



**AGENDA  
CITY OF CEDAR FALLS, IOWA  
CITY COUNCIL MEETING  
MONDAY, JANUARY 04, 2021  
7:00 PM AT CITY HALL VIA VIDEO CONFERENCE**

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**To protect against the spread of the COVID-19, the meeting will be held via video conference. 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 December 21, 2020.

**Agenda Revisions**

**Special Presentations**

- 2. Proclamation recognizing the year 2021 as the Year of the Neighborhood.

**Special Order of Business**

- 3. Public hearing on the proposed FY2021-FY2026 Capital Improvements Program (CIP).
  - a) Receive and file proof of publication of notice of hearing. (Notice published December 22, 2020)
  - b) Written communications filed with the City Clerk.
  - c) Staff comments.
  - d) Public comments.
  - e) Resolution approving and adopting the FY2021-FY2026 Capital Improvements Program (CIP).
- 4. Resolution declaring an official intent under Treasury Regulation 1.150-2 to issue debt to reimburse the City for certain original expenditures paid in connection with specified projects.

**Old Business**

5. Pass Ordinance #2977, amending Chapter 12, Human Relations, of the Code of Ordinances relative to the Human Rights Commission, upon its third and final consideration.
6. Pass Ordinance #2978, amending Chapter 23, Traffic and Motor Vehicles of the Code of Ordinances relative to the use of electric-assist bicycles on City recreational trails, upon its third and final consideration.
7. Pass Ordinance #2979, amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to prohibiting parking of commercial trucks and trailers on residential streets, upon its third and final consideration.
8. Pass Ordinance #2980, amending Chapter 20, Subdivisions of the Code of Ordinances relative to Final Plat Phasing, upon its second consideration.

## **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.)

9. Receive and file the report of the Mayor relative to the appointment of Mayor Pro Tem for 2021.
10. Receive and file the report of the Mayor relative to the appointment of standing committees for 2021.
11. Approve the following recommendations of the Mayor relative to the appointment of Councilmembers to Appeals Boards for 2021:
  - a) Daryl Kruse, Board of Appeals, term ending 12/31/2021.
  - b) Kelly Dunn, Board of Electrical Appeals, term ending 12/31/2021.
  - c) Susan deBuhr, Board of Mechanical Appeals, term ending 12/31/2021.
  - d) Susan deBuhr, Board of Plumbing Appeals, term ending 12/31/2021.
12. Approve the following recommendations of the Mayor relative to the appointment of members to Boards and Commissions:
  - a) John Gadow, Board of Plumbing Appeals, term ending 12/31/2024.
  - b) Nathan Gruber, Board of Plumbing Appeals, term ending 12/31/2023.
  - c) Dave Krejchi, Board of Mechanical Appeals, term ending 12/31/2024.
  - d) Tom Stickfort, Board of Electrical Appeals, term ending 12/31/2024.
13. Receive and file the Committee of the Whole minutes of December 21, 2020 relative to the following item:
  - a) Capital Improvements Program (CIP) – Joint Meeting with Planning & Zoning Commission.
14. Receive and file the Council Work Session minutes of December 21, 2020 relative to the following items:
  - a) Discussion of proposed ordinance changes for mayor and city administrator duties and responsibilities.
  - b) Discussion of proposed ordinance change to strike “full-time” from the mayor position description and reduce compensation.
15. Receive and file Departmental Monthly Reports for November 2020.
16. Approve the following applications for beer permits and liquor licenses:
  - a) Cedar Falls Family Restaurant, 2627 Center Street, Special Class C liquor - renewal.
  - b) Sharky's Fun House, 2223 College Street, Class C liquor & outdoor service - renewal.

**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.)

17. Resolution approving and adopting amendments to Administrative Policy No. 7, City Council Meeting Procedures.

- [18.](#) Resolution approving and adopting the rate of \$3.89 per \$1,000 taxable value for the Downtown Cedar Falls Self-Supported Municipal Improvement District (SSMID) for FY22.
- [19.](#) Resolution approving and authorizing execution of a Settlement Agreement and Release with James Lown Properties, LLC relative to the West 1st Street Reconstruction Project.
- [20.](#) Resolution approving and authorizing expenditure of funds for the purchase of a Microsoft Enterprise License relative to upgrading operating systems of the city's computer network servers.
- [21.](#) Resolution approving and authorizing execution of an Owner Purchase Agreement, and approving and accepting a Temporary Construction Easement, in conjunction with the Cedar Heights Drive Reconstruction Project.
- [22.](#) Resolution approving and authorizing execution of an Owner Purchase Agreement, and approving and accepting a Permanent Sanitary Sewer Easement Agreement and Temporary Construction Easement, in conjunction with the Oak Park Sanitary Sewer Repair Project.
- [23.](#) Resolution approving the Carolan Minor Plat No. 1.
- [24.](#) Resolution setting January 19, 2021 as the date of public hearing on proposed funding distribution of the State's Community Development Block Grant (CDBG-CV2) funding relative to the CARES Act.

#### **Allow Bills and Payroll**

- [25.](#) Allow Bills and Payroll of January 4, 2021.

