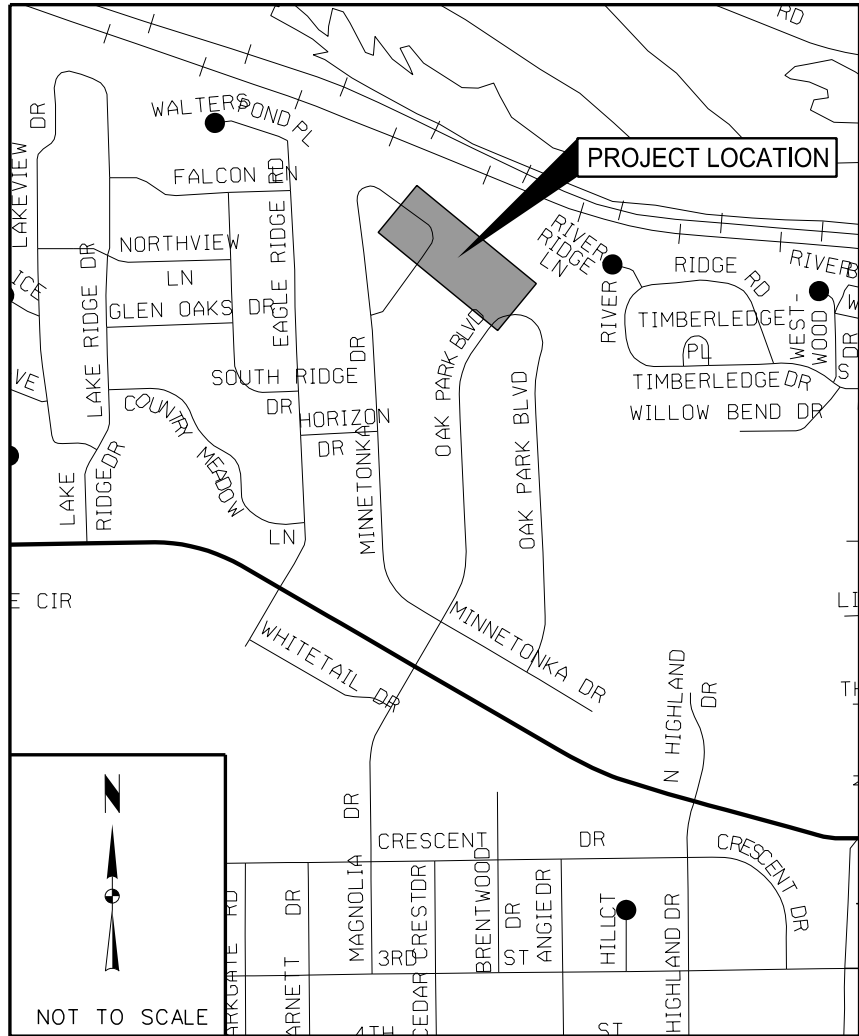


Project No: 333  
Sheet

**UTILITY OWNER**  
CITY OF CEDAR FALLS  
MIKE NYMAN  
(319) 268-5561  
220 CLAY STREET  
CEDAR FALLS, IA 50613

**CITY COUNCIL MEMBERS**  
ROBERT M. GREEN, MAYOR  
MARK MILLER  
SUSAN DEBUHR  
DARYL KRUSE  
SIMON HARDING  
FRANK DARRAH  
KELLY DUNN  
DAVE SIRES

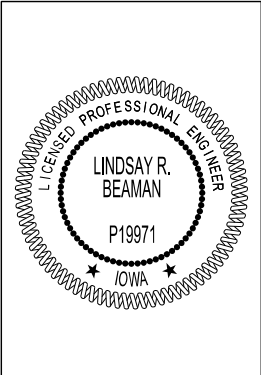
**CITY OF CEDAR FALLS**  
THIS ENGINEERING DOCUMENT IS RECOMMENDED FOR FILING WITH THE CITY CLERK  
  
PUBLIC WORKS DIRECTOR, CITY ENGINEER DATE OR DESIGNEE



VICINITY MAP

NOTE:  
COMPLETE ALL CONSTRUCTION IN ACCORDANCE WITH THE 2021 EDITION OF THE IOWA STATEWIDE URBAN STANDARD SPECIFICATIONS (SUDAS) MANUAL AND THE CITY OF CEDAR FALLS' SUPPLEMENTAL SPECIFICATIONS. CONSTRUCTION AND MAINTENANCE TO BE IN ACCORDANCE WITH ALL APPLICABLE REGULATORY REQUIREMENTS AND STANDARDS.

INDEX OF SHEETS	
NO.	DESCRIPTION
A.1	TITLE SHEET
A.2	LEGENDS
A.3	GENERAL NOTES
B.1	TYPICAL CROSS SECTIONS
C.1-C.4	QUANTITIES AND ESTIMATE REFERENCE
C.20-C.22	POLLUTION PREVENTION PLAN
G.1	SURVEY CONTROL & REFERENCE INFORMATION
H.1-H.2	RIGHT-OF-WAY
J.1	STAGING AND TRAFFIC CONTROL
M.1	STORM SEWER PLAN & PROFILE
MSA.1-MSA.3	SANITARY SEWER PLAN & PROFILE
R.1-R.2	PROJECT REMOVALS
S.1-S.2	SIDEWALK SHEETS
U.1	SPECIAL DETAILS



I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.  
*Lindsay Beaman* 5/12/21  
Lindsay R. Beaman, P.E. Date  
License Number P19971  
My License Renewal Date is December 31, 2021  
Pages or sheets covered by this seal:  
ALL



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Snyder  
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**LEGEND**

Features	Existing	Proposed
Spot Elevation	93.0	93.0
Contour Elevation	93	93
Fence (Barbed, Field, Hog)	-x-x-	-x-x-
Fence (Chain Link)	-//--	-//--
Fence (Wood)	- ---	- ---
Fence (Silt)	- ---	- ---
Tree Line	~	~
Tree Stump	⊗	⊗
Deciduous Tree or Shrub	⊙	⊙
Coniferous Tree or Shrub	⊙	⊙
Communication	---C(x)---	---C---
Overhead Communication	---OC(x)---	---OC---
Fiber Optic	---FO(x)---	---FO---
Underground Electric	---E(x)---	---E---
Overhead Electric	---OE(x)---	---OE---
Gas Main with Size	---4" G(x)---	---4" G---
High Pressure Gas Main with Size	---4" HPG(x)---	---4" HPG---
Water Main with Size	---8" W(x)---	---8" W---
Sanitary Sewer with Size	---8" S(x)---	---8" S---
Duct Bank	---DUCT(x)---	---DUCT---
Test Hole Location for SUE w/ID	⊙1	⊙1
(x) Denotes the survey quality service level for utilities		
Sanitary Manhole	⊙	⊙
Storm Sewer with Size	12" ST	12" ST
Storm Manhole	⊙	⊙
Single Storm Sewer Intake	⊙	⊙
Double Storm Sewer Intake	⊙	⊙
Fire Hydrant	⊙	⊙
Fire Hydrant on Building	⊙	⊙
Water Main Valve	⊙	⊙
Water Service Valve	⊙	⊙
Well	⊙	⊙
Utility Pole	⊙	⊙
Guy Anchor	⊙	⊙
Utility Pole with Light	⊙	⊙
Utility Pole with Transformer	⊙	⊙
Street Light	⊙	⊙
Yard Light	⊙	⊙
Electric Box	⊙	⊙
Electric Transformer	⊙	⊙
Traffic Sign	⊙	⊙
Communication Pedestal	⊙	⊙
Communication Manhole	⊙	⊙
Communication Handhole	⊙	⊙
Fiber Optic Manhole	⊙	⊙
Fiber Optic Handhole	⊙	⊙
Gas Valve	⊙	⊙
Gas Manhole	⊙	⊙
Gas Apparatus	⊙	⊙
Fence Post or Guard Post	⊙	⊙
Underground Storage Tank	⊙	⊙
Above Ground Storage Tank	⊙	⊙
Sign	⊙	⊙
Satellite Dish	⊙	⊙
Mailbox	⊙	⊙
Soil Boring	⊙	⊙

**UTILITY QUALITY SERVICE LEVELS**

Quality Levels Of Utilities Are Shown In The Parentheses With The Utility Type And When Applicable, Size. The Quality Levels Are Based On The CI / ASCE 38-02 Standard.

**QUALITY LEVEL (D)** Information Is Derived From Existing Utility Records Or Oral Recollections.

**QUALITY LEVEL (C)** Information Is Obtained By Surveying And Plotting Visible Above-Ground Utility Features And Using Professional Judgment In Correlating This Information With Quality D Information.

**QUALITY LEVEL (B)** Information Is Obtained Through The Application Of Appropriate Surface Geophysical Methods To Determine The Existence And Approximate Horizontal Position Of Subsurface Utilities.

**QUALITY LEVEL (A)** Is Horizontal And Vertical Position Of Underground Utilities Obtained By Actual Exposure Or Verification Of Previously Exposed Subsurface Utilities, As Well As The Type, Size, Condition, Material, And Other Characteristics.

**UTILITY WARNING**

The Utilities Shown Have Been Located From Field Survey Information And/Or Records Obtained. The Surveyor Makes No Guarantee That The Utilities Or Subsurface Features Shown Comprise All Such Items In The Area, Either In Service Or Abandoned. The Surveyor Further Does Not Warrant That The Utilities Or Subsurface Features Shown Are In The Exact Location Indicated Except Where Noted As Quality Level A.

**CHICAGO CENTRAL AND PACIFIC RAILROAD NOTES**

Contractor shall not commence construction activities within Chicago Central and Pacific Railroad Right-of-Way without obtaining a Utility Crossing/Encroachment Permit from the railroad. Contractor shall contact Joe Wojcik (Telephone: (708) 332-4739, Email: josephs.wojcik@cn.ca) with the Chicago Central and Pacific Railroad and reference job number P-11357 for the respective project. Contractor shall work directly with Chicago Central and Pacific Railroad to submit a certified shoring plan in order to obtain the necessary permit prior to beginning construction in the general area.

**UTILITY CONTACTS**

UTILITY PROVIDER	CONTACT NAME	CONTACT PHONE
Mediacom	Kevin Parker	855-633-4226
Century Link	Tommy Brower	641-682-9455
CFU Electric	John Osterhaus	319-266-1761
CFU Gas	Jerald Lukensmeyer	319-266-1761
Cedar Falls Arborist	Brett Morris	319-268-5516
Cedar Falls Fire	(Business)	319-273-8622
Cedar Falls Police	(Business)	319-273-8612
Cedar Falls Public Works	Chase Schrage	319-268-5170
Cedar Falls Sanitary & Storm	Mike Nyman	319-268-5561
Cedar Falls Transit	Matt Lukehart	319-268-8629
CFU Water	Travis Schrage	319-266-1761
Cedar Falls Engineering	Matt Tolan	319-268-5164
Chicago Central and Pacific Railroad	(Business)	1-800-465-9239

**SUDAS SPECIFICATION FIGURES**

The Following Figures Are Specifically Brought To The Contractor's Attention. All SUDAS Figures Are Included By Reference As Necessary.

FIGURE	NAME
3010.101	Trench Bedding And Backfill Zones
3010.102	Rigid Gravity Pipe Trench Bedding
3010.103	Flexible Gravity Pipe Trench Bedding
4010.201	Sanitary Sewer Service Stub
4010.203	Sanitary Sewer Cleanout
4020.211	Storm Sewer Pipe Connections
6010.301	Circular Sanitary Sewer Manhole
6010.303	Sanitary Sewer Manhole Over Existing Sewer
6010.306	Chimney Seals For Sanitary Sewer Manholes
6010.307	External Drop Connection For Sanitary Sewer Manhole
6010.601	Castings For Sanitary Sewer Manholes
7010.101	Joints
7010.102	PCC Curb Details
7030.101	Concrete Driveway, Type A
9030.101	Planting Pit
9030.102	Tree Staking, Guying, And Wrapping
9040.102	Filter Berm And Filter Sock
9040.103	Rolled Erosion Control Product (RECP) Installation On Slopes
9040.105	Wattle
9040.120	Stabilized Construction Entrance
11030.101	Temporary Mailboxes
11040.101	Temporary Granular Sidewalk and Temporary Residential Access

Item 31.
Scale: LRB
Field Bk: 05/12/21
Project No: 1190115
Sheet

**OAK PARK BLVD SEWER REPLACEMENT**

**LEGENDS**

**CEDAR FALLS, IOWA**

**SNYDER & ASSOCIATES, INC.**

5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com

**SNYDER & ASSOCIATES**

Project No: 334

Sheet

**GENERAL NOTES**

1. Notify Owner And Engineer At Least 72 Hours Prior To Starting Construction.
2. Location Of Existing Underground Facilities, Structures And Utilities Shown Are From Available Surveys And Records. These Locations Should Be Considered As Approximate Only, With Possibility That Other Utilities Or Underground Features May Exist. Determine The Exact Location Of All Existing Utilities Within Construction Limits.
3. Notify Utility Companies Prior To Commencing Work. Avoid Damage To Utilities And Underground Features During Construction. Repair Any Damage Caused By Construction Operations At Contractor's Expense.
4. Contractors Shall Satisfy Themselves Prior To Submission Of Bids As To The Soil Conditions.
5. Coordinate Construction Operations And Cooperate With Utility Companies With Respect To Relocating Any Conflicting Facilities. Costs For Locating Existing Utilities, Coordinating Relocation Work, Providing Temporary Supports, And Staging Construction To Accommodate The Relocation Of Utilities Is Incidental To Construction.
6. Provide Erosion Control Measures Necessary To Protect Against Siltation, Erosion And Dust Pollution Within Construction Limits And Any Off-Site Areas Used For This Project. Comply With Soil Erosion Control Requirements Of Iowa Code And Local Ordinances.
7. Provide Temporary Support For Existing Utility Lines That Are Encountered During Construction Until Backfilling Is Completed.
8. Construction Limits Are The City Owned Property Limits And Easement Limits Shown On These Plans. Confine All Construction Activity To Within The Construction Limits Unless Otherwise Authorized By The Owner. All Construction Limits Shall Be Clearly Marked In The Field And Protected By The Contractor. The Contractor Shall Obtain Necessary Access Permission To The Project Construction Limits.
9. Tree Removal To Only Occur Between September 30th And April 1st. Preserve As Many Trees As Possible, Only Clear The Minimum Number Of Trees Needed To Complete The Construction.
10. Contractor Responsible For Constructing And Maintaining All Accesses To The Construction Limits. The Accesses Must Be Adequately Sized And Properly Surfaced For Utilization By Construction Vehicles And Include Provisions To Maintain Positive Drainage. Work Will Be Considered Incidental To Construction.
11. Limit Grading And Construction Operations To The Minimum Required To Complete The Project.
12. Coordinate The Construction To Minimize The Disruptions To The Adjacent Properties. Any Areas Disturbed By Construction Outside Of The Construction Limits Shall Be Repaired And Restored At The Contractor's Expense.
13. Do Not Restrict Drainage Channels And Protect All Existing Drainage Structures. Contractor Fully Liable For All Damages To Public Or Private Property Caused By Their Action Or Inaction In The Handling Of Storm Water Flows During Construction. Any Extra Grading Work Needed To Maintain Positive Drainage Within The Construction Limits Is Incidental To Construction.
14. Repair All Field/Drain Tiles, Stormwater Pipes, Wastewater Pipes, Water Pipes, And Any Other Piping Or Utilities That Are Damaged During Construction As Specified. Record The Existing Type, Size, Location And Depth Of All Underground Piping, Tiling, And Utilities Encountered During Construction. Provide Data To The Engineer For Incorporation Into The Record Drawings. Notify Owner And Engineer If Piping Or Utilities Are Encountered That Are Damaged Through No Fault Of The Contractor.
15. Protect And Keep Debris Deposited By The Construction Off Of Adjacent Properties Outside The Easement Area And Streets. Remove And Repair Any Damage Without Additional Compensation.
16. Protect Existing Trees, Shrubs, Fences, And Landscaping Unless Specifically Noted Or Designated Otherwise On The Plans. Replace Any Items Damaged During Construction At Contractor's Expense.
17. Completely Remove And Dispose Of Trees, Shrubs And Vegetation Designated For Removal On The Plans. Dispose Of In Accordance With Specifications.
18. As Necessary For Construction, The Contractor Shall Remove Existing Improvements Within The Work Area Shown On The Plan As "Remove & Replace" And Shall Replace Them To The Condition Existing Prior To Construction, Or Better, As Determined By The Engineer. The Removal And Replacement Work Is Incidental And All Associated Costs Shall Be Included In The Bid.
19. Adjust All Manholes, Valve Pits, Valve Boxes And Other Buried Facilities With Surface Access To Match Final Grades, Unless Otherwise Indicated.
20. Where Section Or Sub-Section Monuments, Benchmarks, Right-Of-Way Pins, Or Iron Pipe Monuments Are Encountered, The City Shall Be Notified Before Such Monuments Are Removed Or Disturbed. The Contractor Shall Protect And Carefully Preserve All Monuments Until The City And Authorized Surveyor, Or Agent, Has Witnessed Or Otherwise Referenced Their Location. The Contractor Will Be Responsible For Having An Authorized Surveyor Re-Establish Any Monuments Unnecessarily Destroyed By Contract Operations.
21. Provide Traffic Control In Accordance With Current State Of Iowa Approved Manual On Uniform Traffic Control Devices.
22. Contractor Shall Remove And Replace All Existing Permanent Traffic Signs That Are In Conflict With The Construction. Notify The Owner 48 Hours Before Construction Begins.

23. Do Not Store Equipment And/Or Materials Within Public Right Of Way On Streets Open To Traffic. Provide Areas As Needed For Storage Of Equipment And/Or Materials.
24. Blading, Shaping Or Maintenance Of Temporary Connections, Crossings, Detours Or Temporary Accesses Shall Be Incidental To The Project.
25. Remove The Existing Pavement Areas To The Nearest Existing Joint Or As Directed By The Engineer.
26. Remove And Replace, Or Repair All Road Surfaces And Other Items Damaged By Construction Activities To Their Original Condition And/Or To The Satisfaction Of The Owner And Engineer.
27. Exercise Extreme Care When Performing Any Necessary Saw Cutting Operations For The Removal Of Existing Pavement. Protect Adjacent Street Surfacing. Remove And Replace Damaged Surfacing Without Additional Compensation.
28. Compact All Trench Backfill, Under Paved Surfaces, And Within Right-Of-Way To 95% Standard Proctor Density.
29. Slope All Driveways, Sidewalks And Road Surfaces 1/4 Inch Per Foot Minimum, Unless Otherwise Noted.
30. Surface Restoration Includes The Removal Of All Granular Material From The Top 6 Inches Of Topsoil. This Work Is Incidental To Construction.
31. Owner Has First Right Of Refusal To Retain Any Material Removed From The Project Area. If Directed, Deliver Items Or Materials To Owner At Location Designated By The Public Works Department. Dispose Of Non-Salvageable Materials In Accordance With Local, State And Federal Requirements.
32. Provide Waste Areas Or Disposal Sites For Waste Material (Asphaltic Concrete, Steel Or Broken Concrete). No Extra Payments Will Be Made For Material Hauled To These Sites. Dispose Of In Accordance With Local, State And Federal Requirements. Do Not Place Waste Material Within The Right-Of-Way. Keep Construction Debris And Dirt Off Of The Adjacent Properties And Streets.
33. Reconstruct Any Road Ditches Disturbed, Including Ditch Grades And Cross Sections. Replace Culverts To Original Grades Unless Otherwise Noted. Grade All Ditches For Proper Drainage. Ponding Of Water Is Not Acceptable. Re-Grade Any Ditch Which Does Not Properly Drain. All Ditch Grading Is Incidental To Construction.
34. Assist Engineer's Field Representative With Daily Record Keeping Including All Necessary Field Locations And Measurements. Contractor Required To Attend Final And Intermediate Inspections Of Project, Open All Manholes For Inspection.
35. Dimensions, Street Locations, Utilities, And Grading Are Based On Available Information At The Time Of Design. Deviations May Be Necessary In The Field. Report Any Such Changes Or Conflicts Between The Plan And Field Conditions To Project Engineer Immediately.
36. In The Event Of A Discrepancy Between The Quantity Estimates And The Detailed Plans, The Detailed Plans Shall Govern.
37. Contractor Is Responsible For Coordinating Trash, Recycling, And Yard Waste Collection For Areas Affected By Or Whose Access Is Restricted By Construction. The Contractor Shall Coordinate Or Make Accommodations In The Construction Area For Mail And Parcel Deliver Service, Parking, Driveway, And Emergency Vehicle Access. Maintain Emergency Access On All Streets And All Affected Properties At All Times.
38. Contractor Shall Notify All Affected Property Owners And Residents With Door Hanging Notices A Minimum Of One Week (But Not More Than Two Weeks) Prior To Commencing Construction. Work Will Not Begin Unless Notification Has Been Provided That Includes The Following: Contractor's Name And Emergency Contact Numbers; Description Of Construction Activities In The Area; Date Of Construction Activities; Duration Of Construction Activities; Description Of Available Parking Locations; Details Of How And When Garbage Collection Will Be Made And Mail Will Be Delivered.
39. If Any Historical Or Archaeological Artifacts Are Identified During Construction, Stop Immediately And Notify The City Who Shall Notify The Appropriate State And Federal Agencies.
40. Contractor Is Responsible For All Site Safety Including, But Not Limited To, Fencing And On-Site Signage. Comply With All Applicable Regulations Of The Occupational Safety And Health Administration (Osha).
41. Contractor Is Responsible For All Permit Applications, Permits, Right-Of-Way Agreements, And All Other Compliance Associated With The Railroad.
42. Protect All Pedestrians From Open Trenches And Excavation With Approved Safety Fencing At All Times That A Hazard Exists.
43. The Contractor Shall Notify The Engineer / Owner At Least 48 Hours Prior To The Need For Survey Stakes. One Set Of Survey Stakes Will Be Provided For Each Operation. The Contractor Shall Be Responsible For Preserving Survey Stakes And Marks And If Any Survey Stakes Or Marks Are Destroyed Or Disturbed By The Contractor Due To Construction, The Contractor Will Be Responsible For The Cost Of Replacing Them.

**SITE PIPING NOTES**

1. All Existing Utilities Encountered During Construction Are To Remain In Service Unless Otherwise Noted.
2. Furnish And Install All Adapters, Fittings, And Additional Pipe As Required To Complete Connections To Existing Piping. Verify Location, Elevation, Orientation And Materials Of Construction. Excavate Test Pits As Required To Locate Existing Piping.
3. Protect And Support All Structures And Pipelines Located Adjacent To Any Trench Excavation By The Contractor Until The Trench Is Backfilled. Damage To Any Such Structures Caused By Or Resulting From The Contractor's Operations Shall Be Repaired At The Contractor's Expense. All Utilities Requiring Repair, Relocation Or Adjustment As A Result Of The Work Shall Be Coordinated Through The Owner.
4. Refer To Specifications For Pipe And Structure Bedding And Backfill Requirements.
5. Manholes Are 4 Feet In Diameter Unless Otherwise Noted. Set Top Of Manhole Frame Flush With Finish Grade, Unless Otherwise Noted On Drawings. Support Pipes Within Valve Vaults 12 Inches Above Bottom Of Valve Vault On Adjustable Pipe Saddle Supports.
6. Lengths Of Gravity Sewer Are Dimensioned From Center Of Manhole To Center Of Manhole.
7. Minimum Cover Of 4 Feet Is Required On All Liquid Carrying Pipes, Unless Otherwise Noted By Pipe Elevations. Pipeline Insulation Shall Be Used Where Depth Of Cover Is Less Than 4 Feet.
8. Slope All Pipelines Uniformly Between Elevations Indicated On The Drawings. No Crests In Piping Will Be Permitted. Restrain All Horizontal And Vertical Bends In Pressurized Lines With Thrust Blocks And Retainer Glands. Provide All Bends (Horizontal And Vertical) As Required To Meet The Elevations And Alignment Indicated On The Drawings.
9. All Equipment And Piping Layout Dimensions Shall Be Field Verified And Coordinated With Equipment Provided, And/Or Existing Conditions.
10. Written Dimensions Shall Prevail. Report Any Discrepancies Immediately To Engineer.
11. Compaction Tests Will Be Performed In Accordance With Specifications. Correct Settlement Occurring During The Contract Warranty Period At No Additional Cost.
12. Clean All Piping As Directed By Engineer, Before Testing.
13. Pressure Test All Gravity Pipelines After Installation, As Specified.
14. All Buried Connections To Structures, Including But Not Limited To Valve Vaults, Wet Wells, Tanks, And Buildings Shall Have Sleeve Type Flexible Connections Within 3 To 4 Feet From Structures. All Sleeve Type Couplings On Pressure Lines Shall Be Restrained Solid Sleeve.

**OAK PARK BLVD SEWER REPLACEMENT**

**GENERAL NOTES**



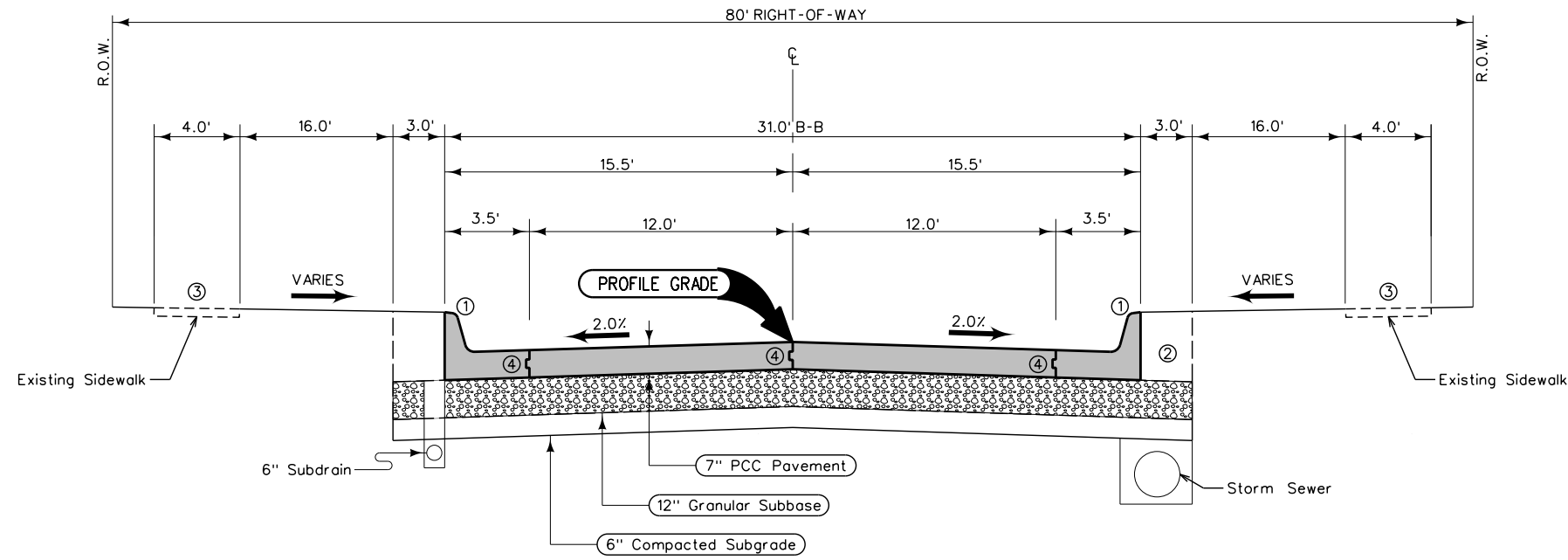
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CEDAR FALLS, IOWA

**SNYDER & ASSOCIATES, INC.**

5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com

MARK	Engineer: KRN	Checked By: RWS	Date: 05/12/21	Field Bk:	1190115
REVISION	Scale: LRB	Scale: LRB	Date: 05/12/21	Field Bk:	1190115
Item 31.					Sheet

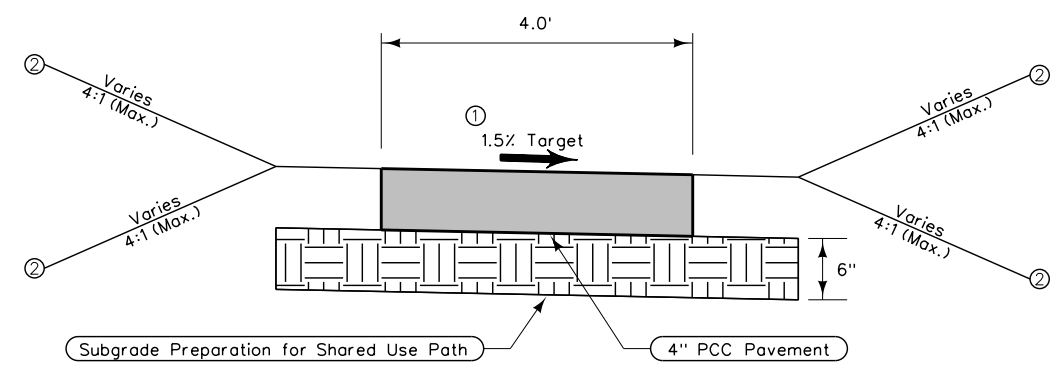


- ① 6" Standard Curb
- ② Earth Shoulder Finishing
- ③ Existing Sidewalk
- ④ KT-2 or L-2 Longitudinal Joints

**TYPICAL CROSS SECTION  
MINNETONKA DRIVE  
2-LANE 31' B-B**

NO SCALE

- NOTES:
- ① 2% maximum cross slope. Direction of slopes shall drain toward Minnetonka Drive.
  - ② 4:1 maximum slope tying back to existing grade.



**TYPICAL CROSS SECTION  
SIDEWALK**

NO SCALE

Item 31.			
MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	Date: 05/12/21	Sheet
Technician: RWS	Date: 05/12/21	Project No: 1190115	

**OAK PARK BLVD SEWER REPLACEMENT**

**TYPICAL CROSS SECTIONS**

**SNYDER & ASSOCIATES, INC.**

5005 BOWLING STREET S.W.  
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Project No:	336
Sheet	

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**ESTIMATED PROJECT QUANTITIES**

Item #	Item Code	Description	Unit	Estimated Quantity
1	2010-C	Clearing and Grubbing	LS	1
2	2010-D-1	Topsoil, On-site	CY	242
3	2010-E	Excavation, Class 13	CY	67
4	2010-G	Subgrade Preparation	SY	455
5	2010-I	Subbase, 12" Modified	SY	69
6	2010-J-1	Removal of Structure	EA	4
7	2010-L	Compaction Testing	LS	1
8	3010-C	Trench Foundation	TON	59
9	3010-D	Replacement of Unsuitable Backfill Material	CY	103
10	3010-F	Trench Compaction Testing	LS	1
11	4010-A-1	Sanitary Sewer Gravity Main, Trenched, PVC, SDR 26, 8"	LF	560
12	4010-A-2	Sanitary Sewer Gravity Main, Trenchless, PVC, AWWA C900 SDR 18, 8"	LF	284
13	4010-E	Sanitary Sewer Service Stub, PVC, SDR 23.5, 4"	LF	78
14	4010-H	Removal of Sanitary Sewer, All Types and Sizes	LF	714
15	4010-I	Sanitary Sewer Cleanout	EA	2
16	4010-L	Sanitary Sewer Abandonment, Fill and Plug	LF	49
17	4020-A-1	Storm Sewer, Trenched, RCP, 21"	LF	48
18	4020-D	Removal of Storm Sewer, RCP, 21"	LF	48
19	4040-A	Subdrain, Type 1, 6"	LF	20
20	6010-A	Manhole, SW-301, 48"	EA	1
21	6010-A	Manhole, SW-301, 60"	EA	3
22	6010-A	Manhole, SW-303, 60"	EA	1
23	6010-C-2	External Drop Connection	EA	2
24	6010-H	Remove Manhole	EA	4
25	7010-A	Pavement, PCC, 7"	SY	69
26	7030-A	Removal of Sidewalk	SY	178
27	7030-A	Removal of Driveway	SY	204
28	7030-E	Sidewalk, PCC, 4"	SY	182
29	7030-H-1	Driveway, Paved, PCC, 6"	SY	203
30	7040-B	Subbase Over-excavation	TON	143
31	7040-H	Pavement Removal	SY	69
32	8030-A	Temporary Traffic Control	LS	1
33	9010-B	Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Slope Mix	AC	0.3
34	9020-A	Sod	SQ	167
35	9030-A	Plants, Trees	EA	5
36	9040-A-2	SWPPP Management	LS	1
37	9040-D-1	Filter Sock, 12"	LF	1362
38	9040-D-2	Filter Sock, Removal	LF	1362
39	9040-E-0	Temporary RECP, Type 4	SY	1000
40	9040-O-1	Stabilized Construction Entrance	SY	133
41	9040-T-1	Inlet Protection Device, Filter Sock	EA	2
42	9040-T-2	Inlet Protection Device, Maintenance	EA	2
43	11,020-A	Mobilization	LS	1
44	11,030-A	Maintenance of Postal Service	LS	1
45	11,030-B	Maintenance of Solid Waste Collection	LS	1
46	11,040-A	Temporary Pedestrian Residential Access	SY	176
47	11,050-A	Concrete Washout	LS	1
48	0000-999-A	Railroad Requirements	LS	1

**ESTIMATE REFERENCE INFORMATION**

Note: All included work listed within the "Standard SUDAS Specifications" and/or "General Supplemental Specification to SUDAS Standard Specifications" for each Bid Item shall apply. If additional work items are listed in the Estimate Reference Information, they shall be added to the work already included in the "Standard SUDAS Specifications" and/or "General Supplemental Specification to SUDAS Standard Specifications" listed for that Bid Item and are not necessarily added by Special Provision.

ITEM NO.	ITEM CODE	ITEM
1	2010-C	<b>Clearing and Grubbing</b> Lump sum item; no measurement will be made. See R Sheets for tree removals. This item includes all clearing and grubbing necessary to complete construction including trees / shrubs not indicated on plans within railroad Right-of-Way. Removal and disposal of tree stumps and placement of backfill in areas where roots have been removed shall be considered incidental to this item. No unit price adjustment will be made.
2	2010-D-1	<b>Topsoil, On-site</b> Estimated quantity based on stripping, salvaging, and spreading 6-inches of topsoil over all locations where seeding is called for. See C Sheets for additional information. Topsoil determined to be unsuitable, including topsoil containing live vegetation, shall be removed from the site and properly disposed of and be considered incidental to this item. Removal of any excess material prior to the placement of topsoil is incidental to this item.
3	2010-E	<b>Excavation, Class 13</b> Estimated quantity includes excavation necessary for construction of new street pavement along Minnetonka Drive and miscellaneous excavations associated with half of the driveway and sidewalk removals and installations.
4	2010-G	<b>Subgrade Preparation</b> Estimated quantity based on subgrade preparation beneath street pavement, sidewalk, and driveway areas. Item includes excavating, manipulating, replacing, and trimming subgrade. Notify the Engineer one week prior to when subgrade preparation is planned. Prior to completing the subgrade preparation and following the pavement removal, an unclassified excavation meeting onsite with the Engineer will be held to review the subgrade condition and determine the need for subgrade preparation. If it is determined that subgrade preparation per the specifications is not necessary, no payment for this item shall be made. See B Sheets for typical section information. Subgrade exposure following pavement removal should be minimized.
5	2010-I	<b>Subbase, 12" Modified</b> Estimated quantity based on placement of modified subbase beneath the street pavement area. Item includes furnishing, placing, compacting, and trimming the subbase to proper grade. Modified subbase shall be placed overtop of exposed subgrade within 24-hours of the completion of subgrade preparation or determination from the Engineer that subgrade preparation is not necessary. Failure to place the subbase within the specified time period shall result in justification for no additional payment related to additional subgrade treatments being necessary due to exposure to rain or other environmental elements.
6	2010-J-1	<b>Removal of Structure</b> See R Sheets for structure locations. This item includes the removal of structures located within the 15-foot wide sanitary sewer easement along the southwest property line of 929 Oak Park Boulevard and within the 15-foot wide sanitary sewer easement along the northeast property line of 2821 Minnetonka Drive. The item includes the disposal of structures. See supplemental specifications.
7	2010-L	<b>Compaction Testing</b> Includes compaction testing on the subgrade and subbase beneath the roadway pavement. See standard specifications for compaction requirements. Compaction testing beneath PCC sidewalk is not included in this item. The Contractor shall be responsible for all compaction testing performed by an independent testing laboratory hired by the Contractor. Contractor is responsible for all costs associated with retesting resulting from failure of initial tests.
8	3010-C	<b>Trench Foundation</b> Estimated quantity includes a 8-inch thick aggregate being needed to stabilize the trench bottom over one-half of the total trenched sanitary pipe length for a 5-foot wide area. The Contractor will notify the Engineer prior to the use of this item. Failure to notify the Engineer will result in non-payment for the requested quantity. The estimated aggregate density is 127 pounds per cubic foot. See standard specifications for included items.
9	3010-D	<b>Replacement of Unsuitable Backfill Material</b> Estimated quantity includes a 2-foot thick unsuitable materials layer over one-half of the total trenched sanitary pipe length for a 5-foot wide area. Contractor will notify the Engineer upon the discovery of unsuitable materials. Failure to notify the Engineer will result in non-payment for the requested quantity of this item.
10	3010-F	<b>Trench Compaction Testing</b> The Contractor is responsible for trench compaction testing which shall be performed by an independent testing laboratory hired by the Contractor. Trench compaction testing will be required for all trenched sanitary and storm sewers. The Contractor will be responsible for payments associated with all retesting resulting from failure of initial tests.

**ESTIMATE REFERENCE INFORMATION**

ITEM NO.	ITEM CODE	ITEM
11	4010-A-1	<b>Sanitary Sewer Gravity Main, Trenched, PVC, SDR 26, 8"</b> See C Sheets (Sanitary Sewer Main Table), MSA Sheets, and standard / supplemental specifications for additional information. Flexible pipe bedding shall comply with Bedding Class F-3 per SUDAS Figure 3010.103. Cleaning, video inspection, and leakage / deflection testing of all new sewer shall be considered incidental to this item. Any necessary bypass pumping of sanitary flow associated with proposed construction is included with this item.
12	4010-A-2	<b>Sanitary Sewer Gravity Main, Trenchless, PVC, AWWA C900 SDR 18, 8"</b> See C Sheets (Sanitary Sewer Main Table), MSA Sheets, and standard / supplemental specifications for additional information. Pipe material shall be AWWA C900 SDR 18 with integral restrained pipe joints in compliance with SUDAS Section 5010 2.01 A. Contractor to submit a detailed dewatering plan prior to trenchless construction. Trenchless installation shall be in accordance with SUDAS Section 3020. All work associated with the insertion and reception bore pits including, but not limited to, sheeting, shoring, and bracing of the bore pits shall be considered incidental to this item. Soil borings, if desired, are the responsibility of the Contractor and shall be incidental to this item. Cleaning, video inspection, and leakage / deflection testing of all new sewer shall be considered incidental to this item. Any necessary bypass pumping of sanitary flow associated with proposed construction is included with this item.
13	4010-E	<b>Sanitary Sewer Service Stub, PVC, SDR 23.5, 4"</b> See C Sheets and MSA Sheets for service locations. Contractor shall field verify service locations. Replace all sanitary sewer services from the proposed sewer main to the Right-Of-Way or back of curb along Minnetonka Drive. Prefabricated wyes with Fernco couplers shall be used for sanitary services and shall be considered incidental to this item.
14	4010-H	<b>Removal of Sanitary Sewer, All Types and Sizes</b> This item includes the disposal of removed pipe material. This item also includes the removal of the existing aerial crossing sanitary sewer pipe. The existing VCP pipe has been lined. Any fallen pipe near the existing aerial crossing shall be removed and disposed of and be considered incidental to this item as well.
15	4010-I	<b>Sanitary Sewer Cleanout</b> See U Sheets for details. Ninety degree (90°) cleanout elbow connections to existing pipes shall be considered incidental to this item.
16	4010-L	<b>Sanitary Sewer Abandonment, Fill and Plug</b> Estimated quantity includes existing pipe length from the proposed sanitary sewer cleanout on the east side of the ravine to the aerial crossing.
17	4020-A-1	<b>Storm Sewer, Trenched, RCP, 21"</b> See C Sheets and M Sheets for additional information. Engineering fabric is required for pipe joint wrapping and is incidental to this item. Rigid pipe bedding shall comply with Bedding Class R-2 per SUDAS Figure 3010.102. All equipment, material, and labor associated with connecting new storm sewer pipe to existing intake and manhole shall be considered incidental to this item.
18	4020-D	<b>Removal of Storm Sewer, RCP, 21"</b> See C Sheets and R Sheets for additional information. Any sawcutting necessary for pipe removal shall be considered incidental to this item. Contractor shall maintain pipe opening in existing intake and manhole for installation of new storm sewer pipe.
19	4040-A	<b>Subdrain, Type 1, 6"</b> Estimated quantity based on installation of subdrain along Minnetonka Drive in pavement removal area. Removal and disposal of existing subdrain along Minnetonka Drive is included with this item. Any deflections, elbows, tees, outlets, connections, or other necessary fittings shall be considered incidental to this item. No engineering fabric shall be used in the subdrain trench. All subdrain should be installed to include a minimum of 0.5% positive drainage to ultimately convey water to a storm intake. Contractor to protect subdrain and replace any subdrain that is damaged during the installation of subbase or during construction.
20	6010-A	<b>Manhole, SW-301, 48"</b> See C Sheets (Sanitary Sewer Manhole Table) and MSA Sheets for additional information. Additional excavation, sheeting, shoring, and bracing associated with deep excavations are incidental to this item and will not be paid for separately. Internal chimney seals shall be installed on all new manholes and are considered incidental to this item. All castings shall include lids manufactured with the raised lettering 'CITY OF CEDAR FALLS'. Any necessary bypass pumping of sanitary flow associated with proposed construction is included with this item.
21	6010-A	<b>Manhole, SW-301, 60"</b> Same as previous item.
22	6010-A	<b>Manhole, SW-303, 60"</b> Same as previous item.
23	6010-C-2	<b>External Drop Connection</b> See MSA Sheets, U Sheets, and SUDAS Figure 6010.307 for additional information. Flexible pipe connections shall be A-LOK connectors. The drop from the base of the drop connection to the base of the manhole should not exceed 2-feet.
24	6010-H	<b>Remove Manhole</b> See R Sheets for additional information.

Item 31.

MARK: REVISION: LRB  
Engineer: KRN  
Checked By: RWS  
Date: 05/12/21  
Field By: 1190115  
Project No: 1190115

CEDAR FALLS, IOWA

QUANTITIES AND ESTIMATE REFERENCE

**SNYDER & ASSOCIATES, INC.**

5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com



**ESTIMATE REFERENCE INFORMATION**

ITEM NO.	ITEM CODE	ITEM
25	7010-A	<b>Pavement, PCC, 7"</b> See C Sheets and S Sheets for additional information. Estimated quantity based on two roadway panels on Minnetonka Drive. Curb and gutter is incidental to this item. Class C mix shall be utilized. Microtexture shall be applied to all finished concrete surfacing with a burlap drag finish. Any necessary cold weather protection shall be considered incidental to this item. Use of pavement shall follow the minimum age for opening without testing per SUDAS Table 7010.01 from the standard specifications.
26	7030-A	<b>Removal of Sidewalk</b> See C Sheets and R Sheets for additional information. A full depth saw cut is required at the removal limits and is included with this item. Any damage beyond the removal limits must be replaced by the Contractor at no additional cost to the City.
27	7030-A	<b>Removal of Driveway</b> Same as previous item.
28	7030-E	<b>Sidewalk, PCC, 4"</b> See B Sheets, C Sheets, and S Sheets for additional information. Use of pavement shall follow the minimum age for opening without testing per SUDAS Table 7010.01 from the standard specifications.
29	7030-H-1	<b>Driveway, Paved, PCC, 6"</b> See C Sheets and S Sheets for additional information. Driveways shall be constructed with 1.5-inch drop curb unless noted otherwise. Class C mix shall be utilized for all driveway construction. Use of pavement shall follow the minimum age for opening without testing per SUDAS Table 7010.01 from the standard specifications.
30	7040-B	<b>Subbase Over-excavation</b> The estimated quantity assumes a 12-inch over excavation under half of the paved area that includes driveways and sidewalks. The Contractor shall notify the Engineer prior to over-excavation. Failure to notify the Engineer will result in non-payment for the requested quantity. The estimated aggregate density is 140 pounds per cubic foot.
31	7040-H	<b>Pavement Removal</b> See C Sheets and R Sheets for additional information. A full depth saw cut is required at the removal limits and is included with this item. Any damage beyond the removal limits must be replaced by the Contractor at no additional cost to the City.
32	8030-A	<b>Temporary Traffic Control</b> See J Sheets for traffic control plan.
33	9010-B	<b>Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Slope Mix</b> This item shall include both the Type 2 and Type 5 seed mixtures and be applied at double the rate (for each seed mixture) called for in the standard specifications. The mulch to be included with this item shall be bonded fiber matrix. Seeding shall be completed the same day as the RECP (separate bid item) is installed over the seeding. Any area disturbed by the removal and disposal of fallen pipe near the existing aerial crossing shall be restored to its original condition and be considered incidental to this item.
34	9020-A	<b>Sod</b> Watering and temporary seeding shall be considered incidental to this item. See standard specifications for allowable dates of installation.
35	9030-A	<b>Plants, Trees</b> Trees shall be planted adjacent to areas where existing trees were removed. Do not plant trees within 10-feet of the centerline of the sanitary sewer. Refer to R sheets for tree removal locations. Trees shall be balled and burlapped with a minimum of 1.5-inches DBH. Coordinate with City Arborist for plant species.
36	9040-A-2	<b>SWPPP Management</b> Lump sum item; no measurement will be made. This item should account for all SWPPP Management from the beginning of the project through the completion of the project.
37	9040-D-1	<b>Filter Sock, 12"</b> See C Sheets for additional information. The estimated quantity is 50% more than that shown in the plans. Wattles may be used in lieu of filter socks as approved by the Engineer. No unit price adjustment shall be made for this substitution and thereafter substitution shall be measured in linear feet and included in this item.
38	9040-D-2	<b>Filter Sock, Removal</b> Estimated quantity based on removal of filter sock installed with previous bid item.
39	9040-E-0	<b>Temporary RECP, Type 4</b> See C Sheets for additional information. The estimated quantity is 20% more than that shown in the plans. Install over all slope mix seeding. Type and length of anchoring staples and required material overlap shall be appropriate for each onsite slope per Manufacturer recommendations. Temporary RECP shall be installed and properly anchored the same day that slope mix seeding is placed. Note that no additional payment will be made for anchoring staples or required material overlap.
40	9040-O-1	<b>Stabilized Construction Entrance</b> See J Sheets and standard specifications for additional information.
41	9040-T-1	<b>Inlet Protection Device, Filter Sock</b> See C Sheets for additional information.
42	9040-T-2	<b>Inlet Protection Device, Maintenance</b> See standard specifications for additional information.

**ESTIMATE REFERENCE INFORMATION**

ITEM NO.	ITEM CODE	ITEM
43	11,020-A	<b>Mobilization</b> Items that are necessary to properly complete construction, including work and materials that are not included with other specific pay items, shall be incidental to this item.
44	11,030-A	<b>Maintenance of Postal Service</b> See standard specifications for additional information. Removal and replacement of mailboxes is incidental to this item.
45	11,030-B	<b>Maintenance of Solid Waste Collection</b> See standard specifications for additional information.
46	11,040-A	<b>Temporary Pedestrian Residential Access</b> Estimated quantity is based on the measured area of driveways. Access to residential properties shall be maintained to property owners at all times throughout construction.
47	11,050-A	<b>Concrete Washout</b> See standard specifications for additional information. Location to be reviewed with the Engineer prior to installation.
48	0000-999-A	<b>Railroad Requirements</b> All work associated with the Chicago Central and Pacific Railroad in order to obtain a Utility Crossing/Encroachment Permit, including the development of a certified shoring plan, shall be considered incidental to this item. See Sheet A.2 for additional information. This item includes all labor, materials, and fees necessary to comply with railroad requirements and regulations including, but not limited to, obtaining a right of entry agreement, providing the railroad with insurance information, scheduling and utilizing railroad flaggers, providing staff with the required safety training, preparing a safety action plan, and filling out any and all documentation required by the railroad. See supplemental specifications.

**SANITARY SEWER MAIN TABLE**

Alignment or Street Name	Pipe Desig.	Structure # Desig. @ Outlet Elev.	Structure # Or Pipe Type @ Inlet Elev.	Outlet Elev.	Inlet Elev.	Pipe Elev. Diff.	Pipe Slope %	8" Dia. AWWA C151, CLASS 52, Vert. Hgt.	8" Dia. AWWA C151, CLASS 52, Hor. Length	Placement Lengths, Approx.		Payment Lengths		Remarks	
										8" Dia. Trenchless C-900, Lengths to M.H. (L.F.)	8" Dia. PVC, SDR 26, Lengths to M.H. (L.F.)	8" Dia. Trenchless C-900, Lengths to M.H. (L.F.)	8" Dia. PVC, SDR 26, Lengths to M.H. (L.F.)		
Minnetonka Dr.	SAP-1	SA-1	SA-2	890.37	894.64	4.27	1.50			279.00		284.00		**	
Minnetonka Dr.	SAP-2	SA-2	SA-3	894.84	895.37	0.53	0.41				125.00		130.00	**	
Minnetonka Dr.	SAP-2A	SA-2	8" V.C.P.	895.64	907.14	11.50		11.50						** ONE - MJ 90 DEGREE EL., 8 IN. DIP, AWWA 151, CLASS 52	
Minnetonka Dr.	SAP-2A	SA-2	8" V.C.P.	907.14	907.22				15.00		6.00		6.00	** ONE - MJ TEE, 8 IN. DIP, AWWA 151, CLASS 52	
Minnetonka Dr.	SAP-3	SA-3	SA-4	895.57	895.95	0.38	0.40				89.50		94.00	**	
Minnetonka Dr.	SAP-4	SA-4	SA-5	896.15	896.94	0.79	0.40				194.50		199.00	**	
Minnetonka Dr.	SAP-5	SA-5	SA-6	897.14	897.64	0.50	0.40				122.50		125.00	**	
Minnetonka Dr.	SAP-5A	SA-5	8" V.C.P.	897.94	903.99	6.05		6.05						** ONE - MJ 90 DEGREE EL., 8 IN. DIP, AWWA 151, CLASS 52	
Minnetonka Dr.	SAP-5A	SA-5	8" V.C.P.	903.99	904.07				15.00		6.00		6.00	** ONE - MJ TEE, 8 IN. DIP, AWWA 151, CLASS 52	
Pipe Length Subtotals (L.F.):									17.55	30.00	279.00	543.50	284.00	560.00	

Remarks, Expanded Text:  
 \*\* All pipe connections to/thru manhole walls shall be Alok with the exception of manhole SA-1. Payment for D.I.P. pipe & fittings shall be incidental to the Bid Item for: External Drop Connection  
 The sequence of the sanitary sewer main lines begins at the downstream end of the system and proceeds upstream.

**SANITARY SEWER SERVICE STUB (4010-E)**

STATION (AT MAIN)	PIPE SIZE (IN)	PIPE MATERIAL	APPROXIMATE LENGTH (LF)	SHEET NUMBER
103+46.71	4	PVC	14	MSA.1
104+43.29	4	PVC	15	MSA.2
105+42.91	4	PVC	15	MSA.2
106+38.46	4	PVC	9	MSA.2
106+88.48	4	PVC	10	MSA.2
107+92.34	4	PVC	7	MSA.3
108+17.02	4	PVC	8	MSA.3
Total			78	

**REMOVAL OF SANITARY SEWER (4010-H)**

BEGIN STATION	END STATION	LENGTH OF REMOVAL (LF)	DESCRIPTION	DIAMETER	SHEET NUMBER
102+84.35	104+14.89	139	PVC	8"	R.1
104+14.89	108+59.46	450	VCP	8"	R.1
108+59.46	109+84.63	125	PVC	8"	R.2
Total		714			

**STORM SEWER, TRENCHED (4020-A-1)**

Design Length, Slope, and Flowlines are calculated from inside wall to inside wall along CL of pipe.

LINE NUMBER	INTAKE/UTILITY		PIPE MATERIAL	SIZE OF PIPE	LENGTH OF PIPE (Bid Length)	LENGTH OF PIPE (Design Length)	SLOPE %	FLOW LINES		SHEET NUMBER
	FROM	TO						INLET ELEV.	OUTLET ELV.	
STP-1	Existing Intake	Existing Manhole	RCP	21"	48	47.87	2.13%	901.78	900.76	M.1
21" Total					48					

Item 31.

REVISION  
 MARK: LRB  
 Checked By: LRB  
 Date: 05/12/21  
 Project No: 1190115  
 Sheet

**OAK PARK BLVD SEWER REPLACEMENT**  
 QUANTITIES AND ESTIMATE REFERENCE  
**SNYDER & ASSOCIATES, INC.**  
 CEDAR FALLS, IOWA  
 5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404  
 319-362-9394 | www.snyder-associates.com

**SNYDER & ASSOCIATES**  
 Project No: 338  
 Sheet

REMOVAL OF STORM SEWER (4020-D)					
BEGIN STATION	END STATION	LENGTH OF REMOVAL (LF)	DESCRIPTION	DIAMETER	SHEET NUMBER
104+59.40	104+95.07	48	RCP	21"	R.1
	Total	48			

PCC PAVEMENT (7010-A)					
Begin Station	End Station	Pavement Thickness	Area (SY)	Notes	Sheet Number
102+84.43	102+95.39	7"	69	2 Panels	S.1
	Total		69		

REMOVAL OF SIDEWALK (7030-A)					
ROAD	STA TO STA	DIMENSIONS (L' x W')	AREA (SY)	SHEET NUMBER	
Minnetonka Dr	102+75.91	103+44.31	82' x 4'	35	R.1
Minnetonka Dr	103+58.10	104+25.47	71' x 4'	31	R.1
Minnetonka Dr	104+41.10	105+41.04	104' x 4'	46	R.1
Minnetonka Dr	105+52.95	106+58.36	105' x 4'	46	R.1
Minnetonka Dr	106+77.72	107+17.22	46' x 4'	20	R.1-R.2
	Total		178		

REMOVAL OF DRIVEWAY (7030-A)						
ADDRESS		ADJACENT TO STREET AREA (SY) w/ DIMENSIONS (L' x W')*	DRIVEWAY / SIDEWALK AREA (SY) w/ DIMENSIONS (L' x W')	BEHIND SIDEWALK AREA (SY) w/ DIMENSIONS (L' x W')	TOTAL AREA (SY)	SHEET NUMBER
HOUSE NUMBER	STREET					
3011	Minnetonka Dr	40 (19.0' x 13.8')	6 (13.8' x 4')	-	46	R.1
3003	Minnetonka Dr	39 (18.4' x 15.6')	7 (15.6' x 4')	21 (11.8' x 15.6')	67	R.1
2927	Minnetonka Dr	32 (19.2' x 11.4')	5 (11.4' x 4')	-	37	R.1
2913	Minnetonka Dr	46 (19.1' x 19.4')	8 (19.4' x 4')	-	54	R.1
	Total				204	

\*width dimension does not include driveway flares

REMOVE MANHOLE (6010-H)						
STRUCTURE	STATION & OFFSET	RIM ELEVATION	INVERT OUT ELEVATION	DEPTH (FL.)	TYPE/SIZE	SHEET NUMBER
Manhole	104+14.89, 4.82' Lt	910.53	899.69	10.84	Sanitary	R.1
Manhole	105+10.23, 4.91' Lt	908.06	898.91	9.15	Sanitary	R.1
Manhole	107+08.02, 0.00'	914.72	898.17	16.55	Sanitary	R.1
Manhole	108+59.46, 0.00'	905.28	897.67	7.61	Sanitary	R.1

SANITARY SEWER MANHOLE TABLE																						
SANITARY MANHOLE OR CLEANOUT DESIGNATION	48" DIA. M.H.	60" DIA. M.H.	60" DIA. M.H.	ALTER-NATE , 72" DIA. M.H.	6" DIA. PVC VERT. CLEAN -OUT SW-203	INTERNAL CHIMNEY SEAL	CASTING TYPE	FORM GRADE TOP/ RIM ELEV.	BOT. OF WELL (0.40' below low pipe elev.)	M.H. DEPTH	OUTLET DIA. (EXIST.)	OUTLET DIA. W/ ALOK SEAL	OUTLET PIPE TYPE	PIPE CONNECTION TYPE	OUTLET ELEV.	OUTLET DIRECTION	INLET DIA. (EXIST.)	INLET DIA. W/ ALOK SEAL	INLET PIPE TYPE	PIPE CONNECTION TYPE	INLET ELEV.	INLET DIRECTION
SA-1	---	---	1	1	---	1	1	904.00	888.7	15.30	27"	---	R.C.P., CL. III (EXIST.)	"WATER-STOP BANDING"	889.10 (EX.)	SE.	27"	---	R.C.P., CL. III (EXIST.)	"WATER-STOP BANDING"	889.11 (EX.)	NW. (EX.)
																		8"	AWWA C-900	ALOK SEAL	890.37	SW.
SA-2	---	1	---	---	---	1	1	918.65	894.24	24.41		8"	AWWA C-900	A-LOK	894.64	NE.		8"	P.V.C., SDR 26	ALOK SEAL	894.84	SE.
																		8"	D.I.P. (Ext. Drop)	ALOK SEAL	895.64	NW.
																		8"	D.I.P. (Ext. Drop)	ALOK SEAL	907.14	NW.
SA-3	---	1	---	---	---	1	1	910.48	894.97	15.51		8"	P.V.C., SDR 26	A-LOK	895.37	NW.		8"	P.V.C. SDR 26	ALOK SEAL	895.57	SE.
SA-4	1	---	---	---	---	1	1	908.05	895.55	12.50		8"	P.V.C., SDR 26	A-LOK	895.95	NW.		8"	P.V.C. SDR 26	ALOK SEAL	896.15	SE.
SA-5	---	1	---	---	---	1	1	914.62	896.54	18.08		8"	P.V.C., SDR 26	A-LOK	896.94	NE.		8"	P.V.C. SDR 26	ALOK SEAL	897.14	SE.
																		8"	D.I.P. (Ext. Drop)	ALOK SEAL	897.94	SW.
																		8"	D.I.P. (Ext. Drop)	ALOK SEAL	903.99	SW.
SA-6	---	---	---	---	1	---	---	907.46	897.24	10.22		8"	P.V.C., SDR 26	A-LOK	897.64	NW.						
SA-7	---	---	---	---	1	---	---	910.90	896.49	14.41		8"	(NEW) P.V.C., TRUSS	A-LOK	896.89	SE.						
TOTAL UNITS	1	3	1	1	2	5	5															

REMARKS:  
 \*\* All pipe connections to/thru manhole walls shall be Alok with the exception of waterstop around existing 27" diameter R.C.P. pipe ends for manhole SA-1.  
 All D.I.P. required installations are external pipe drops, all per the 2021 SUDAS requirements.  
 Alternate item(s) shall be determined after the directional bore work is completed; manholes SA-2, SA-3, SA-4, and SA-5 shall be ordered following the Alternate determination.

Item 31.

MARK: REVISION: LRB Scale: 05/12/21  
 Engineer: KRN Checked By: RWS Date: 1190115  
 Technician: Project No: 1190115  
 Sheet

OAK PARK BLVD SEWER REPLACEMENT

QUANTITIES AND ESTIMATE REFERENCE

SNYDER & ASSOCIATES, INC. | 5005 BOWLING STREET S.W. CEDAR RAPIDS, IA 52404 319-362-9394 | www.snyder-associates.com



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SIDEWALK (7030-E)						
ROAD	STA TO STA		Dimensions (L' x W')	4" PCC SIDEWALK, (SY)	Detectable Warnings	Sheet Number
Minnetonka Dr	102+75.91	103+44.26	81' x 4'	36	NO	S.1
Minnetonka Dr	103+58.04	104+25.56	72' x 4'	32	NO	S.1
Minnetonka Dr	104+41.05	105+41.21	105' x 4'	46	NO	S.1
Minnetonka Dr	105+52.83	106+58.34	106' x 4'	47	NO	S.1-S.2
Minnetonka Dr	106+77.75	107+17.22	46' x 4'	21	NO	S.2
			Total	182		

PCC DRIVEWAY (7030-H-1)							
ADDRESS		ADJACENT TO STREET AREA (SY) w/ DIMENSIONS (L' x W')*	DRIVEWAY / SIDEWALK AREA (SY) w/ DIMENSIONS (L' x W')	BEHIND SIDEWALK AREA (SY) w/ DIMENSIONS (L' x W')	TOTAL AREA (SY)	CURB HEIGHT (IN)	SHEET NUMBER
HOUSE NUMBER	STREET						
3011	Minnetonka Dr	40 (18.8' x 13.8')	6 (13.8' x 4')	-	46	1.5	S.1
3003	Minnetonka Dr	38 (18.5' x 15.6')	7 (15.6' x 4')	21 (11.8' x 15.6')	66	1.5	S.1
2927	Minnetonka Dr	31 (19.1' x 11.4')	5 (11.4' x 4')	-	36	1.5	S.1
2913	Minnetonka Dr	46 (19.1' x 19.4')	9 (19.4' x 4')	-	55	1.5	S.2
		*width dimension does not include driveway flares		Total	203		

PAVEMENT REMOVAL (7040-H)			
BEGIN STATION	END STATION	AREA (SY)	SHEET NUMBER
102+84.43	102+95.39	69	R.1
	Total	69	

FILTER SOCK, 12" (9040-D-1)				
BEGIN STATION	END STATION	SIDE	LF	SHEET NUMBER
99+90	100+05	BOTH	98	C.21
100+71.62	102+62.29	LT	192	C.21
102+78.92	103+37.43	RT	105	C.21
103+32.46	103+40.13	LT	20	C.21
103+63.30	104+20.46	RT	70	C.21
104+14.89	104+17.79	LT	20	C.21
104+47.44	105+34.86	RT	113	C.21
105+58.31	106+54.66	RT	117	C.21
106+83.34	107+14.27	RT	67	C.22
107+81.63	107+83.74	BOTH	15	C.22
108+36.37	108+38.41	BOTH	15	C.22
108+81.11	108+83.09	BOTH	15	C.22
110+16.19	110+17.98	BOTH	15	C.22
110+29.51	110+44.52	BOTH	46	C.22
		Total	908	

TEMPORARY RECP (9040-E-0)				
BEGIN STATION	END STATION	SIDE	SY	SHEET NUMBER
99+90	100+78.86	20' RT	192	C.21
99+90	100+74.03	50' LT	434	C.21
108+83.09	109+36.53	BOTH	86	C.22
109+44.63	110+16.19	BOTH	118	C.22
		Total	830	

INLET PROTECTION, FILTER SOCK (9040-T-1)		
STATION	SIDE	SHEET NUMBER
104+88.88	RT	C.21
104+97.65	RT	C.21
	Total	2

MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	05/12/21	
Technician: RWS	Date:	1190115	Sheet
Project No:			1190115

**OAK PARK BLVD SEWER REPLACEMENT**  
**QUANTITIES AND ESTIMATE REFERENCE**  
**SNYDER & ASSOCIATES, INC.**  
 CEDAR FALLS, IOWA  
 5005 BOWLING STREET S.W.  
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### POLLUTION PREVENTION NOTES

#### A. Pollution Prevention And Erosion Protection

1. Code Compliance: The Contractor Is Responsible For Compliance With All Potential Pollution And Soil Erosion Control Requirements Of The Iowa Code, The Iowa Department Of Natural Resources (IDNR) NPDES Permit, The U.S. Clean Water Act And Any Local Ordinances. The Contractor Shall Take All Necessary Steps To Protect Against Erosion And Pollution From This Project Site And All Off-Site Borrow Or Deposit Areas During Performance Or As A Result Of Performance.
2. Damage Claims: The Contractor Will Hold The Owner And Architect / Engineer Harmless From Any And All Claims Of Any Type Whatsoever Resulting From Damages To Adjoining Public Or Private Property, Including Reasonable Attorney Fees Incurred To Owner. Further, If The Contractor Fails To Take Necessary Steps To Promptly Remove Earth Sedimentation Or Debris Which Comes Onto Adjoining Public Or Private Property, The Owner May, But Need Not, Remove Such Items And Deduct The Cost Thereof From Amounts Due To The Contractor.

#### B. Pollution Prevention Plan

1. The Pollution Prevention Plan Illustrates General Measures And Best Management Practices (BMP). All BMP's And Erosion Control Measures Required As A Result Of Construction Activities Are The Responsibility Of The Contractor To Identify, Note And Implement. Additional BMP's From Those Shown On The Plan May Be Required.
2. The Pollution Prevention Plan And Site Map Should Be Expediently Revised To Reflect Construction Progress And Changes At The Project Site.
3. The Contractor Is Responsible For Compliance With All Requirements Of The Pollution Prevention Plan, Including, But Not Limited To, The Following BMP's Unless Infeasible Or Not Applicable:
  - A. Utilize Outlet Structures That Withdraw Water From The Surface When Discharging From Basins, Provide And Maintain Natural Buffers Around Surface Waters, Direct Storm Water To Vegetated Areas To Increase Sediment Removal And Maximize Storm Water Infiltration, And Minimize Soil Compaction.
  - B. Install Perimeter And Final Sediment Control Measures Such As Silt Barriers, Ditch Checks, Diversion Berms, Or Sedimentation Basins Downstream Of Soil Disturbing Activities Prior To Site Clearing And Grading Operations.
  - C. Preserve Existing Vegetation In Areas Not Needed For Construction And Limit To A Minimum The Total Area Disturbed By Construction Operations At Any Time.
  - D. Maintain All Temporary And Permanent Erosion Control Measures In Working Order, Including Cleaning, Repairing, Replacement, And Sediment Removal Throughout The Permit Period. Clean Or Replace Silt Control Devices When The Measures Have Lost 50% Of Their Original Capacity.
  - E. Inspect The Project Area And Control Devices (By Qualified Personnel Assigned By The Contractor) Every Seven Calendar Days. Record The Findings Of These Inspections And Any Resulting Actions To The Owner Or Engineer During Construction On A Weekly Basis. Revise The Pollution Prevention Plan And Implement Any Recommended Measures Within 7 Days.
  - F. Prevent Accumulation Of Earth And Debris From Construction Activities On Adjoining Public Or Private Properties, Including Streets, Driveways, Sidewalks, Drainageways, Or Underground Sewers. Remove Any Accumulation Of Earth Or Debris Immediately And Take Remedial Actions For Future Prevention.
  - G. Install Necessary Control Measures Such As Silt Barriers, Erosion Control Mats, Mulch, Ditch Checks Or Riprap As Soon As Areas Reach Their Final Grades And As Construction Operations Progress To Ensure Continuous Runoff Control. Provide Inlet And Outlet Control Measures As Soon As Storm Sewers Are Installed.
  - H. Respread A Minimum Of 6 Inches Of Topsoil (Including Topsoil Found In Sod) On All Disturbed Areas, Except Where Pavement, Buildings Or Other Improvements Are Located.
  - I. Stabilize Undeveloped, Disturbed Areas With Mulch, Temporary Seed Mix, Permanent Seed Mix, Sod, Or Pavement Immediately As Soon As Possible Upon Completion Or Delay Of Grading Operations. Initiate Stabilization Measures Immediately After Construction Activity Is Finally Completed Or Temporarily Ceased On Any Portion Of The Site And Which Will Not Resume For A Period Exceeding 14 Calendar Days.
  - J. Coordinate Locations Of Staging Areas With The Owner. Unless Noted Otherwise, Staging Areas Should Contain The Following: Job Trailers, Fueling / Vehicle Maintenance Area, Temporary Sanitary Facilities, Materials Storage, And Concrete Washout Facility. Control Runoff From Staging Areas With Diversion Berms And/Or Silt Barriers And Direct To A Sediment Basin Or Other Control Device Where Possible. Concrete Washout Must Be Contained Onsite.
  - K. Remove All Temporary Erosion Control Measures And Site Waste Prior To Filing Of The "Notice Of Discontinuation".

### GRADING NOTES

1. Contractor To Strip And Stockpile Topsoil On All Areas To Be Cut Or Filled. Respread To Minimum 6" Depth To Finish Grades.
2. Any Excess Cut To Be Spread On Site As Directed By Engineer During Construction. Place Topsoil Over All Areas Disturbed.
3. All Drainage Swales And Slopes 5 To 1 Or Greater To Be Seeded Using Commercially Available Erosion Control Seed Mixture Applied At Rate Recommended By Supplier.
4. Erosion Control: Seed The Site After Rough Grading Has Been Completed. Place Silt Fence And Maintain In Problem Areas After Ground Cover Has Been Established. Comply With Erosion Control Law.

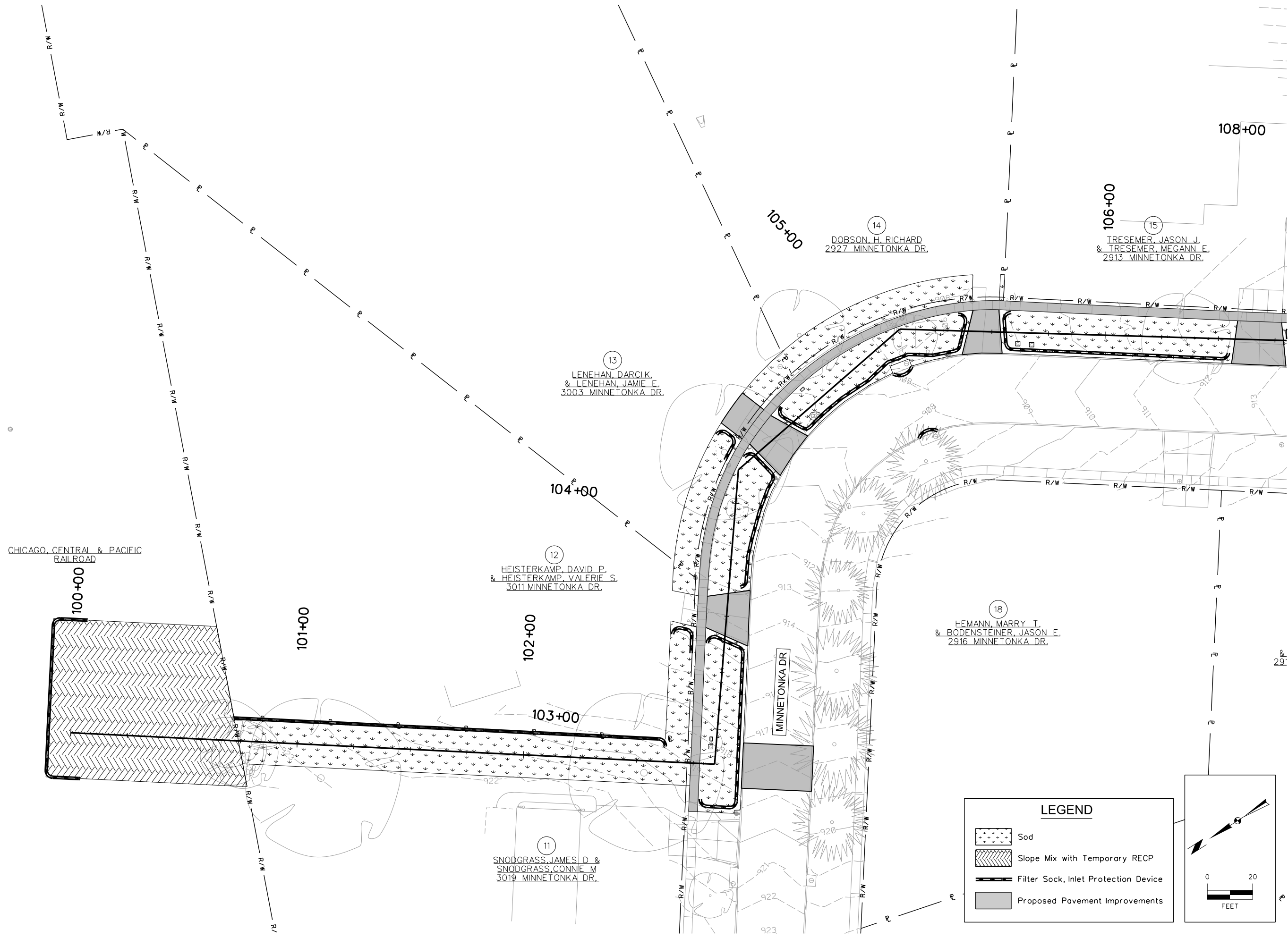
MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	05/12/21	
Technician: RWS	Date:	1190115	Sheet
Project No:			Item 31.

**OAK PARK BLVD SEWER REPLACEMENT**  
**POLLUTION PREVENTION PLAN**  
**SNYDER & ASSOCIATES, INC.**  
CEDAR FALLS, IOWA  
5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
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Project No: 341  
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**LEGEND**

- Sod
- Slope Mix with Temporary RECP
- Filter Sock, Inlet Protection Device
- Proposed Pavement Improvements

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Item 31.			
MARK	REVISION	Scale:	Sheet
Engineer: KRN	Checked By: LRB	Date: 05/12/21	Field Bk:
Technician: RWS	Date: 1190115	Project No:	1190115

**OAK PARK BLVD SEWER REPLACEMENT**  
**POLLUTION PREVENTION PLAN**  
**SNYDER & ASSOCIATES, INC.**

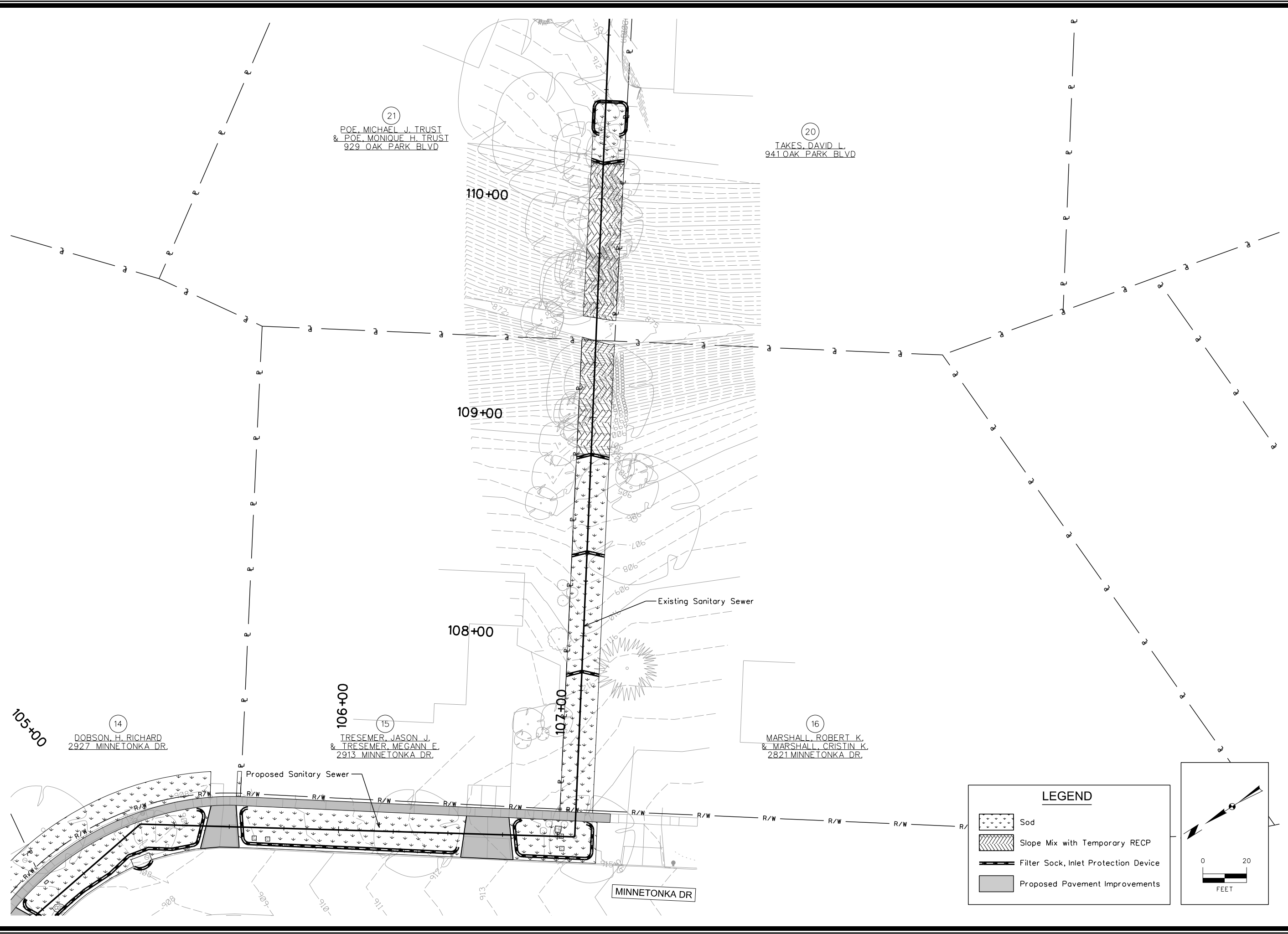
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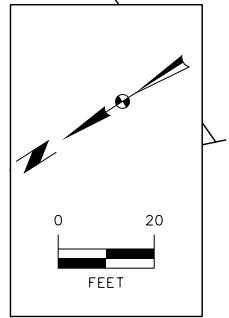


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**LEGEND**

	Sod
	Slope Mix with Temporary RECP
	Filter Sock, Inlet Protection Device
	Proposed Pavement Improvements



Item 31.			
MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	05/12/21	
Technician: RWS	Date:	1190115	Sheet
Project No:		1190115	

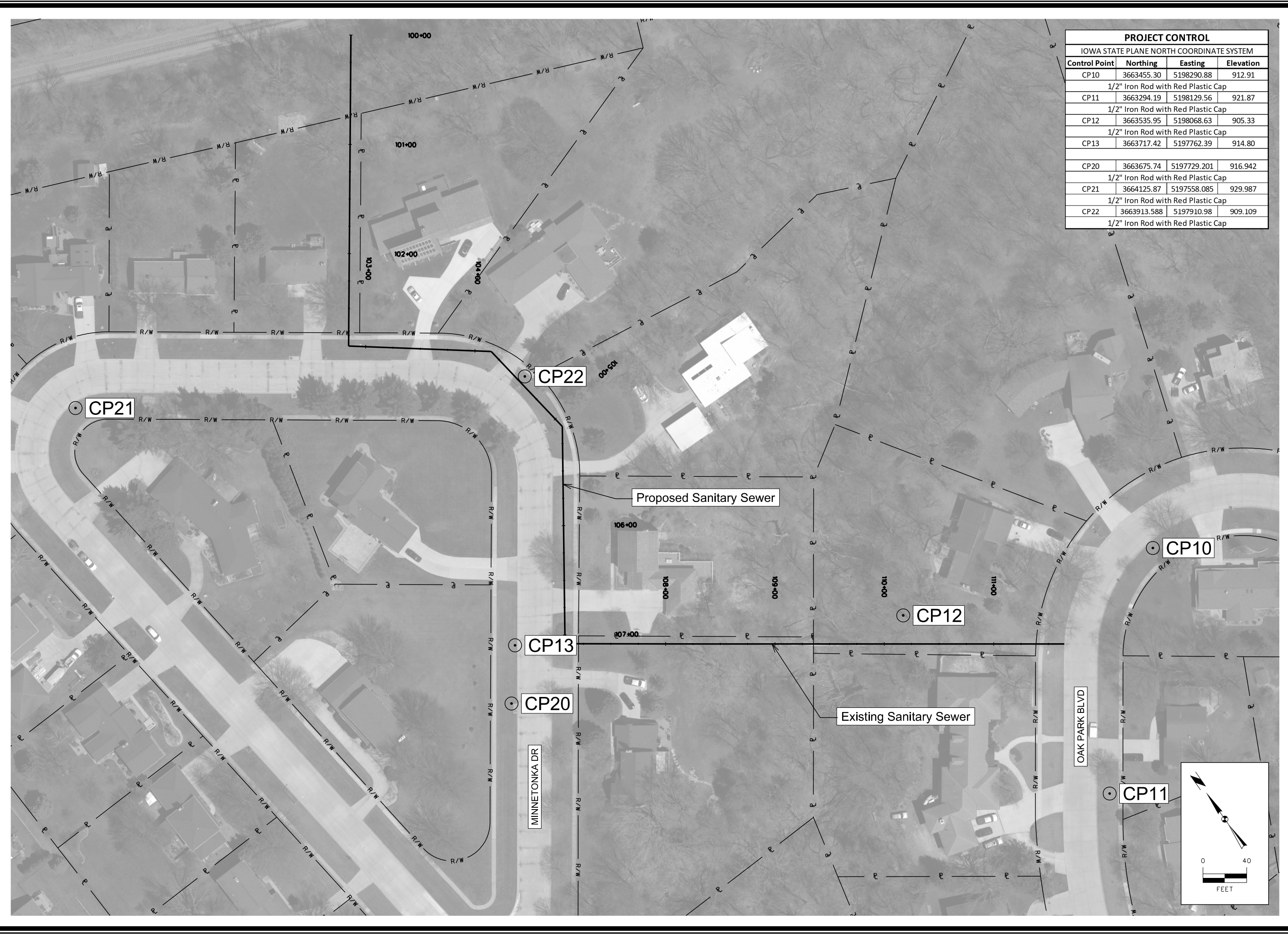
**OAK PARK BLVD SEWER REPLACEMENT**  
**POLLUTION PREVENTION PLAN**  
**SNYDER & ASSOCIATES, INC.**

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PROJECT CONTROL			
IOWA STATE PLANE NORTH COORDINATE SYSTEM			
Control Point	Northing	Easting	Elevation
CP10	3663455.30	5198290.88	912.91
1/2" Iron Rod with Red Plastic Cap			
CP11	3663294.19	5198129.56	921.87
1/2" Iron Rod with Red Plastic Cap			
CP12	3663535.95	5198068.63	905.33
1/2" Iron Rod with Red Plastic Cap			
CP13	3663717.42	5197762.39	914.80
1/2" Iron Rod with Red Plastic Cap			
CP20	3663675.74	5197729.201	916.942
1/2" Iron Rod with Red Plastic Cap			
CP21	3664125.87	5197558.085	929.987
1/2" Iron Rod with Red Plastic Cap			
CP22	3663913.588	5197910.98	909.109
1/2" Iron Rod with Red Plastic Cap			

Item 31.			
MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	Scale: 1" = 40'	Field Bk:
Technician: RWS	Date: 05/12/21		Field Bk:
Project No: 1190115			Sheet

**OAK PARK BLVD SEWER REPLACEMENT**  
**SURVEY CONTROL & REFERENCE INFORMATION**  
**SNYDER & ASSOCIATES, INC.**

CEDAR FALLS, IOWA  
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Engineer: KRN	Checked By: LRB	Date: 05/12/21	Field Bk:
Technician: RWS	Date:	1190115	Sheet
Project No:	1190115		

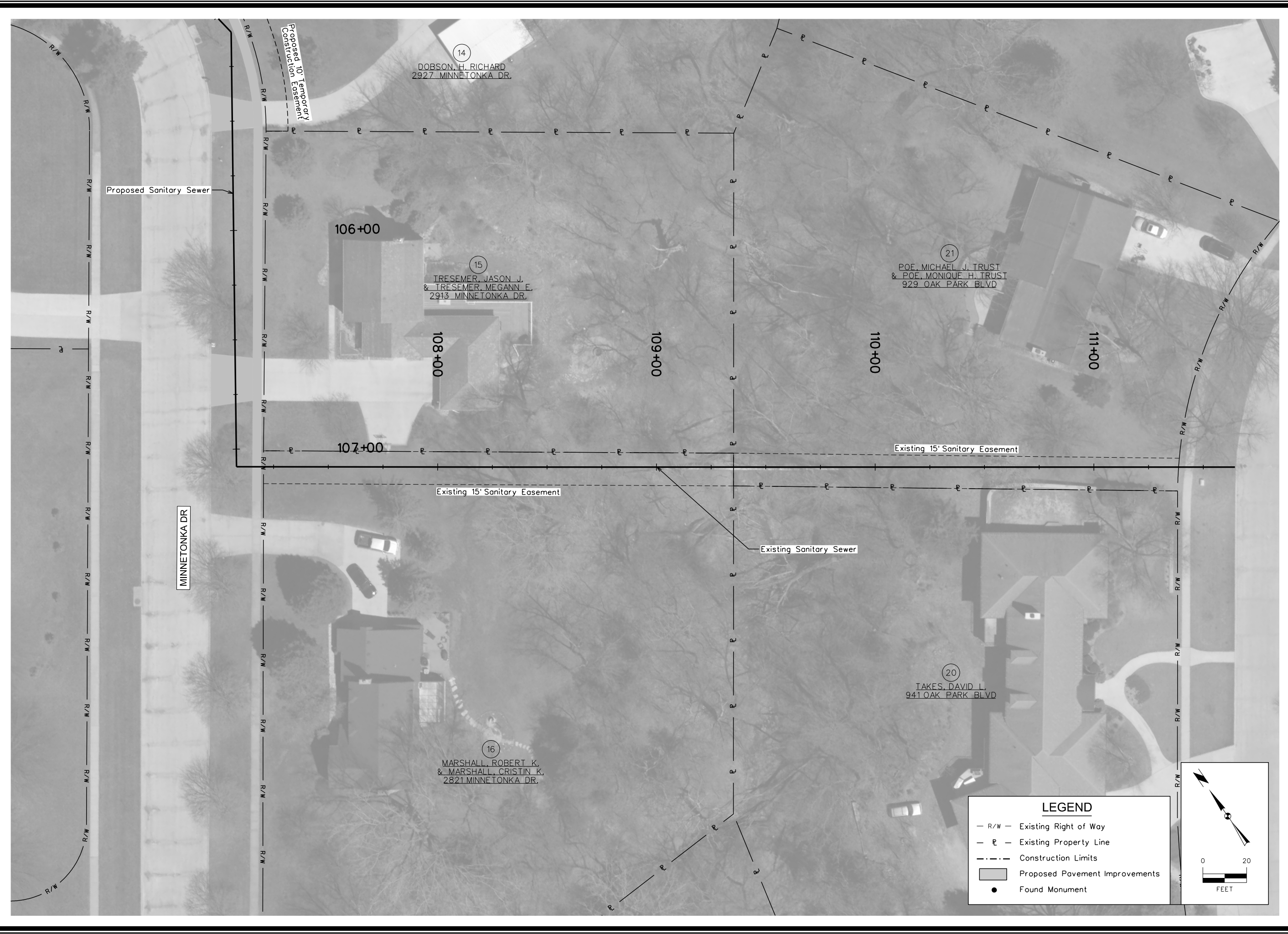
**OAK PARK BLVD SEWER REPLACEMENT**  
**RIGHT-OF-WAY**  
**SNYDER & ASSOCIATES, INC.**  
CEDAR FALLS, IOWA  
5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com



Project No: 345  
Sheet

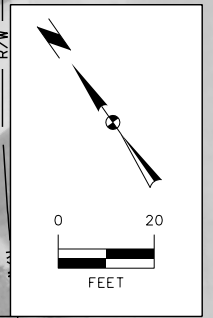


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**LEGEND**

- R/W — Existing Right of Way
- P — Existing Property Line
- - - Construction Limits
- █ Proposed Pavement Improvements
- Found Monument



Item 31.			
MARK	REVISION	Checked By:	Scale:
Engineer: KRN		LRB	05/12/21
Technician: RWS	Date:	1990115	Field Bk:
			Sheet
Project No:		1190115	

**OAK PARK BLVD SEWER REPLACEMENT**

**RIGHT-OF-WAY**

**SNYDER & ASSOCIATES, INC.**

CEDAR FALLS, IOWA

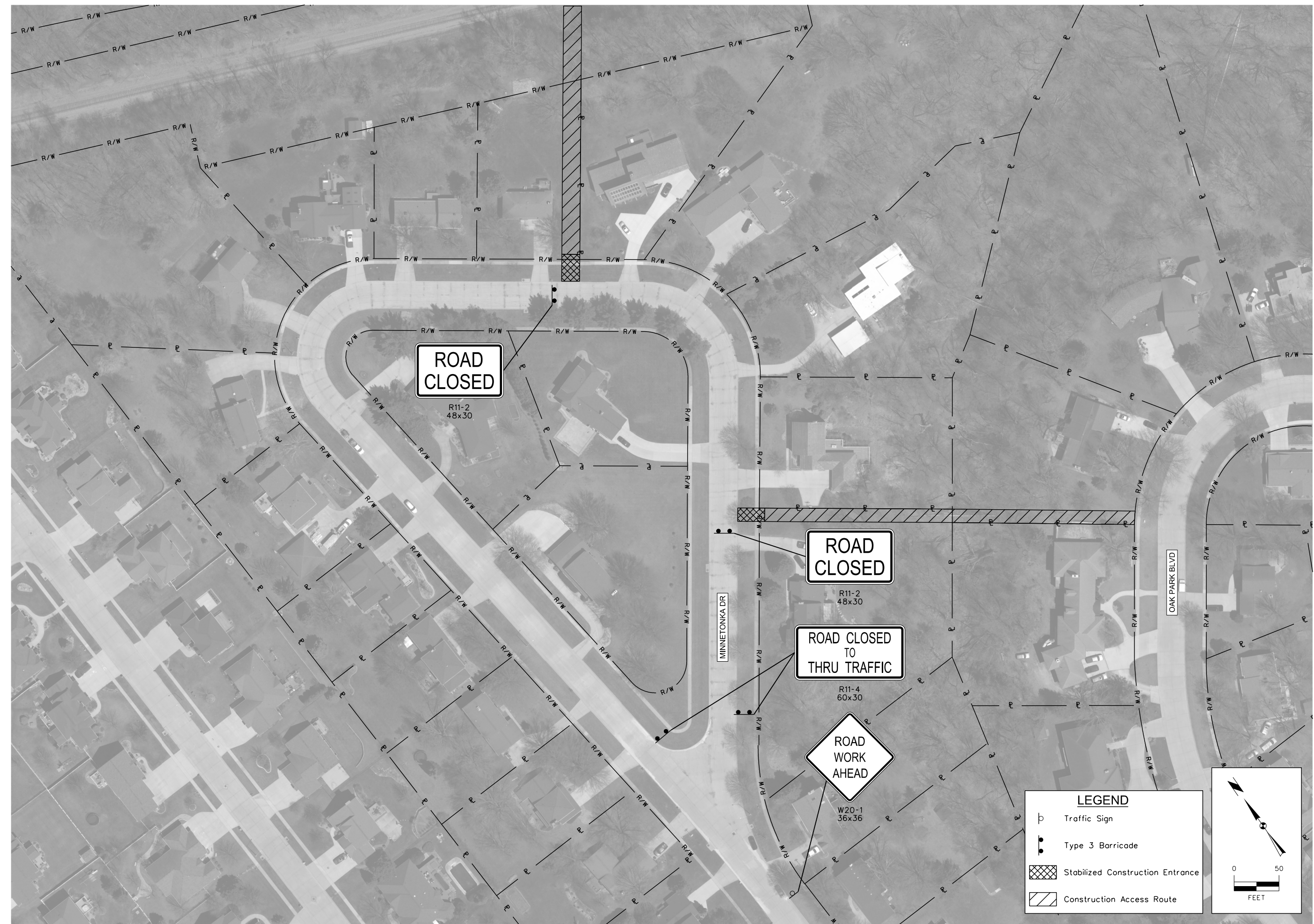
5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com

Project No: 346

Sheet



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MARK	REVISION	Item 31.
Engineer: KRN	Checked By: LRB	Scale:
Technician: RWS	Date: 05/12/21	Field Bk:
Project No: 1190115		Sheet

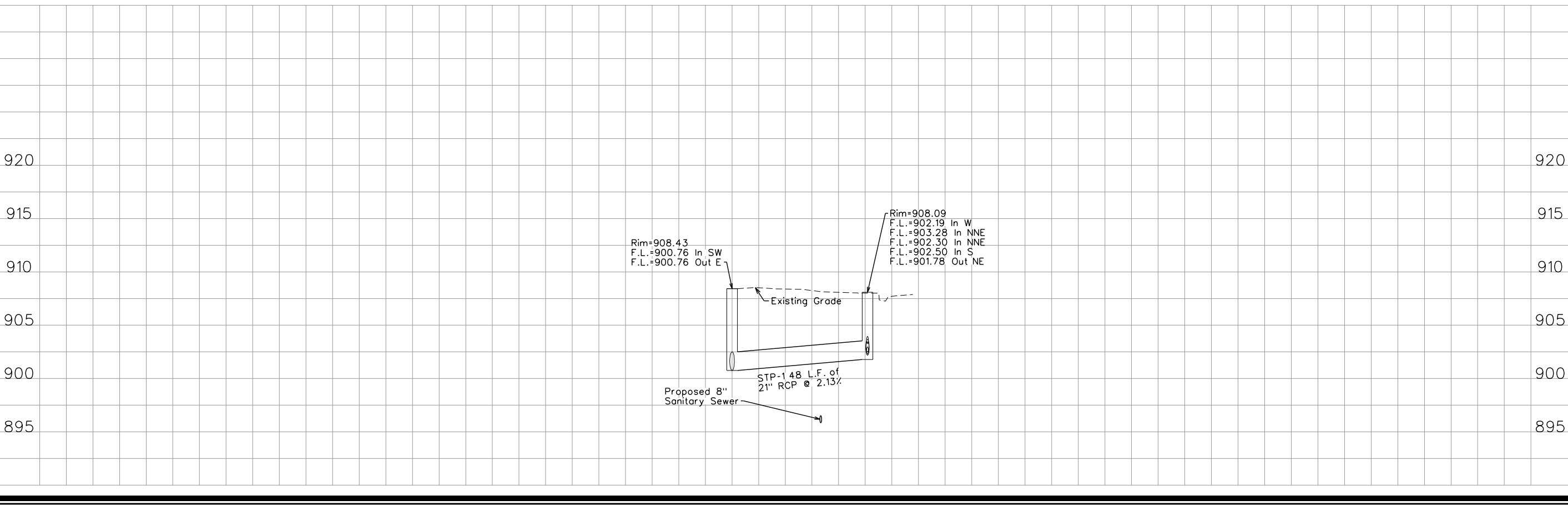
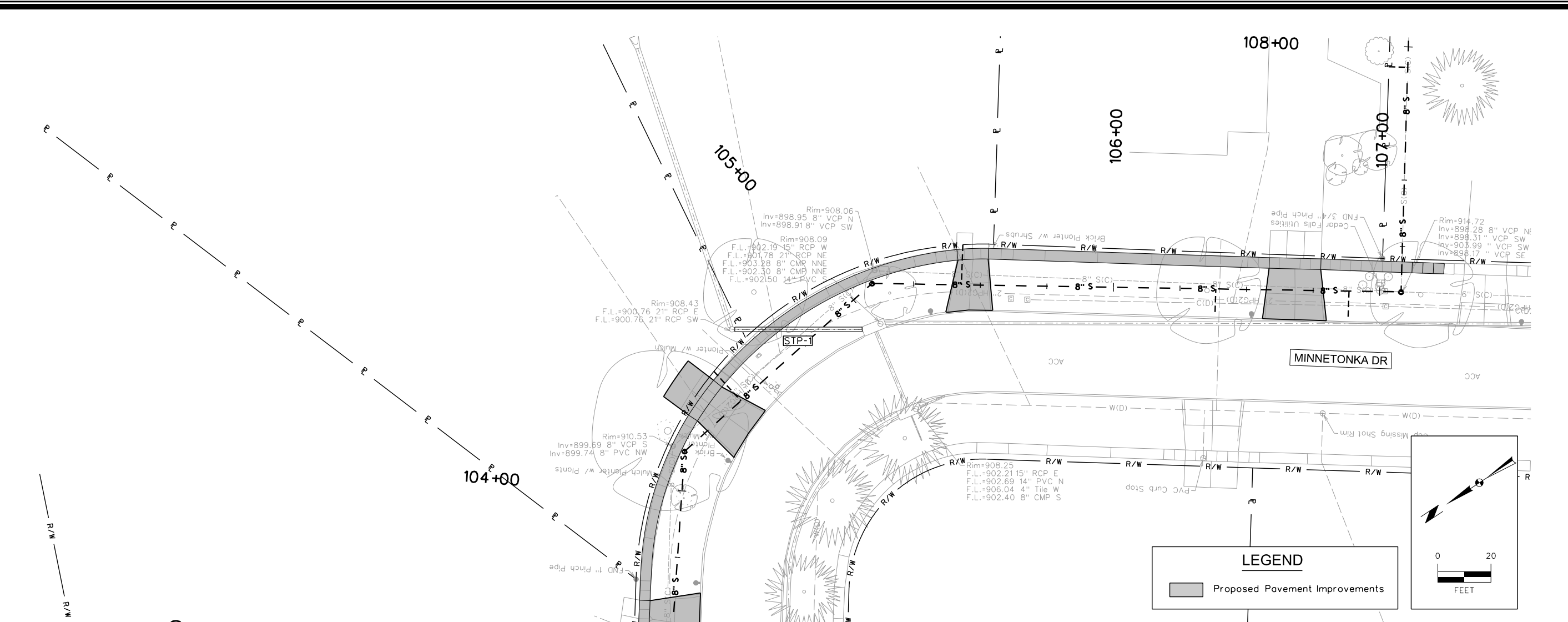
**OAK PARK BLVD SEWER REPLACEMENT**  
**STAGING AND TRAFFIC CONTROL**  
**SNYDER & ASSOCIATES, INC.**

5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404  
 319-362-9394 | www.snyder-associates.com

CEDAR FALLS, IOWA

**SNYDER & ASSOCIATES**

Project No: 347  
 Sheet



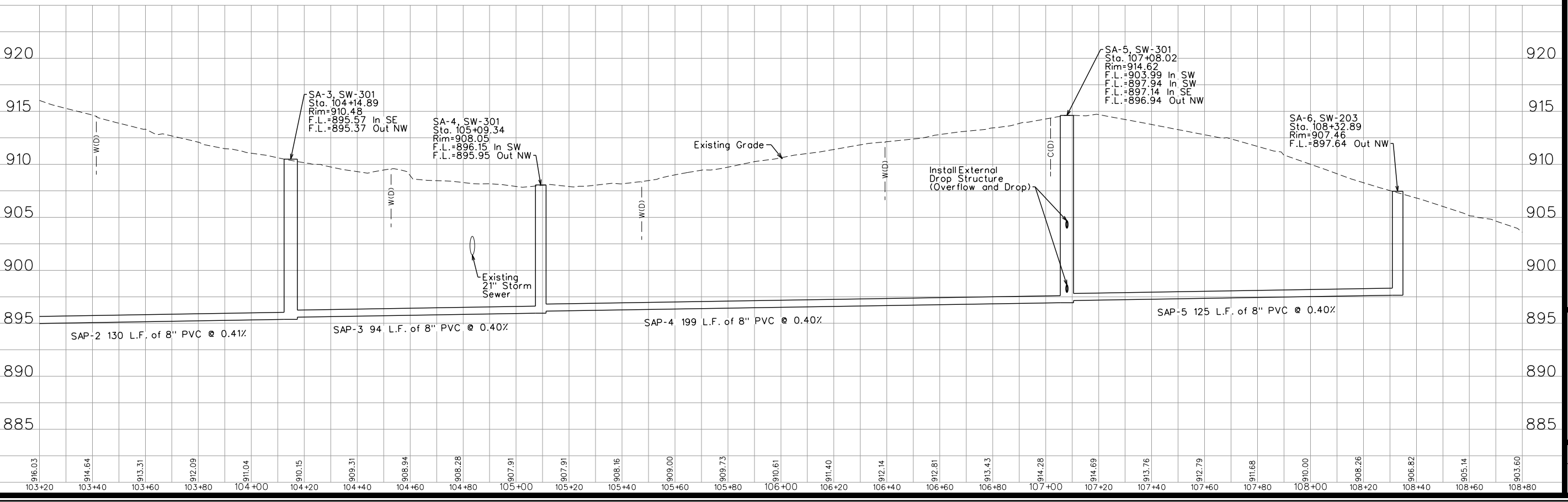
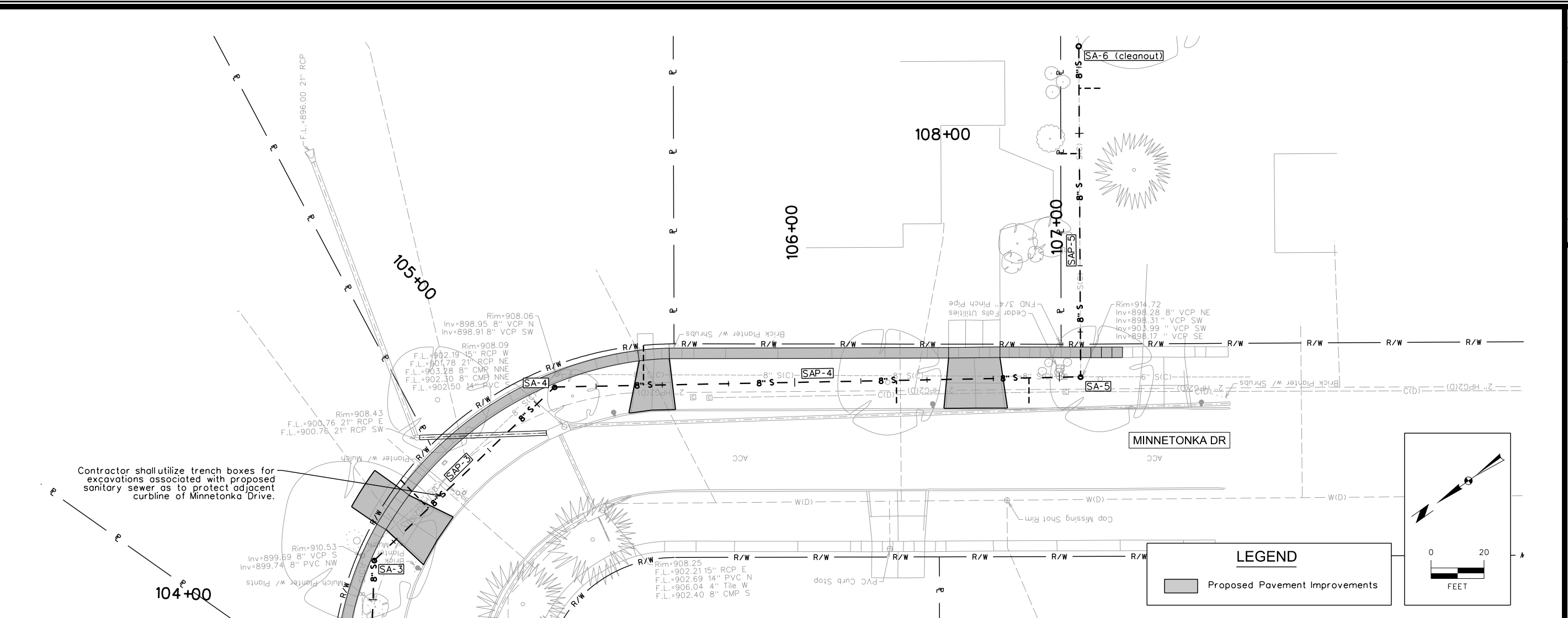
Item 31.
REVISION
Engineer: KRN Checked By: LRB Scale: LRB
Technician: RWS Date: 05/12/21 Field Bk:
Project No: 1190115 Sheet

**OAK PARK BLVD SEWER REPLACEMENT**  
**STORM SEWER PLAN & PROFILE**  
**SNYDER & ASSOCIATES, INC.**  
CEDAR FALLS, IOWA  
5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404  
319-362-9394 | www.snyder-associates.com

Project No: 348  
Sheet







MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	05/12/21	
Technician: RWS	Date:	1190115	Sheet
Project No:			350

**OAK PARK BLVD SEWER REPLACEMENT**  
**SANITARY SEWER PLAN & PROFILE**  
**SNYDER & ASSOCIATES, INC.**

**SNYDER & ASSOCIATES**

Project No: 350  
 Sheet M

5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404  
 319-362-9394 | www.snyder-associates.com

Item 31.