#### **City Council Referrals**

#### **City Council Updates**

#### **Staff Updates**

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

#### **Adjournment**

**CITY HALL  
CEDAR FALLS, IOWA, DECEMBER 21, 2020  
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 7:01 P.M. on the above date. The Mayor opened the meeting and announced that the meeting was being conducted electronically in conformance with the Governor's Proclamation of Disaster Emergency to limit the spread of COVID-19. Members present: Miller, deBuhr, Kruse, Harding, Darrah, Sires, Dunn. Absent: None.
- 53109 - It was moved by Kruse and seconded by Miller that the minutes of the Regular Meeting of December 7, 2020 and the minutes of the Special Meeting of December 9, 2020 be approved as presented and ordered of record. Motion carried unanimously.
- 53110 - On behalf of the City, Mayor Green accepted a plaque of appreciation presented by Major Andrew Smith of the Iowa National Guard 1<sup>st</sup> Battalion, 133rd Infantry Regiment.
- 53111 - Mayor announced that in accordance with the public notice of December 4, 2020, this was the time and place for a public hearing on the proposed Amendment No. 6 to the Downtown Development Area Urban Renewal Plan. It was then moved by Darrah and seconded by Kruse that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53112 - The Mayor then asked if there were any written communications filed to the proposed amendment. Upon being advised that there were no written communications on file, the Mayor then called for oral comments. Economic Development Coordinator Graham provided a brief summary and responded to a question by Jim Skaine, 2215 Clay Street. There being no one else present wishing to speak about the proposed amendment, the Mayor declared the hearing closed and passed to the next order of business.
- 53113 - It was moved by Miller and seconded by Harding that Resolution #22,204, determining an area of the City to be an economic development and blighted area, and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the City; designating such area as appropriate for urban renewal projects; and adopting the Amendment No. 6 to the Downtown Development Area Urban Renewal, be adopted. Following questions by Councilmember Harding and responses by Finance & Business Operations Director Rodenbeck, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Resolution #22,204 duly passed and adopted.

- 53114 - Mayor announced that in accordance with the public notice of December 4, 2020, this was the time and place for a public hearing on the proposed Amendment No. 6 to the Cedar Falls Unified Highway 58 Corridor Urban Renewal Plan. It was then moved by Kruse and seconded by Darrah that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53115 - The Mayor then asked if there were any written communications filed to the proposed amendment. Upon being advised that there were no written communications on file, the Mayor then called for oral comments. Economic Development Coordinator Graham provided a brief summary and responded to a question by Jim Skaine, 2215 Clay Street. There being no one else present wishing to speak about the proposed amendment, the Mayor declared the hearing closed and passed to the next order of business.
- 53116 - It was moved by Kruse and seconded by Harding that Resolution #22,205, determining an area of the City to be an economic development area, and that the rehabilitation, conservation, redevelopment, development or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the City; designating such area as appropriate for urban renewal projects; and adopting the Amendment No. 6 to the Cedar Falls Unified Highway 58 Corridor Urban Renewal Plan, be adopted. Following a question by Councilmember Darrah and response by Mayor Green, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Resolution #22,205 duly passed and adopted.
- 53117 - Mayor announced that in accordance with the public notice of December 11, 2020, this was the time and place for a public hearing on the proposal to undertake a public improvement project for the West 27th Street Sanitary Sewer Extension Project, and to authorize acquisition of private property for said project. It was then moved by Harding and seconded by Darrah that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53118 - The Mayor then asked if there were any written communications filed to the proposed project. Upon being advised that there were no written communications on file, the Mayor then called for oral comments. Principal Engineer Feuerhelm provided a brief summary of the proposed project and responded to a question by Jim Skaine, 2215 Clay Street. There being no one else present wishing to speak about the proposed amendment, the Mayor declared the hearing closed and passed to the next order of business.
- 53119 - It was moved by Harding and seconded by Kruse that Resolution #22,206, approving a public improvement for the West 27th Street Sanitary Sewer Extension Project, and authorizing acquisition of private property for said project, be adopted. Following questions by Councilmember Harding and responses by Public Works Director Schrage, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah,

Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Resolution #22,206 duly passed and adopted.

- 53120 - Mayor announced that in accordance with the public notice of December 11, 2020, this was the time and place for a public hearing on the proposed amendments to Chapter 20, Subdivisions of the Code of Ordinances relative to Final Plat Phasing. It was then moved by Harding and seconded by Darrah that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53121 - 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. Planning and Community Services Manager Howard provided a brief summary of the proposed ordinance amendments. There being no one else present wishing to speak about the proposed amendments, the Mayor declared the hearing closed and passed to the next order of business.
- 53122 - It was moved by Kruse and seconded by Darrah that Ordinance #2980, amending certain sections of Chapter 20, Subdivisions, of the Code of Ordinances relative to Final Plat Phasing, be passed upon its first consideration. 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: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried.
- 53123 - Mayor announced that in accordance with the public notice of December 4, 2020, this was the time and place for a public hearing on the proposed submission of the City's FFY19 Consolidated Annual Performance and Evaluation Report (CAPER) for the Community Development Block Grant and HOME Program. It was then moved by Darrah and seconded by Kruse that the proof of publication of notice of hearing be received and placed on file. Motion carried unanimously.
- 53124 - The Mayor then asked if there were any written communications filed to the proposed report. Upon being advised that there were no written communications on file, the Mayor then called for oral comments. Director of Community Development Sheetz provided a brief summary of the proposed report and responded to a question by Jim Skaine, 2215 Clay Street. There being no one else present wishing to speak about the proposed report, the Mayor declared the hearing closed and passed to the next order of business.
- 53125 - It was moved by Kruse and seconded by Harding that Resolution #22,207, approving and authorizing submission of the City's FFY19 Consolidated Annual Performance and Evaluation Report (CAPER) for the Community Development Block Grant and HOME Program, be adopted. 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: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Resolution #22,207 duly passed and adopted.

- 53126 - It was moved by Harding and seconded by Kruse that Ordinance #2976, amending Section 26-118 of the Code of Ordinances by rezoning from C-3, Commercial and R-4, Multiple Residence Districts, to C-3, Commercial District, of property located in the vicinity of West 22nd Street and College Street, be passed upon its third and final consideration. 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: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Ordinance #2976 duly passed and adopted.
  
- 53127 - It was moved by Kruse and seconded by Harding that Ordinance #2977, amending Chapter 12, Human Relations, of the Code of Ordinances relative to the Human Rights Commission, be passed upon its second consideration. Following questions by Jim Skaine, 2215 Clay Street, and Councilmember Darrah, and responses by Finance & Business Operations Director Rodenbeck and Mayor Green, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried.
  