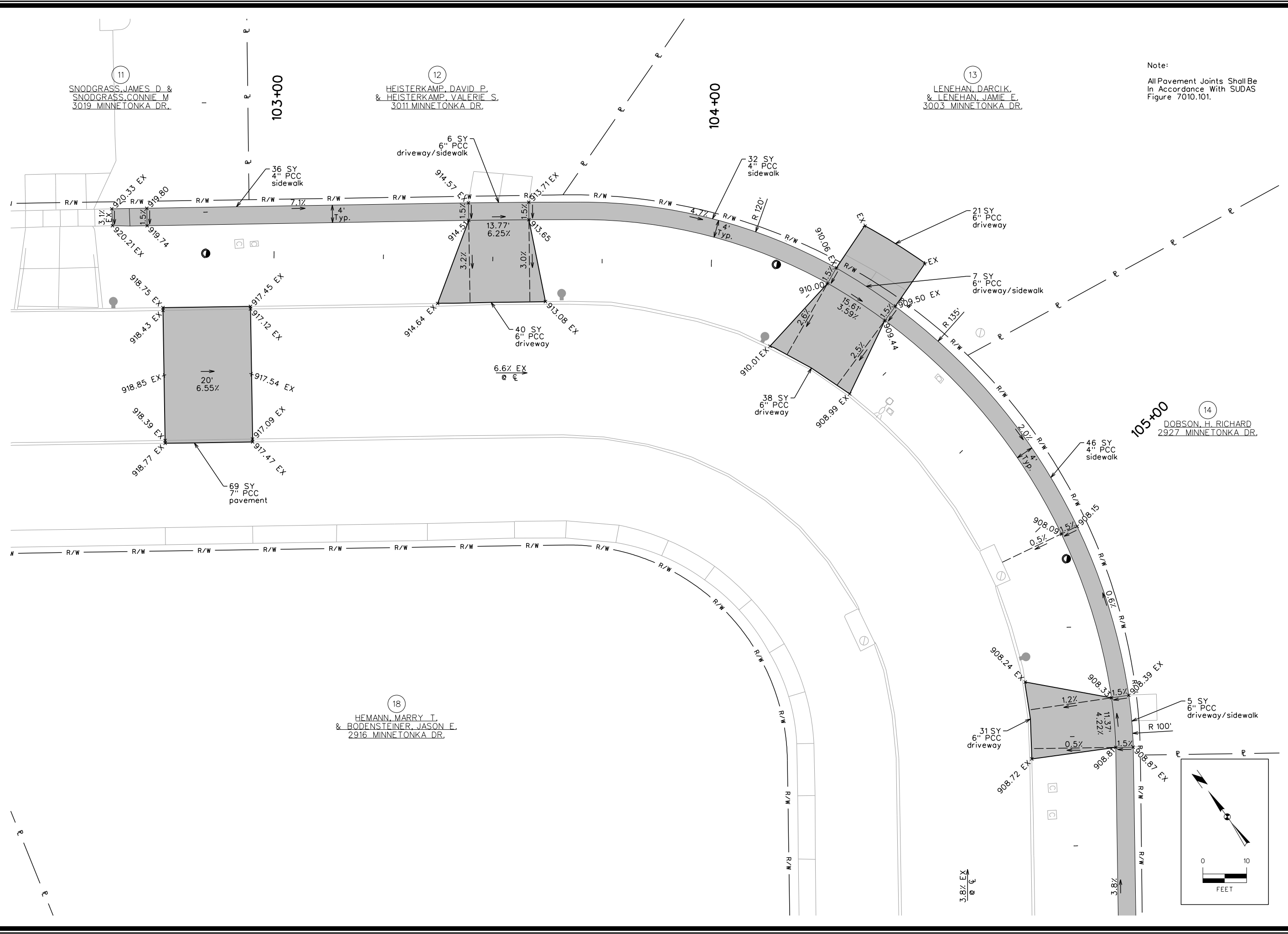








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Note:  
 All Pavement Joints Shall Be  
 In Accordance With SUDAS  
 Figure 7010.101.

Item 31.
Scale: LRB
Field Bk: 05/12/21
Sheet: 1190115
Project No: 1190115

**OAK PARK BLVD SEWER REPLACEMENT**  
**SIDWALK SHEETS**  
 CEDAR FALLS, IOWA  
**SNYDER & ASSOCIATES, INC.**  
 5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404  
 319-362-9394 | www.snyder-associates.com

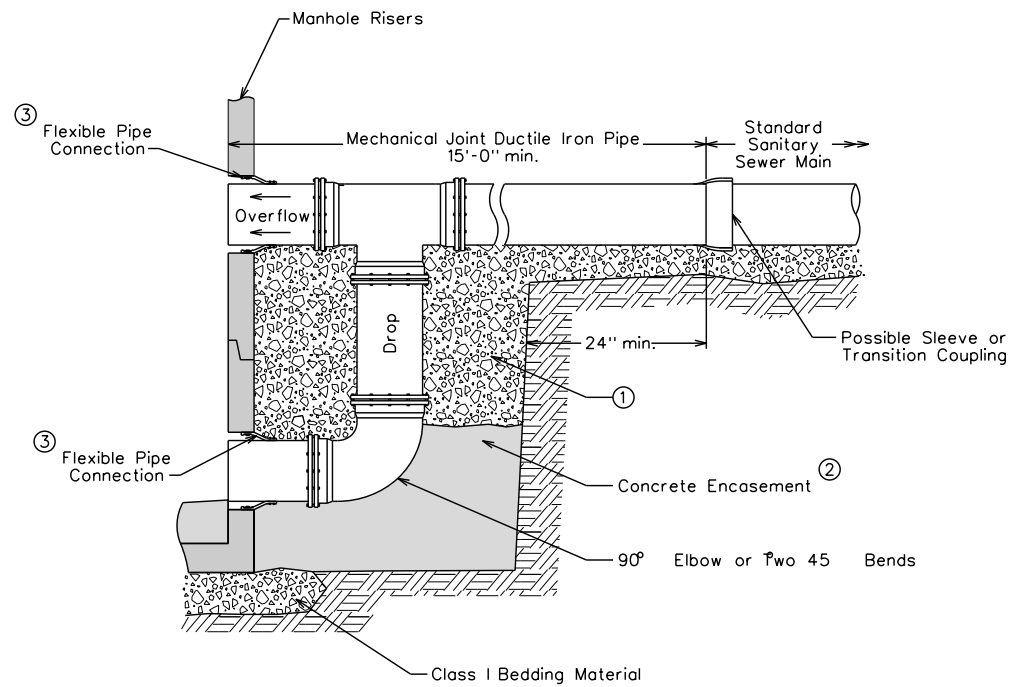
**SNYDER & ASSOCIATES**

Project No: 354  
 Sheet





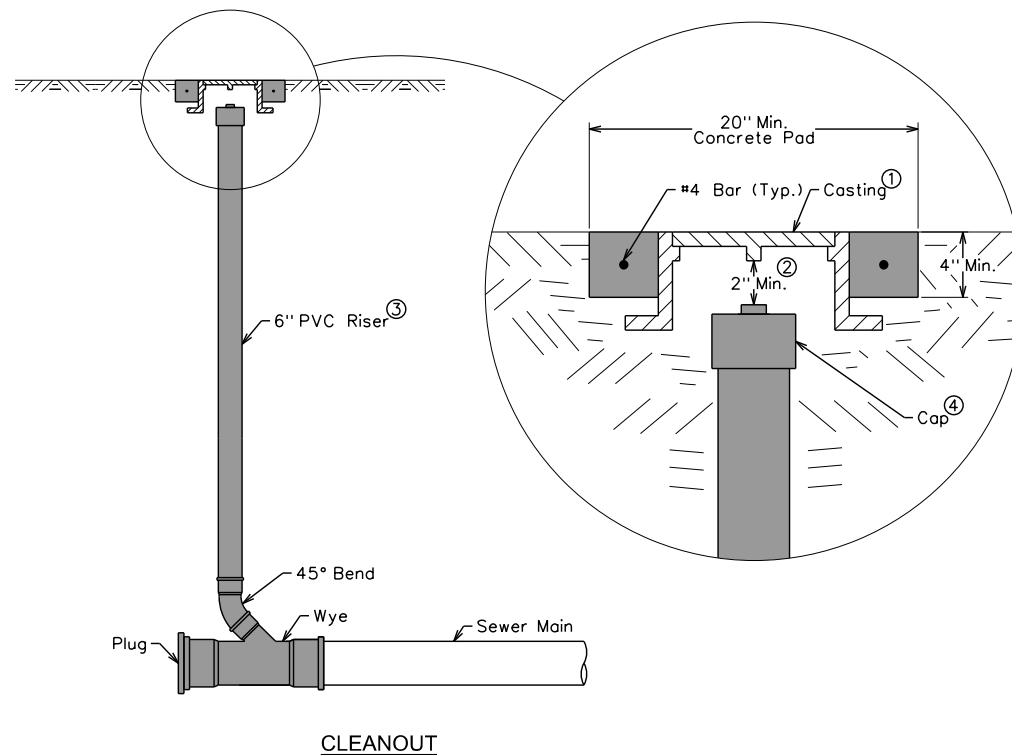
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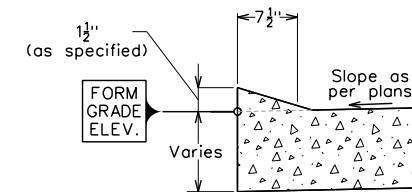
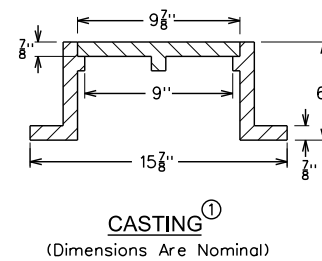
Construct drop and overflow from ductile iron pipe of same diameter specified for sewer main. Provide mechanical joints for all ductile iron pipe and fittings.

- ① Place Class I bedding material, CLSM, flowable mortar, or concrete from top of elbow to bottom of sewer main.
- ② Encase elbow in concrete. 12 inches minimum on all sides.
- ③ Use A-LOK connectors.

**1** EXTERNAL DROP CONNECTION FOR SANITARY SEWER MANHOLE  
 U.1 SCALE: N.T.S



- ① Standard Duty Casting Complying With AASHTO M 306. Mark Lid With "Sanitary" Or "Sanitary C.O."
- ② Do Not Allow Casting To Bear On Top Of Riser Pipe.
- ③ 6 Inch PVC Service Pipe
- ④ Threaded Pvc Cap Or Iron Body Ferrule With Brass Screw Plug



**2** SANITARY SEWER CLEANOUT  
 U.1 SCALE: N.T.S

**3** DRIVEWAY DROP CURB  
 U.1 SCALE: N.T.S

Item 31.			
MARK	REVISION	Scale:	Field Bk:
Engineer: KRN	Checked By: LRB	05/12/21	
Technician: RWS	Date:	1190115	Sheet
Project No:		1190115	


**OAK PARK BLVD SEWER REPLACEMENT**  
**SPECIAL DETAILS**  
**CEDAR FALLS, IOWA**  
 5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404  
 319-362-9394 | www.snyder-associates.com  
**SNYDER & ASSOCIATES, INC.**



Project No: 356  
 Sheet

# PROJECT SPECIFICATIONS FOR OAK PARK BLVD SEWER REPLACEMENT PROJECT

**Project SA-002-3182  
Cedar Falls, Iowa**

ENGINEER'S CERTIFICATION	
 <p>The seal is circular with a wavy outer border. Inside the border, the text "LICENSED PROFESSIONAL ENGINEER" is written in a circle. In the center, the name "LINDSAY R. BEAMAN" is printed above the license number "P19971". At the bottom of the seal, the word "IOWA" is printed between two stars.</p>	<p>I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed professional engineer under the laws of the State of Iowa.</p> <p><i>Lindsay Beaman</i> Date: <u>05/12/2021</u> Lindsay R. Beaman, P.E. Iowa License No. P19971 My license renewal date is December 31, 2021</p> <p>Pages or sheets covered by this seal: <u>ALL</u></p>



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**DIVISION 3 – Standard Specifications**

The City of Cedar Falls has adopted the 2021 Edition of the STATEWIDE URBAN STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS (SUDAS) as the City’s Standard Specification.

This Standard Specification is amended by the “City of Cedar Falls” Supplemental Specifications to the 2021 Edition of SUDAS.

Links to both documents can be found on the City’s website at:

[www.cedarfalls.com/designstandards](http://www.cedarfalls.com/designstandards) 28

**DIVISION 4 – Supplemental Plans and Specifications**

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**NOTICE OF PUBLIC HEARING ON PLANS, SPECIFICATIONS,  
FORM OF CONTRACT, AND ESTIMATE OF COST FOR THE  
OAK PARK BLVD SEWER REPLACEMENT PROJECT IN THE  
CITY OF CEDAR FALLS, IOWA**

TO ALL TAXPAYERS OF THE CITY OF CEDAR FALLS, IOWA, AND OTHER PERSONS INTERESTED:

Public notice is hereby given that the City Council of the City of Cedar Falls, Iowa, will conduct a Public Hearing on Plans, Specifications, Form of Contract, and Estimated Total Cost for the construction of the OAK PARK BLVD SEWER REPLACEMENT PROJECT in said City at 7:00 p.m. on the 7th day of June 2021, said meeting to be held in the Council Chambers in the City Hall, 220 Clay Street, Cedar Falls, Iowa.

Said Plans, Specifications, Form of Contract, and Estimated Total Cost are now on file in the office of the City Clerk in the City Hall in Cedar Falls, Iowa, and may be inspected by any persons interested.

Any person interested may appear at said meeting of the City Council for the purpose of making objections to said Plans, Specifications, Contract, or Estimated Total Cost of making said improvement.

This notice given by order of the City Council of the City of Cedar Falls, Iowa.

City of Cedar Falls, Iowa

By: \_\_\_\_\_

Jacqueline Danielsen, MMC

City Clerk



## **NOTICE TO BIDDERS**

### **CITY OF CEDAR FALLS PUBLIC IMPROVEMENTS PROJECT**

### **OAK PARK BLVD SEWER REPLACEMENT PROJECT**

Time and Place for Filing Sealed Proposals: Sealed proposals will only be accepted electronically on the Quest CDN website before 2:00 p.m. on the 11th day of June 2021.

Time and Place Sealed Proposals will be Opened and Considered: Sealed proposals will be publicly opened online at 2:00 p.m. on the 11th day of June 2021 at [www.questcdn.com](http://www.questcdn.com), for consideration by the City of Cedar Falls City Council at its meeting at 7:00 PM on the 21st day of June 2021 or at such later time and place as may be fixed. The City of Cedar Falls reserves the right to reject any and all proposals including without limitation, nonconforming, nonresponsive, unbalanced, or conditional bids.

Time for Commencement and Completion of Work: The work under the proposed contract shall commence within ten (10) calendar days after the date set forth in the written Notice to Proceed and shall be performed regularly and diligently throughout the duration of the project. All work shall be completed within One Hundred Twenty (120) calendar days. Calendar days will be accumulated concurrently from the date set forth in the written Notice to Proceed.

Bid Security: Each Form of Proposal shall be accompanied by a bid security as defined in the Instructions to Bidders- Division 1 Section 05. A scanned copy of the Bid Bond must be included with the online bid submitted at [www.questcdn.com](http://www.questcdn.com).

Performance and Payment Bonds: The successful Bidder shall furnish to the City a performance bond in an amount equal to one hundred percent (100%) of the contract price, guaranteeing faithful performance of the contract and guaranteeing the completed project against defective workmanship and materials for a period of two (2) years from and after completion and acceptance by the City. The successful Bidder shall also provide a payment bond in an amount equal to one hundred percent (100%) of the contract price guaranteeing payment of all persons supplying labor and materials, or both, in the execution of the work provided for in the contract.

Contract Documents: The contract documents are available at [www.cedarfalls.com/QuestCDN](http://www.cedarfalls.com/QuestCDN) and [www.questcdn.com](http://www.questcdn.com). This contract is QuestCDN project number #7808596. A contractor may view the contract documents at no cost prior to deciding to become a Planholder. To be considered a Planholder for bids, a contractor must register with QuestCDN.com. Registering as a planholder is recommended for all prime contractors and subcontractors as Planholders will receive automatic notice of addenda and other contract document updates via QuestCDN. Contact QuestCDN Customer Support at (952) 233-1632 or [info@questcdn.com](mailto:info@questcdn.com) for assistance in membership registration, downloading digital project information and vBid online bid submittal questions. Bids will only be received and accepted via the online electronic bid service through QuestCDN.com. To access the electronic bid form, download the project documents and click on the online bid button at the top of the bid advertisement page. Prospective bidders must be on the Planholder list through QuestCDN for bids to be accepted.

If any prospective bidder is in doubt as to the true meaning of any parts of the contract documents, the bidder may request an interpretation from the Engineer, in writing, through email. Questions received less than five (5) days prior to the date for opening bids may not be answered.

Contact individuals shall be as follows:

Lindsay Beaman, P.E.  
Snyder & Associates, Inc.  
5005 Bowling St. SW, Suite A  
Cedar Rapids, IA 52404  
lbeaman@snyder-associates.com

Any interpretation of the contract documents will be made in writing and only by addendum with online notification given to bidders. Only questions answered by Addenda will be binding. Oral and other interpretations or clarifications will be without legal effect. Addenda may be issued to clarify, correct or change the contract documents as deemed advisable by the City of Cedar Falls or the Engineer of record.

Preference for Iowa Products and Labor: By virtue of statutory authority, a preference will be given to products and provisions grown and coal produced within the State of Iowa.

In accordance with Iowa statutes, a resident bidder shall be allowed a preference as against a nonresident bidder from a state or foreign country if that state or foreign country gives or requires any preference to bidders from that state or foreign country, including but not limited to any preference to bidders, the imposition of any type of labor force preference, or any other form of preferential treatment to bidders or laborers from that state or foreign country. The preference allowed shall be equal to the preference given or required by the state or foreign country in which the nonresident bidder is a resident. In the instance of a resident labor force preference, a nonresident bidder shall apply the same resident labor force preference to a public improvement in this state as would be required in the construction of a public improvement by the state or foreign country in which the nonresident bidder is a resident.

Failure to submit a fully completed Bidder Status Form with the bid may result in the bid being deemed nonresponsive and rejected.

Sales Tax: Contractors and approved subcontractors will be provided a Sales Tax Exemption Certification to purchase building materials, supplies or equipment to be used in the performance of this project. Products utilized in the construction of this project shall be exempt from tax as provided by Code of Iowa Sections 423.2 and 423.45.

Project Description: This project involves the removal and replacement of approximately 750 LF of 8” sanitary sewer adjacent to Minnetonka Drive, including 285 LF of trenchless installation. The project includes manhole installation, sanitary sewer service reconnection, pavement removal and replacement, plantings, and sodding. The project will be located on City, residential, and railroad right-of-way.

Published upon order of the City Council of Cedar Falls, Iowa.

CITY OF CEDAR FALLS, IOWA  
BY: \_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk

## **DIVISION I – Instructions to Bidders**

The work comprising the Oak Park Blvd Sewer Replacement Project shall be constructed in accordance with the 2021 Edition of the SUDAS and as further modified by the City of Cedar Falls' Supplemental Specifications and the special provision included in the contract documents. The terms used in the contract revision of the documents are defined in said Standard Specifications.

Before submitting your bid, please review the requirements of "Division One, General Provisions and Covenants", in particular the sections regarding proposal requirements, bonding, contract execution, and insurance requirements. Please be certain that all documents have been completed properly; as failure to complete and sign all documents and to comply with the requirements listed below can cause your bid not to be read.

### **01 Definition and Terms**

*Add the following to Standard Specification Section 1010 – 1.03:*

Code of Iowa: The latest edition of the Code of Iowa

Engineer: The City Engineer of Cedar Falls, Iowa or an authorized representative.

Owner: The City of Cedar Falls, Iowa acting through its City Council.

Project: OAK PARK BLVD SEWER REPLACEMENT PROJECT  
Project No. SA-002-3182

### **02 Qualification of the Bidder**

*Add the following to Standard Specification Section 1020 – 1.01:*

To demonstrate bidder's qualifications to perform the work, within five days of the Owners request, bidder shall submit written evidence such as may be called for below:

The address and description of the bidder's place of business; The number of years engaged in the contracting business under the present firm name, and the name of the state where incorporated; A list of the property and equipment available to the bidder to evaluate if the bidder can complete the work in accordance with the bidding documents; A financial statement of the bidder showing that the bidder has the financial resources to meet all obligations incidental to the work; The bidder's performance record giving the description, location, and telephone number of similar projects constructed in a satisfactory manner by the bidder; A list of projects presently under contract, the approximate contract amount and the percent of completion of each; A list of contracts which resulted in lawsuits; A list of contracts defaulted; A statement of the bidder indicating whether or not the bidder has ever filed bankruptcy while performing work of a like nature or magnitude; A



list of officers of the firm who, while in the employ of the firm or the employ of previous firms, were associated with contracts which resulted in lawsuits, contracts defaulted or filed for bankruptcy; The technical experience of personnel guaranteed to be employed in responsible charge of the work stating whether the personnel have or have not performed satisfactorily on other contracts of like nature and magnitude or comparable difficulty at similar rate of progress; Such additional information as will assist the Owner in determining whether the bidder is adequately prepared to fulfill the contract. Owner's decision as to qualifications of the bidder will be final.

The Owner hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color or national origin in consideration for an award.

### **03 Contents of the Proposal Forms**

*Add the following to Standard Specification Section 1020 – 1.02:*

Plans, specifications, and proposal forms may be obtained from the office of the City Engineer. Plans, specifications, and proposal forms have been approved by the City Council and are now on file for public examination in the office of the City Clerk.

### **04 Taxes**

*Add the following to Standard Specification Section 1020 – 1.08:*

Contractors and approved subcontractors will be provided a Sales Tax Exemption Certification to purchase building materials, supplies or equipment to be used in the performance of this project. Products utilized in the construction of this project will be exempt from tax as provided by Code of Iowa Sections 423.2 and 423.45.

### **05 Submission of the Proposal, Identity of Bidder and Bid Security**

*Add the following to Standard Specification Section 1020 – 1.12:*

The bid security must be in the minimum amount of 10% of the total bid amount including all add alternates (do not deduct the amount of deduct alternates). The bid security shall be in the form of a cashier's check or certified check drawn on a state-chartered or federally chartered bank, or a certified share draft drawn on a state-chartered or federally chartered credit union, or a bidder's bond with corporate surety satisfactory to the City. The bid bond must be submitted on the enclosed Bid Bond form, as no other bid bond forms are acceptable. All signatures on the bid bond must be original signatures in ink; facsimile (fax) of any signature on the bid bond is not acceptable. Bid security other than said bid bond shall be made payable to City Clerk of the City of Cedar Falls”.

“Miscellaneous Bank checks”, as well as “Money Orders” and “Traveler’s Checks” issued by persons, firms or corporations licensed under Code of Iowa Chapter 533B are not acceptable bid security.

The bid shall be submitted on the Form of Proposal included herewith or on a computer printed proposal. All entries on this proposal shall be filled in ink, typed or computer printed. The bidder shall not alter the quantity, unit price or the extension that has been provided for items that have been predetermined by the contracting authority.

If the proposal is computer generated, the bidder shall submit a form titled as “Form of Proposal,” followed by: the project name, project number, the City of Cedar Falls, Iowa and the bidder's name. The form shall then include the item numbers, item descriptions, and units and their quantities. The bidder shall specify a unit price in figures of dollars and cents for all pay items, the extensions for the respective unit prices and quantities in figures in a column provided for the purpose, and the total amount of the proposal obtained by adding the amounts of the several items. The form shall then conclude with the bidder's name, that of its representative and the representative's signature.

The computer generated proposal then is to be attached to the Form of Proposal included herewith, which has the following entries completed: bid security sum and form, the name of the bidder and its official address, and the bidder's representative's name, signature, and title. Also the total bid shall be completed with the entry of "see attached."

The proposal shall be submitted in a sealed envelope separate from the bid security, bidders status form and non-collusion Affidavit. The envelope shall bear the return address of the bidder and shall be addressed as follows:

To: City Clerk  
City of Cedar Falls  
City Hall  
220 Clay Street  
Cedar Falls, Iowa 50613

Proposal for: OAK PARK BLVD SEWER REPLACEMENT PROJECT  
Project No. SA-002-3182

**FORM OF PROPOSAL  
OAK PARK BLVD SEWER REPLACEMENT PROJECT  
PROJECT NO. SA-002-3182  
CITY OF CEDAR FALLS, IOWA**

To the Mayor and City Council  
City of Cedar Falls, Iowa

The undersigned hereby certifies that \_\_\_\_\_ have personally and carefully examined the specifications, general conditions, and form of contract annexed hereto. Having made such examination, the undersigned hereby proposes to construct the improvements for the OAK PARK BLVD SEWER REPLACEMENT PROJECT in accordance with the plans and specifications on file in the office of the City Clerk, the published Notice to Bidders and the Form of Contract, herewith, complying with all the laws of the State of Iowa, and the Rules, Regulations and Ordinances of the City of Cedar Falls, and to the satisfaction of the City Council of the City of Cedar Falls, Iowa, including the guaranteeing of this Project for a period of two (2) years from the date of final acceptance thereof at the following prices, to-wit:

BID ITEM #	DESCRIPTION	UNITS	QUANTITY	UNIT PRICE	EXTENDED PRICE
1	Clearing and Grubbing	LS	1		
2	Topsoil, On-site	CY	242		
3	Excavation, Class 13	CY	67		
4	Subgrade Preparation	SY	455		
5	Subbase, 12" Modified	SY	69		
6	Removal of Structure	EA	4		
7	Compaction Testing	LS	1		
8	Trench Foundation	TON	59		



BID ITEM #	DESCRIPTION	UNITS	QUANTITY	UNIT PRICE	EXTENDED PRICE
9	Replacement of Unsuitable Backfill Material	CY	103		
10	Trench Compaction Testing	LS	1		
11	Sanitary Sewer Gravity Main, Trenched, PVC, SDR 26, 8"	LF	560		
12	Sanitary Sewer Gravity Main, Trenchless, PVC, AWWA C900 SDR 18, 8"	LF	284		
13	Sanitary Sewer Service Stub, PVC, SDR 23.5, 4"	LF	78		
14	Removal of Sanitary Sewer, All Types and Sizes	LF	714		
15	Sanitary Sewer Cleanout	EA	2		
16	Sanitary Sewer Abandonment, Fill and Plug	LF	49		
17	Storm Sewer, Trenched, RCP, 21"	LF	48		
18	Removal of Storm Sewer, RCP, 21"	LF	48		
19	Subdrain, Type 1, 6"	LF	20		
20	Manhole, SW-301, 48"	EA	1		
21	Manhole, SW-301, 60"	EA	3		
22	Manhole, SW-303, 60"	EA	1		
23	External Drop Connection	EA	2		
24	Remove Manhole	EA	4		
25	Pavement, PCC, 7"	SY	69		
26	Removal of Sidewalk	SY	178		
27	Removal of Driveway	SY	204		
28	Sidewalk, PCC, 4"	SY	182		
29	Driveway, Paved, PCC, 6"	SY	203		
30	Subbase Over-excavation	TON	143		
31	Pavement Removal	SY	69		
32	Temporary Traffic Control	LS	1		
33	Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Slope Mix	AC	0.3		
34	Sod	SQ	167		
35	Plants, Trees	EA	5		
36	SWPPP Management	LS	1		

BID ITEM #	DESCRIPTION	UNITS	QUANTITY	UNIT PRICE	EXTENDED PRICE
37	Filter Sock, 12"	LF	1362		
38	Filter Sock, Removal	LF	1362		
39	Temporary RECP, Type 4	SY	1000		
40	Stabilized Construction Entrance	SY	133		
41	Inlet Protection Device, Filter Sock	EA	2		
42	Inlet Protection Device, Maintenance	EA	2		
43	Mobilization	LS	1		
44	Maintenance of Postal Service	LS	1		
45	Maintenance of Solid Waste Collection	LS	1		
46	Temporary Pedestrian Residential Access	SY	176		
47	Concrete Washout	LS	1		
48	Railroad Requirements	LS	1		
				<b>TOTAL BID</b>	

Bidders may not independently bid on selective items of work. In this project, all items constitute one indivisible work that will be let to one bidder. A unit price shall be submitted for each of the items (Items 1-50). The successful bidder will be determined by evaluating the Total Bid shown above. Failure to submit a bid on any item shall be just cause for disqualification of the entire proposal. Unit bids must be filled in ink, typed or computer generated, or the bid will be rejected. The Owner reserves the right to delete any part or all of any item.

The Owner reserves the right to reject any and all bids, including without limitation, nonconforming, nonresponsive, unbalanced, or conditional bids. The Owner further reserves the right to reject the bid of any bidder whom it finds, after reasonable inquiry and evaluation, to be non-responsible. The Owner may also reject the bid of any bidder if the Owner believes that it would not be in the best interest of the project to make an award to that bidder. The Owner also reserves the right to waive all informalities not involving price, time or changes in the work.

If written notice of approval of award is mailed, telegraphed or delivered to the undersigned within thirty (30) calendar days after the opening thereof, or any time thereafter before this bid is withdrawn, the undersigned agrees to execute and deliver an agreement in the prescribed form and furnish the required bond within ten (10) calendar days after the Contract is presented to the Contractor for signature, and start work within ten (10) calendar days after the date as set forth in the written Notice to Proceed.

Bid Security in the sum of \_\_\_\_\_ in the form of \_\_\_\_\_, is submitted herewith in accordance with the Instructions to Bidders.

The bidder is prepared to submit a financial and experience statement upon request.

The bidder has received the following Addendum or Addenda:

Addendum No. \_\_\_\_\_ Date \_\_\_\_\_  
\_\_\_\_\_

The bidder has filled in all blanks on this Proposal.

Note: The Penalty for making false statements in offers is prescribed in 18 U.S.A., Section 1001.

Name of bidder

\_\_\_\_\_

\_\_\_\_\_

By

Official Address \_\_\_\_\_

\_\_\_\_\_

Title



### BID BOND

KNOW ALL MEN BY THESE PRESENTS, that we, \_\_\_\_\_, as Principal, and \_\_\_\_\_ as Surety are held and firmly bound unto the City of Cedar Falls, Iowa, as Obligee, hereinafter called "OBLIGEE," In the penal sum of \_\_\_\_\_ Dollars (\$\_\_\_\_\_) lawful money of the United States, for the payment of which sum will and truly be made, we bind ourselves, our heirs, executors, administrators, and successors, jointly and severally, firmly by these presents. Whereas the Principal has submitted the accompanying bid dated the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_, for \_\_\_\_\_.

NOW THEREFORE,

- (a) If said Bid shall be rejected, or in the alternate,
- (b) If said Bid shall be accepted and the Principal shall execute and deliver a contract in the form specified and shall furnish a bond for the faithful performance of said contract, and for the payment of all persons performing labor or furnishing materials in connection therewith, and shall in all other respects perform the agreement created by the acceptance of said Bid,

Then this obligation shall be void, otherwise the same shall remain in force and effect; it being expressly understood and agreed that the liability of the Surety for any and all claims hereunder shall, in no event, exceed the penal amount of this obligation as herein stated.

By virtue of statutory authority, the full amount of this bid bond shall be forfeited to the Obligee in liquidation of damages sustained in the event that the Principal fails to execute the contract and provide the bond as provided in the specifications or by law.

The Surety, for value received, hereby stipulates and agrees that the obligations of said Surety and its bond shall be in no way impaired or affected by any extension of the time within which the Obligee may accept such Bid or execute such contract; and said Surety does hereby waive notice of any such extension.

IN WITNESS WHEREOF, the Principal and the Surety, have hereunto set their hands and seals, and such of them as are corporations, have caused their corporate seals to be hereto affixed and these presents to be signed by their proper officers this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 20\_\_\_\_\_.

\_\_\_\_\_  
Principal (Seal)

\_\_\_\_\_  
Witness By \_\_\_\_\_ (Title)

\_\_\_\_\_  
Surety (Seal)

\_\_\_\_\_  
Witness By \_\_\_\_\_ Attorney-in-fact

### Bidder Status Form

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**To be completed by all bidders****Part A**

---

Please answer "Yes" or "No" for each of the following:

Yes  No My company is authorized to transact business in Iowa.  
*(To help you determine if your company is authorized, please review the worksheet on the next page).*

Yes  No My company has an office to transact business in Iowa.

Yes  No My company's office in Iowa is suitable for more than receiving mail, telephone calls, and e-mail.

Yes  No My company has been conducting business in Iowa for at least 3 years prior to the first request for bids on this project.

Yes  No My company is not a subsidiary of another business entity or my company is a subsidiary of another business entity that would qualify as a resident bidder in Iowa.

If you answered "Yes" for each question above, your company qualifies as a resident bidder. Please complete Parts B and D of this form.

If you answered "No" to one or more questions above, your company is a nonresident bidder. Please complete Parts C and D of this form.

---

**To be completed by resident bidders****Part B**

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My company has maintained offices in Iowa during the past 3 years at the following addresses:

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Dates: \_\_\_\_/\_\_\_\_/\_\_\_\_ to \_\_\_\_/\_\_\_\_/\_\_\_\_ Address: \_\_\_\_\_

*You may attach additional sheet(s) if needed.* City, State, Zip: \_\_\_\_\_

---

**To be completed by non-resident bidders****Part C**

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1. Name of home state or foreign country reported to the Iowa Secretary of State:

2. Does your company's home state or foreign country offer preferences to bidders who are residents?  Yes  No

3. If you answered "Yes" to question 2, identify each preference offered by your company's home state or foreign country and the appropriate legal citation.

\_\_\_\_\_

\_\_\_\_\_

*You may attach additional sheet(s) if needed.*

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**To be completed by all bidders****Part D**

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I certify that the statements made on this document are true and complete to the best of my knowledge and I know that my failure to provide accurate and truthful information may be a reason to reject my bid.

Firm Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**You must submit the completed form to the governmental body requesting bids per 875 Iowa Administrative Code Chapter 156.**

**This form has been approved by the Iowa Labor Commissioner.**

309-6001 02-14

## Worksheet: Authorization to Transact Business

This worksheet may be used to help complete Part A of the Resident Bidder Status form. If at least one of the following describes your business, you are authorized to transact business in Iowa.

- Yes  No      My business is currently registered as a contractor with the Iowa Division of Labor.
- Yes  No      My business is a sole proprietorship and I am an Iowa resident for Iowa income tax purposes.
- Yes  No      My business is a general partnership or joint venture. More than 50 percent of the general partners or joint venture parties are residents of Iowa for Iowa income tax purposes.
- Yes  No      My business is an active corporation with the Iowa Secretary of State and has paid all fees required by the Secretary of State, has filed its most recent biennial report, and has not filed articles of dissolution.
- Yes  No      My business is a corporation whose articles of incorporation are filed in a state other than Iowa, the corporation has received a certificate of authority from the Iowa secretary of state, has filed its most recent biennial report with the secretary of state, and has neither received a certificate of withdrawal from the secretary of state nor had its authority revoked.
- Yes  No      My business is a limited liability partnership which has filed a statement of qualification in this state and the statement has not been canceled.
- Yes  No      My business is a limited liability partnership which has filed a statement of qualification in a state other than Iowa, has filed a statement of foreign qualification in Iowa and a statement of cancellation has not been filed.
- Yes  No      My business is a limited partnership or limited liability limited partnership which has filed a certificate of limited partnership in this state, and has not filed a statement of termination.
- Yes  No      My business is a limited partnership or a limited liability limited partnership whose certificate of limited partnership is filed in a state other than Iowa, the limited partnership or limited liability limited partnership has received notification from the Iowa secretary of state that the application for certificate of authority has been approved and no notice of cancellation has been filed by the limited partnership or the limited liability limited partnership.
- Yes  No      My business is a limited liability company whose certificate of organization is filed in Iowa and has not filed a statement of termination.
- Yes  No      My business is a limited liability company whose certificate of organization is filed in a state other than Iowa, has received a certificate of authority to transact business in Iowa and the certificate has not been revoked or canceled.





### FORM OF CONTRACT

This Contract entered into in quadruplicate at Cedar Falls, Iowa, this \_\_\_\_ day of \_\_\_\_\_, 2021, by and between the City of Cedar Falls, Iowa, hereinafter called the Owner, and \_\_\_\_\_ of \_\_\_\_\_, hereinafter called the Contractor.

WITNESSETH:

The Contractor hereby agrees to furnish all labor, tools, materials and equipment and construct the public improvement consisting of: OAK PARK BLVD SEWER REPLACEMENT PROJECT, Project No. SA-002-3182 all in the City of Cedar Falls, Iowa, ordered to be constructed by the City Council of the City of Cedar Falls, Iowa, by Resolution duly passed on the 18th day of May 2021, and shown and described in the Plans and Specifications therefore now on file with the City Clerk of said City.

Said improvement shall be constructed strictly in accordance with said Plans and Specifications.

The following parts of the Plans and Specifications for said Project No. SA-002-3182 attached hereto shall be made a part of this contract as fully as though set out herein verbatim:

- a. Resolution ordering construction of the improvement
- b. Plans
- c. Notice of Public Hearing on Plans and Specifications
- d. Notice to Bidders
- e. Instructions to Bidders
- f. Supplemental Conditions
- g. General Conditions
- h. Project Specifications
- i. Form of Proposal
- j. Performance, Payment, and Maintenance Bond
- k. Form of Contract
- l. Non-collusion Affidavit of Prime Bidder
- m. Bidders Status Form

In Witness whereof, this Contract has been executed in quadruplicate on the date first herein written.

\_\_\_\_\_  
Contractor

CITY OF CEDAR FALLS, IOWA

By \_\_\_\_\_  
Robert M. Green, Mayor

Attest: \_\_\_\_\_  
Jacqueline Danielsen, MMC  
City Clerk



## Performance, Payment and Maintenance Bond

SURETY BOND NO. \_\_\_\_\_

KNOW ALL BY THESE PRESENTS:

That we, \_\_\_\_\_, as Principal (hereinafter the “Contractor” or “Principal” and \_\_\_\_\_ as Surety are held and firmly bound unto CITY OF CEDAR FALLS, IOWA, as Obligee (hereinafter referred to as “the Owner”), and to all persons who may be injured by any breach of any of the conditions of this Bond in the penal sum of \_\_\_\_\_ (\$\_\_\_\_\_), lawful money of the United States, for the payment of which sum, well and truly to be made, we bind ourselves, our heirs, legal representatives and assigns, jointly or severally, firmly by these presents.

The conditions of the above obligations are such that whereas said Contractor entered into a contract with the Owner, bearing date the \_\_\_\_\_ day of \_\_\_\_\_, 2021, hereinafter the “Contract”) wherein said Contractor undertakes and agrees to construct the following described improvements:

**Oak Park Blvd Sewer Replacement Project  
Wastewater Collection  
Project SA-002-3182**

and to faithfully perform all the terms and requirements of said Contract within the time therein specified, in a good and workmanlike manner, and in accordance with the Contract Documents.

It is expressly understood and agreed by the Contractor and Surety in this bond that the following provisions are a part of this Bond and are binding upon said Contractor and Surety, to-wit:

1. **PERFORMANCE:** The Contractor shall well and faithfully observe, perform, fulfill, and abide by each and every covenant, condition, and part of said Contract and Contract Documents, by reference made a part hereof, for the above referenced improvements, and shall indemnify and save harmless the Owner from all outlay and expense incurred by the Owner by reason of the Contractor’s default or failure to perform as required. The Contractor shall also be responsible for the default or failure to perform as required under the Contract and Contract Documents by all its subcontractors, suppliers, agents, or employees furnishing materials or providing labor in the performance of the Contract.
2. **PAYMENT:** The Contractor and the Surety on this Bond hereby agreed to pay all just claims submitted by persons, firms, subcontractors, and corporations furnishing materials for or performing labor in the performance of the Contract on account of which this Bond is given, including but not limited to claims for all amounts due for labor, materials, lubricants, oil, gasoline, repairs on machinery, equipment, and tools, consumed or used by the Contractor or any subcontractor, wherein the same are not satisfied out of the portion of the contract price the Owner is required to retain until completion of the improvement, but the Contractor and Surety shall not be liable to said persons, firms, or corporations unless the claims of said claimants against said portion of the contract price shall have been established as provided by law. The Contractor and Surety hereby bind themselves to the obligations and conditions set forth in Chapter 573 of the Iowa Code, which by this reference is made a part hereof as though fully set out herein.

3. MAINTENANCE: The Contractor and the Surety on this Bond hereby agree, at their own expense:
- A. To remedy any and all defects that may develop in or result from work to be performed under the Contract within the period of  2  year (s) from the date of acceptance of the work under the Contract, by reason of defects in workmanship or materials used in construction of said work;
  - B. To keep all work in continuous good repair; and
  - C. To pay the Owner's reasonable costs of monitoring and inspection to assure that any defects are remedied, and to repay the Owner all outlay and expense incurred as a result of Contractor's and Surety's failure to remedy any defect as required by this section.

**Contractor's and Surety's agreement herein made extends to defects in workmanship or materials not discovered or known to the Owner at the time such work was accepted.**

4. GENERAL: Every Surety on this Bond shall be deemed and held bound, any contract to the contrary notwithstanding, to the following provisions:
- A. To consent without notice to any extension of time to the Contractor in which to perform the Contract;
  - B. To consent without notice to any change in the Contract or Contract Documents, which thereby increases the total contract price and the penal sum of this bond, provided that all such changes do not, in the aggregate, involve an increase of more than 20% of the total contract price, and that this bond shall then be released as to such excess increase; and
  - C. To consent without notice that this Bond shall remain in full force and effect until the Contract is completed, whether completed within the specified contract period, within an extension thereof, or within a period of time after the contract period has elapsed and the liquidated damage penalty is being charged against the Contractor.

The Contractor and every Surety on the bond shall be deemed and held bound, any contract to the contrary notwithstanding, to the following provisions:

- D. That no provision of this Bond or of any other contract shall be valid that limits to less than five years after the acceptance of the work under the Contract the right to sue on this Bond.
- E. That as used herein, the phrase "all outlay and expense" is not to be limited in any way, but shall include the actual and reasonable costs and expenses incurred by the Owner including interest, benefits, and overhead where applicable. Accordingly, "all outlay and expense" would include but not be limited to all contract or employee expense, all equipment usage or rental, materials, testing, outside experts, attorney's fees (including overhead expenses of the Owner's staff attorneys), and all costs and expenses of litigation as they are incurred by the Owner. It is intended the Contractor and Surety will defend and indemnify the Owner on all claims made against the Owner on account of Contractor's failure to perform as required in the Contract and Contract Documents, that all agreements and promises set forth in the Contract and Contract Documents, in approved change orders, and in this Bond will be

fulfilled, and that the Owner will be fully indemnified so that it will be put into the position it would have been in had the Contract been performed in the first instance as required.

In the event the Owner incurs any “outlay and expense” in defending itself against any claim as to which the Contractor or Surety should have provided the defense, or in the enforcement of the promises given by the Contractor in the Contract, Contract Documents, or approved change orders, or in the enforcement of the promises given by the Contractor and Surety in this Bond, the Contractor and Surety agree that they will make the Owner whole for all such outlay and expense, provided that the Surety’s obligation under this bond shall not exceed 125% of the penal sum of this bond.

In the event that any actions or proceedings are initiated regarding this Bond, the parties agree that the venue thereof shall be in the Iowa District Court for Blackhawk County, State of Iowa. If legal action is required by the Owner to enforce the provisions of this Bond or to collect the monetary obligation incurring to the benefit of the Owner, the Contractor and the Surety agree, jointly, and severally, to pay the Owner all outlay and expense incurred therefor by the Owner. All rights, powers, and remedies of the Owner hereunder shall be cumulative and not alternative and shall be in addition to all rights, powers, and remedies given to the Owner, by law. The Owner may proceed against surety for any amount guaranteed hereunder whether action is brought against the Contractor or whether Contractor is joined in any such action(s) or not.

NOW THEREFORE, the condition of this obligation is such that if said Principal shall faithfully perform all the promises of the Principal, as set forth and provided in the Contract, in the Contract Documents, and in this Bond, then this obligation shall be null and void, otherwise it shall remain in full force and effect.

When a work, term, or phrase is used in this Bond, it shall be interpreted or construed first as defined in this Bond, the Contract, or the Contract Documents; second, if not defined in the Bond, Contract, or Contract Documents, it shall be interpreted or construed as defined in applicable provisions of the Iowa Code; third, if not defined in the Iowa Code, it shall be interpreted or construed according to its generally accepted meaning in the construction industry; and fourth, if it has no generally accepted meaning in the construction industry, it shall be interpreted or construed according to its common or customary usage.

Failure to specify or particularize shall not exclude terms or provisions not mentioned and shall not limit liability hereunder. The Contract and Contract Documents are hereby made a part of this Bond.



Project No. SA-002-3182

Witness our hands, in triplicate, this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

Surety Countersigned By:

**PRINCIPAL:**

\_\_\_\_\_  
Signature of Agent

\_\_\_\_\_  
Contractor

By: \_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name of Agent

\_\_\_\_\_  
Title

**SURETY:**

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Surety Company

\_\_\_\_\_  
Company Address

By: \_\_\_\_\_  
Signature Attorney-in-Fact Officer

\_\_\_\_\_  
City, State, Zip Code

\_\_\_\_\_  
Printed Name of Attorney-in-Fact Officer

\_\_\_\_\_  
Company Telephone Number

\_\_\_\_\_  
Company Name

**FORM APPROVED BY:**

\_\_\_\_\_  
Company Address

\_\_\_\_\_  
Attorney for Owner

\_\_\_\_\_  
City, State, Zip Code

\_\_\_\_\_  
Company Telephone Number

**NOTE:**

1. All signatures on this performance, payment, and maintenance bond must be original signatures in ink; copies, facsimile, or electronic signatures will not be accepted.
2. This bond must be sealed with the Surety's raised, embossing seal.
3. The Certificate or Power of Attorney accompanying this bond must be valid on its face and sealed with the Surety's raised, embossing seal.
4. The name and signature of the Surety's Attorney-in-Fact/Officer entered on this bond must be exactly as listed on the Certificate or Power of Attorney accompanying this bond.

## **DIVISION 2 – Special Provisions**

Special Provisions are intended to amend or supplement the General Provisions and Covenants of the SUDAS Standard Specifications. All sections that are not amended or supplemented remain in full force and effect.

### **01 Award of Contract**

*Add the following to Standard Specification Section 1030 – 1.03:*

The lowest responsive bidder shall be required to furnish a performance, payment and maintenance bond in the sum equal to one hundred (100%) percent of the total bid. The maintenance bond shall guarantee the maintenance of the improvements for a period of two (2) years from and after its completion and acceptance by the City of Cedar Falls.

### **02 Availability of Site**

*Add the following to Standard Specification Section 1050 – 1.04:*

During construction of this project, the Contractor shall be required to coordinate all operations with those of other Contractors working within the same area of the following projects and/or events:

- 1) None identified

### **03 Protection of Line and Grade Stakes**

*Add the following to Standard Specification Section 1050 – 1.10:*

The Contractor shall notify the Engineer at least 48 hours prior to the need for survey stakes. One set of survey stakes will be provided for each operation. The Contractor shall be responsible for preserving survey stakes and marks and if any survey stakes or marks are destroyed or disturbed by the Contractor due to construction, the Contractor will be charged for the cost of replacing them.

### **04 Borrow and Waste Sites**

*Add the following to Standard Specification Section 1070 – 2.13:*

It shall be the Contractor's responsibility to provide waste areas or disposal sites for excess material which is not desirable to be incorporated in the work involved on this project (excavation or broken concrete). No payment for overhaul will be allowed for material hauled to these sites. The Engineer shall review all proposed disposal sites and determine the acceptability of each. Overhaul will not be measured or paid for but will be considered incidental to pavement removal or roadway excavation on this project.

**05 Subletting or Assignment of Contract**

*Add the following to Standard Specification Section 1080 – 1.01:*

The Contractor's own organization shall perform work amounting to not less than thirty five (35%) percent of the total contract cost unless otherwise specified. Item designated as a specialty item may be performed by subcontract, and the cost of any such specialty item as performed by subcontract may be deducted from the total cost before computing the amount of work required by the Contractor's organization.

**06 Contract Time**

*Add the following to Standard Specification Section 1080 – 1.02:*

The work on the Contract shall commence ten calendar days after the date set forth in the written Notice to Proceed and shall be completed within One Hundred Twenty (120) calendar days as set forth in the written Notice to Proceed.

**07 Work Progress and Schedule**

*Add the following to Standard Specification Section 1080 – 1.03:*

The progress of the work shall be such that at the expiration of one-fourth of the calendar days, one-eighth of the work shall be completed; at the expiration of one-half of the calendar days, three-eighths of the work shall be completed; at the expiration of three-fourths of the calendar days, the work shall be three-fourths completed, and the whole work shall be completed at the expiration of the calendar days.

**08 Weekly Record of Working Days**

*Add the following to Standard Specification Section 1080 – 1.06:*

Work shall not begin before 7:00 a.m. and shall stop at sunset.

**09 Liquidated Damages**

*Add the following to Standard Specification Section 1080 – 1.12:*

Liquidated damages in the amount of One Thousand (\$1000.00) dollars per calendar day will be assessed for each calendar day that the work remains uncompleted after the expiration of the contract time.



## **10 Progress Payments and Vouchers**

*Add the following to Standard Specification Section 1090 – 1.01:*

Pay estimates will be submitted to the City Council for approval on the First and Third Mondays of each month.

Payment to the Contractor will be made in cash from such cash funds of said City as may be legally used for said purposes, including the proceeds of the Local Option Tax and General Obligation Bonds. Any other combination of funds may be used at the discretion of the City Council.

Before final payment is made, the Contractor shall furnish vouchers showing that all subcontractors and all persons furnishing labor and materials have been fully paid for such materials and labor and that the City may retain the last month's payment for a period of ninety (90) calendar days following such completion and approval, unless satisfied that material and laborers have been paid in full.

## **11 Pollution Prevention Plan**

### 1. Site Description

The proposed Oak Park Blvd Sewer Replacement Project involves the removal and replacement of approximately 750 LF of 8" sanitary sewer adjacent to Minnetonka Drive, including 285 LF of trenchless installation. The project includes manhole installation, sanitary sewer service reconnection, pavement removal and replacement, plantings, and sodding. The project will be located on City, residential, and railroad right-of-way.

Access to the site shall be from Minnetonka Drive.

### 2. Erosion and Sediment Controls

Construction activities that disturb soils are shown in the project plan set. The primary means of controlling silt movement during construction is by minimizing the exposure of subgrade soils by way of a designated staging plan. In addition, sediment filters shall be installed on intake wells in sump locations and at the low point of the construction stage. Sediment filters shall also be placed on intake openings until the areas between the back of curb and the existing undisturbed grass are sodded or have established growth from seeding. Silt dams shall be installed at the low point of a construction stage where necessary to prevent silt from migrating off site.

Stabilizing of all disturbed areas shall be by sodding or seeding as shown in the Project plan as soon as practical after completion of the backfilling of the curbs and/or the placement of the topsoil. The Contractor shall be responsible for installation and maintenance of all erosion control measures as described in the Project plan. The Contractor may elect to delegate portions of these tasks to subcontractors.

All contractors operating on the site shall take efforts to prevent contamination of storm water runoff, groundwater and soils by hazardous material and/or pollutants caused by work operations or encountered in their work. All waste building materials and supplies must be removed from the site. If construction equipment maintenance or repair is performed on the site, provisions must be made to capture and remove any lubricants or other fluids.

The Contractor shall notify the Owner immediately upon finding a hazardous material contamination either existing at the site or caused by construction activities.

Each and every Contractor shall be responsible to the Owner to:

1. Conduct all activities to not damage an existing erosion control measure or stabilizing vegetation. If damages occur, the Contractor shall make repairs with no additional cost to the Owner.
2. Coordinate with the Owner for installation of additional erosion control measures that may be needed during construction.

### 3. Storm Water Management

Storm water shall be routed by means of concrete curb intakes and storm sewer. Concrete and plastic pipes shall be used to channel water from curb intakes to the existing main storm sewer pipes. The storm sewer pipes will range in size up to 48-inch diameter. Longitudinal sub-drains shall be included behind the curb line on both sides of the street. The sub-drains shall tie into the concrete curb intakes. The storm water collection system was designed for the 5-year storm water event in accordance with local design standards. Temporary sediment basins were not incorporated because of the limited area exposed in each stage of street construction. Sediment filters shall be incorporated in specific intakes to serve as sediment control structures during each stage. Storm water runoff volumes will not change as a result of the street construction project, but storm water runoff shall be managed during construction to minimize erosion.

## **12 METHOD OF MEASUREMENT**

The Engineer will measure the items of work that have been acceptably constructed as specified in the contract documents for the Oak Park Blvd Sewer Replacement Project in accordance with the 2021 Edition of the SUDAS and as further modified by the City of Cedar Falls' Supplemental Specifications.

## **13 BASIS OF PAYMENT**

Payment for the items listed in the Method of Measurement shall be determined by multiplying the item quantity (as determined in the Method of Measurement) by the unit price as bid on the proposal form in accordance with the 2021 edition of the SUDAS as amended by the City of Cedar Falls' Supplemental Specifications to the 2021 edition of the SUDAS.

## **DIVISION 3 – Standard Specifications**

The City of Cedar Falls has adopted the 2021 Edition of the STATEWIDE URBAN STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS (SUDAS) as the City's Standard Specification.

This Standard Specification is amended by the "City of Cedar Falls" Supplemental Specifications to the 2021 Edition of SUDAS.