- 53128 - It was moved by Kruse and seconded by Miller that Ordinance #2978, amending Chapter 23, Traffic and Motor Vehicles of the Code of Ordinances relative to the use of electric-assist bicycles on City recreational trails, be passed upon its second consideration. Following a question by Jim Skaine, 2215 Clay Street, and responses by Public Works Director Schrage and Councilmembers Harding and Kruse, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah, Dunn, Miller, Harding. Nay: Sires, deBuhr, Kruse. Motion carried.
  
- 53129 - It was moved by Kruse and seconded by Harding that Ordinance #2979, amending Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances relative to prohibiting parking of commercial trucks and trailers on residential streets, be passed upon its second consideration. 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: Darrah, Sires, Dunn, Miller, Kruse, Harding. Nay: deBuhr. Motion carried.
  
- 53130 - It was moved by Harding and seconded by Kruse that the following items and recommendations on the Consent Calendar be received, filed and approved:  
  
Receive & file the resignation of Angela Waseskuk as a member of the Human Rights Commission.  
  
Approve the following recommendations of the Mayor relative to the reappointment of members to Boards and Commissions:  
a) Chelsey Bowermaster, Cedar Falls Health Trust Fund Board of Trustees, term ending 12/31/2026.

b) Floyd Winter, Cedar Falls Health Trust Fund Board of Trustees, term ending 12/31/2026.

Receive and file the Committee of the Whole minutes of December 7, 2020 relative to the following items:

- a) Grow Cedar Valley Update.
- b) Annual Report of Cedar Falls Public Library.
- c) Subdivision Code Amendment – Final Plat Phasing.
- d) Zoning Code Amendment – Adaptive Re-use of Institutional Buildings in Residential Zones.

Approve the following applications for beer permits and liquor licenses:

- a) Gourmet Garden, 5907 University Ave, Special Class C liquor - renewal.
- b) Huhot Mongolian Grill, 6301 University Avenue, Special Class C liquor - renewal.
- c) Rancho Chico, 618 Brandilynn Boulevard, Class C Liquor - renewal.
- d) Wild Hare American Bar and Grill, 2512 Whitetail Drive, Class C liquor & outdoor service - renewal.
- e) Bani's, 2128 College Street, Class E liquor - renewal.

Motion carried unanimously.

53131 - Mayor Green noted a scrivener's error on item 2.m. that would be corrected to replace the word "voted" with "agreed". It was moved by Darrah and seconded by Harding to receive and file the City Council Goal Setting Report of November 17 & 19, 2020. It was then moved by deBuhr and seconded by Sires to amend the original motion to revise 7.a. by replacing "strategic" plan with "special report", and revising 12.a. by adding "vs full-time" mayor. Motion to amend carried unanimously. The Mayor then put the question on the original motion as amended. Motion carried unanimously.

53132 - It was moved by Kruse and seconded by Harding that the following resolutions be introduced and adopted:

Resolution #22,208, approving and authorizing expenditure of funds for replacement of Tasers for the Public Safety Department.

Resolution #22,209, approving and authorizing execution of a Red House Studio Lease relative to the use of 224 West Seerley Boulevard as artist studio space, in conjunction with the Hearst Center's Visiting Artist Program.

Resolution #22,210, approving the Certificate of Completion and accepting the work of Failor Hurley Construction, Inc. for the Cedar Falls Recreation Center - Locker Room Upgrades Project.

Resolution #22,211, approving and authorizing the expenditure of funds for replacement of trickling filter arms at the Wastewater Treatment facility.

Resolution #22,212, approving the Certificate of Completion and accepting the work of Peterson Contractors, Inc. for the Ridgeway Avenue Reconstruction



Project.

Resolution #22,213 approving and authorizing execution of a Professional Service Agreement with AECOM Technical Services, Inc. for FEMA Levee System Accreditation Submittal relative to the Cedar Falls Flood Protection System.

Resolution #22,214, approving the Certificate of Completion and accepting the work of Peterson Contractors, Inc. for the Walnut Street Box Culvert Replacement - University Branch of Dry Run Creek Project.

Resolution #22,215 setting January 4, 2021 as date of public hearing on the proposed FY2021-FY2026 Capital Improvements Program (CIP).

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: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried. The Mayor then declared Resolutions #22,208 through #22,215 duly passed and adopted.

- 53133 - It was moved by Kruse and seconded by Harding that Resolution #22,216, establishing the 2021 pay for City of Cedar Falls elected officials, in compliance with the City's Code of Ordinances, be adopted. Following comments by Jim Skaine, 2215 Clay Street, and Councilmember Sires, and responses by Finance & Business Operations Director Rodenbeck and Mayor Green, the Mayor put the question on the motion and upon call of the roll, the following named Councilmembers voted. Aye: Darrah, Dunn, Miller, deBuhr, Kruse, Harding. Nay: Sires. Motion carried. The Mayor then declared Resolution #22,216 duly passed and adopted.
- 53134 - It was moved by Kruse and seconded by Harding that a resolution approving and adopting the FY2022 City Council Goals, Work Program and Short-Term Financial Plan, be adopted. Following questions and comments by Jim Skaine, 2215 Clay Street, Councilmembers Harding, Darrah, Sires and deBuhr, and responses by Mayor Green and Finance & Business Operations Director Rodenbeck, it was moved by Miller and seconded by Harding to amend the original motion to revise 7.e.(1) on page 8 by replacing "Transition" with "Consideration". Motion to amend carried unanimously. Following comments by Councilmembers Kruse, deBuhr and Harding, and a response by City Attorney Rogers, it was moved by Harding and seconded by Kruse to postpone consideration. Motion to postpone carried unanimously.
- 53135 - It was moved by Kruse and seconded by Harding that the bills and payrolls of December 21, 2020 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: Darrah, Sires, Dunn, Miller, deBuhr, Kruse, Harding. Nay: None. Motion carried.
- 53136 - Mayor Green responded to questions and comments from Councilmembers

Darrah and Kruse regarding filling the vacancies on the Human Rights Commission.