Links to both documents can be found on the City's website at:

[www.cedarfalls.com/designstandards](http://www.cedarfalls.com/designstandards)



## **DIVISION 4 – Supplemental Plans and Specifications**

All work shall be constructed as specified in the Contract documents for the Oak Park Blvd Sewer Replacement Project in accordance with the 2021 Edition of the SUDAS as amended by the City of Cedar Falls' Supplemental Specifications to the 2021 Edition of the SUDAS, except as amended or supplemented as follows:

### **SECTION 2010: EARTHWORK, SUBGRADE, AND SUBBASE**

#### **MODIFY Part 3 – Execution**

#### **3.10 STRUCTURE REMOVALS**

1. Contractor to remove the existing aerial sanitary sewer crossing structure located between Oak Park Blvd. and Minnetonka Dr. Structure removal includes, but is not limited to, the removal of concrete footings, truss beam, wooden beam, and protective tarp.
2. Aerial structure footings shall be removed no deeper than one (1) foot below the existing ground elevation.
3. Contractor to haul and dispose of aerial crossing structure after removal. Disposal shall be in accordance with all rules and regulations set forth by the City of Cedar Falls and the State of Iowa.

### **SECTION 3010: TRENCH EXCAVATION AND BACKFILL**

#### **MODIFY Part 1 – General as follows:**

#### **1.03 SUBMITTALS**

- C. Submit a dewatering operation plan including methods and discharge points. Select suitable discharge locations to prevent damage or flooding of private or public property. Submit a dewatering plan to the Engineer for review prior to construction.
- D. Submit a trench sheeting, shoring, and bracing plan prepared by a licensed Professional Engineer in the State of Iowa for excavations greater than twenty (20) feet in depth. Submission shall include a drawing indicating materials and dimensions of the sheeting, shoring, and bracing materials as well as a plan and cross section view of the excavation which the sheeting, shoring, and bracing is necessary.

**ADD Part 1 – General as follows:****1.07 SPECIAL REQUIREMENTS**

A. Construction site dewatering may require a variety of permits depending on dewatering methods. The Contractor is responsible for obtaining all permits necessary to dewater the construction site prior to the beginning of these operations (including fee payments). The Contractor shall be fully liable for all fines applied to the project for not acquiring proper permits prior to construction or failure to meet the conditions of the permits set forth therein. The following is a partial list of permits and/or requirements that may be necessary:

1. Iowa DNR National Pollutant Discharge Elimination System (NPDES) General Permit No. 6 for well construction and well service discharges if discharge from well construction reaches waters of the United States of America.
2. Iowa DNR General Permit No. 9

**1.08 MEASUREMENT AND PAYMENT**

A. General

1. Hazardous waste disposal including, but not limited to, removal and disposal of all hazardous materials from the project site to comply with all local, state, and federal law. A waste is determined to be hazardous if it is specifically listed on one of four lists (F, K, P, and U) found in title 40 of the Code of Federal Regulations (CFR) in Section 261.

**SECTION 3020: TRENCHLESS CONSTRUCTION****ADD Part 1 – General as follows:****1.03 SUBMITTALS**

- E. Provide a contingency plan that includes actions that will be taken in case any surface subsidence, subsurface difficulties, above normal groundwater or surface water conditions, running sands, or solid rock (including bedrock) present themselves.
- F. Plan showing location and arrangement of the tunneling and receiving pits including details on pit construction that illustrate equipment used, installation methods, handling of excavated materials, backfilling of pits, and certified sheeting and shoring plan prepared by a licensed Professional Engineer in the State of Iowa if pit exceeds 20-feet in depth.

## 1.09 MEASUREMENT AND PAYMENT

No price adjustment or additional compensation will be made for variations in the rate of tunnel production, amount of dewatering, removal of rock (including bed rock), debris, cobbles, boulders, or other subterranean objects.

**ADD Part 3 – Execution as follows:**

### 3.04 TRENCHLESS INSTALLATION

E. Should a solid rock face, debris, or boulder(s) be encountered the Contractor shall notify the Engineer of the conditions encountered immediately.

## SECTION 4010: SANITARY SEWERS

**MODIFY Part 1 – General as follows:**

## 1.08 MEASUREMENT AND PAYMENT

### A. Sanitary Sewer Gravity Main:

#### 1. Trenched:

**c. Includes:** Unit price includes, but is not limited to, furnishing and installing pipe; trench excavation, dewatering, furnishing bedding material, placing bedding and backfilling material, wyes and other fittings, pipe joints, pipe connections, testing, **bypass pumping** and inspection.

#### 2. Trenchless:

**c. Includes:** Unit price includes, but is not limited to, furnishing and installing pipe; trenchless installation materials and equipment, pit excavation, dewatering, and placing backfill material; pipe connections; **bypass pumping**; testing; and inspection.

**ADD Part 3 – Execution as follows:**

### 3.14 BYPASS PUMPING

Comply with bypass pumping per Section 4050 3.02.



**SECTION 0000: MISCELLANEOUS****ADD Part 1 – General as follows:****1.01 SECTION INCLUDES**

Section includes the requirements for working in Chicago Central and Pacific Railroad right-of-way, also known as Canadian National Railroad, in Cedar Falls, Iowa.

**1.02 DESCRIPTION OF WORK**

Contractor shall be responsible for obtaining all necessary permitting, documentation, insurance, and training required by the Canadian National railroad.

**1.03 SUBMITTALS**

All permits and agreements received by the Contractor from the Canadian National Railroad shall be submitted to the Engineer and the Owner.

**1.04 SUBSTITUTIONS**

Comply with Division 1 – General Provisions and Covenants.

**1.05 DELIVERY, STORAGE, AND HANDLING**

Comply with Division 1 – General Provisions and Covenants.

**1.06 SCHEDULING AND CONFLICTS**

Comply with Division 1 – General Provisions and Covenants.

**1.07 SPECIAL REQUIREMENTS****A. Utility Crossing/Encroachment Permit**

Contractor shall be responsible for obtaining a Utility Crossing/Encroachment permit from the Chicago Central and Pacific Railroad which will require the development of a certified shoring plan.

**B. Right-of-Entry License**

Contractor shall be responsible for obtaining a Right-of-Entry License from the Canadian National Railroad.

### C. Insurance

Canadian National Railroad allows outside parties to come onto Canadian National Railroad property to perform work, such as survey or inspection work, installation of pipelines and wirelines, and other work for projects necessitating the occupancy of Railroad Company. Before commencing work, and until the license of allowing such occupancy ends or is terminated, outside parties shall provide and maintain the following insurance in form and amount with companies satisfactory to and as approved by Railroad Company.

#### 1. Minimum insurance required of outside party:

- a) Statutory Workers' Compensation and Employers' Liability Insurance.
- b) Automobile Liability Insurance in an amount not less than \$1,000,000 combined single limit.
- c) Commercial General Liability Insurance (Occurrence Form) in an amount not less than \$5,000,000 per occurrence, with an aggregate limit of not less than \$10,000,000. The policy must name Canadian National Railroad and its Parents as additional insureds in the following form:

Chicago Central and Pacific Railroad Company and its  
Parents  
Attn: Nick Burwell  
1006 East 4<sup>th</sup> Street  
Waterloo, Iowa 50703

The policy must remove any provisions excluding coverage for injury, loss or damage arising out of or resulting from doing business or undertaking construction or demolition on, near, or adjacent to railroad track or facilities using endorsement CG 2417 10 01 or equivalent approved by Railroad Company.

- d) When outside party is required by Canadian National Railroad or Governing Authority to purchase Railroad Protective Liability Insurance to cover work on, near or adjacent to railroad track or facilities, and outside party is not being hired for this project by Railroad Company, outside party must procure Railroad Protective Liability Insurance in the following form:

This coverage shall be written on an Occurrence Form with limits of not less than \$5,000,000 per occurrence for Bodily Injury, Personal Injury and Physical Damage to Property, with an aggregate limit of not less than \$10,000,000. The policy must name:

Chicago Central and Pacific Railroad Company and its  
Parents  
Attn: Nick Burwell  
1006 East 4<sup>th</sup> Street  
Waterloo, Iowa 50703

- e) In the event the privileges provided herein to Applicant involve any work that could result in the discharge, spillage, disposal, release or escape of any Hazardous Material or petroleum product onto the Railroad Company's property, Applicant shall purchase and maintain in effect at all times during the term of this License a Contractor's Pollution Liability policy in an amount not less than two million dollars (\$2,000,000) combined single limit (and with a deductible not to exceed \$50,000) insuring Railroad against any and all damages, costs, liabilities and expenses resulting from on- or offsite bodily injury (including death to any person), on- or off-site loss, damage or destruction of property (including that belonging to the parties hereto), and on- or offsite cleanup costs (including expenses incurred in the investigation, removal, remediation, neutralization, or immobilization of contaminated soils, surface water, groundwater or any other contamination) growing out of or incidental to any discharge, spillage, disposal, release, or escape of any Hazardous Material or petroleum product arising therefrom. For purposes of this Agreement, the term "Hazardous Material" shall include, without limit, any flammable explosives, radioactive materials, hazardous materials, hazardous wastes, hazardous or toxic substances, or related materials defined in the Comprehensive Environmental Response, Compensation and Liability Act of 1980, as amended (42 U.S.C. §§ 9601, et seq.), the Hazardous Materials Transportation Act, as amended (49 U.S.C. §§ 1801, et seq.), the Resource Conservation and Recovery Act, as amended (42 U.S.C. §§ 6901 et seq.), the Toxic Substances Control Act, as amended (15 U.S.C. §§ 2601, et seq.), similar laws or ordinances enacted by any state, county or municipality in which the Property is located, or in the regulations adopted and publications promulgated pursuant to any of the above, as such laws or regulations now exist or may exist in the future. Applicant is required to advise Canadian National Railroad by thirty (30) day advance written notice when any work to be performed under this License may require Pollution Liability Insurance pursuant to the previous paragraph.
- f) All policies described above must include description of operations, Canadian National Railroad milepost, highway or



street name, city and state of location, project number, and Canadian National Railroad contact person on the certificate.

2. Before commencing work, outside party shall deliver to Canadian National Railroad a certificate of insurance evidencing the foregoing coverages and, if requested by Railroad Company, true and complete copies of the policies described above. If the policy is being issued in conjunction with, or as a result of, a city, county or state contract, the policy should be initially submitted to the respective city, county or state agency that will review it first and then forward it to Railroad Company.
3. Common Policy Provisions. Each policy described in paragraph 1, parts a) through e) above, must include the following provisions:
  - a) Each policy shall include a waiver by the insurer of any right of subrogation against any recovery by or on behalf of any insured.
  - b) Each policy shall provide for not less than thirty (30) days prior written notice to Canadian National Railroad at the address listed above of cancellation of or any material change in that policy.
4. It is understood and agreed that the foregoing insurance coverage requirements, and outside party's compliance with those requirements, is not intended to, and shall not, relieve outside party from, or serve limit, outside party's liability and indemnity obligations under the provisions therein.
5. Canadian National Railroad shall have the right, from time to time, to revise the amount or form of insurance coverage required as circumstances or changing economic conditions may require. Canadian National Railroad shall give outside party written notice of any such requested change at least thirty (30) days before the date of expiration of the then-existing policy or policies, outside party agrees to, and shall thereupon provide Canadian National Railroad with such revised policy or policies.
6. Insurance required of Subcontractor:
  - a) If Subcontractor is to be employed by outside party to perform work on Canadian National Railroad under or by the permission for occupancy granted to outside party by Railroad Company, before commencing work, the Subcontractor shall provide and thereafter maintain all of the insurance described in paragraph 1, parts a) through e), above, in the same forms and amounts as provided for above and subject to the other terms and conditions provided for in paragraphs 2 through 4 above.

- b) As an alternative, before the Subcontractor commences work for outside party on Railroad Company, outside party may provide and thereafter maintain all of the insurance described in paragraph 1, parts a) through e) above, in the same forms and amounts as provided for above and subject to the other terms and conditions provided for in paragraphs 2 through 5 above, provided that all such insurance names, Subcontractor as an additional insured and all such insurance provides coverage to all additional insured and all such insurance provides coverage to all additional insureds, including Railroad Company, for any liability arising out of work performed by all other additional insureds, including Subcontractor.

7. The City of Cedar Falls shall be named as an “additional insured” in each policy. The City of Cedar Falls’ consultants completing construction observation as part of this project shall also be named as an “additional insured” in each policy

#### D. Flaggers

Flaggers will be required any time work is performed within twenty-five (25) feet of nearest rail. Contractor shall be responsible for requesting flagger from Canadian National Railroad, and for following all requirements of Canadian National Railroad for said flaggers.

#### E. Safety Training

Prior to any entry onto Railroad Company’s property, the employees and/or Subcontractors of the Contractor that will work on Canadian National property shall, at minimum, finish training from [www.contractororientation.com](http://www.contractororientation.com). Contractor shall be responsible for any other training as required by Canadian National Railroad.

#### F. Safety Action Plan

##### 1. Equipment Safety

- a) All equipment will be placed outside of 50 feet of centerline of the Railroad tracks.
- b) All cranes and man-lifts will be parked and operated in a direction that in case of any type of mechanical failure the booms will not create a potential danger to the Railroad tracks.
- c) In any case that equipment must be inside the limits of the Railroad tracks, a CN Railroad Flagger will be present for the duration of the work going on.

- d) If equipment is not being used, no parts of the equipment will be left to be in potential danger of falling on the Railroad tracks.
- e) Equipment that will be crossing the Railroad tracks will require the presence of a CN Railroad Flagger.
- f) Equipment left unattended near the track must be immobilized so that it may not be moved by any unauthorized party.

## 2. Employee Safety

- a) All employees working are to remain outside the 50-foot limit unless CN Flagger is present.
- b) Employees in man-lifts working over the Railroad's tracks will do so at the direction of a CN Flagger.
- c) Employees working on bridge decks or beams are to be tied off using OSHA approved safety harnesses and safety cables.
- d) All employees will be alerted to any moving equipment that may endanger them.
- e) Employees will be wearing appropriate safety hardhat, vest and safety gear while working on and around bridge.

## 3. General Safety

- a) Temporary safety fence will be placed 50 feet from centerline to warn all personnel of the Railroad right-of-way limits. If equipment needs to be within that limit, a CN Flagger will be present.
- b) A safety meeting will be held each morning emphasizing Railroad safety issues.
- c) No material will be left or stored inside the 50 feet from centerline area without written permission from the appropriate Railroad official.
- d) Holes inside Railroad right-of-way will not be left unattended and filled promptly upon completion.

## 4. Contractor's Project Safety Representative

\_\_\_\_\_, Foreman, Project Foreman, Phone  
Number: \_\_\_\_\_

- a) A safety briefing will be held each morning to go over that day's planned work and caution all employees about work and equipment safety.
- b) Foreman, \_\_\_\_\_, will coordinate with the Project Manager, \_\_\_\_\_ Phone Number: \_\_\_\_\_, when to schedule an official Railroad Flagger.
- c) \_\_\_\_\_, Project Foreman, Phone  
Number: \_\_\_\_\_ .  
Project Foreman, \_\_\_\_\_, will assist in watching movement of men and equipment so that all work is being accomplished in a safe and reasonable manner to alert everyone of any potential danger.



5. Contractor shall have an emergency action plan as required by the Canadian National Railroad.

## **1.08 MEASUREMENT AND PAYMENT**

### **A. Railroad Requirements**

1. Measurement: Lump sum item; no measurement will be made.
2. Payment: Payment will be at a lump sum price.
3. Includes all work associated with obtaining a Utility Crossing / Encroachment Permit, including the development of a certified shoring plan. Includes all labor, materials, and fees necessary to comply with railroad requirements and regulations including, but not limited to, obtaining a right of entry license, providing the railroad with insurance information, scheduling and utilizing railroad flaggers, providing staff with the required safety training, preparing a safety action plan, and filling out any and all documentation required by the railroad.

## OPINION OF PROBABLE PROJECT COSTS



5/12/2021  
 OAK PARK BLVD SEWER REPLACEMENT  
 CITY OF CEDAR FALLS  
 119.0115.08

ITEM NO.	ITEM CODE	ITEM	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	2010-C	Clearing and Grubbing	1	LS	\$ 15,000.00	\$ 15,000.00
2	2010-D-1	Topsoil, On-site	242	CY	\$ 7.50	\$ 1,815.00
3	2010-E	Excavation, Class 13	67	CY	\$ 13.00	\$ 871.00
4	2010-G	Subgrade Preparation	455	SY	\$ 3.00	\$ 1,365.00
5	2010-I	Subbase, 12" Modified	69	SY	\$ 15.00	\$ 1,035.00
6	2010-J-1	Removal of Structure	4	EA	\$ 1,500.00	\$ 6,000.00
7	2010-L	Compaction Testing	1	LS	\$ 2,000.00	\$ 2,000.00
8	3010-C	Trench Foundation	59	TON	\$ 25.00	\$ 1,475.00
9	3010-D	Replacement of Unsuitable Backfill Material	103	CY	\$ 25.00	\$ 2,575.00
10	3010-F	Trench Compaction Testing	1	LS	\$ 2,000.00	\$ 2,000.00
11	4010-A-1	Sanitary Sewer Gravity Main, Trenched, PVC, SDR 26, 8"	560	LF	\$ 150.00	\$ 84,000.00
12	4010-A-2	Sanitary Sewer Gravity Main, Trenchless, PVC, AWWA C900 SDR 18, 8"	284	LF	\$ 250.00	\$ 71,000.00
13	4010-E	Sanitary Sewer Service Stub, PVC, SDR 23.5, 4"	78	LF	\$ 50.00	\$ 3,900.00
14	4010-H	Removal of Sanitary Sewer, All Types and Sizes	714	LF	\$ 25.00	\$ 17,850.00
15	4010-I	Sanitary Sewer Cleanout	2	EA	\$ 3,000.00	\$ 6,000.00
16	4010-L	Sanitary Sewer Abandonment, Fill and Plug	49	LF	\$ 45.00	\$ 2,205.00
17	4020-A-1	Storm Sewer, Trenched, RCP, 21"	48	LF	\$ 90.00	\$ 4,320.00
18	4020-D	Removal of Storm Sewer, RCP, 21"	48	LF	\$ 40.00	\$ 1,920.00
19	4040-A	Subdrain, Type 1, 6"	20	LF	\$ 25.00	\$ 500.00
20	6010-A	Manhole, SW-301, 48"	1	EA	\$ 9,000.00	\$ 9,000.00
21	6010-A	Manhole, SW-301, 60"	3	EA	\$ 10,000.00	\$ 30,000.00
22	6010-A	Manhole, SW-303, 60"	1	EA	\$ 8,000.00	\$ 8,000.00
23	6010-C-2	External Drop Connection	2	EA	\$ 4,000.00	\$ 8,000.00
24	6010-H	Remove Manhole	4	EA	\$ 3,000.00	\$ 12,000.00
25	7010-A	Pavement, PCC, 7"	69	SY	\$ 55.00	\$ 3,795.00
26	7030-A	Removal of Sidewalk	178	SY	\$ 15.00	\$ 2,670.00
27	7030-A	Removal of Driveway	204	SY	\$ 15.00	\$ 3,060.00
28	7030-E	Sidewalk, PCC, 4"	182	SY	\$ 40.00	\$ 7,280.00
29	7030-H-1	Driveway, Paved, PCC, 6"	203	SY	\$ 45.00	\$ 9,135.00
30	7040-B	Subbase Over-excavation	143	TON	\$ 20.00	\$ 2,860.00
31	7040-H	Pavement Removal	69	SY	\$ 20.00	\$ 1,380.00
32	8030-A	Temporary Traffic Control	1	LS	\$ 2,500.00	\$ 2,500.00
33	9010-B	Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Slope Mix	0.3	AC	\$ 10,000.00	\$ 3,000.00
34	9020-A	Sod	167	SQ	\$ 100.00	\$ 16,700.00
35	9030-A	Plants, Trees	5	EA	\$ 750.00	\$ 3,750.00
36	9040-A-2	SWPPP Management	1	LS	\$ 5,000.00	\$ 5,000.00
37	9040-D-1	Filter Sock, 12"	1362	LF	\$ 2.50	\$ 3,405.00
38	9040-D-2	Filter Sock, Removal	1362	LF	\$ 1.50	\$ 2,043.00
39	9040-E-0	Temporary RECP, Type 4	1000	SY	\$ 25.00	\$ 25,000.00
40	9040-O-1	Stabilized Construction Entrance	133	SY	\$ 10.00	\$ 1,330.00
41	9040-T-1	Inlet Protection Device, Filter Sock	2	EA	\$ 1,000.00	\$ 2,000.00
42	9040-T-2	Inlet Protection Device, Maintenance	2	EA	\$ 50.00	\$ 100.00
43	11,020-A	Mobilization	1	LS	\$ 100,000.00	\$ 100,000.00
44	11,030-A	Maintenance of Postal Service	1	LS	\$ 1,000.00	\$ 1,000.00
45	11,030-B	Maintenance of Solid Waste Collection	1	LS	\$ 1,000.00	\$ 1,000.00
46	11,040-A	Temporary Pedestrian Residential Access	176	SY	\$ 15.00	\$ 2,640.00
47	11,050-A	Concrete Washout	1	LS	\$ 2,500.00	\$ 2,500.00
48	0000-999-A	Railroad Requirements	1	LS	\$ 50,000.00	\$ 50,000.00
					<b>TOTAL (ROUNDED):</b>	<b>\$ 545,000.00</b>



DEPARTMENT OF FINANCE AND BUSINESS OPERATIONS

CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
PHONE 319-273-8600  
FAX 319-268-5126

**MEMORANDUM**  
Legal Services Division

**TO:** Mayor Green, City Council  
**FROM:** Kevin Rogers, City Attorney  
**DATE:** May 13, 2021  
**SUBJECT:** Amendment to Code of Ordinances Sec. 2-276

There is an ambiguity in the reappointment process for members of City authorized Boards and Commissions. While these members serve for a definite term as provided in the Code of Ordinances, there appears to be a just cause standard and hearing rights if a member is not reappointed for additional terms after the first term is served. Such a situation basically renders terms meaningless.

In order to clarify this ambiguity, Mayor Green has requested that the Section of the Code of Ordinances dealing with Boards and Commissions be amended to make it clear that reappointment for successive terms is within the discretion of the Mayor and Council, and non-reappointment need not be for cause.

Removal of a Board or Commission member mid-term, however, would still require just cause.

The proposed amendment is attached.

Please feel free to contact me if you have any questions.



Prepared by: Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, IA 50613, (319)273-8600

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE REPEALING SECTION 2-276, MEMBERS MOVING FROM CITY; ABSENCE FROM MEETINGS, OF DIVISION 1, GENERALLY, OF ARTICLE IV, BOARDS AND COMMISSIONS, OF CHAPTER 2, ADMINISTRATION, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, AND ENACTING IN LIEU THEREOF A NEW SECTION 2-276, APPOINTMENT; MEMBERS MOVING FROM CITY; ABSENCE FROM MEETINGS; NON-REAPPOINTMENT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CEDAR FALLS, IOWA:

Section 1. Section 2-276, Members Moving From City; Absence From Meetings, of Division 1, Generally, of Article IV, Boards and Commissions, of Chapter 2, Administration, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby repealed in its entirety and a new Section 2-276, Appointment; members Moving From City; Absence From Meetings; Non-reappointment, is enacted in lieu thereof, as follows:

**Sec. 2-276. Appointment; mMembers moving from city; absence from meetings; non-reappointment.**

Members of boards and commissions established by this Code are appointed by the mayor with the approval of the council. The permanent removal from the city of any such member ~~of a board or commission wherein the members are appointed by the mayor with the approval of the council~~, or the absence from three consecutive regular meetings or five meetings within one year by sucha member ~~of any of such boards or commissions~~, except in case of sickness or temporary absence from the city, without due explanation, shall render the member's office vacant. Reappointment of such members for additional terms shall be at the discretion of the mayor and council. No hearing shall be afforded in the event of non-reappointment, which may be without cause.

(Code 2017, § 2-211)

INTRODUCED: \_\_\_\_\_  
PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_  
PASSED 2<sup>ND</sup> CONSIDERATION: \_\_\_\_\_  
PASSED 3<sup>RD</sup> CONSIDERATION: \_\_\_\_\_  
ADOPTED: \_\_\_\_\_

\_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:  
\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk



## DEPARTMENT OF PUBLIC WORKS

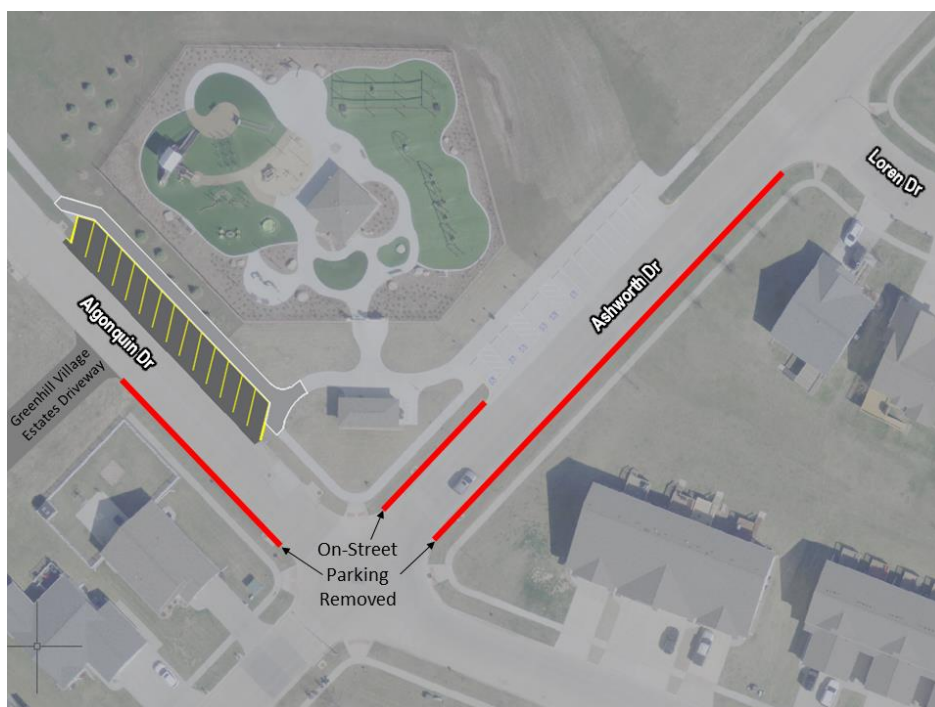
City of Cedar Falls  
 220 Clay Street  
 Cedar Falls, Iowa 50613  
 Phone: 319-268-5161  
 Fax: 319-268-5197  
[www.cedarfalls.com](http://www.cedarfalls.com)

## MEMORANDUM Engineering Division

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Ben Claypool, Civil Engineer II, PhD, EI  
**DATE:** May 12, 2021  
**SUBJECT:** Updates to City Code Section 23-374 – Parking Prohibited on Specific Streets

With the success observed of the Place to Play playground on the corner of Algonquin Drive and Ashworth Drive, the currently available off-street parking does not provide the adequate number of parking stalls. Through site observation, citizens utilizing the new playground can be found parking along both sides of Ashworth Drive and Algonquin Drive bordering the playground. During peak hours, this on-street parking creates a congested corridor that can lead to single lane traffic and dangerous pedestrian crossings for the primarily young family demographic that this park draws in.

In cooperation with the police department, temporary parking restrictions at the proposed permanent locations have been in effect since late fall of 2020. Since the installation, we have seen the expected reduction of on-street parking congestion. To maintain this reduction, the Engineering division is recommending these areas permanently prohibit parking. Public Works street crews are planning to begin work on the installation of 14 additional angled parking stalls on the north side of Algonquin Drive, opposite the current parking area. This will provide a significant amount of space for citizens to still park close to the park, while reducing unsafe mid-block street crossings.



The Engineering Division is proposing changes to City Code Section 23-374 – Parking Prohibited on Specific Streets so the code matches what has been designed and will be constructed. Please see the attached changes for City Code Section 23-374 – Parking Prohibited on Specific Streets.

The Engineering Division recommends approval to set the three newly defined areas to prohibit on-street parking. These areas are highlighted in the image on the previous page.

If you have any questions or concerns, please feel free to ask.

xc: Chase Schrage, Director of Public Works  
David Wicke, PE, City Engineer



### Sec. 23-374. Parking prohibited on specific streets.

When signs are erected giving notice thereof, no person shall park a vehicle at any time upon any of the streets or portions of streets enumerated in this section.

Street	Portion Where Parking Prohibited
First Street (West)	On both sides between Main Street and the west city limits.
Second Street (West)	On both sides between Walnut Street and Francis Street.
	On the north side between Francis Street and Hudson Road.
Third Street (East)	
Third Street (West)	
	On both sides of said street between Clay Street and Franklin Street on Saturday mornings only commencing with the first Saturday of May of each year and continuing through the last Saturday of October each year during the hours of 6:00 a.m. to 12:00 noon.
	On the north side of said street from the most westerly point of the flare-out of the driveway approach to the north-south alley located in the 200 block between Washington Street and Clay Street, west a distance of 143 feet to the east curb line of Clay Street, extended northerly, as such east curb line is located in the 300 block of Clay Street, on Saturday mornings only commencing with the first Saturday of May of each year and continuing through the last Saturday of October of each year during the hours of 6:00 a.m. to 12:00 noon.
	On the south side of said street from the most westerly point of the flare-out of the driveway approach to the north-south alley located in the 300 block between Washington Street and Clay Street, west a distance of 143 feet to the east curb line of Clay Street, extended northerly, as such east curb line is located in the 300 block of Clay Street, on Saturday mornings only commencing with the first Saturday of May of each year and continuing through the last Saturday of October of each year during the hours of 6:00 a.m. to 12:00 noon.
	On the south side of said street from the west curb line of Ellen Street west to the east curb line of Hudson Road.
	On the north side from the west curb line of Tremont Street west to the east curb line of Ellen Street.
	On the north side of said street from Cedar Crest Drive to Magnolia Drive.
Fourth Street	On both sides from College Street to Hudson Road.
	On the south side between Franklin Street and College Street.
Fourth Street (East)	
Fourth Street (West)	On both sides from College Street to Hudson Road; on the north side from the west line of Main Street to a point 20 feet west thereof; on the north side from the west line of Cedar Crest Drive a distance of 30 feet west, and from the east line of Cedar Crest Drive a distance of 30 feet east; on the north side from the east line of Angie Drive to the west line of Hudson Road; on both sides of said street from the west line of Chateau Court to Hudson Road; on the south side from the west line of Main Street to a point ten feet west thereof; on the south side between Washington Street and College Street.
	On the north side from the west line, extended north, of Jessica Lane to a point 200 feet west thereof.
Fifth Street (West)	On the north side from the west line of Main Street west a distance of 150 feet.

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(Supp. No. 9)

	On the south side from a point 48 feet east of the east line of Clay Street west to the alley between Clay Street and Franklin Street.
	On the north side from the west curb line of Franklin Street west to the east curb line of College Street.
Sixth Street (East)	On the north side from the east curb line of Main Street east a distance of 200 feet.
	On the south side from the east curb line of Main Street east to the west curb line of State Street.
Sixth Street (West)	On both sides between Main Street and Franklin Street, except that on the north side of West Sixth Street, from a point 40 feet west of the west curb line of Washington Street to a point 144 feet west of the west curb line of Washington Street.
	On the north side from the east curb line of College Street east a distance of 150 feet.
	On the south side from the east curb line of College Street east a distance of 75 feet.
Seventh Street (East)	On the south side from State Street to the west line of Bluff Street.
Seventh Street (West)	On the north side from Washington Street to Clay Street, except Saturdays and Sundays.
	On the north side from the west curb line of Division Street west a distance of 40 feet.
	On the north side from the east curb line of Division Street east a distance of 40 feet.
	On the south side from the west curb line of Division Street west a distance of 40 feet.
	On the south side from the east curb line of Division Street east a distance of 40 feet.
Eighth Street (East)	On the north side from Main Street to State Street.
Eighth Street (West)	On the north side between Franklin Street and College Street.
	On the north side between Division Street and Ellen Street.
	On the south side between College Street and Pearl Street.
	On the south side from the centerline of Barrington Drive east a distance of 500 feet.
	On the north side from the centerline of Barrington Drive east a distance of 110 feet.
	On the north side from the centerline of Barrington Drive west a distance of 50 feet.
	On the south side from the west curb line of Catherine Street west a distance of 40 feet.
	On the south side from the east curb line of Catherine Street east a distance of 40 feet.
Ninth Street (East)	On the north side from Bluff Street east to Grove Street, except Sundays.
Ninth Street (West)	On the north side from Clay Street east 100 feet.
	On the north side from the west line of Tremont Street west to the east line of Catherine Street.
	On the north side from the west curb line of Catherine Street west a distance of 40 feet.
	On the south side from the west curb line of Catherine Street west a distance of 40 feet.
	On the south side from the east curb line of Catherine Street east a distance of 40 feet.
Tenth Street (East)	On both sides from a point 180 feet east of the east curb line of Grove Street to a point 250 feet east of the east line of Grove Street.
	On the north side from Main Street to Grove Street.
Tenth Street (West)	On the north side from the west curb line of Tremont Street west to the east curb line of Division Street.
	On the south side from the west curb line of Iowa Street west a distance of 40 feet.
	On the south side from the west curb line of Catherine Street west a distance of 40 feet.
	On the south side from the east curb line of Catherine Street east a distance of 40 feet.
11th Street (East)	On the north side from State Street to Grove Street.

	On the north side from Main Street to State Street.
	On the south side from the east curb line of State Street east a distance of 40 feet.
	On the south side from the west curb line of Grove Street west a distance of 40 feet.
11th Street (West)	On the north side between Franklin Street and Walnut Street.
	On the north side from the west curb line of College Street west to the east curb line of Division Street.
	On the south side from the west curb line of Catherine Street west a distance of 40 feet.
	On the south side from the east curb line of Catherine Street east a distance of 40 feet.
12th Street (West)	On both sides from Main Street to College Street.
	On the south side from the east line of Clark Drive east a distance of 40 feet.
	On the south side from the west line of Clark Drive west a distance of 40 feet.
	On both sides from Hudson Road to Union Road.
13th Street (West)	On both sides from the east curb line of Walnut Street east a distance of 20 feet.
	On both sides from the west curb line of Walnut Street west a distance of 20 feet.
	On the north side from the west curb line of Clay Street west to the east curb line of Franklin Street.
14th Street (East)	On the south side between State Street and Waterloo Road.
14th Street Court (East)	On the north side from the east curb line of Bluff Street east to the end of the street.
14th Street (West)	On the north side of said street from Main Street to Franklin Street.
15th Street (West)	On the north side of said street from the west curb line of Clay Street west to the east curb line of Franklin Street.
16th Street (West)	On the south side from the west curb line of Main Street to the east curb line of Franklin Street.
18th Street (East)	On both sides from Main Street to Waterloo Road.
18th Street (West)	On both sides of the street from the west curb line of Main Street west to the east curb line of College Street.
	On the north side from the west curb line of College Street west to the east curb line of Hudson Road.
	On the north side from the west line of Hudson Road west a distance of 200 feet.
	On the north side from a point 455 feet west of the west line of Hudson Road west a distance of 101 feet.
	On the north side from a point 922 feet west of the west line of Hudson Road west a distance of 101 feet.
	On the south side from the west line of Hudson Road west a distance of 1,116 feet.
	On the south side from the west curb line of Summit Drive west a distance of 100 feet.
	On the south side from the east curb line of Summit Drive east a distance of 100 feet.
	On the south side from the west curb line of Campus Street west a distance of 20 feet.
	On the south side from the east curb line of Campus Street east a distance of 20 feet.
	On the south side from the west curb line of Merner Avenue west a distance of 40 feet.
	On the south side from the east curb line of Merner Avenue east a distance of 40 feet.
	On the south side from the west curb line of College Street west a distance of 40 feet.
	On the south side from the east curb line of Hudson Road east a distance of 40 feet.
19th Street (West)	On the north side between College Street and Hudson Road, between 8:00 a.m. and 3:30 p.m., Mondays through Fridays.



	On the south side from the west curb line of College Street west to the east curb line of Campus Street.
	On the south side from the west curb line of Campus Street west a distance of 30 feet.
	On the south side from the east curb line of Hudson Road east a distance of 30 feet.
	On the north side from the east curb line of Merner Avenue east a distance of 30 feet.
	On the north side from the west curb line of Merner Avenue west a distance of 30 feet.
20th Street (West)	On the south side from the east curb line of Campus Street east to the west curb line of Main Street.
	On the south side from the east curb line of Merner Avenue east a distance of 45 feet.
	On the north side from the east line of Merner Avenue east a distance of 45 feet.
	On the north side from the west curb line of Campus Street east to the west curb line of Merner Avenue, between the hours of 1:00 a.m. and 6:00 a.m. daily.
21st Street (West)	On the south side from the west line of Franklin Street west to the east line of College Street.
	On the south side from the west curb line of College Street west a distance of 40 feet.
	On the north side from the west curb line of College Street west a distance of 40 feet.
	On the north side from the east curb line of College Street east a distance of 40 feet.
22nd Street (West)	On the north side from College Street to Campus Street from 1:00 a.m. to 5:30 p.m., Monday through Saturday and from 1:00 a.m. to 8:00 a.m. on Sunday.
	On the south side from College Street to Campus Street.
	On the south side between Main Street and Tremont Street.
	On the north side from the west curb line of Tremont Street west to the east curb line of College Street.
23rd Street (West)	On the north side from the east curb line of Merner Avenue east a distance of 40 feet.
	On the north side between Campus Street and Hudson Road.
	On the south side from the west line of Minnesota Street, which belongs to the state, to the east line of Hudson Road.
	On both sides from the east curb line of Merner Avenue west to the west curb line of Campus Street.
	On the south side from the west curb line of Campus Street west to the east curb line of Minnesota Street, one-hour parking is allowed between the hours of 7:30 a.m. and 4:30 p.m., except on weekends and holidays.
29th Street	On the south side from 225 feet west of the centerline of College Street to 290 feet west of the centerline of College Street, between the hours of 8:00 a.m. to 5:00 p.m., Monday through Friday.
29th Street (West)	On the north side from the east curb line of College Street east to the west curb line of Walnut Street.
31st Street (West)	On both sides from Hudson Road to the west end of the street.
Adams Street	On the east side of said street from the north curb line of East 18th Street north to the end of the street.
	On both sides of said street from East 18th Street south.
Alexis Boulevard	On the south and west sides from the north line of West 12th Street northerly and westerly to the east edge of the cul-de-sac.
	On the east side from the north line of West 12th Street north a distance of 120 feet.
Algonquin Drive	On the north and east sides of the street from the east curb line of Ashworth Drive east and south to the north curb line of Amelia Drive, extended east; <b>On the southwesterly side of the street from the west curb line of Ashworth</b>

	<b><i>Drive northwest a distance of 160 feet.</i></b>
Ashworth Drive	<b><i>On the northwestern side of the street from the north curb line of Algonquin Drive northeast a distance of 100 feet; On the southeast side of the street from the north curb line of Algonquin Drive northeast to the south curb line of Loren Drive, a distance of 300 feet.</i></b>
Balboa Street	On the north side from the west line of South Main Street to a point 403 feet west of the west line of South Main Street.
	On the south side from the west line of South Main Street to a point 119 feet west of the west line of South Main Street.
Barkwood Drive	On the north side from the west curb line of Ironwood Drive west to the east curb line of Applewood Lane.
Barnett Drive	On the west side from the south curb line of Crescent Drive south to the north curb line of West Twelfth Street.
	On the east side from a point 150 feet north of the north curb line of West Fourth Street north to a point 50 feet north thereof.
	On the east side from the north curb line of West Twelfth Street north a distance of 60 feet.
Barrington Drive	On the west, south and east sides of Barrington Drive from the south line of West Eighth Street south, east and north to the south edge of the cul-de-sac.
Bicentennial Drive	On both sides of said street from Cedar Heights Drive west a distance of 500 feet.
Big Woods Road	On both sides from Independence Avenue to the north city limits.
Birch Street	On the east side from Grand Boulevard to Rainbow Drive.
Birdsall Drive (East)	On the north side from Birdsall Drive east to the end of the street.
Blair Ridge Road	On the west side from Wild Horse Drive north to the end of the street.
Bluegrass Circle	Along the outside edge from the east curb line of the north intersection with Prairie Parkway to the east curb line of the south intersection with Prairie Parkway.
Bluff Street	On the east side from the south curb line of East Ninth Street south to a point 70 feet south of the south curb line of East 12th Street.
	On the east side from the south curb line of East 13th Street to the north curb line of East 15th Street.
	On the west side from the north curb line of East 15th Street north a distance of 40 feet.
	On both sides from the south curb line of East 15th Street south a distance of 40 feet.
Bonita Boulevard	On the south side from the west line of South Lawn Road west a distance of 60 feet.
Boulder Drive	On both sides from University Avenue to Orchard Drive.
Boxwood Drive	On the north side from the west curb line of Ironwood Drive west to the east curb line of Applewood Lane.
Brookside Drive	On the north side from the east curb line of Hudson Road east to the west curb line of Starview Drive.
	On the south side from the east curb line of Hudson Road east to the southerly extension of the east curb line of Starview Drive.
California Drive	On the east side from the south curb line of Rainbow Drive south to the north curb line of Hawthorne Drive.
Campus Street	On the east side from the north curb line of West 18th Street north to the south curb line of West 16th Street.
	On the west side from the north curb line of West 18th Street north a distance of 40 feet.
	On the west side from the south curb line of West 19th Street south a distance of 40

	feet.
	On the east side from the south curb line of West 19th Street south a distance of 40 feet.
	On the east side from the north curb line of West 20th Street north a distance of 40 feet.
	On the west side from the north line of the parking lot situated on the west side of the 2000 block of Campus Street, south a distance of 188 feet.
	On both sides from the south curb line of West 22nd Street south to the north curb line of West 23rd Street.
Catherine Street	On the west side from the south curb line of West First Street south a distance of 40 feet.
	On the east side from the south curb line of West First Street south to the north curb line of West Fourth Street.
	On the east side from the south curb line of West Eighth Street to the north curb line of West 12th Street.
	On the west side from the south curb line of West Eighth Street south a distance of 40 feet.
	On the west side from the north curb line of West Ninth Street north a distance of 40 feet.
	On the west side from the south curb line of West Ninth Street south a distance of 40 feet.
	On the west side from the north curb line of West Tenth Street north a distance of 40 feet.
	On the west side from the south curb line of West Tenth Street south a distance of 40 feet.
	On the west side from the north curb line of West 11th Street north a distance of 40 feet.
	On the west side from the south curb line of West 11th Street south a distance of 40 feet.
	On the west side from the north curb line of West 12th Street north a distance of 40 feet.
Cedar Heights Drive	On both sides from Rainbow Drive to University Avenue.
Cedar Hills Road	On both sides from the east curb line of Chadwick Road east to the west curb line of Cedar Heights Drive.
Cedar Street	On the south side from Center Street to Vine Street.
Center Street	On both sides from First Street to the north city limits.
Chadwick Road	On the west side from a point 10 feet north of the northwest edge of the cul-de-sac at the south end of Chadwick Road, south to the northwest edge of said cul-de-sac.
	From the northwest edge of the cul-de-sac at the south end of Chadwick Road, south, east and north to the northeast edge of said cul-de-sac.
	From the southwest edge of the cul-de-sac at the north end of Chadwick Road, north, east and south to the southeast edge of said cul-de-sac.
	On the east side from the southeast edge of the cul-de-sac at the north end of Chadwick Road, south to the northeast edge of the cul-de-sac at the south end of Chadwick Road.
Clark Drive	On the west side from the south line of West 12th Street south a distance of 40 feet.
	On the east side from the south line of West 12th Street south a distance of 40 feet.
Clay Street	On both sides between First Street and a point 35 feet south of the south line of First



	Street.
	On both sides of said street from the south curb line of West Third Street north a distance of 245 feet to the north line of the driveway entrance to the city police station parking lot, extended westerly, on Saturday mornings only commencing with the first Saturday of May of each year and continuing through the last Saturday of October of each year during the hours of 6:00 a.m. to 12:00 noon.
	On both sides of said street from the south curb line of West Third Street south a distance of 134 feet to the north line of the northerly driveway entrance to the Cedar Falls Women's Club parking lot, on Saturday mornings only, commencing with the first Saturday of May of each year and continuing through the last Saturday of October of each year during the hours of 6:00 a.m. to 12:00 noon.
	On the east side from the south curb line of West Third Street south a distance of 35 feet.
	On both sides from the south curb line of West Fourth Street south a distance of 48 feet.
	On the east side from the north curb line of West Fifth Street north a distance of 32 feet.
	On the west side from the north curb line of West Sixth Street north a distance of 41 feet.
	On the east side from the north curb line of West Sixth Street north a distance of 41 feet.
	On the east side from 15th Street to 18th Street.
	On the west side between 15th Street and 18th Street.
	On both sides between 18th Street and Seerley Boulevard.
College Street (North)	On the west side from the north curb line of Higby Drive north to the end of the street.
	On the west side from the south curb line of Higby Drive south a distance of 75 feet.
	On the west side from the north curb line of West First Street north a distance of 120 feet.
	On the east side from the north curb line of West First Street north to the north end of the street.
College Street (South)	On the east side from the south curb line of West Fifth Street south to the north curb line of West Sixth Street.
	On both sides from the south curb line of West Sixth Street south a distance of 100 feet.
	On the east side from the south curb line of West Eighth Street south to the north curb line of West 12th Street.
	On the west side from the south curb line of West 12th Street south to the north curb line of West 18th Street.
	On the east side from a point 50 feet north of the north curb line of West 18th Street south to the north curb line of West 20th Street.
	On the west side from the south curb line of West 18th Street south a distance of 80 feet.
	On the west side from the north curb line of West 19th Street north a distance of 50 feet.
	On the west side from the south curb line of West 19th Street south a distance of 50 feet.
	On the west side from the north curb line of West 20th Street north a distance of 50 feet.

	On the west side from the south curb line of West 20th Street south to the north curb line of West 22nd Street.
	On the east side from the south curb line of West 21st Street south to the north curb line of West 22nd Street.
	On the west side from the south curb line of West 23rd Street south a distance of 60 feet.
	On the west side from a point 75 feet north of the westerly extension of the north curb line of West Seerley Boulevard south to a point 95 feet north of the north curb line of West 26th Street.
	On the east side from the south curb line of West 23rd Street south to the north curb line of University Avenue.
	On the west side from the south curb line of West 26th Street south to the north curb line of University Avenue.
	On both sides from the south curb line of University Avenue south a distance of 65 feet.
Colorado Road	On the south side from the west curb line of Tucson Drive west to the west end of the cul-de-sac situated about 250 feet west of Dallas Drive.
Columbia Drive	On the north and east sides of Columbia Drive from West 16th Street south and east to College Street.
Cottage Lane	On the west side from the south curb line of Columbia Drive to the north curb line of West 18th Street.
Cottonwood Lane	On both sides from Garden Avenue east to the end of the street.
Covey Court	On the north side from Quail Ridge Road west to the end of the street.
	On the north side from Quail Ridge Road east to the end of the street.
Crescent Drive	On the south side from the east curb line of Lakeview Drive east to the west curb line of Brentwood Drive.
Dallas Drive	On the west side from the north curb line of Idaho Street north to the south curb line of University Avenue.
	On the east side from the north curb line of Idaho Street north a distance of 50 feet.
	On the east side from a point 125 feet north of the north curb line of Idaho Street north to the south curb line of University Avenue.
	On the east side from the south curb line of Idaho Street south a distance of 25 feet.
Division Street	On the west side from the driveway south of Tenth Street to 11th Street.
	On the east side of said street from the north line of West Eighth Street a distance of 120 feet north.
	On the west side from the north curb line of West Seventh Street north a distance of 40 feet.
	On the east side from the north curb line of West Seventh Street north a distance of 40 feet.
	On the west side from the south curb line of West Seventh Street south a distance of 40 feet.
	On the east side from the south curb line of West Seventh Street south a distance of 40 feet.
	On the west side from the south curb line of West Eighth Street south a distance of 50 feet.
Drury Lane	On the west side from the south curb line of Columbia Drive to the north curb line of West 18th Street.
Dunkerton Road	On both sides from Center Street to the east city limits.