53137 - City Administrator Gaines stated that he would resend the draft and final version of Council Goal document.

53138 - Mayor Green responded to comments by Jim Skaine, 2215 Clay Street, regarding transparency at Council Meetings.

Steve Norby, 1606 W. 18<sup>th</sup> Street, expressed safety concerns regarding allowing electric bikes on trails.

53139 - It was moved by Kruse and seconded by Harding that the meeting be adjourned at 8:26 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  
FAX 319-268-5126



## CEDAR FALLS “YEAR OF THE NEIGHBORHOOD”

January 1 – December 31, 2021

**WHEREAS**, Cedar Falls is comprised of more than fifty established neighborhood areas, including Downtown, North Cedar, Overman Park, Cedar Heights, The Willows, Birdsall Park, Viking Hills, College Hill, Green Creek, Sartori Park, and Fieldstone; and

**WHEREAS**, neighborhoods are the societal level where people can interact most regularly and naturally, and so provide a unique forum for constructively tackling societal issues like crime, discrimination, traffic, and social alienation that can seem too daunting to address on the national, state, or municipal scale; and

**WHEREAS**, chartered neighborhood associations and other informal neighborhood groups provide a valuable channel for engagement with local government, and for carrying out civic activities such as area clean-up days, garage sales, block parties, and other similar social gatherings that better our community; and

**WHEREAS**, increased neighborhood vitality and neighborliness can play a key role in improving the quality of life, mental health, and a sense of belonging; and

**WHEREAS**, the 2025 Cedar Falls Community-Wide Strategic Plan states that Cedar Falls will work to become a national model for quality of place, driven by lifestyle amenities in all Cedar Falls neighborhoods;

**NOW, THEREFORE**, I, Robert M. Green, Mayor of Cedar Falls, do hereby proclaim the year 2021 as **The Year of the Neighborhood** throughout the city and encourage all residents seek ways to actively practice neighborliness, including collaboration in activities which improve quality of life in our city’s many neighborhoods.



Signed this 30<sup>th</sup> day of December, 2020.

Mayor Robert M. Green



DEPARTMENT OF FINANCE & BUSINESS OPERATIONS

CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600  
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**INTEROFFICE MEMORANDUM**

**TO:** Mayor Green & City Council Members  
**FROM:** Jennifer Rodenbeck, Director of Finance & Business Operations  
**DATE:** December 28, 2020  
**SUBJECT:** FY21-FY26 Capital Improvements Program

The FY21-FY26 Capital Improvements Program (CIP) is on the agenda for your formal approval. The CIP was presented at committee on December 21<sup>st</sup> to the City Council and the Planning & Zoning Commission. The presentation included a summary of the CIP, overview of certain projects, summary of funding sources, and the financial impacts of the CIP.

If you have questions regarding the CIP or its impact, please feel free to contact me.



City of Cedar Falls, Iowa

# FY21 - FY26 Capital Improvements Program

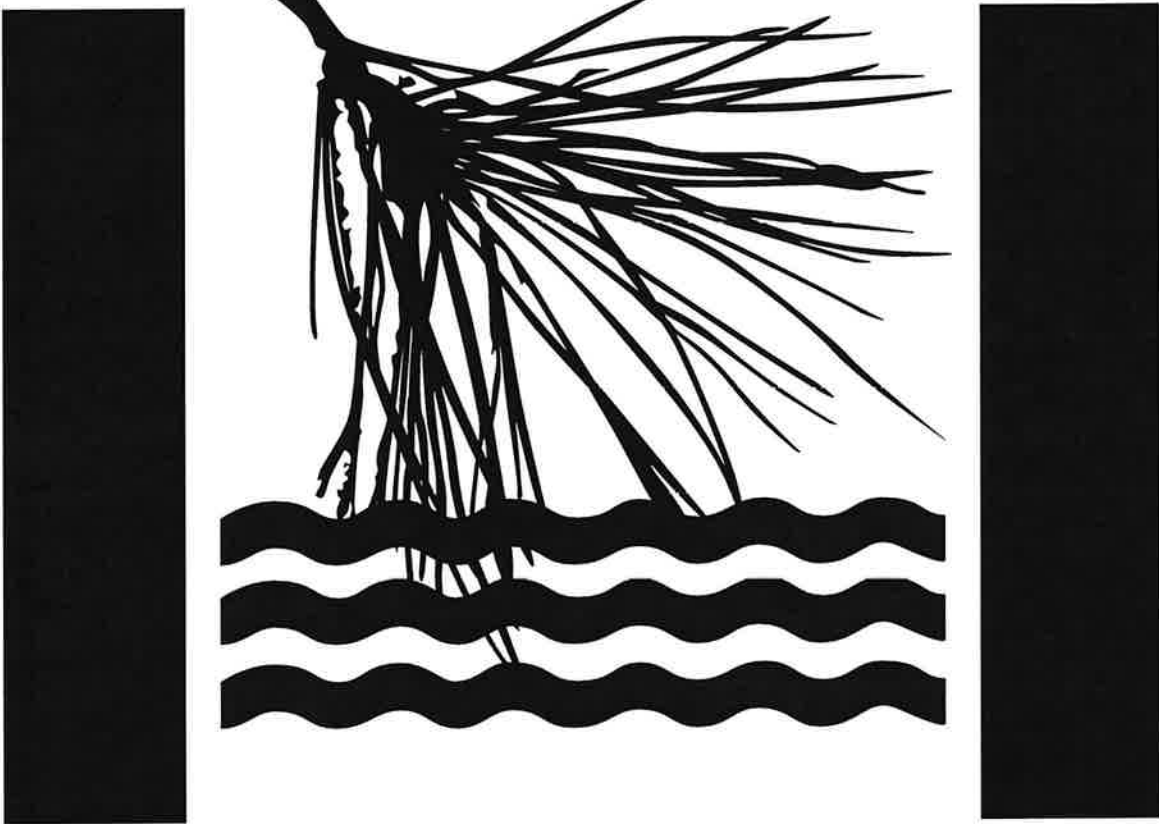
Prepared by the Department Finance and Business  
Operations

# **CITY OF CEDAR FALLS**

## **FY21 – FY26 FINAL CAPITAL IMPROVEMENT PROGRAM**

Prepared by:  
Department of Finance & Business Operations

C · E · D · A · R



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*Town*

**FY21 - FY26 CAPITAL IMPROVEMENTS PROGRAM  
CITY OF CEDAR FALLS, IOWA**

Item 3.

Presented to City Council/Planning & Zoning Comm:  
Approved by the City Council:  
Resolution Number:

21-Dec-2020  
21-Dec-2020

New FY21

#	PROJECT OR PROGRAM	DEPT/ DIV.	FY21		FY22		FY23		FY24		FY25		FY26		SUBTOTAL		TOTAL FUNDING AMOUNT
			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
1	Gibson Property Development - Phase I	ADM/ED					TIF-STH	1,075,000	TIF-STH	1,425,000	TIF-STH	315,000			TIF-STH	2,815,000	2,815,000
2	Gibson Property Development - Phase II	ADM/ED									TIF-STH	600,000	TIF-STH	715,000	TIF-STH	1,315,000	1,315,000
3	Gibson Property Development - Phase III-V	ADM/ED										TIF-STH	6,310,000	TIF-STH	6,310,000	6,310,000	
4	Industrial Park Expansion (Phase I)	ADM/ED			TIF-UN	6,000,000								TIF-UN	6,000,000	6,000,000	
5	Industrial Park Land Acquisition	ADM/ED			TIF-UN	1,500,000			TIF-UN	1,500,000			TIF-UN	1,500,000	TIF-UN	4,500,000	4,500,000
6	Northern Industrial Park: Insurance and Maintenance	ADM/ED	TIF-UN	30,000	TIF-UN	30,000	TIF-UN	30,000	TIF-UN	30,000	TIF-UN	30,000	TIF-UN	30,000	TIF-UN	180,000	180,000
7	River Place Development Project	ADM/ED	TIF-DT	700,000	TIF-DT	1,000,000	TIF-DT	1,000,000	TIF-DT	1,000,000	TIF-DT	1,250,000	TIF-DT	1,250,000	TIF-DT	6,200,000	11,800,000
							PRIV	5,600,000							PRIV	5,600,000	
8	Bond Fees	FBO/ADM			GO 2022	50,000			GO 2024	50,000			GO 2026	50,000	GO	150,000	150,000
9	Capitalized Interest	FBO/ADM			GO 2022	150,000			GO 2024	150,000			GO 2026	150,000	GO	450,000	450,000
10	Vehicle Replacement Program	FBO/ADM	SCF	292,000	SCF	410,000	SCF	250,000	SCF	250,000	SCF	250,000	SCF	250,000	SCF	1,702,000	5,526,000
			SRF	60,000	SRF		SRF	35,000	SRF	35,000	SRF	35,000	SRF	35,000	SRF	200,000	
					DPR	30,000								DPR	30,000		
			REF	265,000	REF	200,000	REF	200,000	REF	200,000	REF	200,000	REF	200,000	REF	1,265,000	
			VRF	340,000	VRF	449,000	VRF	340,000	VRF	400,000	VRF	400,000	VRF	400,000	VRF	2,329,000	
11	Cable TV Equipment Upgrades	FBO/CTV	CTF	105,000	CTF	100,000	CTF	100,000	CTF	100,000	CTF	100,000	CTF	100,000	CTF	605,000	605,000
12	Video Server	FBO/CTV			CTF	55,000								CTF	55,000	55,000	
13	Video Switcher/Replay replacement	FBO/CTV			CTF	130,000								CTF	130,000	130,000	
14	Business Continuity	FBO/IS	DPR	7,000	DPR	7,000	DPR	7,000	DPR	7,000	DPR	7,000	DPR	7,000	DPR	42,000	42,000
15	Camera's - Installation, Maintenance & Replacements	FBO/IS	GO 2022	20,000	GO 2022	70,000	GO 2024	70,000	GO 2024	70,000	GO 2026	95,000	GO 2026	95,000	GO	420,000	420,000
16	CIP/Capital Asset Software	FBO/IS	DPR	65,000										DPR	65,000	65,000	
17	City Mobile App	FBO/IS	DPR	1,950	DPR	1,950	DPR	1,950	DPR	1,950				DPR	7,800	7,800	
18	Community Center Audio/Visual Upgrade	FBO/IS	DPR	20,000										DPR	20,000	20,000	
19	Computer Equipment & Software	FBO/IS	DPR	70,000	DPR	70,000	DPR	70,000	DPR	70,000	DPR	70,000	DPR	70,000	DPR	420,000	420,000
20	Document Imaging	FBO/IS	DPR	35,000	DPR	6,000	DPR	20,000	DPR	6,000	DPR	20,000			DPR	87,000	87,000
21	Door Lock System	FBO/IS									CP	84,000			CP	84,000	100,000
											DPR	16,000			DPR	16,000	
22	Financial System	FBO/IS			DPR	200,000	DPR	20,000	DPR	20,000	DPR	20,000	DPR	20,000	DPR	280,000	280,000
23	GIS	FBO/IS	DPR	20,000	DPR	15,000	DPR	15,000	DPR	15,000	DPR	15,000	DPR	20,000	DPR	100,000	100,000
24	LAMA Replacement	FBO/IS					DPR	225,000	DPR	25,000	DPR	25,000	DPR	25,000	DPR	300,000	300,000
25	Mid-Range Operating System Upgrade	FBO/IS	DPR	7,500					DPR	7,500				DPR	15,000	15,000	
26	Mobile Data Computer Replacement - Police	FBO/IS	DPR	20,000	DPR	30,000	DPR	20,000	DPR	15,000	DPR	15,000	DPR	15,000	DPR	115,000	115,000
27	New Application Tracking System	FBO/IS	DPR	11,375	DPR	7,125	DPR	7,125	DPR	7,125	DPR	7,125	DPR	7,125	DPR	47,000	47,000
28	Penetration Security Testing Services	FBO/IS			DPR	20,000			DPR	20,000			DPR	20,000	DPR	60,000	60,000
29	Network Upgrades	FBO/IS	DPR	90,000	DPR	70,000	DPR	80,000	DPR	10,000	DPR	90,000	DPR	65,000	DPR	405,000	405,000
30	Work Order Management Software	FBO/IS			DPR	25,000	DPR	25,000						DPR	50,000	50,000	
31	Parking Lot: College Hill Parking Restoration	FBO/PARKING	TIF-CH	220,000										TIF-CH	220,000	220,000	
32	Parking Lot: Downtown Lot Improvements	FBO/PARKING					TIF-DT	300,000						TIF-DT	300,000	300,000	
33	Parking Lot: Downtown Parking Ramp Feasibility Study	FBO/PARKING					TIF-DT	100,000						TIF-DT	100,000	100,000	
34	Parking Lot: Gateway Park Parking Lot & Lighting	FBO/PARKING							GO 2024	200,000				GO	200,000	200,000	
35	Parking Lot: Place to Play Parking Addition	FBO/PARKING	SCF	20,000										SCF	20,000	20,000	
36	Parking Equipment for State Street Parking Center	FBO/PARKING					TIF-DT	14,000						TIF-DT	14,000	42,000	
							CMS	14,000						CMS	14,000		
							PMF	14,000						PMF	14,000		