Eagle Ridge Road	On the west and south sides of Eagle Ridge Road from the intersection of the west curb line of Eagle Ridge Road with the north curb line of Falcon Lane, in a northerly and westerly direction to the southeast edge of the cul-de-sac.
	Around the perimeter of the curb adjacent to the center island of the cul-de-sac located at the west end of Eagle Ridge Road.
East Street	On the west side of East Street from the south curb line of 19th Street a distance of 100 feet south.
Ellen Street	On both sides between First Street and a point 35 feet south of the south line of First Street.
	On the east side from the south line of Parkway Avenue south to the north line of First Street.
Erik Road	On the north side between the east curb line of Hudson Road east to the west curb line of Norse Drive.
	On the south side from the east curb line of Hudson Road east a distance of 70 feet.
	On the south side from the west curb line of Norse Drive west a distance of 25 feet.
Feather Ridge Drive	On the north side from Quail Run Lane to Feather Run Trail.
Floral Court	On both sides of the radius of the cul-de-sac.
	On the north side from the east curb line of Merner Avenue to the cul-de-sac.
	On the south side from the east curb line of Merner Avenue to the cul-de-sac, from 1:00 a.m. to 6:00 a.m. each day.
Forrest Road	On the west side from the north curb line of South Park Road north to River Bluff Drive.
Fox View Drive	On the east side from the north curb line of Hunter Drive north to the end of the street.
Francis Street	On both sides between First Street and a point 35 feet south of the south line of First Street.
Franklin Street	On both sides from First Street to Sixth Street.
	On both sides from First Street north to the north city limits.
	On the east side between 12th Street and Seerley Boulevard.
	On the west side from the north curb line of 18th Street north a distance of 100 feet.
Frontage roads along the south side of University Avenue	On both sides of the frontage road from the east curb line of Boulder Drive east to the end of said frontage road near the east line of Black Hawk Village, near McClain Drive.
	On both sides of the frontage road from the east curb line of Cedar Heights Drive east to the west curb line of Midway Drive.
Frontage roads along the north side of University Avenue	On both sides of said frontage road from the east curb line of Valley Park Drive east to the end of said frontage road at the entrance to the Holiday Inn Motel.
	On both sides of said frontage road from the west curb line of Ohio Street (UNI Institutional Road) west to the east curb line of Hudson Road.
	On both sides of the frontage road along the north side of University Avenue between Main Street and Tremont Street, from the most westerly curb cut on said frontage road, west to the end of said frontage road.
Frontage road on the west side of Hudson Road	On both sides from West 31st Street south to the end of the street.
Galloway Avenue	On the east side from Grand Boulevard to Rainbow Drive.
	On the west side from Grand Boulevard a distance of 50 feet south, and from Rainbow



	Drive a distance of 50 feet north.
Genevieve Street	On both sides between First Street and a point 35 feet south of the south line of First Street.
	On both sides from the north right-of-way line of First Street north a distance of 132 feet.
	On the northwest side from First Street north to the end of the street.
Gibson Street	On the west side from Rainbow Drive to Grand Boulevard.
Grand Boulevard	On the south side from the east line of East Street east to the west line of Park Drive.
	On the north side from the west line of East Street east to the east line of Scoggin Street.
	On the north side from the west line, extended, of Schreiber Street east to a point 75 feet east of the east line, extended, of Schreiber Street.
	On the north side from the west line, extended, of Birch Street east to a point 65 feet east of the east line, extended, of Birch Street.
	On the north side from the east line of Belle Avenue east to the west line of Park Drive.
	On the north side from the east line of Edwards Street east a distance of 170 feet.
Green Creek Road	On the north and west sides from the east line of Rownd Street east and north to the south line of Greenhill Road.
Greenhill Drive	On the south side from the east curb line of Rownd Street east to the west curb line of Veralta Drive.
Grove Street	On the east side from the south curb line of East Ninth Street to the north curb line of East 12th Street.
Harvest Lane	On the west, north and east sides of the street proceeding west from the eastern intersection of Harvest Lane with Autumn Ridge Road to the western intersection of Harvest Lane with Autumn Ridge Road.
Hawthorne Drive	On the north side from the east curb line of Waterloo Road to the west curb line of Victory Drive.
	On both sides of said street from the centerline of Willow Lane, west a distance of 50 feet.
Hedgewood Circle	On the east side from the north curb line of Boxwood Drive north to the southeast edge of the cul-de-sac.
Heritage Road	On the east and north sides from Bergstrom Boulevard in a southerly and easterly direction to the east end of Heritage Road.
	On the west side from the north line of West Gate Avenue north a distance of 40 feet.
	On the west side from the south line of West Gate Avenue south a distance of 40 feet.
Hickory Lane	On the east side from the south curb line of Rainbow Drive south to the north curb line of Hawthorne Drive.
Highland Drive	On the east side from the south curb line of West First Street south a distance of 89 feet.
	On the west side from the south curb line of West First Street south a distance of 54 feet.
Highview Court	On the east side from the south curb line of Rainbow Drive south to the north curb line of Parker Street.
Holmes Drive	On the east side between the hours of 7:00 a.m. to 4:00 p.m., Monday through Friday, from Fourth Street to the south end.
Hudson Road	On both sides between First Street and the south city limits.
Hunter Drive	On the south side from the east line of Center Street east to the east end of the street.
Ida Street	On both sides of the street from the east curb line of North College Street east to the

	end of the street.
Idaho Street	On the north side from Dallas Drive to Boulder Drive.
	On the south side of Idaho Street a distance of 25 feet west from the west curb line of Boulder Drive.
Independence Avenue	On both sides from Lincoln Street to Big Woods Road.
Iowa Highway 58/U.S. Highway 218	On both sides of said Highway from Greenhill Road north to the north city limits.
Iowa Street	On both sides between First Street and a point 35 feet south of the south line of First Street.
	On the west side between West Third Street and West 11th Street.
	On the east side from the south curb line of West Fourth Street south a distance of 40 feet.
	On the east side from the north curb line of West Fourth Street north a distance of 40 feet.
	On the east side from the south curb line of West 11th Street south a distance of 40 feet.
	On the east side from the north curb line of West 11th Street north a distance of 40 feet.
	On both sides from the south curb line of West 18th Street south a distance of 40 feet.
Ironwood Drive	On the west side from the north end of Erik Road south and east to the northwest edge of the cul-de-sac.
Irving Street	On the east side from 11th Street to 12th Street.
Jaclyn Street	On the west side from the north curb line of Lantz Avenue north to the end of the street.
Kaspand Place	On the east side from the south line of Pheasant Drive south to the north edge of the cul-de-sac.
Lake Street	On both sides from Central Avenue to Leverage Road.
Lantz (East)	On the north side from Center Street to Jackson Avenue.
Laurie Avenue	On the east side from the south curb line of Grand Boulevard south to the north curb line of Rainbow Drive.
Leversee Road	On the west side from Lincoln Street to the north city limits.
Lilac Lane	On the north side from Boulder Drive to Carlton Drive.
Lincoln Street	On both sides from Main Street east to the city limits.
Lone Tree Road	On both sides from Ford Road to Big Woods Road.
Longview (West)	On both sides from Central Avenue to Center Street.
Madison Street	On the north side from Belle Avenue to Ashland Drive.
	On the south side from the intersection of Belle Avenue east for a distance of 200 feet.
Main Street	On both sides from First Street north to the north end of the river bridge.
	On both sides between Sixth Street and the south city limits, except that parking is allowed from Sixth to 14th Street on Sundays between 7:00 a.m. and 1:00 p.m.
Main Street (North)	On the south side between the existing entrance of Calhoun Manufacturing Company and Second Avenue, between the hours of 8:00 a.m. and 5:00 p.m.
Mandalay Drive	On the north and west sides of the street from the north curb line of Grand Boulevard north and east to the west curb line of Park Drive.
Maplewood Drive	On both sides from Carlton Drive to Boulder Drive.
McClain Drive	On the east side from the south curb line of University Avenue south a distance of 77 feet.
	On the west side from the south curb line of University Avenue south a distance of 647

	feet.
Meadow View Circle	On the north side from the east curb line of Meadowlark Lane east to the northwest edge of the cul-de-sac.
Meadowlark Lane	On the east side from the south curb line of Erik Road south to the northeast edge of the cul-de-sac.
Melrose Court	On both sides of the street for its entire length, including the entire cul-de-sac.
Melrose Drive	On the north side from Linwood Drive west to Melrose Court.
	On the west side from Royal Drive to Seerley Boulevard from 7:00 a.m. to 5:00 p.m., Monday through Friday.
Merner Avenue	On the east side from the south curb line of West 19th Street south to the north curb line of West 22nd Street.
	On both sides from the south curb line of West 22nd Street south to the north curb line of West 23rd Street.
	On the west side from the north end of the bridge over Dry Run Creek south to the south end of the bridge.
Nordic Drive	On both sides of said street from Viking Road north to the end of said street.
	On the east side from Viking Road south a distance of 610 feet.
Norse Drive	On the west side from the south curb line of Erik Road south a distance of 25 feet.
North College Street	On the west side from the south line of Higby Drive south 75 feet.
Oak Avenue	On the north side from the north curb line of Madison Street north and west to the east curb line of Ashland Avenue.
Olive Street	On the east side from the south curb line of West First Street south to the south curb line of West 12th Street.
	On the east side from the south curb line of West 16th Street south to the north curb line of West 17th Street.
	On the west side from the south curb line of West 18th Street south to a point 75 feet south of the south curb line of West 18th Street.
	On the east side from the south curb line of West 18th Street south to the north curb line of West 21st Street.
Orchard Drive	On the south side from South Main Street Road to Rownd Street, between the hours of 7:00 a.m. and 6:00 p.m., on weekdays only, excluding the following holidays: New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day and Christmas Day, or the days on which such holidays are observed.
	On the south side from Veralta Drive to Chapman Court.
Panther Lane	On the east side from University Avenue to Springbrook Drive.
	On the west side from the south curb line of University Avenue to the north curb line of the south leg of Starbeck Circle.
	On the west side from the south curb line of Starview Drive south a distance of 40 feet.
Park Drive	On both sides from Rainbow Drive to Park Circle.
Parker Street	On the south side from Belle Avenue to Victory Drive.
Parrish Street	On the east side from Rainbow Drive to West Winter Ridge Road.
Pearl Street	On the east side between First Street and Third Street.
	On the west side between First Street and a point 35 feet south of the south line of First Street.
	On the east side between the south curb line of West Eighth Street to the north curb line of West 11th Street.
Pendleton Drive	On the east and north sides from Quail Hollow Lane north and west to Lexington Drive.



Pheasant Drive	For a distance of 120 feet east of the centerline of the jog in Pheasant Drive and for a distance of 120 feet west of the center of the jog in Pheasant Drive.
Quail Hollow Lane	On the north side from Quail Run Lane west to the end of the street.
Quail Ridge Road	On the west side from West 12th Street south to Quail Hollow Lane.
Quail Run Lane	On the west side from Quail Ridge Road south to Quail Hollow Lane.
Rainbow Drive	On both sides from Waterloo Road to the east city limits.
Ravine Drive	On both sides from the north curb line of Forrest Road north to the south curb line of Willow Avenue.
Ridgeway Lane	On the west side from the east curb line of Merner Avenue east to the west curb line of Columbia Drive.
River Ridge Lane	On the north side from the west curb line of River Ridge Road north and west to the northeast edge of the cul-de-sac.
River Ridge Road	On the east, north and west sides from the easterly intersection of River Ridge Road with Timberledge Drive, northwest, west, and south to the westerly intersection with Timberledge Drive.
Rownd Street	On both sides from Rainbow Drive to Sunnyside Drive.
	On the east side from Sunnyside Drive to Greenhill Road.
	On both sides from Rainbow Drive to Sunnyside Drive except that parking is allowed from a point 60 feet south of Rainbow Drive on the west side of said street on Sundays between 8:00 a.m. and 1:00 p.m.
	On the east side from Sunnyside Drive to Greenhill Road.
	On the west side from the north line of Primrose Drive north a distance of 20 feet.
	Anywhere within the vehicle drop off lane located on the west side of Rownd Street adjacent to Orchard Hill School, from a point 141 feet north of the north curb line of Valley High Drive north to a point 365 feet north of the north curb line of Valley High Drive, except that parking is permitted in the angle parking area east of the raised curb which separates the vehicle drop off lane from the traveled portion of Rownd Street.
First Street (West)	On both sides between Main Street and the west city limits.
	On the west side from the south line of Primrose Drive south a distance of 40 feet.
Royal Drive	On both sides from Waterloo Road to Melrose Drive.
Russell Drive	On the east side from the south curb line of Sunnyside Drive south to the north curb line of Hawthorne Drive.
Sandahlwood Circle	From the intersection of the north curb line of Pheasant Drive with the west curb line of the east leg of Sandahlwood Circle, along such curb line of Sandahlwood Circle in a northerly, westerly and southerly direction to the intersection of the north curb line of Pheasant Drive with the east curb line of the west leg of Sandahlwood Circle.
Scenic Drive	On both sides from Cottonwood Lane north to the end of the street.
	On the east side from the south curb line of Cadillac Drive south to the north curb line of Sunray Drive.
	On the west side from the south curb line of Cadillac Drive south a distance of 250 feet, from 10:00 p.m. to 6:00 a.m. daily.
Schreiber Street	On the east side from the south end of the street north to the south curb line of Grand Boulevard.
	On the west side from the south end of the street north a distance of 70 feet.
Scoggin Street	On the east side from the north curb line of Newman Avenue north to the south curb line of Grand Boulevard.
Seerley Boulevard	On both sides between Clay Street and Valley Park Drive.
Shady Lane	On the east side from the north curb line of Terrace Drive north and east to the south

	curb line of Loma Street.
South Lawn Road	On the east side from the north line of Bonita Boulevard south a distance of 200 feet.
	On the west side from the south line of Bonita Boulevard south a distance of 60 feet.
	On the east side from the south curb line of Stanwood Drive south a distance of 240 feet.
Springbrook Drive	On the north side from Starview Drive east to Panther Lane.
Spruce Hills Drive	On the west and south sides, from the south curb line of Westgate Avenue to the west curb line of Estate Drive.
Starbeck Circle	From the intersection of the west right-of-way line, extended, of Panther Lane with the north leg of Starbeck Circle, along the north curb line of Starbeck Circle in a southwesterly, southerly, easterly and northeasterly direction to the intersection of the west right-of-way line, extended, of Panther Lane with the south leg of Starbeck Circle.
	From the intersection of the west right-of-way line, extended, of Panther Lane with the north leg of Starbeck Circle, southwest along the south curb line of Starbeck Circle a distance of approximately 545 feet, between 8:00 a.m. to 5:00 p.m. Monday through Friday.
Starview Drive	On the east side from the north curb line of Brookside Drive north to a point 240 feet north of the north curb line of Springbrook Drive.
	On the north, northwesterly and west sides of the street from the west curb line of Panther Lane in a westerly, southwesterly and southerly direction to a point 140 feet north of the north curb line of Springbrook Drive.
State Street	On the east side from the south curb line of East Seventh Street to the north curb line of East 18th Street.
	On the west side from the south curb line of East Fourth Street to the north curb line of Waterloo Road.
Summit Drive	On both sides from the north curb line of West 18th Street north a distance of 100 feet.
	On the west side from the south curb line of West 18th Street south to the north curb line of West 19th Street.
	On the east side from the south curb line of West 18th Street south a distance of 50 feet.
	On the east side from the north curb line of West 1 th Street north a distance of 50 feet.
Terrace Drive	On the north side from Cedar Heights Drive to a point 400 feet west of Neola Street.
	On the south side a distance of 165 feet west of the west line of Neola Street.
Timber Drive	On the east and north sides from the north curb line of Grand Boulevard north and west to the south curb line of Greenwood Avenue.
Timberledge Drive	On the north side from the east curb line of the westerly intersection of Timberledge Drive and River Ridge Road east to the west curb line of Westwood Drive.
Timberledge Place	On the east side from the west curb line of the easterly intersection of Timberledge Drive westerly to the north curb line of the westerly intersection with Timberledge Drive.
Tremont Street	On east side between Seventh Street and Eighth Street.
	On the west side from the south curb line of West 12th Street south to the north curb line of West 18th Street.
	On the east side of said street for a distance of 60 feet north of the curb line of 18th Street (West).

	On the east side from the south curb line of West 18th Street south to the north curb line of West 22nd Street.
Tucson Drive	On the west side from University Avenue to Arizona Road.
	On the east side from University Avenue to a point 40 feet south of the south right-of-way line of Idaho Road.
Utility Parkway	On the west and north sides from the east curb line of Waterloo Road northerly and easterly to the entrance to Washington Park.
University Avenue	On both sides from the east city limits to the west city limits.
Valley Park Drive	On the west side from the north curb line of University Avenue north a distance of 110 feet.
	On the east side from University Avenue north to Waterloo Road.
Victory Drive	On the west side from the south curb line of Rainbow Drive south a distance of 40 feet.
	On the east side from the south curb line of Rainbow Drive south a distance of 150 feet.
Viking Road	On both sides from the east curb line of Highway 58 east to the west curb line of Cedar Heights Drive.
	On both sides from the west curb line of Highway 58 west to the east curb line of Hudson Road.
	On both sides from the west curb line of Hudson Road west to the west city limits.
Vine Street cul-de-sac	Around the entire length of the cul-de-sac a distance of 240 feet from the north line of the Cedar Street right-of-way.
Virgil Street	On the east side from the south curb line of Rainbow Drive south to the north curb line of Hawthorne Drive.
Walnut Street	On the west side from the north curb line of 18th Street north a distance of 80 feet.
	On both sides from the north curb line of 13th Street north a distance of 40 feet.
	On the west side from the south curb line of 13th Street south a distance of 60 feet.
	On the east side from the south curb line of 13th Street south a distance of 15 feet.
Washington Street	On the west side from the north curb line of West Sixth Street north a distance of 35 feet.
	On the east side from 10th Street to 18th Street.
	On the east side from west Sixth Street to West 10th Street, except from 3:00 p.m. Saturday to 1:00 p.m. Sunday.
	On the east side from the West First Street to West Sixth Street.
	On the west side from the north curb line of West Seventh Street north a distance of 100 feet.
Waterloo Road	On both sides from the east curb line of Main Street east to University Avenue.
West Gate Avenue	On the south side from South Main Street to Heritage Road.
	On the north side from the west line of Heritage Road west a distance of 40 feet.
Westminster Drive	On both sides of said street from Nordic Drive to the end of said street.
Whiteway Drive	On both sides for the entire length of the street.
Willow Avenue	On the north side from the west curb line of Ravine Drive west to the east curb line of Westwood Drive.
Winters Drive	On the south side of the east-west portion of Winters Drive from the east edge of the enlarged semi-circular corner east to the east end of the street.
	On the east side of the north-south portion of Winters Drive from the south line of Hunter Drive south to the north edge of the enlarged semi-circular corner.



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(Ord. No. 2945, § 2, 6-17-2019)

(Supp. No. 9)

**ORDINANCE NO. \_\_\_\_\_**

AN ORDINANCE AMENDING SECTION 23-374, PARKING PROHIBITED ON SPECIFIC STREETS, OF DIVISION 1, GENERALLY, OF ARTICLE IV, STOPPING, STANDING AND PARKING, OF CHAPTER 23, TRAFFIC AND MOTOR VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, **(1)** BY REPEALING THE SUBSECTION PROHIBITING PARKING ON PORTIONS OF ALGONQUIN DRIVE, AND ENACTING A NEW SUBSECTION PROHIBITING PARKING ON PORTIONS OF ALGONQUIN DRIVE IN LIEU THEREOF; AND **(2)** BY ADDING A NEW SUBSECTION PROHIBITING PARKING ON PORTIONS OF ASHWORTH DRIVE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CEDAR FALLS, IOWA:

*Section 1.* The subsection prohibiting parking on portions of Algonquin Drive contained in Section 23-374, Parking prohibited on specific streets, of Division 1, Generally, of Article IV, Stopping, Standing and Parking, of Chapter 23, Traffic and Motor Vehicles, is hereby repealed in its entirety and a new subsection prohibiting parking on portions of Algonquin Drive contained in Section 23-374 is enacted in lieu thereof, as follows:

<i>Street</i>	<i>Portion Where Parking Prohibited</i>
Algonquin Drive.	<i>On the north and east sides of the street from the east curb line of Ashworth Drive east and south to the north curb line of Amelia Drive, extended east;</i>
	<i>On the southwesterly side of the street from the west curb line of Ashworth Drive northwest a distance of 160 feet.</i>

*Section 2.* Section 23-374, Parking prohibited on specific streets, of Division 1, Generally, of Article IV, Stopping, Standing and Parking, of Chapter 23, Traffic and Motor Vehicles, is hereby amended by adding thereto a subsection prohibiting parking on portions of Ashworth Drive, as follows:

<i>Street</i>	<i>Portion Where Parking Prohibited</i>
Ashworth Drive.	<i>On the northwestern side of the street from the north curb line of Algonquin Drive northeast a distance of 100 feet;</i>
	<i>On the southeast side of the street from the north curb line of Algonquin Drive northeast to the south curb line of Loren Drive, a distance of 300 feet.</i>

INTRODUCED: \_\_\_\_\_ May 17, 2021 \_\_\_\_\_

PASSED 1<sup>st</sup> CONSIDERATION: \_\_\_\_\_

PASSED 2<sup>nd</sup> CONSIDERATION: \_\_\_\_\_

PASSED 3<sup>rd</sup> CONSIDERATION: \_\_\_\_\_

ADOPTED: \_\_\_\_\_

\_\_\_\_\_  
Robert M. Green, Mayor

ATTEST:

\_\_\_\_\_  
Jacqueline Danielsen, MMC, City Clerk



# Daily Invoices for Council Meeting 05/17/21

PREPARED 05/13/2021, 11:33:40  
 PROGRAM GM360L  
 CITY OF CEDAR FALLS

ACCOUNT ACTIVITY LISTING

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Item 34.

GROUP	PO	ACCTG	-----TRANSACTION-----	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE
NBR	NBR	PER.	CD DATE NUMBER				POST DT
<b>FUND 101 GENERAL FUND</b>							
101-1008-441.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES							
1623		10/21	AP 04/28/21	0005557 FARMERS STATE BANK	21.98		05/04/21
				DEPOSIT TICKET BOOKS			
1623		10/21	AP 04/28/21	0005557 FARMERS STATE BANK		5.70	05/04/21
				REF:TAX ON DEPOSIT BOOKS			
1836		10/21	AP 04/28/21	0005557 FARMERS STATE BANK		21.98	05/12/21
				ACCOUNT CORRECTION DEPOSIT TICKET BOOKS			
1836		10/21	AP 04/28/21	0005557 FARMERS STATE BANK	5.70		05/12/21
				ACCOUNT CORRECTION REF:TAX ON DEPOSIT BOOKS			
<b>ACCOUNT TOTAL</b>					<b>27.68</b>	<b>27.68</b>	<b>.00</b>
101-1028-441.64-02 INSURANCE / HEALTH INS. REIMBURSEMENT							
1623		10/21	AP 04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	202.80		05/04/21
				HEALTH INS. REIMBURSEMENT			
1623		10/21	AP 04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	1.37		05/04/21
				HEALTH INS. REIMBURSEMENT			
1623		10/21	AP 04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	36.47		05/04/21
				HEALTH INS. REIMBURSEMENT			
<b>ACCOUNT TOTAL</b>					<b>240.64</b>	<b>.00</b>	<b>240.64</b>
101-1028-441.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES							
1623		10/21	AP 04/28/21	0005557 FARMERS STATE BANK	36.61		05/04/21
				DEPOSIT TICKET BOOKS			
1836		10/21	AP 04/28/21	0005557 FARMERS STATE BANK		36.61	05/12/21
				ACCOUNT CORRECTION DEPOSIT TICKET BOOKS			
<b>ACCOUNT TOTAL</b>					<b>36.61</b>	<b>36.61</b>	<b>.00</b>
101-1028-441.81-56 PROFESSIONAL SERVICES / EMPLOYEE WELLNESS PROG							
1775		11/21	AP 04/07/21	0395714 RODENBECK, JENNIFER	54.84		05/03/21
				RMB:SUPPLIES VACC.CLINIC			
<b>ACCOUNT TOTAL</b>					<b>54.84</b>	<b>.00</b>	<b>54.84</b>
101-1028-441.89-17 MISCELLANEOUS SERVICES / BANK SERVICE CHARGES							
1623		10/21	AP 04/30/21	0005555 FARMERS STATE BANK	20.00		05/04/21
				OUTGOING WIRE FEE 2 MIDWEST CDS			
1623		10/21	AP 04/30/21	0005556 FARMERS STATE BANK	12.00		05/04/21
				INCOMING WIRE FEE INTEREST ON LSB CDS			
1623		10/21	AP 04/21/21	0005553 FARMERS STATE BANK	20.00		05/04/21
				VOYA OUTGOING WIRE 04/23/21 PAYROLL			
1623		10/21	AP 04/13/21	0005551 FARMERS STATE BANK	20.00		05/04/21
				OUTGOING WIRE FEE COLLINS MONEY MARKET			
1623		10/21	AP 04/13/21	0005552 FARMERS STATE BANK	20.00		05/04/21

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1028-441.89-17 MISCELLANEOUS SERVICES / BANK SERVICE CHARGES						continued				
1623				10/21	AP 04/07/21 0005554	OUTGOING WIRE FEE WELLS FARGO MONEY MARKET	20.00			05/04/21
						VOYA OUTGOING WIRE FARMERS STATE BANK 04/09/21 PAYROLL				
						ACCOUNT TOTAL	112.00	.00	112.00	
101-1028-441.89-81 MISCELLANEOUS SERVICES / CAFETERIA PLAN										
1623				10/21	AP 04/06/21 0005567	ISOLVED BENEFIT SERVICES, INC	707.25			05/04/21
						CAFE.ADMIN.FEE-MAR'21				
						ACCOUNT TOTAL	707.25	.00	707.25	
101-1048-441.64-02 INSURANCE / HEALTH INS. REIMBURSEMENT										
1623				10/21	AP 04/19/21 0005566	ISOLVED BENEFIT SERVICES, INC	63.98			05/04/21
						HEALTH INS. REIMBURSEMENT				
						ACCOUNT TOTAL	63.98	.00	63.98	
101-1060-423.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1631				11/21	AP 04/15/21 0395746	STOREY KENWORTHY	130.86			04/30/21
						TAPE & AA BATTERIES				
1631				11/21	AP 04/10/21 0395742	PETTY CASH	7.13			04/30/21
						FILE FOLDER BOX				
1631				11/21	AP 04/07/21 0395742	PETTY CASH	20.64			04/30/21
						FILE FOLDER BOXES				
1631				11/21	AP 04/05/21 0395742	PETTY CASH	7.13			04/30/21
						FILE FOLDER BOX				
1631				11/21	AP 04/03/21 0395742	PETTY CASH	6.88			04/30/21
						FILE FOLDER BOX				
						ACCOUNT TOTAL	172.64	.00	172.64	
101-1060-423.72-99 OPERATING SUPPLIES / POSTAGE										
1701				11/21	AP 03/28/21 0395743	QUADIENT FINANCE USA, INC	300.00			04/30/21
						POSTAGE				
						ACCOUNT TOTAL	300.00	.00	300.00	
101-1060-423.81-91 PROFESSIONAL SERVICES / LICENSES & SERVICE CONTR										
1701				11/21	AP 04/12/21 0395729	GORDON FLESCH COMPANY INC	831.53			04/30/21
						COPIER CONTRACT 015-1483981-000				
						ACCOUNT TOTAL	831.53	.00	831.53	

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FUND 101 GENERAL FUND										
101-1060-423.85-01 UTILITIES / UTILITIES										
1631		11/21	AP	04/05/21	0395722	CEDAR FALLS UTILITIES	4,481.54			04/30/21
						LIBRARY UTILITIES				
ACCOUNT TOTAL							4,481.54	.00	4,481.54	
101-1060-423.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE										
1701		11/21	AP	04/21/21	0395725	CINTAS FIRST AID & SAFETY	17.92			04/30/21
						FIRST AID SUPPLIES				
1631		11/21	AP	04/19/21	0395726	CITY LAUNDERING CO.	28.00			04/30/21
						LIBRARY MAT SERVICE				
1631		11/21	AP	04/05/21	0395726	CITY LAUNDERING CO.	28.00			04/30/21
						LIBRARY MAT SERVICE				
1623		10/21	AP	04/02/21	0005573	PROFESSIONAL SOLUTIONS	21.94			05/04/21
						MARCH CREDIT CARD FEES				
1631		11/21	AP	03/31/21	0395725	CINTAS FIRST AID & SAFETY	18.58			04/30/21
						FIRST AID SUPPLIES				
ACCOUNT TOTAL							114.44	.00	114.44	
101-1060-423.89-20 MISCELLANEOUS SERVICES / ADULT BOOKS										
1701		11/21	AP	04/19/21	0395718	BAKER & TAYLOR BOOKS	38.95			04/30/21
						ADULT BOOKS (MEM GEARY)				
1701		11/21	AP	04/19/21	0395718	BAKER & TAYLOR BOOKS	114.49			04/30/21
						ADULT BOOKS (MEM RAPP)				
1701		11/21	AP	04/16/21	0395718	BAKER & TAYLOR BOOKS	16.10			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/14/21	0395718	BAKER & TAYLOR BOOKS	16.14			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/10/21	0395718	BAKER & TAYLOR BOOKS	45.59			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/08/21	0395718	BAKER & TAYLOR BOOKS	40.20			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/07/21	0395718	BAKER & TAYLOR BOOKS	16.80			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/06/21	0395718	BAKER & TAYLOR BOOKS	44.14			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	04/05/21	0395718	BAKER & TAYLOR BOOKS	63.87			04/30/21
						ADULT BOOKS (MEM GEARY)				
1631		11/21	AP	03/30/21	0395718	BAKER & TAYLOR BOOKS	27.00			04/30/21
						ADULT BOOKS (MEM GEARY)				
ACCOUNT TOTAL							423.28	.00	423.28	
101-1060-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM										
1701		11/21	AP	04/22/21	0395741	PARKADE PRINTER, INC.	72.00			04/30/21
						FOTL:YOUTH-BOOK ORDER & STORYWALK POSTERS				

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FUND 101 GENERAL FUND								
101-1060-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM						continued		
1631		11/21	AP	03/31/21	0395744 SCHOLASTIC, INC.	1,048.80		04/30/21
					FOTL:YOUTH-YOUTH BOOKS			
1631		11/21	AP	03/30/21	0395727 DEMCO, INC	1,047.44		04/30/21
					FOTL:YOUTH-BENCHES			
ACCOUNT TOTAL						2,168.24	.00	2,168.24
101-1060-423.89-34 MISCELLANEOUS SERVICES / ENDOWMENT SUPPORTED PROG.								
1701		11/21	AP	04/22/21	0395720 BLANK PARK ZOO	250.00		04/30/21
					RAY 2 RMB ADVENTURE PASS-			
1701		11/21	AP	04/21/21	0395742 PETTY CASH	9.28		04/30/21
					RAY 2 RMB RAISED GARDEN			
1701		11/21	AP	04/21/21	0395718 BAKER & TAYLOR BOOKS	15.58		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1701		11/21	AP	04/20/21	0395730 HAPPY FACES ENTERTAINMENT, LL	300.00		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1701		11/21	AP	04/20/21	0395739 OSMAN, MIKAYLA	300.00		04/30/21
					BERG 2 RMB SLP '21-YOUTH			
1701		11/21	AP	04/16/21	0395718 BAKER & TAYLOR BOOKS	51.83		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1631		11/21	AP	04/14/21	0395718 BAKER & TAYLOR BOOKS	26.26		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1631		11/21	AP	04/10/21	0395718 BAKER & TAYLOR BOOKS	59.78		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1631		11/21	AP	04/08/21	0395718 BAKER & TAYLOR BOOKS	31.04		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1631		11/21	AP	04/07/21	0395718 BAKER & TAYLOR BOOKS	697.36		04/30/21
					BERG 2 RMB SLP '21-YOUNG			
1631		11/21	AP	04/02/21	0395737 NISSEN, THOMAS	2,475.00		04/30/21
					BERG 2 RMB SLP '21-MINECRAFT PROGRAM			
ACCOUNT TOTAL						4,216.13	.00	4,216.13
101-1061-423.71-11 OFFICE SUPPLIES / TECHNICAL PROCESSING SUPP								
1631		11/21	AP	04/09/21	0395721 BRODART CO.	210.56		04/30/21
					10.5 X 7" EASY COVERS			
ACCOUNT TOTAL						210.56	.00	210.56
101-1061-423.81-91 PROFESSIONAL SERVICES / LICENSES & SERVICE CONTRT								
1701		11/21	AP	04/20/21	0395745 SIRSI CORPORATION	459.24		04/30/21
					SYMPHONY WEB 1-YR RENEWAL			
1631		11/21	AP	04/01/21	0395738 OCLC, INC.	729.27		04/30/21
					CATALOG AND METADATA			
ACCOUNT TOTAL						1,188.51	.00	1,188.51



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FUND 101 GENERAL FUND										
101-1061-423.89-20 MISCELLANEOUS SERVICES / ADULT BOOKS										
1701		11/21 AP		04/21/21	0395718	BAKER & TAYLOR BOOKS	333.81			04/30/21
		ADULT BOOKS								
1701		11/21 AP		04/19/21	0395718	BAKER & TAYLOR BOOKS	121.21			04/30/21
		ADULT BOOKS								
1701		11/21 AP		04/16/21	0395718	BAKER & TAYLOR BOOKS	415.53			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/14/21	0395718	BAKER & TAYLOR BOOKS	157.83			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/14/21	0395718	BAKER & TAYLOR BOOKS	156.06			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/10/21	0395718	BAKER & TAYLOR BOOKS	425.25			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/08/21	0395718	BAKER & TAYLOR BOOKS	309.59			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/07/21	0395718	BAKER & TAYLOR BOOKS	32.20			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/06/21	0395718	BAKER & TAYLOR BOOKS	113.13			04/30/21
		ADULT BOOKS								
1631		11/21 AP		04/05/21	0395718	BAKER & TAYLOR BOOKS	252.93			04/30/21
		ADULT BOOKS								
1631		11/21 AP		03/31/21	0395718	BAKER & TAYLOR BOOKS	317.61			04/30/21
		ADULT BOOKS								
1631		11/21 AP		03/30/21	0395718	BAKER & TAYLOR BOOKS	305.65			04/30/21
		ADULT BOOKS								
1631		11/21 AP		03/26/21	0395718	BAKER & TAYLOR BOOKS	336.59			04/30/21
		ADULT BOOKS								
ACCOUNT TOTAL							3,277.39	.00	3,277.39	
101-1061-423.89-21 MISCELLANEOUS SERVICES / YOUNG ADULT BOOKS										
1701		11/21 AP		04/21/21	0395718	BAKER & TAYLOR BOOKS	10.17			04/30/21
		YOUNG ADULT BOOKS								
1701		11/21 AP		04/19/21	0395718	BAKER & TAYLOR BOOKS	30.25			04/30/21
		YOUNG ADULT BOOKS								
1701		11/21 AP		04/16/21	0395718	BAKER & TAYLOR BOOKS	21.38			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/14/21	0395718	BAKER & TAYLOR BOOKS	31.33			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/10/21	0395718	BAKER & TAYLOR BOOKS	49.88			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/08/21	0395718	BAKER & TAYLOR BOOKS	41.90			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/07/21	0395718	BAKER & TAYLOR BOOKS	64.38			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/06/21	0395718	BAKER & TAYLOR BOOKS	10.07			04/30/21
		YOUNG ADULT BOOKS								
1631		11/21 AP		04/05/21	0395718	BAKER & TAYLOR BOOKS	53.83			04/30/21
		YOUNG ADULT BOOKS								

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FUND 101 GENERAL FUND										
101-1061-423.89-21	MISCELLANEOUS SERVICES / YOUNG ADULT BOOKS									continued
1631		11/21	AP	03/31/21	0395718	BAKER & TAYLOR BOOKS	10.63			04/30/21
						YOUNG ADULT BOOKS				
1631		11/21	AP	03/30/21	0395718	BAKER & TAYLOR BOOKS	41.52			04/30/21
						YOUNG ADULT BOOKS				
1631		11/21	AP	03/26/21	0395718	BAKER & TAYLOR BOOKS	452.25			04/30/21
						YOUNG ADULT BOOKS				
ACCOUNT TOTAL							817.59	.00		817.59
101-1061-423.89-22 MISCELLANEOUS SERVICES / YOUTH BOOKS										
1701		11/21	AP	04/21/21	0395718	BAKER & TAYLOR BOOKS	40.79			04/30/21
						YOUTH BOOKS				
1701		11/21	AP	04/19/21	0395718	BAKER & TAYLOR BOOKS	29.98			04/30/21
						YOUTH BOOKS				
1701		11/21	AP	04/16/21	0395718	BAKER & TAYLOR BOOKS	45.39			04/30/21
						YOUTH BOOKS				
1701		11/21	AP	04/16/21	0395718	BAKER & TAYLOR BOOKS	1,132.28			04/30/21
						YOUTH BOOKS				
1701		11/21	AP	04/15/21	0395718	BAKER & TAYLOR BOOKS	7.25			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/14/21	0395718	BAKER & TAYLOR BOOKS	138.24			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/12/21	0395718	BAKER & TAYLOR BOOKS	10.07			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/10/21	0395718	BAKER & TAYLOR BOOKS	252.83			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/08/21	0395718	BAKER & TAYLOR BOOKS	97.45			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/07/21	0395734	LIBRARY IDEAS, LLC	958.80			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/07/21	0395718	BAKER & TAYLOR BOOKS	156.24			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/06/21	0395733	KNOWBUDDY RESOURCES	355.90			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/06/21	0395718	BAKER & TAYLOR BOOKS	211.12			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/05/21	0395718	BAKER & TAYLOR BOOKS	85.74			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	04/05/21	0395718	BAKER & TAYLOR BOOKS	1,353.99			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	03/30/21	0395718	BAKER & TAYLOR BOOKS	62.84			04/30/21
						YOUTH BOOKS				
1631		11/21	AP	03/26/21	0395718	BAKER & TAYLOR BOOKS	54.93			04/30/21
						YOUTH BOOKS				
ACCOUNT TOTAL							4,993.84	.00		4,993.84

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FUND 101 GENERAL FUND								
101-1061-1701		423.89-23			MISCELLANEOUS SERVICES / LARGE PRINT BOOKS			
				11/21 AP 04/21/21	0395718 BAKER & TAYLOR BOOKS	35.99		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 04/14/21	0395718 BAKER & TAYLOR BOOKS	18.00		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 04/10/21	0395718 BAKER & TAYLOR BOOKS	18.60		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 04/08/21	0395718 BAKER & TAYLOR BOOKS	18.00		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 04/07/21	0395723 CENGAGE LEARNING INC	48.08		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 04/01/21	0395724 CENTER POINT LARGE PRINT	46.74		04/30/21
					LARGE PRINT BOOKS			
1631				11/21 AP 03/30/21	0395718 BAKER & TAYLOR BOOKS	18.00		04/30/21
					LARGE PRINT BOOKS			
					ACCOUNT TOTAL	203.41	4.00	203.41
101-1061-423.89-24 MISCELLANEOUS SERVICES / ADULT AUDIO								
101-1061-1701				11/21 AP 04/21/21	0395718 BAKER & TAYLOR BOOKS	24.75		04/30/21
					ADULT CD BOOKS			
1701				11/21 AP 04/16/21	0395718 BAKER & TAYLOR BOOKS	21.99		04/30/21
					ADULT CD BOOKS			
1701				11/21 AP 04/14/21	0395728 FINDAWAY WORLD LLC	243.71		04/30/21
					ADULT PLAYAWAY AUDIO			
1631				11/21 AP 04/13/21	0395719 BAKER & TAYLOR ENTERTAINMENT	18.35		04/30/21
					ADULT CD MUSIC			
1631				11/21 AP 04/08/21	0395718 BAKER & TAYLOR BOOKS	46.74		04/30/21
					ADULT CD BOOKS			
1631				11/21 AP 04/05/21	0395718 BAKER & TAYLOR BOOKS	18.12		04/30/21
					ADULT CD BOOKS			
1631				11/21 AP 03/29/21	0395719 BAKER & TAYLOR ENTERTAINMENT	97.65		04/30/21
					ADULT CD MUSIC			
					ACCOUNT TOTAL	471.31	6.00	471.31
101-1061-423.89-25 MISCELLANEOUS SERVICES / ADULT VIDEO								
101-1061-1701				11/21 AP 04/17/21	0395719 BAKER & TAYLOR ENTERTAINMENT	7.24		04/30/21
					ADULT VIDEOS			
1701				11/21 AP 04/16/21	0395719 BAKER & TAYLOR ENTERTAINMENT	136.99		04/30/21
					ADULT VIDEOS			
1701				11/21 AP 04/16/21	0395719 BAKER & TAYLOR ENTERTAINMENT	22.47		04/30/21
					ADULT VIDEOS			
1631				11/21 AP 04/13/21	0395719 BAKER & TAYLOR ENTERTAINMENT	39.12		04/30/21
					ADULT VIDEOS			
1631				11/21 AP 04/09/21	0395719 BAKER & TAYLOR ENTERTAINMENT	23.18		04/30/21
					ADULT VIDEOS			
1631				11/21 AP 04/06/21	0395719 BAKER & TAYLOR ENTERTAINMENT	18.11		04/30/21

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FUND 101 GENERAL FUND								
101-1061-423.89-25 MISCELLANEOUS SERVICES / ADULT VIDEO						continued		
1631				11/21 AP 03/31/21	0395719 BAKER & TAYLOR ENTERTAINMENT	43.48		04/30/21
1631				11/21 AP 03/30/21	0395719 BAKER & TAYLOR ENTERTAINMENT	14.49		04/30/21
1631				11/21 AP 03/29/21	0395719 BAKER & TAYLOR ENTERTAINMENT	100.70		04/30/21
1631				11/21 AP 03/26/21	0395719 BAKER & TAYLOR ENTERTAINMENT	57.99		04/30/21
ACCOUNT TOTAL						463.77	0.00	463.77
101-1061-423.89-26 MISCELLANEOUS SERVICES / NON-PRINT RESOURCES								
1701				11/21 AP 04/21/21	0395731 INGRAM ENTERTAINMENT INC.	126.98		04/30/21
1701				11/21 AP 04/16/21	0395731 INGRAM ENTERTAINMENT INC.	66.99		04/30/21
1701				11/21 AP 04/16/21	0395731 INGRAM ENTERTAINMENT INC.	66.99		04/30/21
1701				11/21 AP 04/15/21	0395732 JO-ANN STORES, LLC	1,273.00		04/30/21
1631				11/21 AP 04/09/21	0395731 INGRAM ENTERTAINMENT INC.	56.99		04/30/21
1631				11/21 AP 04/07/21	0395731 INGRAM ENTERTAINMENT INC.	66.99		04/30/21
1631				11/21 AP 03/31/21	0395731 INGRAM ENTERTAINMENT INC.	126.98		04/30/21
ACCOUNT TOTAL						1,784.92	0.00	1,784.92
101-1061-423.89-35 MISCELLANEOUS SERVICES / YOUTH AUDIO								
1631				11/21 AP 04/09/21	0395736 MIDWEST TAPE, LLC	24.99		04/30/21
1631				11/21 AP 04/05/21	0395718 BAKER & TAYLOR BOOKS	38.48		04/30/21
1631				11/21 AP 03/26/21	0395718 BAKER & TAYLOR BOOKS	19.24		04/30/21
ACCOUNT TOTAL						82.71	0.00	82.71
101-1061-423.89-36 MISCELLANEOUS SERVICES / YOUTH VIDEO								
1701				11/21 AP 04/16/21	0395736 MIDWEST TAPE, LLC	136.45		04/30/21
1631				11/21 AP 04/09/21	0395736 MIDWEST TAPE, LLC	80.19		04/30/21
1631				11/21 AP 04/01/21	0395736 MIDWEST TAPE, LLC	41.97		04/30/21



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FUND 101 GENERAL FUND											
101-1061-423.89-36 MISCELLANEOUS SERVICES / YOUTH VIDEO							continued				
1631				11/21 AP 03/26/21	0395736	YOUTH VIDEOS MIDWEST TAPE, LLC	321.63			04/30/21	
1631				11/21 AP 03/20/21	0395728	YOUTH VIDEOS FINDAWAY WORLD LLC	69.99			04/30/21	
ACCOUNT TOTAL							650.23	.00	650.23		
101-1061-423.89-37 MISCELLANEOUS SERVICES / YOUNG ADULT AUDIO											
1631				11/21 AP 04/10/21	0395718	YOUTH LAUNCHPAD BAKER & TAYLOR BOOKS	32.46			04/30/21	
ACCOUNT TOTAL							32.46	.00	32.46		
101-1061-423.89-42 MISCELLANEOUS SERVICES / ADULT E-MATERIALS											
1701				11/21 AP 04/22/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	270.49			04/30/21	
1701				11/21 AP 04/16/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	400.44			04/30/21	
1631				11/21 AP 04/08/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	349.45			04/30/21	
1631				11/21 AP 03/31/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	308.95			04/30/21	
1631				11/21 AP 03/29/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	67.99			04/30/21	
1631				11/21 AP 03/28/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	27.50			04/30/21	
1631				11/21 AP 03/28/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	71.99			04/30/21	
1631				11/21 AP 03/28/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	27.50			04/30/21	
1631				11/21 AP 03/28/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	110.00			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	736.15			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	343.93			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	60.00			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	59.99			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	28.99			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	92.50			04/30/21	
1631				11/21 AP 03/26/21	0395740	ADULT E-BOOKS OVERDRIVE, INC.	60.00			04/30/21	

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FUND 101 GENERAL FUND								
101-1061-423.89-42 MISCELLANEOUS SERVICES / ADULT E-MATERIALS						continued		
ACCOUNT TOTAL						3,015.87	.00	3,015.87
101-1061-423.89-44 MISCELLANEOUS SERVICES / YOUNG ADULT E-MATERIALS								
1701		11/21	AP	04/22/21	0395740 OVERDRIVE, INC.	2,129.15		04/30/21
YOUNG ADULT E-BOOKS								
ACCOUNT TOTAL						2,129.15	.00	2,129.15
101-1061-423.89-46 MISCELLANEOUS SERVICES / YOUTH E-MATERIALS								
1631		11/21	AP	04/15/21	0395740 OVERDRIVE, INC.	894.01		04/30/21
YOUTH E-BOOKS								
1631		11/21	AP	03/31/21	0395740 OVERDRIVE, INC.	139.48		04/30/21
YOUTH E-BOOKS								
1631		11/21	AP	03/28/21	0395740 OVERDRIVE, INC.	91.49		04/30/21
YOUTH E-BOOKS								
1631		11/21	AP	03/27/21	0395740 OVERDRIVE, INC.	43.99		04/30/21
YOUTH E-BOOKS								
1631		11/21	AP	03/27/21	0395740 OVERDRIVE, INC.	103.97		04/30/21
YOUTH E-BOOKS								
ACCOUNT TOTAL						1,272.94	.00	1,272.94
101-1199-421.31-20 HUMAN DEVELOPMENT GRANTS / GRANTS - LIBRARY								
1701		11/21	AP	04/26/21	0395735 MESSNER, KATE	5,000.00		04/30/21
GUERNSEY 2 RMB-CVYR AUTHOR FEE								
ACCOUNT TOTAL						5,000.00	.00	5,000.00
101-1199-441.81-03 PROFESSIONAL SERVICES / RECORDING FEES								
1849		11/21	AP	05/12/21	0395760 BLACK HAWK CO.RECORDER	7.00		05/13/21
RCD:LIEN RELEASE D. BUSHBY-2013 MAPLEWOOD								
1849		11/21	AP	05/12/21	0395760 BLACK HAWK CO.RECORDER	7.00		05/13/21
RCD:LIEN RELEASE DEKOCK-216 IOWA								
1849		11/21	AP	05/12/21	0395760 BLACK HAWK CO.RECORDER	7.00		05/13/21
RCD:LIEN RELEASE RUTH WALKER-2208 COVENTRY								
1838		11/21	AP	05/06/21	0395753 BLACK HAWK CO.RECORDER	62.00		05/11/21
RCD:NTC.FNL.ASSESS.PROC. TAKEDOWN-1022 W. 22ND ST.								
1838		11/21	AP	05/06/21	0395753 BLACK HAWK CO.RECORDER	52.00		05/11/21
RCD:NTC.FNL.ASSESS.PROC. COX-412 N. ELLEN STREET								
1838		11/21	AP	05/06/21	0395753 BLACK HAWK CO.RECORDER	12.00		05/11/21
RCD:LIEN NTC.& PROM.NOTE HIGHLAND ADD.-721 W.17TH								
1838		11/21	AP	05/06/21	0395753 BLACK HAWK CO.RECORDER	17.00		05/11/21
RCD:ELECTRICAL EASEMENT 312 W. 1ST STREET								
1838		11/21	AP	05/06/21	0395753 BLACK HAWK CO.RECORDER	102.00		05/11/21

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FUND 101 GENERAL FUND									
101-1199-441.81-03 PROFESSIONAL SERVICES / RECORDING FEES						continued			
1838				11/21 AP 05/06/21	0395753	RCD:TEMP.CONST.EASEMENT K&K, LLC;226 MAIN STREET BLACK HAWK CO.RECORDER	117.00		05/11/21
1838				11/21 AP 05/06/21	0395753	RCD:STRM.WTR.MAINT.& RPR. BLACK HAWK CO.RECORDER	62.00		05/11/21
						AGRMT.-COMM.BANK & TRUST AGRMT-TIDAL WAVE AUTO SPA			
ACCOUNT TOTAL							445.00	.00	445.00
101-1199-441.89-13 MISCELLANEOUS SERVICES / CONTINGENCY									
1849				11/21 AP 05/11/21	0395764	INCR.FRONT CASH DRAWER PETTY CASH TO \$100 FROM \$50	50.00		05/13/21
1849				11/21 AP 05/11/21	0395765	INCR.INSP.SRV.CASH DRAWER PETTY CASH TO \$100 FROM \$40	60.00		05/13/21
1623				10/21 AP 04/02/21	0005569	MARCH CREDIT CARD FEES PROFESSIONAL SOLUTIONS	79.21		05/04/21
ACCOUNT TOTAL							189.21	.00	189.21
101-1199-441.89-14 MISCELLANEOUS SERVICES / REFUNDS									
1849				11/21 AP 05/11/21	0395766	REFUND-SW CAFE DEPOSIT T & T RENTALS CAFE DUE CLOSURE	250.00		05/13/21
ACCOUNT TOTAL							250.00	.00	250.00
101-2205-432.88-17 OUTSIDE AGENCIES / CEDAR FALLS BAND									
1838				11/21 AP 05/10/21	0395755	PROPERTY TAX PAYMENT CEDAR FALLS MUNICIPAL BAND	1,397.60		05/11/21
ACCOUNT TOTAL							1,397.60	.00	1,397.60
101-2235-412.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES									
1623				10/21 AP 04/28/21	0005557	DEPOSIT TICKET BOOKS FARMERS STATE BANK	4.07		05/04/21
1836				10/21 AP 04/28/21	0005557	ACCOUNT CORRECTION FARMERS STATE BANK DEPOSIT TICKET BOOKS		4.07	05/12/21
ACCOUNT TOTAL							4.07	4.07	.00
101-2235-412.89-15 MISCELLANEOUS SERVICES / CREDIT CARD CHARGES									
1623				10/21 AP 04/02/21	0005576	MARCH CREDIT CARD FEES PROFESSIONAL SOLUTIONS	1,006.69		05/04/21
1623				10/21 AP 04/02/21	0005577	MARCH CREDIT CARD FEES PROFESSIONAL SOLUTIONS	599.95		05/04/21
ACCOUNT TOTAL							1,606.64	.00	1,606.64

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NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE	
									POST DT	
FUND 101 GENERAL FUND										
101-2245-442.89-79						MISCELLANEOUS SERVICES / SINGLE FAM CONV INCENTIVE				
1849		11/21	AP	05/12/21	0395762	MICHAEL AND JEAN NIES	5,000.00			05/13/21
		2/2				DNPMT.RENT.CONV.INCNT 2604 IOWA STREET				
ACCOUNT TOTAL							5,000.00	.00	5,000.00	
101-2253-423.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1849		11/21	AP	05/11/21	0395763	PETTY CASH	3.65			05/13/21
1836		10/21	AP	04/28/21	0005557	RMB:RECONCILE PETTY CASH LOST/MISSING RECEIPT	81.38			05/12/21
						FARMERS STATE BANK				
						PEET DEPOSIT BOOKS				
ACCOUNT TOTAL							85.03	.00	85.03	
101-2253-423.89-04 MISCELLANEOUS SERVICES / SALES TAX										
1623		10/21	AP	04/22/21	0005561	IOWA DEPT.OF REVENUE	1,105.74			05/04/21
						SEMI MONTHLY SALES TAX RECREATION				
1623		10/21	AP	04/07/21	0005559	IOWA DEPT.OF REVENUE	894.89			05/04/21
						SEMI MONTHLY SALES TAX RECREATION				
ACCOUNT TOTAL							2,000.63	.00	2,000.63	
101-2253-423.89-15 MISCELLANEOUS SERVICES / CREDIT CARD CHARGES										
1623		10/21	AP	04/06/21	0005585	VANTIV INTEGRATED PAYMENT SOL	175.00			05/04/21
						GATEWAY FEES 03/01-03/31/21:1145				
1623		10/21	AP	04/06/21	0005544	COMMUNITY BANKERS MERCHANT SV	2,136.80			05/04/21
						MARCH CREDIT CARD FEES				
1623		10/21	AP	04/02/21	0005579	PROFESSIONAL SOLUTIONS	6.95			05/04/21
						MARCH CREDIT CARD FEES				
1623		10/21	AP	04/02/21	0005580	PROFESSIONAL SOLUTIONS	6.95			05/04/21
						MARCH CREDIT CARD FEES				
1623		10/21	AP	04/02/21	0005581	PROFESSIONAL SOLUTIONS	683.64			05/04/21
						MARCH CREDIT CARD FEES				
ACCOUNT TOTAL							3,009.34	.00	3,009.34	
101-2280-423.89-15 MISCELLANEOUS SERVICES / CREDIT CARD CHARGES										
1623		10/21	AP	04/06/21	0005544	COMMUNITY BANKERS MERCHANT SV	39.94			05/04/21
						MARCH CREDIT CARD FEES				
1623		10/21	AP	04/02/21	0005574	PROFESSIONAL SOLUTIONS	64.15			05/04/21
						MARCH CREDIT CARD FEES				
ACCOUNT TOTAL							104.09	.00	104.09	
101-4511-414.73-10 OTHER SUPPLIES / HEADQUARTER SUPPLIES										



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FUND 101 GENERAL FUND								
101-4511-414.73-10					OTHER SUPPLIES / HEADQUARTER SUPPLIES			
1815		11/21	AP	04/26/21	0395748 HEUER, BROOKE	12.00		05/07/21
					RMB:CHAUFFER'S PERMIT			
					ACCOUNT TOTAL	12.00	.00	12.00
continued								
101-4511-414.85-01					UTILITIES / UTILITIES			
1815		11/21	AP	04/12/21	0395747 CEDAR FALLS UTILITIES	509.41		05/07/21
					UTILITIES THRU 04/12/21			
					ACCOUNT TOTAL	509.41	.00	509.41
101-5521-415.64-02					INSURANCE / HEALTH INS. REIMBURSEMENT			
1623		10/21	AP	04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	445.00		05/04/21
					HEALTH INS. REIMBURSEMENT			
1623		10/21	AP	04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	30.00		05/04/21
					HEALTH INS. REIMBURSEMENT			
					ACCOUNT TOTAL	475.00	.00	475.00
101-5521-415.72-01					OPERATING SUPPLIES / OPERATING SUPPLIES			
1815		11/21	AP	04/12/21	0395747 CEDAR FALLS UTILITIES	35.46		05/07/21
					UTILITIES THRU 04/12/21			
1623		10/21	AP	04/02/21	0005582 PROFESSIONAL SOLUTIONS	20.91		05/04/21
					MARCH CREDIT CARD FEES			
					ACCOUNT TOTAL	56.37	.00	56.37
101-6613-433.85-01					UTILITIES / UTILITIES			
1815		11/21	AP	04/12/21	0395747 CEDAR FALLS UTILITIES	173.27		05/07/21
					UTILITIES THRU 04/12/21			
					ACCOUNT TOTAL	173.27	.00	173.27
101-6623-423.85-01					UTILITIES / UTILITIES			
1815		11/21	AP	04/12/21	0395747 CEDAR FALLS UTILITIES	309.25		05/07/21
					UTILITIES THRU 04/12/21			
					ACCOUNT TOTAL	309.25	.00	309.25
101-6625-432.71-01					OFFICE SUPPLIES / OFFICE SUPPLIES			
1623		10/21	AP	04/28/21	0005557 FARMERS STATE BANK	4.07		05/04/21
					DEPOSIT TICKET BOOKS			
1836		10/21	AP	04/28/21	0005557 FARMERS STATE BANK		4.07	05/12/21