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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING			
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT		
37	Parking Equipment/Technology Replacement	FBO/PARKING									PMF	100,000			PMF	100,000	100,000	
38	Pavement Markings - College Hill	FBO/PARKING	TIF-CH	2,500	TIF-CH	2,500									TIF-CH	5,000	10,000	
			PMF	2,500	PMF	2,500										PMF	5,000	
39	Signage Improvements - College Hill	FBO/PARKING	TIF-CH	5,000											TIF-CH	5,000	15,000	
			PMF	10,000												PMF	10,000	
40	Wayfinding Signage Improvements	FBO/PARKING	TIF-DT	16,000	TIF-DT	16,000									TIF-DT	32,000	96,000	
			CMS	16,000	CMS	16,000										CMS	32,000	
			PMF	16,000	PMF	16,000										PMF	32,000	
41	Access to Transportation	CD/CDBG		CDBG	30,000				CDBG	22,420				CDBG	52,420	52,420		
42	Affirmatively Furthering Fair Housing Plan	CD/CDBG						CDBG	20,000					CDBG	20,000	20,000		
43	Consolidated Plan	CD/CDBG							CDBG	27,500				CDBG	27,500	27,500		
44	Neighborhood Accessibility	CD/CDBG	CDBG	70,000	CDBG	166,000			CDBG	26,590				CDBG	262,590	262,590		
45	Neighborhood Infrastructure	CD/CDBG	CDBG	57,650	CDBG	51,000	CDBG	54,010						CDBG	162,660	162,660		
46	Owner Occupied Rehabilitation	CD/CDBG	CDBG	11,000	CDBG	11,000	CDBG	67,000	CDBG	67,000				CDBG	156,000	516,000		
			HOME	90,000	HOME	90,000	HOME	90,000	HOME	90,000				HOME	360,000			
47	Recreational Amenities	CD/CDBG	CDBG		CDBG	57,510								CDBG	57,510	57,510		
48	Renter Occupied Rehabilitation	CD/CDBG	CDBG	134,820				CDBG	33,500	CDBG	33,500			CDBG	201,820	201,820		
49	City Hall Repurpose & Remodel	CD/INSPECT	GFS	92,400	GFS	2,072,400	GFS	2,335,200						GFS	4,500,000	4,500,000		
50	Code Enforcement, Property Clean-up, Condemnation	CD/INSPECT			CDBG	5,000			CDBG	5,000			CDBG	5,000	CDBG	15,000	285,000	
			CP	45,000	CP	45,000	CP	45,000	CP	45,000	CP	45,000	CP	45,000	CP	270,000		
51	Hearst Center Expansion	CD/INSPECT									PRIV	2,370,000			PRIV	2,370,000	5,000,000	
												GO 2026	700,000		GO	700,000		
												CF	650,000		CF	650,000		
												F/S	350,000		F/S	350,000		
												CIF	180,000		CIF	180,000		
												BHCG	750,000		BHCG	750,000		
52	Land Acquisition - School Administration Land	CD/INSPECT							ER	700,000				ER	700,000	1,210,000		
									GFS	300,000	GFS	210,000		GFS	510,000			
53	Phased Repair to Pheasant Ridge Pro Shop	CD/INSPECT		GIF	60,000				GIF	40,000			GIF	8,000	GIF	108,000	108,000	
54	Bike Network on-street Signage	CD/PLAN	H/M-VT	5,000	H/M-VT	5,000	H/M-VT	5,000	H/M-VT	5,000	H/M-VT	5,000	H/M-VT	5,000	H/M-VT	30,000	30,000	
55	Bus Shelters & Related Amenities	CD/PLAN	MET	15,000			MET	15,000			MET	15,000		MET	45,000	45,000		
56	Cedar River Safety and Recreational River Improvements Phase I	CD/PLAN					ER	1,000,000							ER	1,000,000	4,100,000	
							PRIV	250,000	PRIV	250,000					PRIV	500,000		
							BHCG	1,500,000							BHCG	1,500,000		
							TRC	200,000								TRC	200,000	
									GO 2022	500,000						GO	500,000	
57	Comprehensive Plan & Zoning Code Updates	CD/PLAN	GR	155,000	GR	100,000	GR	150,000	GR	150,000	GR	150,000	GR	150,000	GR	855,000	950,000	
			TIF-DT	25,000											TIF-DT	25,000		
			TIF-CH	20,000	TIF-CH	25,000									TIF-CH	45,000		
					TIF-UN	25,000									TIF-UN	25,000		
58	Conversion of rental homes back to owner-occupied	CD/PLAN	GR	100,000	GR	100,000	GR	100,000	GR	100,000	GR	100,000		GR	500,000	500,000		
59	Prairie Parkway Landscaping/Beautification	CD/PLAN	TIF-PP	160,000	TIF-PP	160,000								TIF-PP	320,000	360,000		
			PRIV	40,000										PRIV	40,000			