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FUND 101 GENERAL FUND										
101-6625-432.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES							continued			
ACCOUNT CORRECTION										
ACCOUNT TOTAL							4.07	4.07	.00	
101-6625-432.81-44 PROFESSIONAL SERVICES / USGS RIVER GAUGE										
1849		11/21	AP	05/01/21	0395761	CENTURYLINK	61.67			05/13/21
CEDAR RIVER GAUGE-APR'21										
ACCOUNT TOTAL							61.67	.00	61.67	
101-6633-423.64-02 INSURANCE / HEALTH INS. REIMBURSEMENT										
1623		10/21	AP	04/07/21	0005541	ADVANTAGE ADMIN-SECT.105	185.87			05/04/21
HEALTH INS. REIMBURSEMENT										
ACCOUNT TOTAL							185.87	.00	185.87	
101-6633-423.85-01 UTILITIES / UTILITIES										
1815		11/21	AP	04/12/21	0395747	CEDAR FALLS UTILITIES	99.93			05/07/21
UTILITIES THRU 04/12/21										
ACCOUNT TOTAL							99.93	.00	99.93	
FUND TOTAL							55,523.91	72.43	55,451.48	
FUND 203 TAX INCREMENT FINANCING										
203-0000-487.50-05 TRANSFERS OUT / TRANSFERS - TIF										
1838		11/21	AP	05/10/21	0395756	DEBT SERVICE	125,517.50			05/11/21
PROPERTY TAX PAYMENT										
1838		11/21	AP	05/10/21	0395754	CAPITAL PROJECTS FUND	69,460.89			05/11/21
PROPERTY TAX PAYMENT										
1838		11/21	AP	05/10/21	0395754	CAPITAL PROJECTS FUND	6,076.75			05/11/21
PROPERTY TAX PAYMENT										
1838		11/21	AP	05/10/21	0395754	CAPITAL PROJECTS FUND	5,643.99			05/11/21
PROPERTY TAX PAYMENT										
1838		11/21	AP	05/10/21	0395754	CAPITAL PROJECTS FUND	60.66			05/11/21
PROPERTY TAX PAYMENT										
ACCOUNT TOTAL							206,759.79	.00	206,759.79	
FUND TOTAL							206,759.79	.00	206,759.79	

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FUND 206 STREET CONSTRUCTION FUND								
206-6647-436.85-01 UTILITIES / UTILITIES								
1815		11/21 AP		04/12/21	0395747 CEDAR FALLS UTILITIES	752.25		05/07/21
					UTILITIES THRU 04/12/21			
					ACCOUNT TOTAL	752.25	.00	752.25
					FUND TOTAL	752.25	.00	752.25
FUND 215 HOSPITAL FUND								
FUND 216 POLICE BLOCK GRANT FUND								
FUND 217 SECTION 8 HOUSING FUND								
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED								
1764		11/21 AP		05/01/21	0037532 BAUCH, JAMES C	617.00		04/30/21
					HAP Prior D 052021			
1764		11/21 AP		05/01/21	0037584 RINNELS, DOUGLAS G.	253.00		04/30/21
					HAP Wierck L 052021			
1764		11/21 AP		05/01/21	0037537 CHESTNUT, SHAWN	439.00		04/30/21
					HAP Chestnut N 052021			
1764		11/21 AP		05/01/21	0037595 WEVERINK, TOM	1,150.00		04/30/21
					HAP Archer A 052021			
1764		11/21 AP		05/01/21	0037595 WEVERINK, TOM	497.00		04/30/21
					HAP Stewart J 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	391.00		04/30/21
					HAP Nissen A 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	364.00		04/30/21
					HAP Poldberg J 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	427.00		04/30/21
					HAP Myers J 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	196.00		04/30/21
					HAP Anderson B 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	433.00		04/30/21
					HAP Blake M 052021			
1764		11/21 AP		05/01/21	0037550 EXCEPTIONAL PERSONS, INC.	196.00		04/30/21
					HAP Houdek C 052021			
1764		11/21 AP		05/01/21	0037557 GOLD FALLS VILLA	419.00		04/30/21
					HAP Jenkins D 052021			
1764		11/21 AP		05/01/21	0037557 GOLD FALLS VILLA	474.00		04/30/21
					HAP Shuman J 052021			
1764		11/21 AP		05/01/21	0037552 FORTSCH, ALEX E.	989.00		04/30/21
					HAP Guzzle T 052021			
1764		11/21 AP		05/01/21	0037594 WEVERINK, RANDY	99.00		04/30/21
					HAP Janssen M 052021			
1764		11/21 AP		05/01/21	0037594 WEVERINK, RANDY	725.00		04/30/21
					HAP Archer D 052021			
1764		11/21 AP		05/01/21	0037554 GEELAN, JOSEPH N.	372.00		04/30/21
					HAP Juhl A 052021			
1764		11/21 AP		05/01/21	0037554 GEELAN, JOSEPH N.	223.00		04/30/21
					HAP Becker T 052021			

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FUND 217 SECTION 8 HOUSING FUND										
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued				
1764				11/21 AP 05/01/21	0037539	CLARK ENTERPRISES LLC	480.00			04/30/21
				HAP Hord B 052021						
1764				11/21 AP 05/01/21	0037539	CLARK ENTERPRISES LLC	181.00			04/30/21
				HAP Bachman K 052021						
1764				11/21 AP 05/01/21	0037539	CLARK ENTERPRISES LLC	465.00			04/30/21
				HAP Galvez Munguia 052021						
1764				11/21 AP 05/01/21	0037539	CLARK ENTERPRISES LLC	235.00			04/30/21
				HAP Taylor T 052021						
1764				11/21 AP 05/01/21	0037558	GRAY, LEROY L. OR CAROLYN K.	349.00			04/30/21
				HAP Jenkins D 052021						
1764				11/21 AP 05/01/21	0037530	BARTELT PROPERTIES L.C.	689.00			04/30/21
				HAP Woodward C 052021						
1764				11/21 AP 05/01/21	0037530	BARTELT PROPERTIES L.C.	1,100.00			04/30/21
				HAP Avino G 052021						
1764				11/21 AP 05/01/21	0037547	EDGE MANAGEMENT GROUP, LLC	946.00			04/30/21
				HAP Gibson T 052021						
1764				11/21 AP 05/01/21	0037547	EDGE MANAGEMENT GROUP, LLC	850.00			04/30/21
				HAP Young C 052021						
1764				11/21 AP 05/01/21	0037542	COOK CO.HOUSING AUTHORITY	184.00			04/30/21
				HAP Goldstein K 052021						
1764				11/21 AP 05/01/21	0037582	PURDY PROPERTIES, LLC	680.00			04/30/21
				HAP Schmidt D 052021						
1764				11/21 AP 05/01/21	0037582	PURDY PROPERTIES, LLC	946.00			04/30/21
				HAP Cummings A 052021						
1764				11/21 AP 05/01/21	0037582	PURDY PROPERTIES, LLC	631.00			04/30/21
				HAP Leiss L 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	503.00			04/30/21
				HAP Grant F 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	142.00			04/30/21
				HAP Rogers S 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	517.00			04/30/21
				HAP Terry M 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	303.00			04/30/21
				HAP Bell M 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	668.00			04/30/21
				HAP Redd S 052021						
1764				11/21 AP 05/01/21	0037545	D & J PROPERTIES	312.00			04/30/21
				HAP Keys A 052021						
1764				11/21 AP 05/01/21	0037544	CV PROPERTIES, LLC	509.00			04/30/21
				HAP Langel A 052021						
1764				11/21 AP 05/01/21	0037544	CV PROPERTIES, LLC	387.00			04/30/21
				HAP Barr G 052021						
1764				11/21 AP 05/01/21	0037588	STANDARD FAMILY ASSIST.LIVING	221.00			04/30/21
				HAP Refshauge T 052021						
1764				11/21 AP 05/01/21	0037535	CEDAR APARTMENTS LLC	155.00			04/30/21
				HAP Groskurth D 052021						
1764				11/21 AP 05/01/21	0037535	CEDAR APARTMENTS LLC	409.00			04/30/21
				HAP Becerra C 052021						
1764				11/21 AP 05/01/21	0037561	HAUS TO HOME INVESTMENTS	514.00			04/30/21



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FUND 217 SECTION 8 HOUSING FUND									
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued			
				HAP Lehr B 052021					
1764				11/21 AP 05/01/21 0037572	KYLER, DEBRA K.	451.00			04/30/21
				HAP Mussman C 052021					
1764				11/21 AP 05/01/21 0037586	SCHUERMAN PROPERTIES, LLC	895.00			04/30/21
				HAP Boehmer R 052021					
1764				11/21 AP 05/01/21 0037586	SCHUERMAN PROPERTIES, LLC	583.00			04/30/21
				HAP Blake R 052021					
1764				11/21 AP 05/01/21 0037586	SCHUERMAN PROPERTIES, LLC	1,000.00			04/30/21
				HAP Jurries P 052021					
1764				11/21 AP 05/01/21 0037589	SWEETING, LARRY	686.00			04/30/21
				HAP Schumacher D 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	228.00			04/30/21
				HAP Stock M 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	412.00			04/30/21
				HAP Stegen R 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	479.00			04/30/21
				HAP Howe J 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	206.00			04/30/21
				HAP Schlueter J 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	379.00			04/30/21
				HAP Hayden J 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	142.00			04/30/21
				HAP Youngberg L 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	410.00			04/30/21
				HAP Greene L 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	70.00			04/30/21
				HAP Brown J 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	298.00			04/30/21
				HAP Shelton S 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	211.00			04/30/21
				HAP Vognsen P 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	390.00			04/30/21
				HAP Toms L 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	402.00			04/30/21
				HAP Good S 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	155.00			04/30/21
				HAP Garvis C 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	263.00			04/30/21
				HAP Ford M 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	491.00			04/30/21
				HAP Henning S 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	444.00			04/30/21
				HAP Turner S 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	236.00			04/30/21
				HAP Martin H 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	435.00			04/30/21
				HAP Strickland L 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	212.00			04/30/21
				HAP Matthias L 052021					

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				DATE					
FUND 217 SECTION 8 HOUSING FUND									
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued			
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	405.00			04/30/21
				HAP Lebahn B 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	479.00			04/30/21
				HAP Hoth P 052021					
1764				11/21 AP 05/01/21 0037591	THUNDER RIDGE SR.APARTMENTS L	236.00			04/30/21
				HAP Wray M 052021					
1764				11/21 AP 05/01/21 0037556	GLENN, MATTHEW	300.00			04/30/21
				HAP Clayton R 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	466.00			04/30/21
				HAP Nelson B 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	138.00			04/30/21
				HAP Duesenberg J 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	261.00			04/30/21
				HAP Ford D 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	662.00			04/30/21
				HAP Ambrose A 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	398.00			04/30/21
				HAP Smith W 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	400.00			04/30/21
				HAP Aswegan S 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	610.00			04/30/21
				HAP Ducharme T 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	497.00			04/30/21
				HAP Prior L 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	366.00			04/30/21
				HAP Cameron J 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	610.00			04/30/21
				HAP Clark T 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	428.00			04/30/21
				HAP Brandt D 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	327.00			04/30/21
				HAP Greene D 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	428.00			04/30/21
				HAP Moore D 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	155.00			04/30/21
				HAP Dixon S 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	678.00			04/30/21
				HAP Harper S 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	216.00			04/30/21
				HAP Bradley J 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	276.00			04/30/21
				HAP Porter J 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	260.00			04/30/21
				HAP Swartley J 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	237.00			04/30/21
				HAP Havlik C 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	680.00			04/30/21
				HAP Henderson D 052021					
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	258.00			04/30/21

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FUND 217 SECTION 8 HOUSING FUND								
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued		
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	422.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	428.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	569.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	500.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	237.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	705.00		04/30/21
1764				11/21 AP 05/01/21 0037592	VILLAGE I AT NINE23 APARTMENT	435.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	27.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	55.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	48.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	154.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	46.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	28.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	47.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	49.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	85.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	100.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	22.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	171.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	91.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	110.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	61.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	66.00		04/30/21
1764				11/21 AP 05/01/21 0037536	CEDAR FALLS UTILITIES-SEC.8	28.00		04/30/21

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FUND 217 SECTION 8 HOUSING FUND											
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED											
1764				11/21 AP 05/01/21	0037536	CEDAR FALLS UTILITIES-SEC.8	273.00			04/30/21	
				Carlyle 7760305177							
1764				11/21 AP 05/01/21	0037536	CEDAR FALLS UTILITIES-SEC.8	95.00			04/30/21	
				Larronda 9383930065							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	453.00			04/30/21	
				HAP_Bakel F 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	414.00			04/30/21	
				HAP_Graves D 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	379.00			04/30/21	
				HAP_Himes G 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	426.00			04/30/21	
				HAP_Weaver J 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	416.00			04/30/21	
				HAP_Halterman A 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	441.00			04/30/21	
				HAP_Hepker D 052021							
1764				11/21 AP 05/01/21	0037575	MALBEC PROPERTIES, LLC	224.00			04/30/21	
				HAP_Stevens B 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	666.00			04/30/21	
				HAP_Ricks F 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	503.00			04/30/21	
				HAP_Williams L 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	985.00			04/30/21	
				HAP_BRINER K 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	481.00			04/30/21	
				HAP_Hunt M 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	646.00			04/30/21	
				HAP_Dyer A 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	324.00			04/30/21	
				HAP_Schwaab A 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	691.00			04/30/21	
				HAP_Hoffert J 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	439.00			04/30/21	
				HAP_Sumerall T 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	470.00			04/30/21	
				HAP_Gregory L 052021							
1764				11/21 AP 05/01/21	0037538	CHRISTOPHERSON RENTALS	837.00			04/30/21	
				HAP_Carlyle T 052021							
1764				11/21 AP 05/01/21	0037577	MELICK, KENT L.	598.00			04/30/21	
				HAP_Drewelow D 052021							
1764				11/21 AP 05/01/21	0037581	PETERSEN, RANDEL	748.00			04/30/21	
				HAP_Brown S 052021							
1764				11/21 AP 05/01/21	0037578	MHP 2216 LINCOLN STREET, LLC	576.00			04/30/21	
				HAP_Johnson T 052021							
1764				11/21 AP 05/01/21	0037578	MHP 2216 LINCOLN STREET, LLC	438.00			04/30/21	
				HAP_Wilder S 052021							
1764				11/21 AP 05/01/21	0037578	MHP 2216 LINCOLN STREET, LLC	550.00			04/30/21	
				HAP_Rule S 052021							
1764				11/21 AP 05/01/21	0037578	MHP 2216 LINCOLN STREET, LLC	434.00			04/30/21	



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FUND 217 SECTION 8 HOUSING FUND										
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued				
1764				11/21	AP 05/01/21 0037578	MHP 2216 LINCOLN STREET, LLC	445.00			04/30/21
1764				11/21	AP 05/01/21 0037578	MHP 2216 LINCOLN STREET, LLC	323.00			04/30/21
1764				11/21	AP 05/01/21 0037549	EPM IOWA	1,373.00			04/30/21
1764				11/21	AP 05/01/21 0037549	EPM IOWA	738.00			04/30/21
1764				11/21	AP 05/01/21 0037549	EPM IOWA	548.00			04/30/21
1764				11/21	AP 05/01/21 0037549	EPM IOWA	723.00			04/30/21
1764				11/21	AP 05/01/21 0037549	EPM IOWA	887.00			04/30/21
1764				11/21	AP 05/01/21 0037546	DC MANAGEMENT, LLC	585.00			04/30/21
1764				11/21	AP 05/01/21 0037571	KROEMER, KRAIG	417.00			04/30/21
1764				11/21	AP 05/01/21 0037574	LEGACY RESIDENTIAL	394.00			04/30/21
1764				11/21	AP 05/01/21 0037529	ARENDS INVESTMENTS	272.00			04/30/21
1764				11/21	AP 05/01/21 0037579	OWL INVESTMENTS, LLC	503.00			04/30/21
1764				11/21	AP 05/01/21 0037543	CRESCENT CONDOMINIUMS, LLC	430.00			04/30/21
1764				11/21	AP 05/01/21 0037560	HARRINGTON'S RENTAL LLC	975.00			04/30/21
1764				11/21	AP 05/01/21 0037551	FERNHOLZ, KARI L.	1,220.00			04/30/21
1764				11/21	AP 05/01/21 0037585	ROGERS, DERICK	831.00			04/30/21
1764				11/21	AP 05/01/21 0037567	KAI, BRENT	275.00			04/30/21
1764				11/21	AP 05/01/21 0037587	STAND FIRM PROPERTIES LLC	399.00			04/30/21
1764				11/21	AP 05/01/21 0037587	STAND FIRM PROPERTIES LLC	485.00			04/30/21
1764				11/21	AP 05/01/21 0037597	WYMORE, LARRY R.	522.00			04/30/21
1764				11/21	AP 05/01/21 0037596	WINGSB, LLC	104.00			04/30/21
1764				11/21	AP 05/01/21 0037596	WINGSB, LLC	770.00			04/30/21
1764				11/21	AP 05/01/21 0037566	JLL EXTENDED STAY INN	195.00			04/30/21
1764				11/21	AP 05/01/21 0037566	JLL EXTENDED STAY INN	298.00			04/30/21

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FUND 217 SECTION 8 HOUSING FUND								
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued		
1764				11/21 AP 05/01/21	0037573 LARSEN RENTALS LLC	507.00		04/30/21
					HAP Boyd J 052021			
1764				11/21 AP 05/01/21	0037573 LARSEN RENTALS LLC	507.00		04/30/21
					HAP Grisby C 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	339.00		04/30/21
					HAP Wilson J 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	236.00		04/30/21
					HAP King D 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	513.00		04/30/21
					HAP Reams L 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	391.00		04/30/21
					HAP Garrigus S 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	396.00		04/30/21
					HAP Cruise B 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	397.00		04/30/21
					HAP Billman D 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	388.00		04/30/21
					HAP Lam K 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	211.00		04/30/21
					HAP Hoodjer S 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	480.00		04/30/21
					HAP Wiedow C 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	375.00		04/30/21
					HAP OBrien N 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	434.00		04/30/21
					HAP Humphrey E 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	437.00		04/30/21
					HAP BALM D 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	181.00		04/30/21
					HAP Frazier T 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	518.00		04/30/21
					HAP Nielsen J 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	319.00		04/30/21
					HAP Saccento J 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	311.00		04/30/21
					HAP O'dell J 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	333.00		04/30/21
					HAP Harmon A 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	430.00		04/30/21
					HAP Harken G 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	329.00		04/30/21
					HAP Dzap0 S 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	284.00		04/30/21
					HAP Humphrey J 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	430.00		04/30/21
					HAP Loffredo C 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	664.00		04/30/21
					HAP Miller K 052021			
1764				11/21 AP 05/01/21	0037593 VILLAGE II AT NINE23 APARTMEN	610.00		04/30/21

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FUND 217 SECTION 8 HOUSING FUND									
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued			
1764		HAP_Wilson S 052021		11/21 AP 05/01/21 0037593	VILLAGE II AT NINE23 APARTMEN	424.00			04/30/21
1764		HAP_Haug K 052021		11/21 AP 05/01/21 0037593	VILLAGE II AT NINE23 APARTMEN	479.00			04/30/21
1764		HAP_Forney A 052021		11/21 AP 05/01/21 0037593	VILLAGE II AT NINE23 APARTMEN	245.00			04/30/21
1764		HAP_Lane S 052021		11/21 AP 05/01/21 0037593	VILLAGE II AT NINE23 APARTMEN	675.00			04/30/21
1764		HAP_Mullins J 052021		11/21 AP 05/01/21 0037593	VILLAGE II AT NINE23 APARTMEN	185.00			04/30/21
1764		HAP_Rogers E 052021		11/21 AP 05/01/21 0037568	KLEIN, JULIE	219.00			04/30/21
1764		HAP_Stover A 052021		11/21 AP 05/01/21 0037562	HOUSING AUTHORITY OF JOLIET	999.00			04/30/21
1764		HAP_Wilson Q 052021		11/21 AP 05/01/21 0037562	HOUSING AUTHORITY OF JOLIET	1,960.00			04/30/21
1764		HAP_Payne I 052021		11/21 AP 05/01/21 0037563	HOWARD, BRAD	1,000.00			04/30/21
1764		HAP_Thrower M 052021		11/21 AP 05/01/21 0037570	KREMER PROPERTIES LLC	810.00			04/30/21
1764		HAP_Mulanax W 052021		11/21 AP 05/01/21 0037569	KRAAYENBRINK, RANDY L.	644.00			04/30/21
1764		HAP_Maltas M 052021		11/21 AP 05/01/21 0037569	KRAAYENBRINK, RANDY L.	150.00			04/30/21
1764		HAP_Ewing J 052021		11/21 AP 05/01/21 0037559	HALVERSON, RHIANA	1,200.00			04/30/21
1764		HAP_Atkins T 052021		11/21 AP 05/01/21 0037540	CMY PROPERTIES, LLC	289.00			04/30/21
1764		HAP_Garcia K 052021		11/21 AP 05/01/21 0037541	CNC INVESTMENTS, LLC	948.00			04/30/21
1764		HAP_Carrillo D 052021		11/21 AP 05/01/21 0037583	R & R RENTAL PROPERTIES, LLC	914.00			04/30/21
1764		HAP_Gordon A 052021		11/21 AP 05/01/21 0037533	BUTLER, MICHAEL	509.00			04/30/21
1764		HAP_Cochran C 052021		11/21 AP 05/01/21 0037564	HUNTER PROPERTY LLC	768.00			04/30/21
1764		HAP_Thompson L 052021		11/21 AP 05/01/21 0037580	PAULSON, JAMES	350.00			04/30/21
1764		HAP_Topping R 052021		11/21 AP 05/01/21 0037580	PAULSON, JAMES	153.00			04/30/21
1764		HAP_Gordon L 052021		11/21 AP 05/01/21 0037548	ELMCREST ESTATES, L.C.	436.00			04/30/21
1764		HAP_Davis D 052021		11/21 AP 05/01/21 0037576	MCKERNAN, JAMES M.	717.00			04/30/21
1764		HAP_Porter R 052021		11/21 AP 05/01/21 0037576	MCKERNAN, JAMES M.	165.00			04/30/21
1764		HAP_Buchanan J 052021		11/21 AP 05/01/21 0037553	G P MANAGEMENT LLC	403.00			04/30/21
1764		HAP_Wenzel J 052021							

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FUND 217 SECTION 8 HOUSING FUND										
217-2214-432.89-61 MISCELLANEOUS SERVICES / HOUS.ASSIST PMTS-OCCUPIED						continued				
1764		11/21 AP		05/01/21	0037590	T.J.J.C. L.L.C.	201.00		04/30/21	
		HAP Hornback K 052021								
1764		11/21 AP		05/01/21	0037590	T.J.J.C. L.L.C.	650.00		04/30/21	
		HAP Bracelly J 052021								
1764		11/21 AP		05/01/21	0037590	T.J.J.C. L.L.C.	282.00		04/30/21	
		HAP Dornbrock M 052021								
1764		11/21 AP		05/01/21	0037555	GERDES III, BENJAMIN P.	283.00		04/30/21	
		HAP Allessi S 052021								
1764		11/21 AP		05/01/21	0037555	GERDES III, BENJAMIN P.	700.00		04/30/21	
		HAP Lindgren T 052021								
1764		11/21 AP		05/01/21	0037555	GERDES III, BENJAMIN P.	603.00		04/30/21	
		HAP Beaman D 052021								
1764		11/21 AP		05/01/21	0037555	GERDES III, BENJAMIN P.	618.00		04/30/21	
		HAP Sherwood D 052021								
1764		11/21 AP		05/01/21	0037555	GERDES III, BENJAMIN P.	766.00		04/30/21	
		HAP Apfel A 052021								
1764		11/21 AP		05/01/21	0037565	J & A PROPERTIES	796.00		04/30/21	
		HAP Bailey N 052021								
1764		11/21 AP		05/01/21	0037531	BARTELT RENTALS L.C.	475.00		04/30/21	
		HAP Luck J 052021								
1764		11/21 AP		05/01/21	0037531	BARTELT RENTALS L.C.	850.00		04/30/21	
		HAP Woods N 052021								
1764		11/21 AP		05/01/21	0037534	C & H HOLDINGS LLC	551.00		04/30/21	
		HAP_Ross S 052021								
		ACCOUNT TOTAL						102,029.00	.00	102,029.00
217-2214-432.89-65 MISCELLANEOUS SERVICES / ADMIN FEE DUE OTHERS										
1764		11/21 AP		05/01/21	0037542	COOK CO.HOUSING AUTHORITY	34.16		04/30/21	
		AF_Goldstein K 052021								
1764		11/21 AP		05/01/21	0037562	HOUSING AUTHORITY OF JOLIET	37.70		04/30/21	
		AF_Wilson Q 052021								
1764		11/21 AP		05/01/21	0037562	HOUSING AUTHORITY OF JOLIET	37.70		04/30/21	
		AF_Payne I 052021								
		ACCOUNT TOTAL						109.56	.00	109.56
		FUND TOTAL						102,138.56	.00	102,138.56
FUND 223 COMMUNITY BLOCK GRANT										
223-2224-432.88-15 OUTSIDE AGENCIES / WLOO/CF SALVATION ARMY										
1775		11/21 AP		04/30/21	0004632	SALVATION ARMY, THE	3,594.91		05/03/21	
		CDBG 3RD QTR. FY21								
		ACCOUNT TOTAL						3,594.91	.00	3,594.91



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FUND 223 COMMUNITY BLOCK GRANT								
FUND TOTAL						3,594.91	.00	3,594.91
FUND 224 TRUST & AGENCY								
FUND 242 STREET REPAIR FUND								
FUND 254 CABLE TV FUND								
254-1088-431.64-02 INSURANCE / HEALTH INS. REIMBURSEMENT								
1623				10/21 AP 04/19/21	0005566 ISOLVED BENEFIT SERVICES, INC	1.52		05/04/21
HEALTH INS. REIMBURSEMENT								
ACCOUNT TOTAL						1.52	.00	1.52
254-1088-431.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES								
1623				10/21 AP 04/28/21	0005557 FARMERS STATE BANK	4.07		05/04/21
DEPOSIT TICKET BOOKS								
1836				10/21 AP 04/28/21	0005557 FARMERS STATE BANK		4.07	05/12/21
ACCOUNT CORRECTION DEPOSIT TICKET BOOKS								
ACCOUNT TOTAL						4.07	4.07	.00
254-1088-431.83-05 TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)								
1838				11/21 AP 05/06/21	0395758 MENNEN, MIKE	13.87		05/11/21
RMB:MEAL-BOYS TRACK/FIELD DUBUQUE								
ACCOUNT TOTAL						13.87	.00	13.87
FUND TOTAL						19.46	4.07	15.39
FUND 258 PARKING FUND								
258-5531-435.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES								
1623				10/21 AP 04/28/21	0005557 FARMERS STATE BANK	16.28		05/04/21
DEPOSIT TICKET BOOKS								
1836				10/21 AP 04/28/21	0005557 FARMERS STATE BANK		16.28	05/12/21
ACCOUNT CORRECTION DEPOSIT TICKET BOOKS								
ACCOUNT TOTAL						16.28	16.28	.00
258-5531-435.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES								
1623				10/21 AP 04/02/21	0005569 PROFESSIONAL SOLUTIONS	7.91		05/04/21
MARCH CREDIT CARD FEES								
1623				10/21 AP 04/02/21	0005570 PROFESSIONAL SOLUTIONS	203.15		05/04/21
MARCH CREDIT CARD FEES								
1623				10/21 AP 04/02/21	0005571 PROFESSIONAL SOLUTIONS	6.95		05/04/21
MARCH CREDIT CARD FEES								
1623				10/21 AP 04/02/21	0005572 PROFESSIONAL SOLUTIONS	6.95		05/04/21

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NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT
FUND 258 PARKING FUND									
258-5531-435.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES continued									
MARCH CREDIT CARD FEES									
						ACCOUNT TOTAL	224.96	.00	224.96
						FUND TOTAL	241.24	16.28	224.96
FUND 261 TOURISM & VISITORS									
261-2291-423.73-57 OTHER SUPPLIES / GIFT SHOP									
1623		10/21	AP	04/02/21	0005575	PROFESSIONAL SOLUTIONS	15.56		05/04/21
						MARCH CREDIT CARD FEES			
						ACCOUNT TOTAL	15.56	.00	15.56
261-2291-423.85-01 UTILITIES / UTILITIES									
1815		11/21	AP	04/12/21	0395747	CEDAR FALLS UTILITIES	76.99		05/07/21
						UTILITIES THRU 04/12/21			
						ACCOUNT TOTAL	76.99	.00	76.99
261-2291-423.89-04 MISCELLANEOUS SERVICES / SALES TAX									
1623		10/21	AP	04/07/21	0005559	IOWA DEPT.OF REVENUE	10.15		05/04/21
						SEMI MONTHLY SALES TAX			
						VISITOR & TOURISM			
						ACCOUNT TOTAL	10.15	.00	10.15
						FUND TOTAL	102.70	.00	102.70
FUND 262 SENIOR SERVICES & COMM CT									
262-1092-423.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES									
1702		11/21	AP	04/19/21	0395726	CITY LAUNDERING CO.	8.50		04/30/21
						COMM. CENTER MAT SERVICE			
1632		11/21	AP	04/15/21	0395746	STOREY KENWORTHY	17.61		04/30/21
						AA & AAA BATTERIES			
						ACCOUNT TOTAL	26.11	.00	26.11
262-1092-423.85-01 UTILITIES / UTILITIES									
1632		11/21	AP	04/05/21	0395722	CEDAR FALLS UTILITIES	853.63		04/30/21
						COMM. CENTER UTILITIES			
						ACCOUNT TOTAL	853.63	.00	853.63

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GROUP	PO	ACCTG	-----TRANSACTION-----		DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION	BALANCE
							POST DT
FUND 262 SENIOR SERVICES & COMM CT							
262-1092-423.86-01						REPAIR & MAINTENANCE / REPAIR & MAINTENANCE	
1632		11/21	AP	04/05/21	0395726	CITY LAUNDERING CO.	04/30/21
						COMM. CENTER MAT SERVICE	
						ACCOUNT TOTAL	8.50
						FUND TOTAL	888.24
FUND 291 POLICE FORFEITURE FUND							
FUND 292 POLICE RETIREMENT FUND							
292-5521-415.54-01						WORKERS COMP / POLICE WORKERS COMP	
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	05/04/21
						WORKER COMP-POLICE ADMIN	
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	05/04/21
						WORKER COMP-POLICE CLAIM	
						ACCOUNT TOTAL	3,284.99
						FUND TOTAL	3,284.99
FUND 293 FIRE RETIREMENT FUND							
293-4511-414.54-02						WORKERS COMP / FIRE WORKERS COMP	
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	05/04/21
						WORKER COMP-FIRE CLAIM	
						ACCOUNT TOTAL	876.28
						FUND TOTAL	876.28
FUND 294 LIBRARY RESERVE							
FUND 295 SOFTBALL PLAYER CAPITAL							
FUND 296 GOLF CAPITAL							
FUND 297 REC FACILITIES CAPITAL							
FUND 298 HEARST CAPITAL							
FUND 311 DEBT SERVICE FUND							
FUND 402 WASHINGTON PARK FUND							
FUND 404 FEMA							
404-1220-431.89-80						MISCELLANEOUS SERVICES / COVID-19 PUB HEALTH EMERG	
1631		11/21	AP	04/15/21	0395746	STOREY KENWORTHY	04/30/21
						COLOROX DISINFECTING WIPES	
						PROJECT#: 012020	
						ACCOUNT TOTAL	133.32

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FUND 404 FEMA								
FUND TOTAL						133.32	.00	133.32
FUND 405 FLOOD RESERVE FUND								
FUND 407 VISION IOWA PROJECT								
FUND 408 STREET IMPROVEMENT FUND								
FUND 430 2004 TIF BOND								
FUND 431 2014 BOND								
FUND 432 2003 BOND								
FUND 433 2001 TIF								
FUND 434 2000 BOND								
FUND 435 1999 TIF								
FUND 436 2012 BOND								
FUND 437 2018 BOND								
FUND 438 2020 BOND FUND								
FUND 439 2008 BOND FUND								
FUND 443 CAPITAL PROJECTS								
FUND 472 PARKADE RENOVATION								
FUND 473 SIDEWALK ASSESSMENT								
FUND 483 ECONOMIC DEVELOPMENT								
FUND 484 ECONOMIC DEVELOPMENT LAND								
FUND 541 2018 STORM WATER BONDS								
FUND 544 2008 SEWER BONDS								
FUND 545 2006 SEWER BONDS								
FUND 546 SEWER IMPROVEMENT FUND								
FUND 547 SEWER RESERVE FUND								
FUND 548 1997 SEWER BOND FUND								
FUND 549 1992 SEWER BOND FUND								
FUND 550 2000 SEWER BOND FUND								
FUND 551 REFUSE FUND								
551-0000-213.00-00 CURRENT LIABILITY / SALES TAX PAYABLE								
1623				10/21 AP 04/07/21 0005559	IOWA DEPT.OF REVENUE	263.13		05/04/21
					SEMI MONTHLY SALES TAX			COMMERICAL GARBAGE A/R
ACCOUNT TOTAL						263.13	.00	263.13
551-6685-436.64-02 INSURANCE / HEALTH INS. REIMBURSEMENT								
1623				10/21 AP 04/19/21 0005566	ISOLVED BENEFIT SERVICES, INC	141.95		05/04/21
					HEALTH INS. REIMBURSEMENT			
ACCOUNT TOTAL						141.95	.00	141.95
551-6685-436.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES								
1775				11/21 AP 04/29/21 0395713	DAN PHILLIPS	53.00		05/03/21
					REFUND CONTAINER DUMP.FEE			ADDRESS IN COUNTY NOT CF
1623				10/21 AP 04/02/21 0005578	PROFESSIONAL SOLUTIONS	610.69		05/04/21
					MARCH CREDIT CARD FEES			
1623				10/21 AP 04/02/21 0005569	PROFESSIONAL SOLUTIONS	47.04		05/04/21



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FUND 551 REFUSE FUND						continued			
551-6685-436.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES									
MARCH CREDIT CARD FEES									
ACCOUNT TOTAL						710.73	.00	710.73	
551-6685-436.87-02 RENTALS / MATERIAL DISPOSAL/HANDLIN									
1838		11/21	AP	04/30/21 0395752	BLACK HAWK CO.LANDFILL	23,627.08			05/11/21
LANDFILL SRV:4/16-4/30/21									
ACCOUNT TOTAL						23,627.08	.00	23,627.08	
551-6685-436.89-04 MISCELLANEOUS SERVICES / SALES TAX									
1623		10/21	AP	04/22/21 0005561	IOWA DEPT.OF REVENUE	75.22			05/04/21
SEMI MONTHLY SALES TAX									
1623		10/21	AP	04/07/21 0005559	IOWA DEPT.OF REVENUE	77.35			05/04/21
SEMI MONTHLY SALES TAX									
ACCOUNT TOTAL						152.57	.00	152.57	
FUND TOTAL						24,895.46	.00	24,895.46	
FUND 552 SEWER RENTAL FUND									
552-6655-436.85-01 UTILITIES / UTILITIES									
1815		11/21	AP	04/12/21 0395747	CEDAR FALLS UTILITIES	5,628.89			05/07/21
UTILITIES THRU 04/12/21									
ACCOUNT TOTAL						5,628.89	.00	5,628.89	
552-6665-436.86-33 REPAIR & MAINTENANCE / SLUDGE REMOVAL									
1838		11/21	AP	04/30/21 0395752	BLACK HAWK CO.LANDFILL	100.98			05/11/21
LANDFILL SRV:4/16-4/30/21									
ACCOUNT TOTAL						100.98	.00	100.98	
552-6665-436.89-04 MISCELLANEOUS SERVICES / SALES TAX									
1623		10/21	AP	04/22/21 0005561	IOWA DEPT.OF REVENUE	1,399.75			05/04/21
SEMI MONTHLY SALES TAX									
1623		10/21	AP	04/07/21 0005559	IOWA DEPT.OF REVENUE	6,420.13			05/04/21
SEMI MONTHLY SALES TAX									
ACCOUNT TOTAL						7,819.88	.00	7,819.88	
FUND TOTAL						13,549.75	.00	13,549.75	

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NBR	NBR	PER.	CD	DATE	NUMBER			BALANCE
								POST DT
FUND 553 2004 SEWER BOND								
FUND 555 STORM WATER UTILITY								
FUND 570 SEWER ASSESSMENT								
FUND 606 DATA PROCESSING FUND								
606-1078	441.82	10		COMMUNICATION / TELEPHONE HOLDING ACCOUNT				
1849		11/21	AP	05/01/21	0395761	71.67		05/13/21
					CENTURYLINK			
					CITY PHONE SERV.-MAY'21			
1775		11/21	AP	04/19/21	0395715	1,455.67		05/03/21
					VERIZON WIRELESS			
					WIRELESS SRV:4/20-5/19/21			
					ACCOUNT TOTAL	1,527.34	.00	1,527.34
					FUND TOTAL	1,527.34	.00	1,527.34
FUND 680 HEALTH INSURANCE FUND								
680-1902-457.51	01			INSURANCE / HEALTH INSURANCE				
1775		11/21	AP	05/03/21	0395716	12.51		05/03/21
					WITRY, CRAIG			
					REFUND:APR.HRA PREM.CORR.			
					ENROLLMENT ENDED 3/31/21			
1623		10/21	AP	04/30/21	0005593	39,470.80		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
1623		10/21	AP	04/26/21	0005550	12,217.08		05/04/21
					EXPRESS SCRIPTS, INC.			
					RX CLAIMS PROCESSING			
1623		10/21	AP	04/23/21	0005592	43,615.47		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
1623		10/21	AP	04/19/21	0005549	33,102.51		05/04/21
					EXPRESS SCRIPTS, INC.			
					RX CLAIMS PROCESSING			
1623		10/21	AP	04/16/21	0005591	77,729.01		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
1623		10/21	AP	04/12/21	0005548	34,463.08		05/04/21
					EXPRESS SCRIPTS, INC.			
					RX CLAIMS PROCESSING			
1623		10/21	AP	04/09/21	0005590	20,823.87		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
1623		10/21	AP	04/05/21	0005547	18,466.61		05/04/21
					EXPRESS SCRIPTS, INC.			
					RX CLAIMS PROCESSING			
1623		10/21	AP	04/02/21	0005589	51,397.75		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
1623		10/21	AP	04/01/21	0005588	119,725.77		05/04/21
					WELLMARK IOWA			
					HEALTH CLAIMS PROCESSING			
					ACCOUNT TOTAL	451,024.46	.00	451,024.46
680-1902-457.51-06 INSURANCE / DENTAL INSURANCE								
1623		10/21	AP	04/01/21	0005545	6,989.82		05/04/21
					DELTA DENTAL OF IOWA			
					APRIL 2021 DENTAL			
					ACCOUNT TOTAL	6,989.82	.00	6,989.82

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FUND 680 HEALTH INSURANCE FUND									
FUND TOTAL							458,014.28	.00	458,014.28
FUND 681 HEALTH SEVERANCE									
681-1902-457.51-10 INSURANCE / HEALTH SEVERANCE PAYMENTS									
1838				11/21 AP 05/10/21	0395751	ANDERSON, ALETA L.	148.50		05/11/21
				RMB:MAR. 2021 HEALTH SEV.		MEDICARE-ALETA			
1838				11/21 AP 05/10/21	0395751	ANDERSON, ALETA L.	148.50		05/11/21
				RMB:MAR. 2021 HEALTH SEV.		MEDICARE-RICHARD			
1838				11/21 AP 05/10/21	0395751	ANDERSON, ALETA L.	148.50		05/11/21
				RMB:APR. 2021 HEALTH SEV.		MEDICARE-RICHARD			
1838				11/21 AP 05/10/21	0395751	ANDERSON, ALETA L.	148.50		05/11/21
				RMB:APR. 2021 HEALTH SEV.		MEDICARE-ALETA			
1838				11/21 AP 05/06/21	0395759	REGENOLD, SHARON K.	261.17		05/11/21
				RMB:MAR. 2021 HEALTH SEV.					
ACCOUNT TOTAL							855.17	.00	855.17
FUND TOTAL							855.17	.00	855.17
FUND 682 HEALTH INSURANCE - FIRE									
FUND 685 VEHICLE MAINTENANCE FUND									
FUND 686 PAYROLL FUND									
686-0000-222.01-00 PAYROLL LIABILITY / FEDERAL TAXES									
1623				10/21 AP 04/26/21	0005584	UNITED STATES TREASURY	78,997.86		05/04/21
				FEDERAL WITHHOLDING TAX		04/23/21 PAYROLL			
1623				10/21 AP 04/12/21	0005583	UNITED STATES TREASURY	61,912.66		05/04/21
				FEDERAL WITHHOLDING TAX		04/09/21 PAYROLL			
ACCOUNT TOTAL							140,910.52	.00	140,910.52
686-0000-222.02-00 PAYROLL LIABILITY / STATE WITHHOLDING									
1623				10/21 AP 04/26/21	0005562	IOWA DEPT.OF REVENUE	30,971.93		05/04/21
				STATE WITHHOLDING TAX		04/23/21 PAYROLL			
1623				10/21 AP 04/12/21	0005560	IOWA DEPT.OF REVENUE	26,506.83		05/04/21
				STATE WITHHOLIDNG TAX		04/09/21 PAYROLL			
ACCOUNT TOTAL							57,478.76	.00	57,478.76
686-0000-222.03-00 PAYROLL LIABILITY / FICA									
1623				10/21 AP 04/26/21	0005584	UNITED STATES TREASURY	82,158.22		05/04/21
				SS & MQGE/MEDICARE TAX		04/23/21 PAYROLL			
1623				10/21 AP 04/12/21	0005583	UNITED STATES TREASURY	70,783.78		05/04/21
				SS & MQGE/MEDICARE TAX		04/09/21 PAYROLL			
ACCOUNT TOTAL							152,942.00	.00	152,942.00

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FUND 686 PAYROLL FUND										
686-0000-222	04-00	PAYROLL LIABILITY / IPERS								
1623		10/21	AP	04/29/21	0005558	I.P.E.R.S. IPERS APRIL 2021	133,887.84			05/04/21
ACCOUNT TOTAL							133,887.84	.00	133,887.84	
686-0000-222.05-00 PAYROLL LIABILITY / OTHER DEDUCTIONS PAYABLE										
1623		10/21	AP	04/26/21	0005543	COLLECTION SERVICES CENTER	1,012.90			05/04/21
1623		10/21	AP	04/23/21	0005565	CHILD SUPPORT PAYMENTS 04/23/21 PAYROLL	6,459.61			05/04/21
1623		10/21	AP	04/21/21	0005587	CAFETERIA PLAN 04/23/21 PAYROLL	9,620.00			05/04/21
1623		10/21	AP	04/12/21	0005542	EMPLOYEE 457 CONTRIBUTION 04/23/21 PAYROLL	1,012.90			05/04/21
1623		10/21	AP	04/09/21	0005564	VOYA FINANCIAL 04/09/21 PAYROLL	6,275.91			05/04/21
1623		10/21	AP	04/07/21	0005586	CAFETERIA PLAN 04/09/21 PAYROLL	9,720.00			05/04/21
ACCOUNT TOTAL							34,101.32	.00	34,101.32	
686-0000-222.14-00 PAYROLL LIABILITY / POLICE & FIRE RETIREMENT										
1623		10/21	AP	04/29/21	0005568	MUNICIPAL FIRE & POLICE RETIR MFPRSI RETIREMENT	150,852.18			05/04/21
ACCOUNT TOTAL							150,852.18	.00	150,852.18	
686-1902-457.89-05 MISCELLANEOUS SERVICES / UNEMPLOYMENT TAXES										
1623		10/21	AP	04/22/21	0005563	IOWA WORKFORCE DEVELOPMENT RMB:BENEFITS THRU 3/31/21	29,498.95			05/04/21
ACCOUNT TOTAL							29,498.95	.00	29,498.95	
FUND TOTAL							699,671.57	.00	699,671.57	
FUND 687 WORKERS COMPENSATION FUND										
687-1902-457	51-02	INSURANCE / WORKERS COMP INSURANCE								
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC WORKER COMP CLAIM	6,907.03			05/04/21
ACCOUNT TOTAL							6,907.03	.00	6,907.03	
FUND TOTAL							6,907.03	.00	6,907.03	



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NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE	
									POST DT	
FUND 688 LTD INSURANCE FUND										
688-1902-457.51-03						INSURANCE / LTD INSURANCE				
1815		11/21	AP	05/01/21	0395749	MADISON NATIONAL LIFE INS.CO.	3,832.32			05/07/21
						LTD - MAY 2021				
ACCOUNT TOTAL							3,832.32	.00	3,832.32	
688-1902-457.51-04 INSURANCE / LIFE INSURANCE										
1815		11/21	AP	05/01/21	0395750	STANDARD INSURANCE COMPANY	3,433.61			05/07/21
						GROUP LIFE AD/D-MAY'21				
ACCOUNT TOTAL							3,433.61	.00	3,433.61	
FUND TOTAL							7,265.93	.00	7,265.93	
FUND 689 LIABILITY INSURANCE FUND										
689-1902-457.51-05						INSURANCE / LIABILITY INSURANCE				
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	490.00			05/04/21
						LIABILITY ADMIN FEES				
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	9,699.21			05/04/21
						LIABILITY CLAIM				
1623		10/21	AP	04/21/21	0005546	EMC RISK SERVICES, LLC	7,337.00			05/04/21
						LIABILITY CLAIM-SPECIAL BRANDT ATTORNEY FEES				
ACCOUNT TOTAL							17,526.21	.00	17,526.21	
FUND TOTAL							17,526.21	.00	17,526.21	
FUND 724 TRUST & AGENCY										
724-0000-487.50-01						TRANSFERS OUT / TRANSFERS TO GENERAL FUND				
1838		11/21	AP	05/10/21	0395757	GENERAL FUND	104,886.18			05/11/21
						PROPERTY TAX PAYMENT				
ACCOUNT TOTAL							104,886.18	.00	104,886.18	
FUND TOTAL							104,886.18	.00	104,886.18	
FUND 727 GREENWOOD CEMETERY P-CARE										
FUND 728 FAIRVIEW CEMETERY P-CARE										

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Item 34.

GROUP	PO	ACCTG	----TRANSACTION----				DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT
FUND 729	HILLSIDE	CEMETERY	P-CARE						
FUND 790	FLOOD	LEVY							
			GRAND TOTAL				1,709,414.57	92.78	1,709,321.79

# Council Invoices for Council Meeting 05/17/21

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Item 34.

GROUP	PO	ACCTG	----TRANSACTION----	DEBITS	CREDITS	CURRENT BALANCE
NBR	NBR	PER.	CD DATE NUMBER DESCRIPTION			POST DT
FUND 101 GENERAL FUND						
101-1008-441.71-01			OFFICE SUPPLIES / OFFICE SUPPLIES			
1829		11/21	AP 04/29/21 0000000 STOREY KENWORTHY	3.84		05/13/21
			SCISSORS			
ACCOUNT TOTAL				3.84	.00	3.84
101-1008-441.83-04			TRANSPORTATION&EDUCATION / DUES & MEMBERSHIPS			
1777		11/21	AP 03/31/21 0137053 US BANK	30.00		05/05/21
			IOWA SECRETARY OF STATE NOTARY RENEW-A EGGLESTON			
1777		11/21	AP 03/31/21 0137053 US BANK	30.00		05/05/21
			IOWA SECRETARY OF STATE NOTARY RENEW-J GOODRICH			
1777		11/21	AP 03/31/21 0137053 US BANK	30.00		05/05/21
			IOWA SECRETARY OF STATE NOTARY RENEW-C FISHER			
ACCOUNT TOTAL				90.00	.00	90.00
101-1008-441.83-05			TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)			
1816		11/21	AP 04/22/21 0000000 HOLIDAY INN-CONFERENCE CENTER	112.00		05/13/21
			HOTEL-IMFOA CONF.DANIELSO DES MOINES 4/22-4/23/21			
ACCOUNT TOTAL				112.00	.00	112.00
101-1008-441.83-06			TRANSPORTATION&EDUCATION / EDUCATION			
1779		11/21	AP 04/08/21 0000000 IOWA LEAGUE-CITIES	195.00		05/13/21
			REG:MPA 2021-DANIELSEN AMES 7/28-7/30/21			
ACCOUNT TOTAL				195.00	.00	195.00
101-1008-441.86-01			REPAIR & MAINTENANCE / REPAIR & MAINTENANCE			
1834		11/21	AP 05/07/21 0000000 SHRED-IT USA	108.43		05/13/21
			ON-SITE DOC. DESTRUCTION TICKET #8067875215			
ACCOUNT TOTAL				108.43	.00	108.43
101-1026-441.83-04			TRANSPORTATION&EDUCATION / DUES & MEMBERSHIPS			
1816		11/21	AP 05/01/21 0000000 ISCPA	280.00		05/13/21
			MEMBERSHIP-J RODENBECK 5/1/21-4/30/22			
ACCOUNT TOTAL				280.00	.00	280.00
101-1026-441.83-05			TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)			
1816		11/21	AP 04/22/21 0000000 HOLIDAY INN-CONFERENCE CENTER	112.00		05/13/21
			HOTEL-IMFOA CONF.RODENBEC DES MOINES 4/22-4/23/21			
ACCOUNT TOTAL				112.00	.00	112.00

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	---TRANSACTION--- NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1028-441.71-01						OFFICE SUPPLIES / OFFICE SUPPLIES				
1779		11/21 AP		04/15/21	0000000	STOREY KENWORTHY	.99			05/13/21
						PENS				
						ACCOUNT TOTAL	.99	.00	.99	
101-1028-441.81-53 PROFESSIONAL SERVICES / JOB NOTICES										
1816		11/21 AP		05/02/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:COMM.SRV.COORDINTR				
						COURIER				
1816		11/21 AP		05/02/21	0000000	COURIER COMMUNICATIONS-ADVERT	250.00			05/13/21
						DIGITAL IMPRESS-REC CTR				
						ONLINE				
1816		11/21 AP		05/02/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:REC CENTER-SUMMER				
						COURIER				
1816		11/21 AP		05/02/21	0000000	COURIER COMMUNICATIONS-ADVERT	104.15			05/13/21
						DIGITAL IMPRESS-LAND SURV				
						ONLINE				
1816		11/21 AP		05/02/21	0000000	COURIER COMMUNICATIONS-ADVERT	25.00			05/13/21
						JOB AD:LAND SURVEYOR				
						COURIER				
1779		11/21 AP		04/30/21	0000000	CEDAR VALLEY SAVER, INC.	75.00			05/13/21
						JOB AD:REC CENTER				
						4/29/21 DISPLAY AD,WEB AD				
1779		11/21 AP		04/30/21	0000000	CEDAR VALLEY SAVER, INC.	75.00			05/13/21
						JOB AD:LAND SURVEYOR				
						4/29/21 DISPLAY AD,WEB AD				
1816		11/21 AP		04/29/21	0000000	COURIER COMMUNICATIONS-ADVERT	225.00			05/13/21
						DIGITAL IMPRESS-RESERVEPO				
						ONLINE				
1816		11/21 AP		04/29/21	0000000	COURIER COMMUNICATIONS-ADVERT	225.00			05/13/21
						DIGITAL IMPRESS-COM.SRVCO				
						ONLINE				
1816		11/21 AP		04/27/21	0000000	COURIER COMMUNICATIONS-ADVERT	39.00			05/13/21
						SEARCH BOOST				
						ONLINE				
1816		11/21 AP		04/27/21	0000000	COURIER COMMUNICATIONS-ADVERT	56.50			05/13/21
						JOB AD:RESERVE POLICE				
						PULSE				
1816		11/21 AP		04/27/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:COMM.SRV.COORDINTR				
						PULSE				
1816		11/21 AP		04/27/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:REC CENTER-SUMMER				
						PULSE				
1816		11/21 AP		04/27/21	0000000	COURIER COMMUNICATIONS-ADVERT	25.00			05/13/21
						JOB AD:LAND SURVEYOR				
						PULSE				
1816		11/21 AP		04/26/21	0000000	COURIER COMMUNICATIONS-ADVERT	225.00			05/13/21
						DIGITAL IMPRESS.CAD TECH				
						ONLINE				
1816		11/21 AP		04/25/21	0000000	COURIER COMMUNICATIONS-ADVERT	56.50			05/13/21
						JOB AD:RESERVE POLICE				
						COURIER				
1816		11/21 AP		04/25/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:COMM.SRV.COORDINTR				
						COURIER				
1816		11/21 AP		04/25/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:CIVIL CAD TECH				
						COURIER				
1816		11/21 AP		04/25/21	0000000	COURIER COMMUNICATIONS-ADVERT	33.00			05/13/21
						JOB AD:REC CENTER-SUMMER				
						COURIER				
1816		11/21 AP		04/25/21	0000000	COURIER COMMUNICATIONS-ADVERT	54.00			05/13/21
						JOB AD:LAND SURVEYOR				
						COURIER				
1816		11/21 AP		04/22/21	0000000	COURIER COMMUNICATIONS-ADVERT	224.00			05/13/21
						DIGITAL IMPRESS.PARKING				
						ONLINE				



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FUND 101 GENERAL FUND										
101-1028-441.81-53 PROFESSIONAL SERVICES / JOB NOTICES						continued				
1816		11/21 AP		04/20/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	56.50			05/13/21
		JOB AD:RESERVE POLICE								
1816		11/21 AP		04/20/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:COMM.SRV.COORDINTR								
1816		11/21 AP		04/20/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:PT PARKING ATTENDT								
1816		11/21 AP		04/20/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:CIVIL CAD TECH								
1816		11/21 AP		04/20/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:REC CENTER-SUMMER								
1816		11/21 AP		04/18/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	56.50			05/13/21
		JOB AD:RESERVE POLICE								
1816		11/21 AP		04/18/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	33.00			05/13/21
		JOB AD:COMM.SRV.COORDINTR								
1816		11/21 AP		04/18/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	33.00			05/13/21
		JOB AD:PT PARKING ATTENDT								
1816		11/21 AP		04/18/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	33.00			05/13/21
		JOB AD:CIVIL CAD TECH								
1816		11/21 AP		04/18/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	62.00			05/13/21
		JOB AD:REC CENTER-SUMMER								
1816		11/21 AP		04/15/21	0000000	COURIER COMMUNICATIONS-ADVERT ONLINE	331.58			05/13/21
		DIGITAL IMPRESSIONS-PSO								
1816		11/21 AP		04/13/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	25.00			05/13/21
		JOB AD:PUBLIC SAFETY OFFI								
1816		11/21 AP		04/13/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	56.50			05/13/21
		JOB AD:RESERVE POLICE								
1816		11/21 AP		04/13/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:COMM.SRV.COORDINTR								
1816		11/21 AP		04/13/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:PT PARKING ATTENDT								
1816		11/21 AP		04/13/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	33.00			05/13/21
		JOB AD:CIVIL CAD TECH								
1816		11/21 AP		04/11/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	25.00			05/13/21
		JOB AD:PUBLIC SAFETY OFFI								
1816		11/21 AP		04/11/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	85.50			05/13/21
		JOB AD:RESERVE POLICE								
1816		11/21 AP		04/11/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	62.00			05/13/21
		JOB AD:COMM.SRV.COORDINR								
1816		11/21 AP		04/11/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	62.00			05/13/21
		JOB AD:PT PARKING ATTEND								
1816		11/21 AP		04/11/21	0000000	COURIER COMMUNICATIONS-ADVERT COURIER	62.00			05/13/21
		JOB AD:CIVIL CAD TECH								
1777		11/21 AP		04/08/21	0137053	US BANK	125.00			05/05/21
		ISU CAREER FAIRS								
1816		11/21 AP		04/06/21	0000000	ENGINEERING CAREER FAIR	22.50			05/13/21
		JOB AD:SEASONAL LABORER								
1816		11/21 AP		04/06/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	22.50			05/13/21
		JOB AD:REC CENTER-AQUATIC								
1816		11/21 AP		04/06/21	0000000	COURIER COMMUNICATIONS-ADVERT PULSE	22.50			05/13/21

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GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1028-441.81-53						PROFESSIONAL SERVICES / JOB NOTICES				
						continued				
1816				11/21	AP 04/06/21 0000000	JOB AD:PRINCIPAL ENGINEER PULSE COURIER COMMUNICATIONS-ADVERT	25.00			05/13/21
1777				11/21	AP 04/05/21 0137053	US BANK PULSE	128.35			05/05/21
1816				11/21	AP 04/04/21 0000000	LINKEDIN 6487068364 RECRUITER LITE RENEWAL COURIER COMMUNICATIONS-ADVERT	25.00			05/13/21
1816				11/21	AP 04/04/21 0000000	JOB AD:PUBLIC SAFETY OFFI COURIER COURIER COMMUNICATIONS-ADVERT	450.00			05/13/21
1816				11/21	AP 03/30/21 0000000	30K IMPRESSIONS ONLINE COURIER COMMUNICATIONS-ADVERT	22.50			05/13/21
1816				11/21	AP 03/30/21 0000000	JOB AD:CIVIL CAD TECH PULSE COURIER COMMUNICATIONS-ADVERT	25.00			05/13/21
1777				11/21	AP 03/29/21 0137053	JOB AD:PUBLIC SAFETY OFFI PULSE US BANK	248.40			05/05/21
1777				11/21	AP 03/29/21 0137053	LINKEDIN-645*6388194 JOB AD:PRINCIPAL ENGINEER US BANK	276.42			05/05/21
						LINKEDIN-645*6388194 JOB AD:CIVIL CAD TECH				
						ACCOUNT TOTAL	4,497.90	.00		4,497.90
101-1028-441.81-55						PROFESSIONAL SERVICES / EMPLOYEE ASSISTANCE PROG				
1779				11/21	AP 05/03/21 0000000	MERCYONE	150.00			05/13/21
						EMPL.ASSISTANCE PROGRAM				
						ACCOUNT TOTAL	150.00	.00		150.00
101-1028-441.83-04						TRANSPORTATION&EDUCATION / DUES & MEMBERSHIPS				
1777				11/21	AP 04/16/21 0137053	US BANK	219.00			05/05/21
						SOCIETYFORHUMANRESOURCE MEMBERSHIP-B BALVANZ				
						ACCOUNT TOTAL	219.00	.00		219.00
101-1048-441.72-11						OPERATING SUPPLIES / DUES, BOOKS, MAGAZINES				
1816				11/21	AP 05/01/21 0000000	THOMSON REUTERS - WEST	601.07			05/13/21
						WESTLAW INFORMATION 4/1/21-4/30/21				
1816				11/21	AP 04/06/21 0000000	CENTER EDUCATION & EMPLOYMENT	159.00			05/13/21
						YR.PUBL.EMPLOY.LAW REPORT ONE YEAR SUBSCRIPTION				
						ACCOUNT TOTAL	760.07	.00		760.07
101-1060-423.71-01						OFFICE SUPPLIES / OFFICE SUPPLIES				
1778				11/21	AP 04/20/21 0137053	US BANK	114.46			05/05/21
						ILLINOIS LIBRARY ASSOC SHIRTS & LAPEL PINS				
1778				11/21	AP 04/08/21 0137053	US BANK	28.40			05/05/21
						AMZN MKTP US*V01VH84Y3 CAN DUSTERS (X8)				

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GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1060-423.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES						continued				
1778		11/21	AP	04/05/21	0137053	US BANK	47.00		05/05/21	
1778		11/21	AP	04/01/21	0137053	US BANK	153.55		05/05/21	
						AMAZON.COM*MK8C93M93 AMZN				
						TRASH CAN & LID				
						ACCOUNT TOTAL	343.41	.00	343.41	
101-1060-423.72-75 OPERATING SUPPLIES / DISPLAY										
1778		11/21	AP	03/30/21	0137053	US BANK	384.00		05/05/21	
						SIGNS BY TOMORROW				
						LIBRARY DIRECTIONAL MAPS				
						ACCOUNT TOTAL	384.00	.00	384.00	
101-1060-423.81-91 PROFESSIONAL SERVICES / LICENSES & SERVICE CONTRT										
1778		11/21	AP	04/19/21	0137053	US BANK	359.88		05/05/21	
1778		11/21	AP	04/12/21	0137053	US BANK	70.00		05/05/21	
						ADOBE CREATIVE CLOUD				
						ADOBE CREATIVE CLOUD 1 YR				
1778		11/21	AP	04/05/21	0137053	US BANK	549.90		05/05/21	
						INT*QUICKBOOKS ONLINE				
						QUICKBOOKS MONTHLY SUB.				
1778		11/21	AP	03/29/21	0137053	US BANK		19.26	05/05/21	
						ZOOM.US 888-799-9666				
						ZOOM PRO & WEBINAR 1 YEAR				
						WWW.1AND1.COM				
						WEBHOSTING TRIAL REFUND				
						ACCOUNT TOTAL	979.78	19.26	960.52	
101-1060-423.89-20 MISCELLANEOUS SERVICES / ADULT BOOKS										
1778		11/21	AP	04/13/21	0137053	US BANK	19.95		05/05/21	
						AMAZON.COM*FW62J0HX3				
						ADULT BOOKS (MEM RAPP)				
1778		11/21	AP	04/13/21	0137053	US BANK	25.00		05/05/21	
						AMAZON.COM*8A10J7YB3				
						ADULT BOOKS (MEM RAPP)				
1778		11/21	AP	04/12/21	0137053	US BANK	98.80		05/05/21	
						AMAZON.COM*II7Z38VI3 AMZN				
						ADULT BOOKS (MEM RAPP)				
1778		11/21	AP	03/29/21	0137053	US BANK	40.83		05/05/21	
						AMZN MKTP US*473A06L43				
						ADULT BOOKS (MEM GEARY)				
						ACCOUNT TOTAL	184.58	.00	184.58	
101-1060-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM										
1778		11/21	AP	04/20/21	0137053	US BANK	31.88		05/05/21	
						THE SQUIRM FIRM				
						FOTL:YOUTH-WORM FARM PH &				
1778		11/21	AP	04/20/21	0137053	US BANK	30.00		05/05/21	
						LS BIKE TECH				
						FOTL:ADULT-GIFT CARDS (2)				
1778		11/21	AP	04/19/21	0137053	US BANK		1.05	05/05/21	
						PETERSEN & TIETZ FLORIST				
						FOTL:ADULT-TAX REFUND				
1778		11/21	AP	04/19/21	0137053	US BANK	15.00		05/05/21	

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	---TRANSACTION---	NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND											
101-1060-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM <span style="float:right">continued</span>											
1778		11/21 AP		04/19/21	0137053		PETERSEN & TIETZ FLORIST FOTL:ADULT-GIFT CARD (1) US BANK	30.00		05/05/21	
1778		11/21 AP		04/19/21	0137053		PETERSEN & TIETZ FLORIST FOTL:ADULT-GIFT CARDS (2) US BANK	16.05		05/05/21	
1778		11/21 AP		04/19/21	0137053		PETERSEN & TIETZ FLORIST FOTL:ADULT-GIFT CARD (1) US BANK	31.05		05/05/21	
1778		11/21 AP		04/19/21	0137053		SQ *THE SOUL BOOK NOOK LL FOTL:ADULT-GIFT CARD (2) US BANK	32.94		05/05/21	
1778		11/21 AP		04/14/21	0137053		AMZN MKTP US*D162L8WB3 AM FOTL:COLAB-POTS & SOIL US BANK	14.95		05/05/21	
1778		11/21 AP		04/07/21	0137053		AMZN MKTP US*W08L39PV3 FOTL:YA-MARSHMALLOW PEEPS US BANK	18.75		05/05/21	
1778		11/21 AP		04/07/21	0137053		AMZN MKTP US*HW7QE90S3 FOTL:YA-NERDS US BANK	11.15		05/05/21	
1778		11/21 AP		04/07/21	0137053		AMZN MKTP US*6C7J55KI3 FOTL:YA-MARSHMALLOW PEEPS US BANK	29.35		05/05/21	
1778		11/21 AP		04/07/21	0137053		AMAZON.COM*6N9KR5NT3 AMZN FOTL:YOUTH-POSTERBOARD US BANK	185.98		05/05/21	
1778		11/21 AP		04/06/21	0137053		AMZN MKTP US*4U7VQ9873 FOTL:MARKETING-LIGHTING US BANK		51.98	05/05/21	
1778		11/21 AP		04/05/21	0137053		AMZN MKTP US FOTL:YOUTH-SOIL REFUND US BANK	9.10		05/05/21	
1778		11/21 AP		04/01/21	0137053		HY-VEE CEDAR FALLS 1052 FOTL:YA-SNACKS US BANK	12.84		05/05/21	
1778		11/21 AP		03/29/21	0137053		WM SUPERCENTER #753 FOTL:YOUTH-SOIL & PLATES US BANK	23.17		05/05/21	
1778		11/21 AP		03/29/21	0137053		HY-VEE CEDAR FALLS 1052 FOTL:MARKETING-FOOD FOR US BANK	15.00		05/05/21	
1778		11/21 AP		03/29/21	0137053		TEA CELLAR FOTL:ADULT-GIFT CARDS US BANK	114.72		05/05/21	
1778		11/21 AP		03/29/21	0137053		AMZN MKTP US*4H10Y9EY3 FOTL:YOUTH-BALLOONS, DESK US BANK	9.96		05/05/21	
1778		11/21 AP		03/25/21	0137053		AMZN MKTP US*4E3UW2VQ3 FOTL:COLAB-MARKER PENS US BANK	17.99		05/05/21	
1778		11/21 AP		03/24/21	0137053		AMZN MKTP US*8E5CY36I3 FOTL:YOUTH-PEAT PLANT US BANK	53.25		05/05/21	
							AMZN MKTP US*2A92F1N03 FOTL:COLAB-BLANK CARDS,				
ACCOUNT TOTAL								703.13	53.03	650.10	
101-1061-423.71-11 OFFICE SUPPLIES / TECHNICAL PROCESSING SUPP											
1778		11/21 AP		04/19/21	0137053		US BANK AMZN MKTP US*BP46T2JG3 FILE FOLDERS & ORGANIZER	34.38		05/05/21	
ACCOUNT TOTAL								34.38	.00	34.38	
101-1061-423.89-20 MISCELLANEOUS SERVICES / ADULT BOOKS											



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FUND 101 GENERAL FUND											
101-1061-423.89-20	MISCELLANEOUS SERVICES / ADULT BOOKS									continued	
1778		11/21 AP		04/20/21	0137053	US BANK	24.58		05/05/21		
		AMZN MKTP		US*AQ5ZP4023	AM	ADULT BOOKS					
1778		11/21 AP		04/20/21	0137053	US BANK	13.32		05/05/21		
		AMAZON.COM		*CI3RN5633		ADULT BOOKS					
1778		11/21 AP		04/20/21	0137053	US BANK	24.29		05/05/21		
		AMZN MKTP		US*BP4EL8CZ3		ADULT BOOKS					
1778		11/21 AP		04/19/21	0137053	US BANK	16.50		05/05/21		
		AMZN MKTP		US*MP5Z696K3		ADULT BOOKS					
1778		11/21 AP		04/13/21	0137053	US BANK	16.19		05/05/21		
		AMAZON.COM		*WH2A24Z23	AMZN	ADULT BOOKS					
1778		11/21 AP		04/13/21	0137053	US BANK	64.37		05/05/21		
		AMAZON.COM		*8A10J7YB3		ADULT BOOKS					
1778		11/21 AP		04/13/21	0137053	US BANK	9.43		05/05/21		
		AMZN MKTP		US*DT7RR05D3		ADULT BOOKS					
1778		11/21 AP		04/12/21	0137053	US BANK	59.18		05/05/21		
		AMAZON.COM		*YD5L29393	AMZN	ADULT BOOKS					
1778		11/21 AP		04/12/21	0137053	US BANK	30.00		05/05/21		
		AMAZON.COM		*7241X7RZ3	AMZN	ADULT BOOKS					
1778		11/21 AP		04/01/21	0137053	US BANK	14.83		05/05/21		
		AMAZON.COM		*LN7I84JD3	AMZN	ADULT BOOKS					
1778		11/21 AP		03/31/21	0137053	US BANK	15.00		05/05/21		
		AMAZON.COM		*CM0ZJ9J23	AMZN	ADULT BOOKS					
1778		11/21 AP		03/29/21	0137053	US BANK	25.58		05/05/21		
		AMAZON.COM		*NN21V2B93	AMZN	ADULT BOOKS					
1778		11/21 AP		03/29/21	0137053	US BANK	16.95		05/05/21		
		AMZN MKTP		US*473AO6L43		ADULT BOOKS					
1778		11/21 AP		03/29/21	0137053	US BANK	30.94		05/05/21		
		AMAZON.COM		*Z380R5BV3		ADULT BOOKS					
1778		11/21 AP		03/29/21	0137053	US BANK	12.74		05/05/21		
		AMZN MKTP		US*8F97T7GY3		ADULT BOOKS					
1778		11/21 AP		03/25/21	0137053	US BANK	11.79		05/05/21		
		AMAZON.COM		*S95C05IG3	AMZN	ADULT BOOKS					
1778		11/21 AP		03/24/21	0137053	US BANK	15.14		05/05/21		
		AMAZON.COM		*CF4007ET3		ADULT BOOKS					
1778		11/21 AP		03/23/21	0137053	US BANK	8.70		05/05/21		
		AMAZON.COM		*H932L0WN3		ADULT BOOKS					
1778		11/21 AP		03/23/21	0137053	US BANK	13.66		05/05/21		
		AMZN MKTP		US*KM0992NB3		ADULT BOOKS					
		ACCOUNT TOTAL						423.19	4.00	423.19	
101-1061-423.89-22 MISCELLANEOUS SERVICES / YOUTH BOOKS											
1778		11/21 AP		04/20/21	0137053	US BANK	52.08		05/05/21		
		AMZN MKTP		US*BP4EL8CZ3		YOUTH BOOKS					
1778		11/21 AP		04/19/21	0137053	US BANK	22.00		05/05/21		
		AMZN MKTP		US*7F7BS6QD3		YOUTH BOOKS					
1778		11/21 AP		04/19/21	0137053	US BANK	27.76		05/05/21		
		AMZN MKTP		US*9C0QP0ZM3		YOUTH BOOKS					

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FUND 101 GENERAL FUND									
101-1061-423.89-22						MISCELLANEOUS SERVICES / YOUTH BOOKS			
						continued			
1778		11/21	AP	04/13/21	0137053	US BANK	43.47		05/05/21
						AMAZON.COM*CE1WM9CC3			
1778		11/21	AP	04/12/21	0137053	US BANK	24.06		05/05/21
						AMAZON.COM*2C0BB4P33			
1778		11/21	AP	04/09/21	0137053	US BANK	23.97		05/05/21
						AMAZON.COM*7P9B38D83 AMZN			
1778		11/21	AP	04/08/21	0137053	US BANK	33.98		05/05/21
						AMAZON.COM*0V6TA0UE3 AMZN			
1778		11/21	AP	04/07/21	0137053	US BANK	23.97		05/05/21
						AMAZON.COM*1E4OG8JI3			
1778		11/21	AP	04/05/21	0137053	US BANK	14.79		05/05/21
						AMAZON.COM*B08562D73 AMZN			
1778		11/21	AP	03/29/21	0137053	US BANK	14.99		05/05/21
						AMAZON.COM*1Q80H7CO3 AMZN			
						ACCOUNT TOTAL	281.07	.00	281.07
101-1061-423.89-24						MISCELLANEOUS SERVICES / ADULT AUDIO			
1778		11/21	AP	04/05/21	0137053	US BANK	29.24		05/05/21
						AMZN MKTP US*0D7AM22J3			
1778		11/21	AP	03/31/21	0137053	US BANK	16.96		05/05/21
						AMZN MKTP US*EY5L24G33			
1778		11/21	AP	03/29/21	0137053	US BANK	27.99		05/05/21
						AMZN MKTP US*8F97T7GY3			
1778		11/21	AP	03/24/21	0137053	US BANK	9.99		05/05/21
						AMAZON.COM*P49QG6DS3 AMZN			
						ACCOUNT TOTAL	84.18	.00	84.18
101-1061-423.89-25						MISCELLANEOUS SERVICES / ADULT VIDEO			
1778		11/21	AP	04/20/21	0137053	US BANK	23.98		05/05/21
						AMZN MKTP US*AQ5ZP4023 AM			
1778		11/21	AP	03/29/21	0137053	US BANK	12.21		05/05/21
						AMZN MKTP US*8F97T7GY3			
						ACCOUNT TOTAL	36.19	.00	36.19
101-1061-423.89-35						MISCELLANEOUS SERVICES / YOUTH AUDIO			
1778		11/21	AP	03/23/21	0137053	US BANK	39.67		05/05/21
						AMZN MKTP US*6R4IU7UX3			
						ACCOUNT TOTAL	39.67	.00	39.67
101-1061-423.89-36						MISCELLANEOUS SERVICES / YOUTH VIDEO			
1778		11/21	AP	04/12/21	0137053	US BANK	5.99		05/05/21

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FUND 101 GENERAL FUND										
101-1061-423.89-36						MISCELLANEOUS SERVICES / YOUTH VIDEO				
						AMAZON.COM*B770E98J3 AMZN				
						YOUTH VIDEOS				
						ACCOUNT TOTAL	5.99	.00	5.99	
101-1061-423.89-47 MISCELLANEOUS SERVICES / LIBRARY OF THINGS										
1778		11/21 AP		04/08/21	0137053	US BANK	683.77			05/05/21
						AMZN MKTP US*ZA6109093				
						GOPRO, MARIMBA, DRUM, &				
1778		11/21 AP		04/01/21	0137053	US BANK	14.98			05/05/21
						AMZN MKTP US*WB1873CK3				
						4" RUBBER BANDS				
1778		11/21 AP		04/01/21	0137053	US BANK	29.47			05/05/21
						AMZN MKTP US*MB7BF9N23				
						12" RUBBER BANDS & LABELS				
						ACCOUNT TOTAL	728.22	.00	728.22	
101-1118-441.81-25 PROFESSIONAL SERVICES / PROMOTIONAL TAPES & ADS.										
1789		11/21 AP		05/03/21	0000000	PARKADE PRINTER, INC.	142.98			05/13/21
						CITY OF CF ENVELOPES				
						BUSINESS & INDUSTRY				
						PROJECT#: 014000				
						ACCOUNT TOTAL	142.98	.00	142.98	
101-1118-441.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1777		11/21 AP		03/23/21	0137053	US BANK	695.00			05/05/21
						UNI INVOICE PAYMENTS				
						REG:EC DEV COURSE-GRAHAM				
						ACCOUNT TOTAL	695.00	.00	695.00	
101-1199-421.31-10 HUMAN DEVELOPMENT GRANTS / GRANTS - CULTURAL SERVICE										
1777		11/21 AP		04/12/21	0137053	US BANK	14.97			05/05/21
						WM SUPERCENTER #753				
						TYE DYE FOR BLOCK PARTY				
1777		11/21 AP		03/25/21	0137053	US BANK	95.92			05/05/21
						APEXMAGNETS				
						PLASTIC COATED WHITE				
						ACCOUNT TOTAL	110.89	.00	110.89	
101-1199-441.72-19 OPERATING SUPPLIES / PRINTING										
1779		11/21 AP		04/27/21	0000000	COURIER LEGAL COMMUNICATIONS	504.18			05/13/21
						4/19/21 CC MTG.MINS/BILLS				
1779		11/21 AP		04/21/21	0000000	COURIER LEGAL COMMUNICATIONS	125.44			05/13/21
						PH NTC-FY21 BUDGET AMEND.				
						ACCOUNT TOTAL	629.62	.00	629.62	

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FUND 101 GENERAL FUND										
101-1199-441.81-09						PROFESSIONAL SERVICES / HUMAN RIGHTS COMMISSION				
1816				11/21	AP 05/11/21 0000000	CEDAR VALLEY PRIDEFEST	40.00			05/13/21
						BOOTH VENDOR FEE-8/28/21				
						ACCOUNT TOTAL	40.00	.00	40.00	
101-2205-432.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1789				11/21	AP 04/15/21 0000000	STOREY KENWORTHY	4.06			05/13/21
						PENS, HI-LITERS, DIVIDERS				
1829				11/21	AP 04/06/21 0000000	STOREY KENWORTHY	5.34			05/13/21
						PENCILS				
1829				11/21	AP 04/06/21 0000000	STOREY KENWORTHY	.69			05/13/21
						FINGERTIP MOISTENER				
						ACCOUNT TOTAL	10.09	.00	10.09	
101-2205-432.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1777				11/21	AP 04/20/21 0137053	US BANK	50.00			05/05/21
						EVENT* 2021 IOWA TOUR				
						IA TOURISM CONF-S SHEETZ				
						ACCOUNT TOTAL	50.00	.00	50.00	
101-2235-412.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1829				11/21	AP 04/29/21 0000000	STOREY KENWORTHY	8.38			05/13/21
						BATTERIES, POST-ITS				
1829				11/21	AP 04/29/21 0000000	STOREY KENWORTHY	16.76			05/13/21
						COPY PAPER				
1829				11/21	AP 04/13/21 0000000	STOREY KENWORTHY	8.36			05/13/21
						STAPLES, MARKERS, PENS				
1829				11/21	AP 04/13/21 0000000	STOREY KENWORTHY	33.52			05/13/21
						COPY PAPER, 11X17 PAPER				
1829				11/21	AP 04/06/21 0000000	STOREY KENWORTHY	4.85			05/13/21
						POST-IT FLAGS				
1789				11/21	AP 04/06/21 0000000	STOREY KENWORTHY	4.46			05/13/21
						TAB DIVIDERS				
						ACCOUNT TOTAL	76.33	.00	76.33	
101-2235-412.71-07 OFFICE SUPPLIES / CODE ENFORCEMENT SUPPLIES										
1789				11/21	AP 05/05/21 0000000	COOLEY SANITATION LLC	1,025.21			05/13/21
						2716 WATERLOO RD CLEAN UP				
						CODE ENFORCEMENT				
						ACCOUNT TOTAL	1,025.21	.00	1,025.21	
101-2235-412.72-60 OPERATING SUPPLIES / SAFETY SUPPLIES										



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FUND 101 GENERAL FUND										
101-2235-412.72-60						OPERATING SUPPLIES / SAFETY SUPPLIES				
1779		11/21 AP		05/01/21	0000000	BROWN'S SHOE FIT	120.00			05/13/21
						SAFETY SHOES-J MAI P.O. 56603				
						ACCOUNT TOTAL	120.00	0.00	120.00	
101-2235-412.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1777		11/21 AP		04/14/21	0137053	US BANK	69.00			05/05/21
						ENGLAND TRAINING LLC PRACTICE QUIZ-J CASTLE				
1777		11/21 AP		04/12/21	0137053	US BANK	95.00			05/05/21
						INT'L CODE COUNCIL INC CERT RENEWAL-J HENDERSON				
						ACCOUNT TOTAL	164.00	0.00	164.00	
101-2245-442.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1829		11/21 AP		04/29/21	0000000	STOREY KENWORTHY	5.97			05/13/21
						TRIANGLE ENGR SCALE				
1789		11/21 AP		04/29/21	0000000	STOREY KENWORTHY	6.34			05/13/21
						PENCILS,LEGAL PADS				
1789		11/21 AP		04/15/21	0000000	STOREY KENWORTHY	15.26			05/13/21
						PENS,HI-LITERS,DIVIDERS				
1829		11/21 AP		04/06/21	0000000	STOREY KENWORTHY	2.59			05/13/21
						FINGERTIP MOISTENER				
						ACCOUNT TOTAL	30.16	0.00	30.16	
101-2245-442.72-19 OPERATING SUPPLIES / PRINTING										
1779		11/21 AP		04/21/21	0000000	COURIER LEGAL COMMUNICATIONS	112.67			05/13/21
						PZ HEARING NTC.-DT ZONING CD-DT				
						ACCOUNT TOTAL	112.67	0.00	112.67	
101-2245-442.81-16 PROFESSIONAL SERVICES / ZONING ORDINANCE										
1789		11/21 AP		04/23/21	0000000	FERRELL MADDEN	4,800.00			05/13/21
						3221-COLLEGE HILL VSN&ZN TASK 3,4 MAR & APR 2021				
						PROJECT#: 023221				
						ACCOUNT TOTAL	4,800.00	0.00	4,800.00	
101-2245-442.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1777		11/21 AP		04/19/21	0137053	US BANK	250.00			05/05/21
						CONGRESS FOR THE NEW U VIRTUAL CONF - K HOWARD				
						ACCOUNT TOTAL	250.00	0.00	250.00	

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FUND 101 GENERAL FUND										
101-2253-423.71-01						OFFICE SUPPLIES / OFFICE SUPPLIES				
1795		11/21	AP	04/29/21	0000000	STOREY KENWORTHY	249.90			05/13/21
						TASK CHAIRS				
1777		11/21	AP	04/14/21	0137053	US BANK	15.88			05/05/21
						WAL-MART #0753				
1795		11/21	AP	04/08/21	0000000	STOREY KENWORTHY	116.36			05/13/21
						PENS,FOLDERS,HIGHLIGHTERS				
						PENCILS,LEAD,POST ITS				
1795		11/21	AP	04/08/21	0000000	STOREY KENWORTHY	14.64			05/13/21
						STAPLES,SCISSORS,PEN CUP				
1777		11/21	AP	04/07/21	0137053	US BANK	210.00			05/05/21
						DPH REGULATORY PROGRAMS				
1777		11/21	AP	04/02/21	0137053	US BANK	760.00			05/05/21
						AMERICAN RED CROSS				
1777		11/21	AP	03/25/21	0137053	US BANK	200.00			05/05/21
						AMERICAN RED CROSS				
						LIFEGUARDING CLS CLASS				
						LIFEGUARDING CLS CLASS				
						ACCOUNT TOTAL	1,566.78	.00		1,566.78
101-2253-423.72-31						OPERATING SUPPLIES / YOUTH SPORTS EQUIPMENT				
1795		11/21	AP	04/21/21	0000000	XPRESSIONS	768.00			05/13/21
						REC T-SHIRTS				
1777		11/21	AP	04/16/21	0137053	US BANK	561.75			05/05/21
						ON DECK SPORTS				
1777		11/21	AP	04/12/21	0137053	US BANK		750.00		05/05/21
						PAYPAL *ELITEATHLET				
						ORDER CANCELLED BY VENDOR				
1777		11/21	AP	03/29/21	0137053	US BANK	750.00			05/05/21
						PAYPAL *ELITEATHLET				
						BASEBALL MOUND				
						ACCOUNT TOTAL	2,079.75	750.00		1,329.75
101-2253-423.72-32						OPERATING SUPPLIES / ADULT SPORTS EQUIPMENT				
1795		11/21	AP	05/06/21	0000000	USA SOFTBALL OF IOWA	1,220.00			05/13/21
						ADULT TEAM REGISTRATIONS				
1795		11/21	AP	04/28/21	0000000	RMP SPORTS INC	220.59			05/13/21
						CH ANCHORS BALLFIELD				
1777		11/21	AP	03/26/21	0137053	US BANK	27.99			05/05/21
						O DONNELL ACE HARDWARE				
						CABLE TIES				
						ACCOUNT TOTAL	1,468.58	.00		1,468.58
101-2253-423.72-42						OPERATING SUPPLIES / SWIM LESSON SUPPLIES				
1777		11/21	AP	04/15/21	0137053	US BANK	104.00			05/05/21
						AMERICAN RED CROSS				
						AED TRAINER				
1777		11/21	AP	04/08/21	0137053	US BANK	600.00			05/05/21
						AMERICAN RED CROSS				
						LIFEGUARDING RECERT				
						ACCOUNT TOTAL	704.00	.00		704.00

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FUND 101 GENERAL FUND									
101-2253-423.72-44				OPERATING SUPPLIES /		EXERCISE EQUIP. REPAIRS			
1777		11/21	AP	04/15/21	0137053	US BANK	2,476.50		05/05/21
1777		11/21	AP	03/29/21	0137053	US BANK	43.00		05/05/21
				DIRECT FITNESS SOLUTIONS		PUNCHING BAGS, TRX TRAINER			
				KEISER CORPORATION		BIKE SCREEN DISPLAY COVER			
				ACCOUNT TOTAL			2,519.50	.00	2,519.50
101-2253-423.86-30 REPAIR & MAINTENANCE / MAINTENANCE & UPKEEP									
1795		11/21	AP	05/03/21	0000000	CITY LAUNDERING CO.	30.00		05/13/21
1777		11/21	AP	04/07/21	0137053	US BANK	16.77		05/05/21
1777		11/21	AP	04/01/21	0137053	US BANK	15.48		05/05/21
				REC CENTER FLOOR MATS		REPAIR REC LAMINATE			
				O DONNELL ACE HARDWARE		MISC NUTS & BOLTS			
				ACCOUNT TOTAL			62.25	.00	62.25
101-2253-423.86-31 REPAIR & MAINTENANCE / THE FALLS REPAIR & MAINT.									
1795		11/21	AP	05/05/21	0000000	SIGNS BY TOMORROW	40.00		05/13/21
1777		11/21	AP	04/19/21	0137053	US BANK	20.50		05/05/21
1777		11/21	AP	04/19/21	0137053	US BANK	18.68		05/05/21
1777		11/21	AP	04/13/21	0137053	US BANK	10.69		05/05/21
1777		11/21	AP	04/13/21	0137053	US BANK	9.99		05/05/21
				ORAJET DECALS POOL		GASKETS FOR SHOWER MIXER			
				FERGUSON ENT 1699		BACK FLOW PREVENTER POOL			
				O DONNELL ACE HARDWARE		PLUMBING SHUTOFF VALVE			
				O DONNELL ACE HARDWARE		AA BATTERIES FOR POOL			
				ACCOUNT TOTAL			99.86	.00	99.86
101-2280-423.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES									
1841		11/21	AP	04/05/21	0000000	STOREY KENWORTHY	74.48		05/13/21
				COPY PAPER					
				ACCOUNT TOTAL			74.48	.00	74.48
101-2280-423.72-70 OPERATING SUPPLIES / CLASSROOM SUPPLIES									
1777		11/21	AP	04/19/21	0137053	US BANK	43.98		05/05/21
1777		11/21	AP	04/19/21	0137053	US BANK	16.98		05/05/21
1777		11/21	AP	04/15/21	0137053	US BANK	41.53		05/05/21
1777		11/21	AP	04/14/21	0137053	US BANK	57.26		05/05/21
				AMZN MKTP US*JH6J434U3		PAPER BAGS FOR TAKE HOME			
				AMZN MKTP US*AI44E6Y83		INK PAD STAMPS			
				AMZN MKTP US*LR80Y6QH3		FLAGS			

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FUND 101 GENERAL FUND									
101-2280-423.72-70 OPERATING SUPPLIES / CLASSROOM SUPPLIES						continued			
						WM SUPERCENTER #753			
						PLASTIC BAGS, PEANUT BUTTR			
1777		11/21 AP		04/12/21	0137053	US BANK	52.49		05/05/21
						DBC*BLICK ART MATERIAL			
1777		11/21 AP		04/12/21	0137053	US BANK	5.34		05/05/21
						WM SUPERCENTER #753			
1777		11/21 AP		04/09/21	0137053	US BANK	27.96		05/05/21
						AMZN MKTP US*LR8878JO3			
1777		11/21 AP		03/25/21	0137053	US BANK	91.91		05/05/21
						WM SUPERCENTER #753			
						PLASTIC EGGS, APPLE, CUPS			
						ACCOUNT TOTAL	337.45	.00	337.45
101-2280-423.72-71 OPERATING SUPPLIES / GALLERY SUPPLIES									
1777		11/21 AP		04/12/21	0137053	US BANK	20.89		05/05/21
						DIAMOND VOGEL PAINT #210			
1777		11/21 AP		04/12/21	0137053	US BANK	27.98		05/05/21
						AMZN MKTP US*JY4TY03K3			
						MAGNETS FOR EXHIBITIONS			
						ACCOUNT TOTAL	48.87	.00	48.87
101-2280-423.72-74 OPERATING SUPPLIES / SERVICE/VOLUNTEER SUPP.									
1777		11/21 AP		04/08/21	0137053	US BANK	108.00		05/05/21
						AMAZON.COM*2I5B69OT3 AMZN			
						INK FOR DONATED PRINTER			
						ACCOUNT TOTAL	108.00	.00	108.00
101-2280-423.72-99 OPERATING SUPPLIES / POSTAGE									
1777		11/21 AP		04/07/21	0137053	US BANK	62.14		05/05/21
						UPS (800) 811-1648			
						RETURN SHIPPING FOR MZH			
						ACCOUNT TOTAL	62.14	.00	62.14
101-2280-423.81-01 PROFESSIONAL SERVICES / PROFESSIONAL SERVICES									
1841		11/21 AP		05/04/21	0000000	CITY LAUNDERING CO.	29.30		05/13/21
						RUG SERVICE			
1841		11/21 AP		03/25/21	0000000	AVEY, CHRISTOPHER W	600.00		05/13/21
						CONCERT PERFORMANCE 5/27			
1841		11/21 AP		02/08/21	0000000	BURT, KEVIN	300.00		05/13/21
						SECOND PMT JUNE 3 CONCERT			
						ACCOUNT TOTAL	929.30	.00	929.30
101-2280-423.81-06 PROFESSIONAL SERVICES / PRINTING & PUBLICATION									
1841		11/21 AP		05/10/21	0000000	KAREN'S PRINT-RITE	265.00		05/13/21



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FUND 101 GENERAL FUND								
101-2280-423.81-06 PROFESSIONAL SERVICES / PRINTING & PUBLICATION						continued		
FIRST FIFTY POSTCARD								
1841		11/21	AP	04/21/21	0000000 KAREN'S PRINT-RITE	27.80		05/13/21
50 EXTRA COPIES KBH CARD								
ACCOUNT TOTAL						292.80	.00	292.80
101-2280-423.81-61 PROFESSIONAL SERVICES / PROMOTIONS								
1777		11/21	AP	04/12/21	0137053 US BANK	12.95		05/05/21
CANVA* 03020-15138460 MONTHLY CANVA FEE								
1777		11/21	AP	04/05/21	0137053 US BANK	30.00		05/05/21
FACEBK 72LU93KYN2 ADS FOR MESSY MORNING,								
ACCOUNT TOTAL						42.95	.00	42.95
101-2280-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM								
1841		11/21	AP	04/29/21	0000000 PARKADE PRINTER, INC.	69.30		05/13/21
CORPORATE LETTER RESPONSE CARDS. FRIENDS FUNDED								
1841		11/21	AP	04/29/21	0000000 PARKADE PRINTER, INC.	158.62		05/13/21
CORPERATE SPONSOR LETTER FRIENDS FUNDED								
1841		11/21	AP	04/12/21	0000000 PARKADE PRINTER, INC.	485.50		05/13/21
FRIENDS ENVELOPES FOR OFFICE USE & MAILINGS								
1777		11/21	AP	03/29/21	0137053 US BANK	34.95		05/05/21
AMZN MKTP US*NB7P20JL3 ENVELOPES FOR NUHN CARDS								
1841		11/21	AP	03/26/21	0000000 PARKADE PRINTER, INC.	105.48		05/13/21
FRIENDS LAPSED MEMBER CAMPAIGN. FRIENDS FUNDED								
ACCOUNT TOTAL						853.85	.00	853.85
101-4511-414.72-02 OPERATING SUPPLIES / LAUNDRY								
1827		11/21	AP	05/03/21	0000000 CITY LAUNDERING CO.	21.00		05/13/21
TOWELS;MATS-PSS BUILDING								
1827		11/21	AP	04/19/21	0000000 CITY LAUNDERING CO.	3.00		05/13/21
TOWELS-STATION #1								
ACCOUNT TOTAL						24.00	.00	24.00
101-4511-414.72-04 OPERATING SUPPLIES / SCBA SUPPLIES								
1777		11/21	AP	03/29/21	0137053 US BANK	115.77		05/05/21
MEDIC BATTERIES SCBA BATTERIES								
ACCOUNT TOTAL						115.77	.00	115.77
101-4511-414.72-09 OPERATING SUPPLIES / EQUIPMENT REPAIR								
1827		11/21	AP	04/22/21	0000000 RACOM CORPORATION	112.50		05/13/21

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FUND 101 GENERAL FUND										
101-4511-414.72-09 OPERATING SUPPLIES / EQUIPMENT REPAIR						continued				
						BATTERY-SUPERVISOR RADIO				
1777				11/21	AP 03/26/21 0137053	US BANK	281.51			05/05/21
						PK SAFETY SUPPLY				
						REPL.SENSORS-4 GAS METERS				
						ACCOUNT TOTAL	394.01	.00		394.01
101-4511-414.72-11 OPERATING SUPPLIES / DUES, BOOKS, MAGAZINES										
1827				11/21	AP 04/16/21 0000000	INTERNTL.ASSOC-ARSON INVESTIG	100.00			05/13/21
						MEMBERSHIP-TIM SMITH				
						04/01/21-04/01/22				
						ACCOUNT TOTAL	100.00	.00		100.00
101-4511-414.72-20 OPERATING SUPPLIES / OFFICERS EQUIPMENT										
1834				11/21	AP 04/21/21 0000000	DXP ENTERPRISES, INC.	221.04			05/13/21
						SAFETY GLASSES				
						ACCOUNT TOTAL	221.04	.00		221.04
101-4511-414.72-23 OPERATING SUPPLIES / RADIO & MDC FEES										
1827				11/21	AP 04/27/21 0000000	BLACK HAWK CO.E911-TREASURER	2,759.76			05/13/21
						FIRE EDACS FEE;APR-JUN'21				
						ACCOUNT TOTAL	2,759.76	.00		2,759.76
101-4511-414.72-99 OPERATING SUPPLIES / POSTAGE										
1827				11/21	AP 04/28/21 0000000	FEDERAL EXPRESS	14.71			05/13/21
						SHIP MIDWEST ALARM SERV.				
						3RD PARTY REV.-CFHS ALARM				
						ACCOUNT TOTAL	14.71	.00		14.71
101-4511-414.73-10 OTHER SUPPLIES / HEADQUARTER SUPPLIES										
1827				11/21	AP 05/04/21 0000000	IOWA SPORTS SUPPLY, INC.	42.50			05/13/21
						PLAQUE-CURT HILDEBRAND				
						ACCOUNT TOTAL	42.50	.00		42.50
101-4511-414.83-05 TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)										
1777				11/21	AP 04/05/21 0137053	US BANK	106.20			05/05/21
						THE OTHER PLACE U AVE				
						MEALS-GRASS FIRE ON 4/3				
1777				11/21	AP 04/02/21 0137053	US BANK	29.94			05/05/21
						SUBWAY 36515				
						MEALS-CHAUFFER'S TESTING				
						ACCOUNT TOTAL	136.14	.00		136.14

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT	
FUND 101 GENERAL FUND											
101-4511-414.83-06						TRANSPORTATION&EDUCATION / EDUCATION					
1827		11/21 AP		05/04/21	0000000	FIRE SERVICE TRNG. BUREAU	100.00			05/13/21	
1834		2 CERT.FEE-DRIV.OPER.PUMP		11/21 AP	05/03/21	0000000	JOSH GETZ/JAVIER MERCADO				
						L & M TRANSMISSION	100.00			05/13/21	
1827		VEHICLE EXTRICATION TRNG.		11/21 AP	04/30/21	0000000	CAR TOWED TO/FROM AIKEYS				
						FIRE SERVICE TRNG. BUREAU	50.00			05/13/21	
1777		1 CERT.FEE-FIRE FIGHTER 2		11/21 AP	04/02/21	0137053	BROOKE HELGESON				
						US BANK	50.00			05/05/21	
		FIRE SERVICE TRAINING BUR				CERT.FEES-RECIPROCITY REV					
		ACCOUNT TOTAL						300.00	.00		300.00
101-4511-414.89-40 MISCELLANEOUS SERVICES / UNIFORM ALLOWANCE											
1836		10/21 AP		02/03/21	0136703	WERTJES UNIFORMS	109.99			05/12/21	
		UNIFORM ALLOWANCE-SHOES				TROY PURDY					
		ACCOUNT TOTAL						109.99	.00		109.99
101-4511-414.93-01 EQUIPMENT / EQUIPMENT											
1777		11/21 AP		03/29/21	0137053	US BANK	138.97			05/05/21	
		WPSG				STRAPS & RADIO HOLDERS					
		ACCOUNT TOTAL						138.97	.00		138.97
101-5521-415.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES											
1834		11/21 AP		05/10/21	0000000	STOREY KENWORTHY	372.40			05/13/21	
		COPY PAPER									
		ACCOUNT TOTAL						372.40	.00		372.40
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES											
1834		11/21 AP		05/07/21	0000000	SHRED-IT USA	62.44			05/13/21	
1827		ON-SITE DOC. DESTRUCTION		11/21 AP	05/03/21	0000000	TICKET #8067503703				
						CITY LAUNDERING CO.	21.00			05/13/21	
1834		TOWELS;MATS-PSS BUILDING		11/21 AP	05/03/21	0000000	L & M TRANSMISSION			05/13/21	
						TOW & STORE-GMC YUKON	50.00				
1834		11/21 AP		05/03/21	0000000	L & M TRANSMISSION	50.00			05/13/21	
		TOW PD#3 TO PUBLIC WORKS									
1834		11/21 AP		05/01/21	0000000	THOMSON REUTERS - WEST	285.65			05/13/21	
		INVESTIGATIVE SOFTWARE				04/01/21-04/30/21					
1834		11/21 AP		04/28/21	0000000	ABC EMBROIDERY, INC.	29.00			05/13/21	
		NAME TAGS-LUCAS SCHMIDT									
1777		11/21 AP		04/20/21	0137053	US BANK	8.00			05/05/21	
		SIGNS BY TOMORROW				NAME MAGNETS-DRAWERS					
1777		11/21 AP		03/26/21	0137053	US BANK		14.67		05/05/21	

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								POST DT
FUND 101 GENERAL FUND								
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued		
					PLANET LABEL			
					CREDIT TAX-PRKG.STICKERS			
ACCOUNT TOTAL						506.09	14.67	491.42
101-5521-415.72-08 OPERATING SUPPLIES / CAMERA & PHOTO EQUIPMENT								
1777		11/21 AP		04/12/21	0137053	US BANK	112.40	05/05/21
						TRITECH FORENSICS		
1777		11/21 AP		04/09/21	0137053	US BANK	34.50	05/05/21
						LOWES #01712*		
1777		11/21 AP		03/24/21	0137053	US BANK	35.00	05/05/21
						IN *ARROWHEAD SCIENTIFIC		
						HAND PRESERVATION BANDS		
ACCOUNT TOTAL						181.90	.00	181.90
101-5521-415.72-20 OPERATING SUPPLIES / OFFICERS EQUIPMENT								
1834		11/21 AP		04/21/21	0000000	DXP ENTERPRISES, INC.	110.52	05/13/21
						SAFETY GLASSES		
ACCOUNT TOTAL						110.52	.00	110.52
101-5521-415.72-23 OPERATING SUPPLIES / RADIO & MDC FEES								
1834		11/21 AP		04/27/21	0000000	BLACK HAWK CO.E911-TREASURER	4,336.76	05/13/21
						POL.EDACS FEES;APR-JUN'21		
ACCOUNT TOTAL						4,336.76	.00	4,336.76
101-5521-415.72-24 OPERATING SUPPLIES / AMMUNITION								
1834		11/21 AP		04/20/21	0000000	KIESLER'S POLICE SUPPLY, INC.	1,668.00	05/13/21
						.223 DUTY AMMO		
ACCOUNT TOTAL						1,668.00	.00	1,668.00
101-5521-415.83-04 TRANSPORTATION&EDUCATION / DUES & MEMBERSHIPS								
1777		11/21 AP		04/02/21	0137053	US BANK	50.00	05/05/21
						FBI LEEDA INC		
						2021 DUES-BROOKE HEUER		
ACCOUNT TOTAL						50.00	.00	50.00
101-5521-415.83-05 TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)								
1777		11/21 AP		04/16/21	0137053	US BANK	32.39	05/05/21
						CHICK-FIL-A #03679		
						MEALS-IN SERVICE TRNG.		
1777		11/21 AP		04/15/21	0137053	US BANK	143.22	05/05/21
						FREDDY'S 50-0002		
						MEALS-IN-SERVICE TRNG.		