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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
60	Property/Flood Buyouts	CD/PLAN	F/S	1,380,000											F/S	1,380,000	1,710,000
			CP	130,000	CP	130,000							CP	70,000	CP	330,000	
61	Resilience Plan Implementation	CD/PLAN			GR	50,000	GR	25,000	GR	25,000	GR	25,000	GR	25,000	GR	150,000	150,000
62	Wayfinding Signage Plan	CD/PLAN	H/M-VT	25,000					H/M-VT	25,000					H/M-VT	50,000	50,000
63	Ballfield Fencing Spot Repair	CD/REC	SBPF	3,000	SBPF	3,000	SBPF	3,000	SBPF	3,000	SBPF	3,000	SBPF	3,000	SBPF	18,000	18,000
64	Dugout Covers - Birdsall Park	CD/REC											GO 2026	53,500	GO	53,500	107,000
													SBPF	53,500	SBPF	53,500	
65	Facility Improvements - Rec Center	CD/REC							RCCIP	10,000					RCCIP	10,000	10,000
66	New HS Pool	CD/REC									RCCIP	1,000,000			RCCIP	1,000,000	15,000,000
											SCHOOLS	4,700,000			SCHOOLS	4,700,000	
											BHCG	900,000			BHCG	900,000	
											PRIV	4,700,000			PRIV	4,700,000	
											GO 2024	700,000			GO	700,000	
											GFS	3,000,000			GFS	3,000,000	
67	Weight Equipment	CD/REC					RCCIP	300,000							RCCIP	300,000	300,000
68	Falls - Animal Floatables Replacement	CD/REC										RCCIP	12,000		RCCIP	12,000	12,000
69	Falls - Block Work	CD/REC					RCCIP	26,000							RCCIP	26,000	26,000
70	Falls - Chair/Innertube Replacement	CD/REC										RCCIP	18,000		RCCIP	18,000	18,000
71	Falls - Chemical System Controllers	CD/REC	RCCIP	14,500											RCCIP	14,500	14,500
72	Falls - Play Equipment	CD/REC										RCCIP	30,000		RCCIP	30,000	30,000
73	Falls- Rock Structure Painting	CD/REC					RCCIP	16,000							RCCIP	16,000	16,000
74	Falls- Shelter	CD/REC											RCCIP	20,000	RCCIP	20,000	20,000
75	Falls- Waterslide Refinish/Repair (Project complete, funding needed)	CD/REC	RCCIP	300,000											RCCIP	300,000	300,000
76	Replace seating in Mae Latta Hall	CD/CULT			CIF	7,000									CIF	7,000	7,000
77	Usage/Need/Space Study	CD/CULT			ACB	10,000									ACB	10,000	15,000
							FRIEND	5,000							FRIEND	5,000	
78	Entrance Signage Replacement & Upgrade	CD/V&T									TIF-UN	3,750	TIF-UN	42,500	TIF-UN	46,250	92,500
											GO 2026	3,750	GO 2026	42,500	GO	46,250	
79	RAGBRAI Start Up Funds	CD/V&T									TRC	5,000			TRC	5,000	5,000
80	Replace Horse & Rider Sculpture @ Visitor Center	CD/V&T									TRC	950			TRC	950	20,000
											PRIV	9,550			PRIV	9,550	
											ACB	9,500			ACB	9,500	
81	Replacement of Street Banners	CD/V&T							TRC	2,500			TRC	2,500	TRC	5,000	5,000
82	Trail Sign in George Wyth State Park	CD/V&T	TRC	8,000											TRC	8,000	8,000
83	Visitor Center Landscape area to west of patio	CD/V&T	TRC	5,000											TRC	5,000	5,000
84	Bridges/Culverts: Black Hawk Rd. Box Culvert Replacement	PW/ENG					STW	390,000							STW	390,000	430,000
					GO 2022	40,000									GO	40,000	
85	Bridges/Culverts: Hudson Road Bridge Deck Overlay	PW/ENG			SCF	60,000									SCF	60,000	660,000
							LST	600,000							LST	600,000	
86	Bridges/Culverts: Inspections/Repairs	PW/ENG	SCF	200,000	SCF	55,000	SCF	200,000	SCF	55,000	SCF	200,000	SCF	55,000	SCF	765,000	765,000
87	Bridges/Culverts: Olive Street Box Culvert Replacement	PW/ENG			TIF-CH	800,000	TIF-CH	800,000							TIF-CH	1,600,000	1,920,000
			GO 2020	320,000											GO	320,000	
88	Bridges/Culverts: Ridgeway Avenue Bridge Replacement	PW/ENG					TIF-STH	65,000	TIF-STH	120,000					TIF-STH	185,000	665,000
									F/S	480,000					F/S	480,000	