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FUND 101 GENERAL FUND										
101-5521-415.83-05						TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)				
1777				11/21	AP 03/30/21 0137053	US BANK	244.16			05/05/21
						MARRIOTT WEST DES MOIN HTL.-ISRLOA CONF.-JAEGER				
1777				11/21	AP 03/30/21 0137053	US BANK	244.16			05/05/21
						MARRIOTT WEST DES MOIN HTL.-ISRLOA CONF.-K.CROSS				
1777				11/21	AP 03/30/21 0137053	US BANK	244.16			05/05/21
						MARRIOTT WEST DES MOIN HTL.-ISRLOA CONF.-C.HINES				
1777				11/21	AP 03/30/21 0137053	US BANK	244.16			05/05/21
						MARRIOTT WEST DES MOIN HTL.-ISRLOA CONF.-M.BUCK				
1777				11/21	AP 03/30/21 0137053	US BANK	244.16			05/05/21
						MARRIOTT WEST DES MOIN HTL.-ISRLOA CONF.-A.BURG				
1777				11/21	AP 03/29/21 0137053	US BANK	90.61			05/05/21
						GRUMPY GOAT TAVERN-MILLS ISRLOA CONFERENCE				
1777				11/21	AP 03/29/21 0137053	US BANK	92.97			05/05/21
						MCALISTER'S DELI 810 ISRLOA CONFERENCE				
1777				11/21	AP 03/29/21 0137053	US BANK	79.55			05/05/21
						MARRIOTT WEST DES MOIN ISRLOA CONFERENCE				
						ACCOUNT TOTAL	1,659.54	0.00	1,659.54	
101-5521-415.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1834				11/21	AP 05/04/21 0000000	IOWA LAW ENFORCEMENT ACADEMY	300.00			05/13/21
						BIKE PTRL.SCH.-DANIELSON JOHNSTON;4/26/4/30/21				
1834				11/21	AP 05/04/21 0000000	IOWA LAW ENFORCEMENT ACADEMY	300.00			05/13/21
						BIKE PTRL.SCH.-LECHTENBERG JOHNSTON;4/26/4/30/21				
1834				11/21	AP 05/04/21 0000000	IOWA LAW ENFORCEMENT ACADEMY		100.00		05/13/21
						INST.ASST.-DOMESTIC ABUSE JOHNSTON;HOEFT;2/16/21				
						ACCOUNT TOTAL	600.00	100.00	500.00	
101-5521-415.89-40 MISCELLANEOUS SERVICES / UNIFORM ALLOWANCE										
1836				10/21	AP 02/03/21 0136703	WERTJES UNIFORMS		150.98		05/12/21
						ACCOUNT CORRECTION UNIF.ALLOW.-SHOES;BEANIE				
1836				10/21	AP 02/03/21 0136703	WERTJES UNIFORMS	40.99			05/12/21
						UNIF.ALLOW.BEANIE;PATCHES TROY PURDY				
						ACCOUNT TOTAL	40.99	150.98	109.99-	
101-6613-433.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1765				11/21	AP 03/31/21 0000000	NAPA AUTO PARTS	445.14			05/13/21
						PARTS & EXPENSES MAR'21				
						ACCOUNT TOTAL	445.14	0.00	445.14	
101-6616-446.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1820				11/21	AP 05/05/21 0000000	MARTIN BROS.DISTRIBUTING	91.62			05/13/21

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-6616-446.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued				
PROJECT#: 062501						LINERS, TOWELS, TISSUES, WIPES				
1820		11/21 AP		05/05/21	0000000	MARTIN BROS.DISTRIBUTING WIPES	76.96		05/13/21	
PROJECT#: 062503						LINERS, TOWELS, TISSUES, WIPES				
1820		11/21 AP		05/05/21	0000000	MARTIN BROS.DISTRIBUTING WIPES	303.32		05/13/21	
PROJECT#: 062506						LINERS, TOWELS, TISSUES, WIPES				
1835		11/21 AP		05/05/21	0000000	O'DONNELL ACE HARDWARE	14.08		05/13/21	
PROJECT#: 062511						CABLE MANAGEMENT				
1820		11/21 AP		04/30/21	0000000	ECHO GROUP, INC.	77.07		05/13/21	
PROJECT#: 062505						WIRE CONNECTORS/GLOVES				
1820		11/21 AP		04/30/21	0000000	MENARDS-CEDAR FALLS WIREMOLD	23.98		05/13/21	
PROJECT#: 062501						LINERS, TOWELS, TISSUES, WIPES				
1765		11/21 AP		04/29/21	0000000	MARTIN BROS.DISTRIBUTING WIPES	134.83		05/13/21	
PROJECT#: 062506						LINERS, TOWELS, TISSUES, WIPES				
1820		11/21 AP		04/22/21	0000000	SHERWIN-WILLIAMS COMPANY PAINT AND PRIMER	144.95		05/13/21	
PROJECT#: 062505						LIGHT BULBS				
1799		11/21 AP		04/07/21	0000000	ECHO GROUP, INC.	35.02		05/13/21	
PROJECT#: 062509						PARTS & EXPENSES MAR'21				
1765		11/21 AP		03/31/21	0000000	NAPA AUTO PARTS	447.25		05/13/21	
ACCOUNT TOTAL							1,349.08	.00	1,349.08	
101-6616-446.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT										
1820		11/21 AP		04/30/21	0000000	CENTRAL IOWA DISTRIBUTING INC PW03234	6,668.00		05/13/21	
PROJECT#: 062506						FLOOR SCRUBBER				
ACCOUNT TOTAL							6,668.00	.00	6,668.00	
101-6616-446.73-06 OTHER SUPPLIES / BUILDING REPAIR										
1820		11/21 AP		04/29/21	0000000	ECHO GROUP, INC.	35.02		05/13/21	
PROJECT#: 062509						LIGHT BULBS				
1820		11/21 AP		04/27/21	0000000	MENARDS-CEDAR FALLS SAND PAPER, FOAM BRUSH	13.83		05/13/21	
PROJECT#: 062509						HVAC REPAIR				
1799		11/21 AP		04/26/21	0000000	WOODMAN CONTROLS COMPANY	205.28		05/13/21	

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FUND 101 GENERAL FUND										
101-6616-446.73-06 OTHER SUPPLIES / BUILDING REPAIR						continued				
PROJECT#: 062503										
1820		11/21 AP		04/23/21	0000000	AIRE SERV.OF THE CEDAR VALLEY	169.00			05/13/21
PROJECT#: 062503										
1765		11/21 AP		04/22/21	0000000	ALLIED GLASS PRODUCTS	138.50			05/13/21
PROJECT#: 062509										
1765		11/21 AP		04/22/21	0000000	ECHO GROUP, INC.	339.00			05/13/21
PROJECT#: 062506										
1820		11/21 AP		04/22/21	0000000	COOLEY PUMPING, LLC	350.00			05/13/21
PROJECT#: 062506										
1765		11/21 AP		04/21/21	0000000	ECHO GROUP, INC.	104.04			05/13/21
PROJECT#: 062514										
1765		11/21 AP		04/21/21	0000000	ECHO GROUP, INC.	244.80			05/13/21
PROJECT#: 062506										
1777		11/21 AP		04/02/21	0137053	US BANK	55.98			05/05/21
PROJECT#: 062511										
1820		11/21 AP		03/31/21	0000000	INTECONNEX	190.00			05/13/21
PROJECT#: 062515										
1777		11/21 AP		03/25/21	0137053	US BANK	30.87			05/05/21
PROJECT#: 062507										
1765		11/21 AP		02/22/21	0000000	CHRISTIE DOOR COMPANY	243.75			05/13/21
PROJECT#: 062506										
ACCOUNT TOTAL							2,120.07	4.00	2,120.07	
101-6616-446.81-08 PROFESSIONAL SERVICES / PEST CONTROL										
1820		11/21 AP		05/01/21	0000000	PLUNKETT'S PEST CONTROL, INC	24.00			05/13/21
PROJECT#: 062508										
1820		11/21 AP		05/01/21	0000000	PLUNKETT'S PEST CONTROL, INC	47.29			05/13/21
PROJECT#: 062511										
1820		11/21 AP		05/01/21	0000000	PLUNKETT'S PEST CONTROL, INC	80.00			05/13/21
PROJECT#: 062515										
1820		11/21 AP		05/01/21	0000000	PLUNKETT'S PEST CONTROL, INC	25.00			05/13/21
PROJECT#: 062505										
1820		11/21 AP		05/01/21	0000000	PLUNKETT'S PEST CONTROL, INC	30.00			05/13/21

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								POST DT
FUND 101 GENERAL FUND								
101-6616-446.81-08 PROFESSIONAL SERVICES / PEST CONTROL						continued		
PROJECT#: 062510								
ACCOUNT TOTAL						206.29	.00	206.29
101-6616-446.86-02 REPAIR & MAINTENANCE / BUILDINGS & GROUNDS								
1820		11/21 AP	05/06/21	0000000	CITY LAUNDERING CO.	40.00		05/13/21
PROJECT#: 062506								
1820		11/21 AP	05/04/21	0000000	CITY LAUNDERING CO.	20.00		05/13/21
PROJECT#: 062501								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	3,700.00		05/13/21
PROJECT#: 062501								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	1,448.00		05/13/21
PROJECT#: 062505								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	7,000.00		05/13/21
PROJECT#: 062507								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	3,000.00		05/13/21
PROJECT#: 062511								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	624.00		05/13/21
PROJECT#: 062509								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	3,268.00		05/13/21
PROJECT#: 062503								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	770.00		05/13/21
PROJECT#: 062508								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	1,664.00		05/13/21
PROJECT#: 062506								
1799		11/21 AP	05/01/21	0000000	FRESH START CLEANING SOLUTION	200.00		05/13/21
PROJECT#: 062515								
ACCOUNT TOTAL						21,734.00	.00	21,734.00
101-6616-446.86-30 REPAIR & MAINTENANCE / MAINTENANCE & UPKEEP								
1820		11/21 AP	04/30/21	0000000	PEERLESS WELL AND PUMP	2,190.00		05/13/21
PROJECT#: 062506								
ACCOUNT TOTAL						2,190.00	.00	2,190.00



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FUND 101 GENERAL FUND										
101-6623-423.86-01						REPAIR & MAINTENANCE / REPAIR & MAINTENANCE				
1836		10/21 AP		07/14/20	0134932	TOBEN DRAINAGE, LLC	2,082.00			05/12/21
						DRAIN TILE-GOLF COURSE				
1836		10/21 AP		07/07/20	0134890	MIDWEST IRRIGATION, LLC	690.00			05/12/21
						IRRIGATION REPAIR				
						ACCOUNT TOTAL	2,772.00	.00	2,772.00	
101-6625-432.71-01						OFFICE SUPPLIES / OFFICE SUPPLIES				
1842		11/21 AP		04/30/21	0000000	PARKADE PRINTER, INC.	140.30			05/13/21
						WINDOW ENVELOPES				
1829		11/21 AP		04/29/21	0000000	STOREY KENWORTHY	11.03			05/13/21
						BATTERIES, POST-ITS				
1829		11/21 AP		04/29/21	0000000	STOREY KENWORTHY	16.76			05/13/21
						COPY PAPER				
1829		11/21 AP		04/28/21	0000000	PARKADE PRINTER, INC.	125.74			05/13/21
						#10 NON-WINDOW ENVELOPES				
1777		11/21 AP		04/19/21	0137053	US BANK	37.68			05/05/21
						AMAZON.COM*266YD69C3				
1829		11/21 AP		04/13/21	0000000	STOREY KENWORTHY	18.12			05/13/21
						RULERS-ENGINEERING				
1829		11/21 AP		04/13/21	0000000	STOREY KENWORTHY	33.52			05/13/21
						STAPLES, MARKERS, PENS				
1829		11/21 AP		04/06/21	0000000	STOREY KENWORTHY	24.80			05/13/21
						COPY PAPER, 11X17 PAPER				
						WRITE-ON TAB DIVIDERS				
						ACCOUNT TOTAL	407.95	.00	407.95	
101-6625-432.72-16						OPERATING SUPPLIES / TOOLS				
1777		11/21 AP		04/19/21	0137053	US BANK	378.00			05/05/21
						HOMEDEPOT.COM				
1777		11/21 AP		03/30/21	0137053	US BANK	63.94			05/05/21
						2 TRUE BLUE BOX LEVELS				
						GIERKE ROBINSON COMPANY				
						TOOLS - 2 MARKING WANDS				
						ACCOUNT TOTAL	441.94	.00	441.94	
101-6625-432.73-05						OTHER SUPPLIES / OPERATING EQUIPMENT				
1777		11/21 AP		04/19/21	0137053	US BANK	46.48			05/05/21
						HOMEDEPOT.COM				
1777		11/21 AP		04/16/21	0137053	US BANK	23.88			05/05/21
						OPERATING TOOLS				
1777		11/21 AP		04/16/21	0137053	US BANK	24.16			05/05/21
						HOMEDEPOT.COM				
1777		11/21 AP		04/15/21	0137053	US BANK	185.20			05/05/21
						OPERATING EQUIPMENT				
1777		11/21 AP		04/15/21	0137053	US BANK	35.91			05/05/21
						HOMEDEPOT.COM				
						OPERATING EQUIPMENT				

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FUND 101 GENERAL FUND									
101-6625-432.73-05						OTHER SUPPLIES / OPERATING EQUIPMENT			continued
1777		11/21	AP	04/15/21	0137053	US BANK	19.97		05/05/21
						THE HOME DEPOT #2101			
						OPERATING EQUIPMENT			
						ACCOUNT TOTAL	335.60	.00	335.60
101-6625-432.81-01 PROFESSIONAL SERVICES / PROFESSIONAL SERVICES									
1829		11/21	AP	04/26/21	0000000	TERRACON CONSULTANTS, INC.	390.10		05/13/21
						3199-TERRACES AT W. GLEN			
						SERVICES THRU 4/17/21			
						PROJECT#: 023199			
1829		11/21	AP	01/11/21	0000000	TERRACON CONSULTANTS, INC.	171.25		05/13/21
						3190-CONSTRUCTION TESTING			
						SERVICES THRU 01/02/21			
						PROJECT#: 023190			
						ACCOUNT TOTAL	561.35	.00	561.35
101-6625-432.81-44 PROFESSIONAL SERVICES / USGS RIVER GAUGE									
1842		11/21	AP	04/23/21	0000000	MIDAMERICAN ENERGY	10.16		05/13/21
						FINCHFORD RIVER GAUGE			
						03/25/21-04/23/21			
						ACCOUNT TOTAL	10.16	.00	10.16
101-6625-432.83-06 TRANSPORTATION&EDUCATION / EDUCATION									
1777		11/21	AP	04/05/21	0137053	US BANK	70.00		05/05/21
						E-VERIFILE.COM			
						RAIL SAFETY TRAINING			
						ACCOUNT TOTAL	70.00	.00	70.00
101-6633-423.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES									
1835		11/21	AP	05/07/21	0000000	BENTON BUILDING CENTER	53.90		05/13/21
						TAPE MEASURES			
1799		11/21	AP	04/23/21	0000000	TESTAMERICA LABORATORIES, INC	63.00		05/13/21
						WATER TESTS ISLAND PARK			
						PHEASANT RIDGE			
1799		11/21	AP	04/19/21	0000000	BLACK HAWK RENTAL	105.95		05/13/21
						OIL			
1799		11/21	AP	04/15/21	0000000	O'DONNELL ACE HARDWARE	14.97		05/13/21
						BUSHINGS			
1799		11/21	AP	04/15/21	0000000	UTILITY EQUIPMENT COMPANY	846.77		05/13/21
						PLUMBING PARTS			
1799		11/21	AP	04/08/21	0000000	MENARDS-CEDAR FALLS	29.00		05/13/21
						BALL VALVE			
1799		11/21	AP	04/07/21	0000000	MENARDS-CEDAR FALLS	3.49		05/13/21
						PLUMBING PARTS-ADAPTER			
1799		11/21	AP	04/06/21	0000000	POLK'S LOCK SERVICE, INC.	12.00		05/13/21
						KEYS			
1765		11/21	AP	03/31/21	0000000	NAPA AUTO PARTS	781.52		05/13/21

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									POST DT
FUND 101 GENERAL FUND									
101-6633-423.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued			
PARTS & EXPENSES MAR'21									
1836		10/21 AP		03/26/21	0136927	WAPSIE PINES LAWN CARE/LANDSC		525.00	05/12/21
ACCOUNT CORRECTION TREE-RED SUNSET MAPLE									
1836		10/21 AP		11/17/20	0136065	TRUAX COMPANY INC	14,128.00		05/12/21
ACCOUNT CORRECTION SEED DRILL FOR PRAIRIE									
1836		10/21 AP		10/09/20	0135645	MTI DISTRIBUTING, INC.	10,863.60		05/12/21
ACCOUNT CORRECTION CAB/HEADER FOR VENTRAC									
1836		10/21 AP		10/08/20	0136131	SIGNS & DESIGNS, INC.	1,660.00		05/12/21
ACCOUNT CORRECTION PETER MELENDY PARK SIGN									
1836		10/21 AP		07/14/20	0134932	TOBEN DRAINAGE, LLC	2,082.00		05/12/21
ACCOUNT CORRECTION DRAIN TILE-GOLF COURSE									
1836		10/21 AP		07/07/20	0134890	MIDWEST IRRIGATION, LLC	690.00		05/12/21
ACCOUNT CORRECTION IRRIGATION REPAIR									
ACCOUNT TOTAL							1,910.60	29,948.60	28,038.00-
101-6633-423.85-01 UTILITIES / UTILITIES									
1820		11/21 AP		03/05/21	0000000	CEDAR FALLS UTILITIES	79.98		05/13/21
WATER USAGE NURSERY									
ACCOUNT TOTAL							79.98	.00	79.98
101-6633-423.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE									
1799		11/21 AP		04/09/21	0000000	COOLEY PUMPING, LLC	85.00		05/13/21
PORTA POTTY POLICE MEM. PARK									
1799		11/21 AP		04/09/21	0000000	COOLEY PUMPING, LLC	105.00		05/13/21
PORTA POTTY EL DORADO PK									
ACCOUNT TOTAL							190.00	.00	190.00
101-6633-423.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS									
1799		11/21 AP		04/29/21	0000000	O'DONNELL ACE HARDWARE	23.96		05/13/21
CONCRETE FOR CONNECTING 12TH ST TRAIL TILE MAIN									
1820		11/21 AP		04/26/21	0000000	LEYMASTER TILE, RUSTY	187.52		05/13/21
TILE FOR GREENHILL TRAIL									
1820		11/21 AP		04/26/21	0000000	LEYMASTER TILE, RUSTY	176.71		05/13/21
TILE FOR GREENHILL TRAIL AND 12TH ST TRAIL									
1820		11/21 AP		04/23/21	0000000	BENTON'S READY MIX CONCRETE,	284.00		05/13/21
CONCRETE FOR TRAIL REPAIR 12TH STREET									
1799		11/21 AP		04/22/21	0000000	BENTON'S READY MIX CONCRETE,	355.00		05/13/21
CONCRETE FOR TRAIL REPAIR GREENHILL ROAD									
1799		11/21 AP		04/22/21	0000000	BENTON'S READY MIX CONCRETE,	1,210.00		05/13/21
CONCRETE FOR TRAIL REPAIR 12TH STREET									
1836		10/21 AP		03/26/21	0136927	WAPSIE PINES LAWN CARE/LANDSC	525.00		05/12/21
TREE-RED SUNSET MAPLE									
1836		10/21 AP		10/08/20	0136131	SIGNS & DESIGNS, INC.	1,660.00		05/12/21

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FUND 101 GENERAL FUND								
101-6633-423.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS PETER MELENDY PARK SIGN						continued		
ACCOUNT TOTAL						4,422.19	.00	4,422.19
101-6633-423.93-01 EQUIPMENT / EQUIPMENT								
1836				10/21 AP 11/17/20	0136065 TRUAX COMPANY INC	14,128.00		05/12/21
					SEED DRILL FOR PRAIRIE PLANTING VM00615			
1836				10/21 AP 10/09/20	0135645 MTI DISTRIBUTING, INC.	10,863.60		05/12/21
					CAB/HEATER FOR VENTRAC UNIT			
ACCOUNT TOTAL						24,991.60	.00	24,991.60
FUND TOTAL						115,053.57	31,036.54	84,017.03
FUND 203 TAX INCREMENT FINANCING								
FUND 206 STREET CONSTRUCTION FUND								
206-6637-436.71-06 OFFICE SUPPLIES / OFFICE EQUIPMENT SUPPLIES								
1835				11/21 AP 05/10/21	0000000 O'DONNELL ACE HARDWARE	5.98		05/13/21
					MARKERS			
ACCOUNT TOTAL						5.98	.00	5.98
206-6637-436.72-57 OPERATING SUPPLIES / ICE CONTROL								
1820				11/21 AP 04/28/21	0000000 MENARDS-CEDAR FALLS	186.04		05/13/21
					MAILBOXES			
1765				11/21 AP 04/20/21	0000000 MENARDS-CEDAR FALLS	31.04		05/13/21
					MAILBOX REPAIR			
ACCOUNT TOTAL						217.08	.00	217.08
206-6637-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT								
1765				11/21 AP 04/22/21	0000000 MACQUEEN EQUIPMENT	8,175.00		05/13/21
					SEWER PUSH CAMERA			
ACCOUNT TOTAL						8,175.00	.00	8,175.00
206-6637-436.73-28 OTHER SUPPLIES / SIDEWALKS								
1820				11/21 AP 05/05/21	0000000 BUILDERS SELECT LLC	39.98		05/13/21
					LUMBER FOR SIDEWALK FORM			
ACCOUNT TOTAL						39.98	.00	39.98



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FUND 206 STREET CONSTRUCTION FUND											
206-6637-436.73-32 OTHER SUPPLIES / STREETS											
1835		11/21 AP		05/07/21	0000000	GIERKE-ROBINSON COMPANY, INC.	128.80			05/13/21	
		EXPANSION FOR CONCRETE POURS									
1820		11/21 AP		04/30/21	0000000	ASPRO, INC.	915.20			05/13/21	
		HOX MIX ASPHALT									
1835		11/21 AP		04/30/21	0000000	BMC AGGREGATES L.C.	1,278.03			05/13/21	
		CLEAN ROCK FOR STREET PROJECTS									
1835		11/21 AP		04/30/21	0000000	BMC AGGREGATES L.C.	634.96			05/13/21	
		3/8 ROCK FOR SPRAY PATCH									
1820		11/21 AP		04/27/21	0000000	MENARDS-CEDAR FALLS	77.48			05/13/21	
		CHAIN FOR PULLING CONCRETE									
1820		11/21 AP		04/26/21	0000000	BENTON'S READY MIX CONCRETE,	284.00			05/13/21	
		CONCRETE FOR APRON REPAIR 21ST STREET									
1820		11/21 AP		04/24/21	0000000	BMC AGGREGATES L.C.	143.41			05/13/21	
		WASH CHIP FOR SPRAY PATCH									
1820		11/21 AP		04/24/21	0000000	BMC AGGREGATES L.C.	886.74			05/13/21	
		ROCK FOR UPCOMING PROJECT									
1799		11/21 AP		04/19/21	0000000	BENTON'S READY MIX CONCRETE,	461.50			05/13/21	
		STORM BOX STREET APRON COLORADO RD									
1820		11/21 AP		04/19/21	0000000	STETSON BUILDING PRODUCTS LLC	648.80			05/13/21	
		ADA TRUNCATER DOMES									
1799		11/21 AP		04/17/21	0000000	BMC AGGREGATES L.C.	981.23			05/13/21	
		ROCK FOR PROJECTS									
1799		11/21 AP		04/16/21	0000000	BENTON'S READY MIX CONCRETE,	292.25			05/13/21	
		CONCRETE APRON REPAIR TERRACE DRIVE									
1765		11/21 AP		03/31/21	0000000	NAPA AUTO PARTS	5,823.55			05/13/21	
		PARTS & EXPENSES MAR'21									
1820		11/21 AP		03/05/21	0000000	CEDAR FALLS UTILITIES	3,396.05			05/13/21	
		WATER USAGE STREET SWEEP									
		ACCOUNT TOTAL						15,952.00	.00	15,952.00	
206-6637-436.87-03 RENTALS / EQUIPMENT RENTAL											
1835		11/21 AP		05/04/21	0000000	BLACK HAWK RENTAL	69.70			05/13/21	
		CONCRETE BUGGY									
		ACCOUNT TOTAL						69.70	.00	69.70	
206-6637-436.92-93 STRUCTURE IMPROV & BLDGS / WEST 27TH ST IMPROVEMENTS											
1842		11/21 AP		04/21/21	0000000	AECOM TECHNICAL SERVICES, INC	51,124.45			05/13/21	
		3240-WEST 27TH ST. RECON. 03/13/21-04/16/21									
		PROJECT#: 023240									
		ACCOUNT TOTAL						51,124.45	.00	51,124.45	
206-6647-436.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES											
1835		11/21 AP		04/30/21	0000000	ECHO GROUP, INC.	198.47			05/13/21	

GROUP NBR	PO NBR	ACCTG PER.	CD	-----TRANSACTION----- DATE	NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 206 STREET CONSTRUCTION FUND									
206-6647-436.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued			
ELECTRICAL SUPPLIES									
1799		11/21 AP		04/20/21	0000000	MENARDS-CEDAR FALLS TIMER,BRAID CORD	16.98		05/13/21
ACCOUNT TOTAL							215.45	.00	215.45
206-6647-436.73-12 OTHER SUPPLIES / TRAFFIC SIGNALS									
1765		11/21 AP		04/23/21	0000000	MOBOTREX, INC LEDS FOR TRAFFIC SIGNALS	1,020.00		05/13/21
ACCOUNT TOTAL							1,020.00	.00	1,020.00
206-6647-436.73-26 OTHER SUPPLIES / STREET MARKER SIGNS									
1799		11/21 AP		04/27/21	0000000	XCESSORIES SQUARED DEV.& MFG. MOUNTS FOR STREET MARKER SIGNS	682.00		05/13/21
ACCOUNT TOTAL							682.00	.00	682.00
206-6647-436.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS									
1799		11/21 AP		04/30/21	0000000	MOBOTREX, INC TRAFFIC SIGNAL UPGRADES	5,358.00		05/13/21
ACCOUNT TOTAL							5,358.00	.00	5,358.00
FUND TOTAL							82,859.64	.00	82,859.64
FUND 215 HOSPITAL FUND									
215-1230-421.88-45 OUTSIDE AGENCIES / COMMUNITY HEALTH CARE PR.									
1779		11/21 AP		05/05/21	0000000	GUIDING STAR CEDAR VALLEY	1,720.00		05/13/21
HTFB:LABOR OF LOVE PROJEC									
1779		11/21 AP		05/04/21	0000000	SUCCESSLINK HTFB:TOGETHER FOR YOUTH 3RD QTR 2021	6,058.11		05/13/21
ACCOUNT TOTAL							7,778.11	.00	7,778.11
FUND TOTAL							7,778.11	.00	7,778.11

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FUND 216 POLICE BLOCK GRANT FUND										
FUND 217 SECTION 8 HOUSING FUND										
1836		10/21	AP	03/30/21	0037526	MRI SOFTWARE LLC		560.00	05/12/21	
						CORRECTION ADD PROJ CODE				
1836		10/21	AP	03/30/21	0037526	MRI SOFTWARE LLC	560.00		05/12/21	
						MOBILE INSPECTION CONSULT				
						03/15/21				
PROJECT#:		022344								
ACCOUNT TOTAL							560.00	560.00	.00	
FUND TOTAL							560.00	560.00	.00	
FUND 223 COMMUNITY BLOCK GRANT										
FUND 224 TRUST & AGENCY										
FUND 242 STREET REPAIR FUND										
1829		11/21	AP	05/04/21	0000000	PETERSON CONTRACTORS	249,515.89		05/13/21	
						3227-2021 STREET CONST.				
PROJECT#:		023227								
1829		11/21	AP	04/26/21	0000000	TERRACON CONSULTANTS, INC.	106.00		05/13/21	
						3227-2021 STREET CONST.				
						04/17/21				
PROJECT#:		023227								
1829		11/21	AP	04/26/21	0000000	TERRACON CONSULTANTS, INC.	323.10		05/13/21	
						3227-2021 STREET CONST.				
						MCCLAIN DR 4/14/21				
PROJECT#:		023227								
ACCOUNT TOTAL							249,944.99	.00	249,944.99	
FUND TOTAL							249,944.99	.00	249,944.99	
FUND 254 CABLE TV FUND										
1777		11/21	AP	03/29/21	0137053	US BANK	71.49		05/05/21	
						AMZN MKTP US*TT52P2B33				
1779		11/21	AP	02/12/21	0000000	FILMTOOLS	57.40		05/13/21	
						CD/DVD CASES				
ACCOUNT TOTAL							128.89	.00	128.89	
254-1088-431.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE										
1777		11/21	AP	04/19/21	0137053	US BANK	25.98		05/05/21	
						AMZN MKTP US*K12S97V83				
1777		11/21	AP	04/13/21	0137053	US BANK	5.00		05/05/21	
						REGISTER@FAA 33XPXY4				
						FAA DRONE REGISTRATION				
ACCOUNT TOTAL							30.98	.00	30.98	

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FUND 254 CABLE TV FUND									
254-1088-431.93-01					EQUIPMENT / EQUIPMENT				
1779		11/21	AP	04/27/21	0000000 FULL COMPASS SYSTEMS, LTD.	684.46			05/13/21
					DOUBLE EAR HEADSET PO 56601				
1779		11/21	AP	04/27/21	0000000 FULL COMPASS SYSTEMS, LTD.	2,111.52			05/13/21
					LCD PTZ CONTROLLER 3.5IN PO 56606				
1777		11/21	AP	04/20/21	0137053 US BANK	69.12			05/05/21
					B&H PHOTO 800-606-6969 CANON LITHIUM-ION BATTERY				
1777		11/21	AP	04/20/21	0137053 US BANK	74.95			05/05/21
					AMZN MKTP US*0R30E41G3 LAUNCHPAD MINI CONTROLLER				
1777		11/21	AP	04/19/21	0137053 US BANK	135.00			05/05/21
					B&H PHOTO 800-606-6969 NOGA BALL MOUNT				
1777		11/21	AP	04/05/21	0137053 US BANK	235.70			05/05/21
					AMZN MKTP US*4A7PG51F3 SET FURNISHINGS-LAMPS,				
1777		11/21	AP	03/31/21	0137053 US BANK	897.00			05/05/21
					NEWTEK NDIIHX UPGRADE FOR CAMERA				
1777		11/21	AP	03/23/21	0137053 US BANK	99.99			05/05/21
					AMZN MKTP US*QE4N14103 LAUNCHPAD MINI				
					ACCOUNT TOTAL	4,307.74	.00	4,307.74	
					FUND TOTAL	4,467.61	.00	4,467.61	
FUND 258 PARKING FUND									
258-5531-435.81-48					PROFESSIONAL SERVICES / CONTRACT SERVICES				
1779		11/21	AP	04/30/21	0000000 IPS GROUP, INC	175.00			05/13/21
					GATEWAY FEES-APR'21 (7) PAYSTATIONS				
1779		11/21	AP	04/30/21	0000000 IPS GROUP, INC	1,939.75			05/13/21
					CITATION PRKNG FEES APR21				
					ACCOUNT TOTAL	2,114.75	.00	2,114.75	
					FUND TOTAL	2,114.75	.00	2,114.75	
FUND 261 TOURISM & VISITORS									
261-2291-423.72-99					OPERATING SUPPLIES / POSTAGE				
1777		11/21	AP	04/19/21	0137053 US BANK	24.62			05/05/21
					THE UPS STORE 5189 SHIP VG PRAIRIE DU CHIEN				
					ACCOUNT TOTAL	24.62	.00	24.62	
261-2291-423.73-53					OTHER SUPPLIES / INTERNET DESIGN				
1839		11/21	AP	05/08/21	0000000 SPINUTECH WEB DESIGN, INC.	435.00			05/13/21
					LISTING ANCHORS				
					ACCOUNT TOTAL	435.00	.00	435.00	



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FUND 261 TOURISM & VISITORS										
261-2291-1839	423.73-55	OTHER SUPPLIES / MEDIA								
	11/21	AP	05/03/21	0000000	IOWA PUBLIC TELEVISION FOUNDA & IA INGREDIENT-13 WEEKS	1,875.00				05/13/21
ACCOUNT TOTAL							1,875.00	.00	1,875.00	
261-2291-423.73-57 OTHER SUPPLIES / GIFT SHOP										
261-2291-1839	11/21	AP	04/18/21	0000000	COOKUS MARKETING GROUP, INC. 5 STYLES OF MAGNETS/12 EA	141.00				05/13/21
ACCOUNT TOTAL							141.00	.00	141.00	
261-2291-423.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
261-2291-1777	11/21	AP	03/26/21	0137053	US BANK	38.77				05/05/21
PROJECT#: EB SOCIAL MEDIA MARKE EITA SOCIAL MEDIA BOOTCMP 032424										
261-2291-1777	11/21	AP	03/25/21	0137053	US BANK	200.00				05/05/21
PROJECT#: EVENT* 2021 IOWA TOURI BONITA TOURISM CONF REGST 032424										
ACCOUNT TOTAL							238.77	.00	238.77	
261-2291-423.85-20 UTILITIES / INTERNET SERVICE										
261-2291-1839	11/21	AP	05/02/21	0000000	IDSS GLOBAL LLC	1,500.00				05/13/21
QUARTERLY SUBSCRIPTION JUN-AUG 2021										
ACCOUNT TOTAL							1,500.00	.00	1,500.00	
261-2291-423.85-23 UTILITIES / BUILDING MAINTENANCE										
261-2291-1839	11/21	AP	05/06/21	0000000	CITY LAUNDERING CO. MAT SERVICE	10.00				05/13/21
ACCOUNT TOTAL							10.00	.00	10.00	
261-2291-423.85-50 UTILITIES / COMMUNITY AWARENESS										
261-2291-1777	11/21	AP	04/19/21	0137053	US BANK	39.99				05/05/21
SCHEELS CEDAR FALLS SHIRT FOR TRADESHOW/CONF										
ACCOUNT TOTAL							39.99	.00	39.99	
261-2291-423.85-51 UTILITIES / EVENTS, BIDS, & SPONSORS										
261-2291-1839	11/21	AP	05/04/21	0000000	IOWA SOCIETY-EXEC.ASSOC.	350.00				05/13/21
PROJECT#: ISAE 2021 GOLF SPONSORSH 032423										

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FUND 261 TOURISM & VISITORS										
261-2291-423.85-51 UTILITIES / EVENTS, BIDS, & SPONSORS						continued				
1777		11/21	AP	03/26/21	0137053	US BANK	42.00			05/05/21
						SQ *SCRATCH CUPCAKERY				
						SUPPLIES TO PRESENT TO				
ACCOUNT TOTAL							392.00	.00	392.00	
261-2291-423.85-52 UTILITIES / TOURISM MARKETING GRANTS										
1839		11/21	AP	04/21/21	0000000	IOWA 7V7 FOOTBALL	10,000.00			05/13/21
						BACK TO BALLIN 7V7 IN THE				
						DOME MARCH 2021				
1777		11/21	AP	03/23/21	0137053	US BANK	118.02			05/05/21
						DNH*GODADDY.COM				
						3 YR DOMAIN RENEWEL FOR				
ACCOUNT TOTAL							10,118.02	.00	10,118.02	
FUND TOTAL							14,774.40	.00	14,774.40	
FUND 262 SENIOR SERVICES & COMM CT										
262-1092-423.89-08 MISCELLANEOUS SERVICES / BUS TRIPS/PROGRAMMING										
1778		11/21	AP	03/29/21	0137053	US BANK	143.90			05/05/21
						AMZN MKTP US*Q80UT1FP3				
						ACRYLIC PAINT PENS				
1778		11/21	AP	03/29/21	0137053	US BANK	137.10			05/05/21
						AMZN MKTP US*HL6EH7W13				
						PAINTING ROCKS				
ACCOUNT TOTAL							281.00	.00	281.00	
FUND TOTAL							281.00	.00	281.00	
FUND 291 POLICE FORFEITURE FUND										
FUND 292 POLICE RETIREMENT FUND										
FUND 293 FIRE RETIREMENT FUND										
FUND 294 LIBRARY RESERVE										
FUND 295 SOFTBALL PLAYER CAPITAL										
FUND 296 GOLF CAPITAL										
296-6623-423.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS										
1789		11/21	AP	05/07/21	0000000	TORO NSN	7,506.00			05/13/21
						PHEASANT GOLF IRRIGATION				
ACCOUNT TOTAL							7,506.00	.00	7,506.00	
FUND TOTAL							7,506.00	.00	7,506.00	

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FUND 297 REC FACILITIES CAPITAL								
FUND 298 HEARST CAPITAL								
298-2280-423.89-39					MISCELLANEOUS SERVICES / ITEMS PURCHASED-DONATIONS			
1841				11/21 AP 04/20/21 0000000	GROSSE STEEL CO., INC.	579.00		05/13/21
					STEEL POLES FOR PATIO LIGHTS. PETTERSEN ESTATE			
ACCOUNT TOTAL						579.00	.00	579.00
FUND TOTAL						579.00	.00	579.00
FUND 311 DEBT SERVICE FUND								
FUND 402 WASHINGTON PARK FUND								
FUND 404 FEMA								
404-1220-431.89-80					MISCELLANEOUS SERVICES / COVID-19 PUB HEALTH EMERG			
1820				11/21 AP 04/26/21 0000000	MENARDS-CEDAR FALLS	17.96		05/13/21
					COVID BARRIER 062501			
PROJECT#:				012020				
1778				11/21 AP 04/15/21 0137053	US BANK	18.67		05/05/21
					AMZN MKTP US*8N3ST1FT3 LIQUID SOAP			
PROJECT#:				012020				
1778				11/21 AP 03/31/21 0137053	US BANK	35.58		05/05/21
					AMAZON.COM*W381L88V3 AMZN PURELL HAND SANITIZER			
PROJECT#:				012020				
1778				11/21 AP 03/24/21 0137053	US BANK	157.00		05/05/21
					AMZN MKTP US*HC8LA61J3 CLOROX DISINFECTING WIPES			
PROJECT#:				012020				
ACCOUNT TOTAL						229.21	.00	229.21
FUND TOTAL						229.21	.00	229.21
FUND 405 FLOOD RESERVE FUND								
FUND 407 VISION IOWA PROJECT								
FUND 408 STREET IMPROVEMENT FUND								
FUND 430 2004 TIF BOND								
430-1220-431.97-82					TIF BOND PROJECTS / STREETSCAPE MAINTENANCE			
1829				11/21 AP 05/04/21 0000000	CUNNINGHAM CONSTRUCTION CO.,	40,199.25		05/13/21
					3242-DWNTWN STREETSCP II			
PROJECT#:				023242				
1829				11/21 AP 04/28/21 0000000	SNYDER & ASSOCIATES, INC.	5,152.47		05/13/21
					3242-DWNTWN STREETSCP II SERVICES THRU 03/31/21			
PROJECT#:				023242				
ACCOUNT TOTAL						45,351.72	.00	45,351.72
430-1220-431.97-83 TIF BOND PROJECTS / TIF LEGAL FEES								

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FUND 430 2004 TIF BOND										
430-1220-431.97-83						TIF BOND PROJECTS / TIF LEGAL FEES	continued			
1789		11/21	AP	04/23/21	0000000	AHLERS AND COONEY, P.C.	2,015.00			05/13/21
						LGL:AMEND #3 RIVER PLACE				03/22/21-04/06/21
ACCOUNT TOTAL							2,015.00	.00	2,015.00	
430-1220-431.98-47 HOME & COMMUNITY ENVIRON / CAPITAL PROJECTS										
1829		11/21	AP	04/28/21	0000000	SNYDER & ASSOCIATES, INC.	12,397.26			05/13/21
						3245-CYBER LANE EXTENSION				SERVICES THRU 03/31/21
						PROJECT#: 023245				
ACCOUNT TOTAL							12,397.26	.00	12,397.26	
FUND TOTAL							59,763.98	.00	59,763.98	
FUND 431 2014 BOND										
FUND 432 2003 BOND										
FUND 433 2001 TIF										
FUND 434 2000 BOND										
FUND 435 1999 TIF										
FUND 436 2012 BOND										
436-1220-431.94-83						CAPITAL PROJECTS / WEST 1ST STREET				
1829		11/21	AP	04/26/21	0000000	TERRACON CONSULTANTS, INC.	2,000.00			05/13/21
						3118-W.1ST ST. RECONST.				TIER 2 #4
						PROJECT#: 023118				
ACCOUNT TOTAL							2,000.00	.00	2,000.00	
436-1220-431.98-26 CAPITAL PROJECTS / DOWNTOWN LEVEE IMPROVEMNT										
1842		11/21	AP	04/21/21	0000000	AECOM TECHNICAL SERVICES, INC	12,716.68			05/13/21
						3251-FEMA LEVEE CERT.				03/13/21-04/16/21
						PROJECT#: 023251				
ACCOUNT TOTAL							12,716.68	.00	12,716.68	
436-1220-431.98-60 CAPITAL PROJECTS / DAM SAFETY IMPROVEMENTS										
1789		11/21	AP	05/03/21	0000000	RIVERWISE ENGINEERING, LLC	20,418.50			05/13/21
						3088-CDR.RV.LOW HEAD DAM				
						PROJECT#: 023088				
ACCOUNT TOTAL							20,418.50	.00	20,418.50	
FUND TOTAL							35,135.18	.00	35,135.18	



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FUND 437 2018 BOND									
FUND 438 2020 BOND FUND									
438-1220-431.95-27						BOND FUND PROJECTS / UNION ROAD TRAIL			
1829		11/21	AP	05/07/21	0000000	LODGE CONSTRUCTION, INC	1,691.00		05/13/21
						3217-UNION ROAD TRAIL			
PROJECT#:					023217				
1829		11/21	AP	04/22/21	0000000	SNYDER & ASSOCIATES, INC.	920.00		05/13/21
						3217-UNION ROAD TRAIL			
						SERVICES THRU 03/31/21			
PROJECT#:					023217				
						ACCOUNT TOTAL	2,611.00	.00	2,611.00
438-1220-431.98-85 CAPITAL PROJECTS / LAKE STREET TRAIL									
1842		11/21	AP	04/22/21	0000000	AECOM TECHNICAL SERVICES, INC	4,438.31		05/13/21
						3247-LAKE STREET TRAIL			
						03/13/21-04/16/21			
PROJECT#:					023247				
						ACCOUNT TOTAL	4,438.31	.00	4,438.31
						FUND TOTAL	7,049.31	.00	7,049.31
FUND 439 2008 BOND FUND									
FUND 443 CAPITAL PROJECTS									
443-1220-431.98-88						CAPITAL PROJECTS / ASHWORTH DR TO HUDSON RD			
1829		11/21	AP	04/28/21	0000000	AHLERS AND COONEY, P.C.	245.00		05/13/21
						3244-ASHWORTH DR EXT.			
						EASEMENT; 04/01-04/19/21			
PROJECT#:					023244				
						ACCOUNT TOTAL	245.00	.00	245.00
						FUND TOTAL	245.00	.00	245.00
FUND 472 PARKADE RENOVATION									
FUND 473 SIDEWALK ASSESSMENT									
FUND 483 ECONOMIC DEVELOPMENT									
FUND 484 ECONOMIC DEVELOPMENT LAND									
FUND 541 2018 STORM WATER BONDS									
FUND 544 2008 SEWER BONDS									
FUND 545 2006 SEWER BONDS									
FUND 546 SEWER IMPROVEMENT FUND									
FUND 547 SEWER RESERVE FUND									



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FUND 552 SEWER RENTAL FUND										
552-6655-1817	436.72-16	OPERATING SUPPLIES		11/21	AP 05/05/21 0000000	TOOLS MENARDS-CEDAR FALLS BOLT CUTTER,BLOW GUN, CASTERS	123.90		05/13/21	
ACCOUNT TOTAL							123.90	.00	123.90	
552-6655-436.72-53 OPERATING SUPPLIES / TV EQUIPMENT										
552-6655-1817	11/21	AP 04/26/21	0000000			ARIES INDUSTRIES INC. CAMERA REPAIR	274.94		05/13/21	
1765	11/21	AP 04/22/21	0000000			MACQUEEN EQUIPMENT SEWER PUSH CAMERA	9,000.00		05/13/21	
ACCOUNT TOTAL							9,274.94	.00	9,274.94	
552-6655-436.86-12 REPAIR & MAINTENANCE / TOWELS										
552-6655-1817	11/21	AP 05/03/21	0000000			CITY LAUNDERING CO. RUGS	38.75		05/13/21	
ACCOUNT TOTAL							38.75	.00	38.75	
552-6665-436.72-05 OPERATING SUPPLIES / GAS & OIL										
552-6665-1817	11/21	AP 04/27/21	0000000			O'DONNELL ACE HARDWARE FUEL FOR TRIMMER	49.98		05/13/21	
ACCOUNT TOTAL							49.98	.00	49.98	
552-6665-436.72-26 OPERATING SUPPLIES / TESTING & LAB										
552-6665-1817	11/21	AP 04/23/21	0000000			ENVIRONMENTAL RESOURCE ASSOCI QC SAMPLES LAB	550.30		05/13/21	
ACCOUNT TOTAL							550.30	.00	550.30	
552-6665-436.72-60 OPERATING SUPPLIES / SAFETY SUPPLIES										
552-6665-1779	11/21	AP 05/04/21	0000000			THOMPSON SHOES P.O. 56595	160.00		05/13/21	
1779	11/21	AP 05/04/21	0000000			THOMPSON SHOES P.O. 56590	153.00		05/13/21	
ACCOUNT TOTAL							313.00	.00	313.00	
552-6665-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT										
552-6665-1817	11/21	AP 04/30/21	0000000			O'DONNELL ACE HARDWARE NUTS AND BOLTS	15.74		05/13/21	
1817	11/21	AP 04/29/21	0000000			HUPP ELECTRIC MOTORS	3,007.35		05/13/21	

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FUND 552 SEWER RENTAL FUND									
552-6665-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT						continued			
1817				11/21 AP 04/29/21	0000000	O'DONNELL ACE HARDWARE	60.13		05/13/21
1817				11/21 AP 04/27/21	0000000	CLEANER, HOSE, DRAIN BOILR	8.98		05/13/21
1817				11/21 AP 04/26/21	0000000	BUSHINGS, CONNECTORS	52.19		05/13/21
1817				11/21 AP 04/23/21	0000000	TEE, COUPLING, BRACES, ELBOW BUSHINGS	249.26		05/13/21
1817				11/21 AP 04/22/21	0000000	LAWSON PRODUCTS, INC. ELBOW, CONNECTORS	9.71		05/13/21
1817				11/21 AP 04/20/21	0000000	PLUMB SUPPLY COMPANY, LLC COUPLINGS	2,772.45		05/13/21
1817				11/21 AP 04/20/21	0000000	ELECTRIC PUMP IMPELLER	12.12		05/13/21
1777				11/21 AP 04/19/21	0137053	FASTENAL COMPANY	141.90		05/05/21
1777				11/21 AP 04/16/21	0137053	US BANK TRACTOR-SUPPLY-CO #0146	32.98		05/05/21
						FARM & FLT OF CEDAR FLS			
ACCOUNT TOTAL							6,362.81	.00	6,362.81
552-6665-436.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE									
1817				11/21 AP 04/27/21	0000000	HUPP ELECTRIC MOTORS	5,635.82		05/13/21
						17TH ST PUMP			
ACCOUNT TOTAL							5,635.82	.00	5,635.82
552-6665-436.86-29 REPAIR & MAINTENANCE / LAB & TESTING									
1817				11/21 AP 04/23/21	0000000	TESTAMERICA LABORATORIES, INC	490.50		05/13/21
						LAB TESTS			
ACCOUNT TOTAL							490.50	.00	490.50
FUND TOTAL							22,840.00	.00	22,840.00
FUND 553 2004 SEWER BOND									
FUND 555 STORM WATER UTILITY									
555-6630-432.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES									
1829				11/21 AP 04/29/21	0000000	STOREY KENWORTHY	1.02		05/13/21
1829				11/21 AP 04/29/21	0000000	BATTERIES, POST-ITS	3.72		05/13/21
1829				11/21 AP 04/13/21	0000000	STOREY KENWORTHY	1.02		05/13/21
						COPY PAPER			
						STAPLES, MARKERS, PENS			



GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	-----TRANSACTION----- NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 555 STORM WATER UTILITY										
555-6630-432.72-01						OPERATING SUPPLIES / OPERATING SUPPLIES				continued
1829		11/21 AP		04/13/21	0000000	STOREY KENWORTHY	7.45			05/13/21
						COPY PAPER,11X17 PAPER				
						ACCOUNT TOTAL	13.21	.00	13.21	
FUND 606 DATA PROCESSING FUND										
555-6630-432.73-34						OTHER SUPPLIES / STORM SEWERS				
1799		11/21 AP		04/22/21	0000000	BENTON'S READY MIX CONCRETE, STORM BOX FLOOR 21ST STREET	497.00			05/13/21
1765		11/21 AP		04/20/21	0000000	MENARDS-CEDAR FALLS	116.33			05/13/21
						TAPCON,MORTAR MIX,ALUM.				
						ACCOUNT TOTAL	613.33	.00	613.33	
						FUND TOTAL	626.54	.00	626.54	
FUND 570 SEWER ASSESSMENT										
606-1078-441.71-01						OFFICE SUPPLIES / OFFICE SUPPLIES				
1779		11/21 AP		04/13/21	0000000	STOREY KENWORTHY	447.06			05/13/21
						BLUE BAR PAPER				
1777		11/21 AP		03/24/21	0137053	US BANK	46.79			05/05/21
						AMZN MKTP US*NJ3V77IX3 RECEIPT PAPER				
						ACCOUNT TOTAL	493.85	.00	493.85	
606-1078-441.72-01						OPERATING SUPPLIES / OPERATING SUPPLIES				
1777		11/21 AP		04/07/21	0137053	US BANK	99.00			05/05/21
						STK*BIGSTOCKPHOTO.COM ONLINE IMAGE SUBSCRIPTION				
						ACCOUNT TOTAL	99.00	.00	99.00	
606-1078-441.86-01						REPAIR & MAINTENANCE / REPAIR & MAINTENANCE				
1777		11/21 AP		03/24/21	0137053	US BANK	77.58			05/05/21
						THE UPS STORE 5617 SHIPPING-ZEBRA PRINTER				
						ACCOUNT TOTAL	77.58	.00	77.58	
606-1078-441.86-10						REPAIR & MAINTENANCE / SOFTWARE SUPPORT AGREEMTS				
1779		11/21 AP		04/30/21	0000000	ACOM SOLUTIONS, INC.	2,221.00			05/13/21
						ANNUAL EZ PAY/DESIGN.MNT 06/01/21-05/31/22				
1777		11/21 AP		04/12/21	0137053	US BANK	1,399.60			05/05/21
						ZOOM.US ZOOM SOFTWARE MAINT.				
						ACCOUNT TOTAL	3,620.60	.00	3,620.60	

ACCOUNT ACTIVITY LISTING

GROUP	PO	ACCTG	----TRANSACTION----				DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT
FUND 606 DATA PROCESSING FUND									
606-1078-441.93-01						EQUIPMENT / EQUIPMENT			
1816		11/21	AP	05/03/21	0000000	CDI	2,000.00		05/13/21
LASERFICHE IMPLEMENTATION									
1777		11/21	AP	04/12/21	0137053	US BANK	269.99		05/05/21
BEST BUY 00003798 TV-VEHICLE MAINT.									
1777		11/21	AP	04/12/21	0137053	US BANK	297.86		05/05/21
AMZN MKTP US*7S6UF63K3 NETWORK SWITCH,HDMI CABLE									
1777		11/21	AP	03/29/21	0137053	US BANK	27.52		05/05/21
AMZN MKTP US*DC4CW12Q3 WIRELESS KEYBOARD & MOUSE									
ACCOUNT TOTAL							2,595.37	.00	2,595.37
FUND TOTAL							6,886.40	.00	6,886.40
FUND 680 HEALTH INSURANCE FUND									
FUND 681 HEALTH SEVERANCE									
FUND 682 HEALTH INSURANCE - FIRE									
FUND 685 VEHICLE MAINTENANCE FUND									
685-6698-446.72-01						OPERATING SUPPLIES / OPERATING SUPPLIES			
1834		11/21	AP	05/03/21	0000000	MIRACLE CAR WASH, INC.	11.95		05/13/21
1 CITY CAR WASH									
ACCOUNT TOTAL							11.95	.00	11.95
685-6698-446.72-05 OPERATING SUPPLIES / GAS & OIL									
1835		11/21	AP	04/19/21	0000000	SAM ANNIS & CO.	63.00		05/13/21
PROPANE									
1765		11/21	AP	03/31/21	0000000	NAPA AUTO PARTS	6,117.72		05/13/21
PARTS & EXPENSES MAR'21									
ACCOUNT TOTAL							6,180.72	.00	6,180.72
685-6698-446.72-60 OPERATING SUPPLIES / SAFETY SUPPLIES									
1834		11/21	AP	04/21/21	0000000	DXP ENTERPRISES, INC.	177.33		05/13/21
SAFETY GLASSES									
ACCOUNT TOTAL							177.33	.00	177.33
685-6698-446.73-04 OTHER SUPPLIES / VEHICLE SUPPLIES									
1835		11/21	AP	05/10/21	0000000	GIERKE-ROBINSON COMPANY, INC.	78.07		05/13/21
WATER VALVE PLATE TAMPER									
1835		11/21	AP	05/05/21	0000000	PROSHIELD FIRE & SECURITY	260.00		05/13/21
FIRE EXTINGUISHER BRACKET									
1799		11/21	AP	04/30/21	0000000	PROSHIELD FIRE & SECURITY	203.00		05/13/21
NEW FIRE EXTINGUISHERS									

GROUP	PO	ACCTG	---TRANSACTION---			DESCRIPTION	DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER			BALANCE	
								POST DT	
FUND 685 VEHICLE MAINTENANCE FUND									
685-6698-446.73-04 OTHER SUPPLIES / VEHICLE SUPPLIES						continued			
1799		11/21 AP		04/29/21	0000000	O'DONNELL ACE HARDWARE	3.58		05/13/21
						MISC NUTS AND BOLTS #3051			
1777		11/21 AP		04/09/21	0137053	US BANK	480.00		05/05/21
						KWIK TRIP 478 00004788			
1765		11/21 AP		03/31/21	0000000	NAPA AUTO PARTS	40,884.72		05/13/21
						PARTS & EXPENSES MAR'21			
ACCOUNT TOTAL							41,909.37	.00	41,909.37
685-6698-446.86-12 REPAIR & MAINTENANCE / TOWELS									
1820		11/21 AP		05/06/21	0000000	CITY LAUNDERING CO.	35.00		05/13/21
						SHOP TOWELS			
ACCOUNT TOTAL							35.00	.00	35.00
685-6698-446.86-15 REPAIR & MAINTENANCE / TIRE REPAIRS									
1765		11/21 AP		04/01/21	0000000	D & D TIRE INC.	275.00		05/13/21
						#493 TIRE REPAIR			
ACCOUNT TOTAL							275.00	.00	275.00
685-6698-446.87-08 RENTALS / WORK BY OUTSIDE AGENCY									
1835		11/21 AP		05/04/21	0000000	BRYAN HEAVY EQUIPMENT INC	2,351.77		05/13/21
						PROGRAMMED INJECTORS ECU # 2199			
ACCOUNT TOTAL							2,351.77	.00	2,351.77
685-6698-446.93-01 EQUIPMENT / EQUIPMENT									
1835		11/21 AP		05/07/21	0000000	STIVERS FORD, INC.	25,767.00		05/13/21
						RANGER FOR INSPECTIONS VM00621			
1835		11/21 AP		05/06/21	0000000	STIVERS FORD, INC.	34,077.00		05/13/21
						ENGINEERING VEHICLE VM00620			
1835		11/21 AP		04/30/21	0000000	PRECISE MRM LLC	980.00		05/13/21
						AVL CELL CHARGE			
ACCOUNT TOTAL							60,824.00	.00	60,824.00
FUND TOTAL							111,765.14	.00	111,765.14

ACCOUNT ACTIVITY LISTING

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 686 PAYROLL FUND										
FUND 687 WORKERS COMPENSATION FUND										
FUND 688 LTD INSURANCE FUND										
FUND 689 LIABILITY INSURANCE FUND										
689-1902-457.51-05 INSURANCE / LIABILITY INSURANCE										
1816				11/21	AP 05/03/21 0000000	CLEAR SPAN	8,799.00			05/13/21
						LIAB:HOOP BLDG DMG				
1816				11/21	AP 05/02/21 0000000	SELECTIVE INSURANCE (FLOOD)	4,390.00			05/13/21
						FLOOD INS:1500 BLUFF ST				
1816				11/21	AP 04/26/21 0000000	CLEAR SPAN	3,733.34			05/13/21
						LIAB:HOOP BLDG DMG				
1779				11/21	AP 04/21/21 0000000	FRIEDEMANN GOLDBERG LLP	30.00			05/13/21
						LGL:J BALIK				
						3/24/21				
1779				11/21	AP 04/16/21 0000000	SELECTIVE INSURANCE (FLOOD)	7,420.00			05/13/21
						FLOOD INS:219 E 15TH ST				
1779				11/21	AP 04/16/21 0000000	SELECTIVE INSURANCE (FLOOD)	6,914.00			05/13/21
						FLOOD INS:501 E 4TH ST				
1779				11/21	AP 04/15/21 0000000	SELECTIVE INSURANCE (FLOOD)	35,641.00			05/13/21
						FLOOD INS:215 E 15TH ST				
1779				11/21	AP 04/15/21 0000000	SELECTIVE INSURANCE (FLOOD)	47,974.00			05/13/21
						FLOOD INS:15TH & STATE ST				
1816				11/21	AP 02/10/21 0000000	ABM EQUIPMENT & SUPPLY, LLC	16,585.77			05/13/21
						AERIAL TRUCK REPAIR				
ACCOUNT TOTAL							131,487.11	.00		131,487.11
FUND TOTAL							131,487.11	.00		131,487.11
FUND 724 TRUST & AGENCY										
FUND 727 GREENWOOD CEMETERY P-CARE										
FUND 728 FAIRVIEW CEMETERY P-CARE										
FUND 729 HILLSIDE CEMETERY P-CARE										
FUND 790 FLOOD LEVY										
GRAND TOTAL							871,732.53	31,596.54		840,135.99