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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
89	Bridges/Culverts: Tremont Street Bridge Replacement	PW/ENG							STW	65,000	GO 2026	7,500			GO	7,500	497,500
											STW	310,000			STW	375,000	
											SCF	115,000			SCF	115,000	
90	Industrial & City Development: Infrastructure Oversizing	PW/ENG	GO 2020	50,000	GO 2022	50,000	GO 2022	50,000	GO 2024	50,000	GO 2024	50,000	GO 2026	50,000	GO	300,000	660,000
			STW	30,000	STW	30,000	STW	30,000	STW	30,000	STW	30,000	STW	30,000	STW	180,000	
			SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	180,000	
91	Sanitary Sewer: Northern Industrial Park Realignment	PW/ENG	TIF-UN	550,000											TIF-UN	550,000	550,000
92	Sanitary Sewer: W. 27th Street Sanitary Sewer Extension	PW/ENG	SRB-2018	265,000	SRB-2018	165,000									SRB	430,000	430,000
93	Sidewalks/Trails: Assessment Program	PW/ENG	SA	100,000	SA	100,000	SA	100,000	SA	100,000	SA	100,000	SA	100,000	SA	600,000	600,000
94	Sidewalks/Trails: Bluebell Road Sidewalk Infill	PW/ENG	GO 2020	10,000											GO	10,000	10,000
95	Sidewalks/Trails: Campus Street Sidewalk Infill	PW/ENG	GO 2020	54,000											GO	54,000	54,000
96	Sidewalks/Trails: Hudson Road Recreation Trail Phase IV	PW/ENG	GO 2020	57,000											GO	57,000	85,000
			PRIV	28,000											PRIV	28,000	
97	Sidewalks/Trails: Lake Street Trail	PW/ENG			GO 2022	143,000									GO	143,000	445,000
					F/S	302,000									F/S	302,000	
98	Sidewalks/Trails: Lloyd Lane Sidewalk Infill	PW/ENG							GO 2024	30,000					GO	30,000	30,000
99	Sidewalks/Trails: McClain Drive Sidewalk Infill	PW/ENG			CDBG	50,000									CDBG	50,000	50,000
100	Sidewalks/Trails: Reconstruction Program	PW/ENG	GO 2020	75,000	GO 2022	75,000	GO 2022	75,000	GO 2024	75,000	GO 2024	75,000	GO 2026	75,000	GO	450,000	450,000
101	Sidewalks/Trails: Rownd Street Sidewalk Infill	PW/ENG	GO 2020	40,000											GO	40,000	40,000
102	Sidewalks/Trails: Trail Oversizing	PW/ENG	GO 2020	20,000	GO 2022	20,000	GO 2022	20,000	GO 2024	20,000	GO 2024	20,000	GO 2026	20,000	GO	120,000	120,000
103	Sidewalks/Trails: Trail Reconstruction	PW/ENG	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	300,000	300,000
104	Sidewalks/Trails: Union Road Trail Phase II	PW/ENG	GO 2020	395,000											GO	395,000	755,000
			PRIV	60,000											PRIV	60,000	
			F/S	300,000											F/S	300,000	
105	Sidewalks/Trails: W. 20th Street Sidewalk Infill	PW/ENG	GO 2020	20,000											GO	20,000	20,000
106	Storm Water: Clay Street Park Drainage	PW/ENG	STB	60,000											STB	60,000	210,000
			F/S	150,000											F/S	150,000	
107	Storm Water: Comprehensive Watershed Assessment	PW/ENG	STW	20,000											STW	20,000	20,000
108	Storm Water: Drainage Studies	PW/ENG	STW	75,000			STW	75,000				STW	75,000		STW	225,000	225,000
109	Storm Water: Erosion Repair Project	PW/ENG			STW	25,000			STW	25,000			STW	25,000	STW	75,000	75,000
110	Storm Water: Permeable Alley Program	PW/ENG	STW	85,000	STW	85,000	STW	85,000	STW	85,000	STW	85,000	STW	85,000	STW	510,000	1,860,000
			SCF	225,000	SCF	225,000	SCF	225,000	SCF	225,000	SCF	225,000	SCF	225,000	SCF	1,350,000	
111	Storm Water: Slope Repair	PW/ENG			STW	114,000									STW	114,000	501,000
			GO 2020	285,000	GO 2022	102,000									GO	387,000	
112	Storm Water: Northern Cedar Falls Storm Sewer Extension	PW/ENG					GO 2022	480,000							GO	480,000	480,000
113	Storm Water: University Avenue Bioretention Swales/Cells	PW/ENG	STW	45,000											STW	45,000	120,000
			F/S	75,000											F/S	75,000	
114	Streets: Annual Street Repair Program (Resurfacing & Reconstruction)	PW/ENG	LST	2,900,000	LST	2,950,000	LST	2,700,000	LST	3,300,000	LST	3,000,000	LST	2,940,000	LST	17,790,000	20,250,000
			GO 2020	60,000	GO 2022	60,000	GO 2022	60,000	GO 2024	60,000	GO 2024	60,000	GO 2026	60,000	GO	360,000	
			SRF	250,000	SRF	150,000	SRF	150,000	SRF	150,000	SRF	150,000	SRF	150,000	SRF	1,000,000	
			SCF	100,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	1,100,000	
115	Streets: Ashworth Dr. in Prairie Winds Subdivision	PW/ENG			SA	131,250	SA	1,050,000							SA	1,181,250	1,181,250

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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
116	Streets: Ashworth Drive to Hudson Road Extension	PW/ENG	CP	315,000	CP	460,000									CP	775,000	775,000
117	Streets: Cedar Heights Drive Reconstruction	PW/ENG	F/S	1,695,000	F/S	1,205,000	F/S	500,000							F/S	3,400,000	8,755,000
			GO 2020	735,000	GO 2022	240,000	GO 2024	250,000							GO	1,225,000	
			CFU	200,000	CFU	200,000									CFU	400,000	
			SCF	687,000	SCF	248,000									SCF	935,000	
			LST	338,000	LST	757,000	LST	1,700,000							LST	2,795,000	
118	Streets: Center Street Improvements (ER Total Funding = \$800,000)	PW/ENG			STW	320,000	STW	300,000							STW	620,000	1,420,000
			ER	20,000			ER	600,000							ER	620,000	
					CFU	80,000	PRIV	100,000							PRIV	100,000	
															CFU	80,000	
119	Streets: CFU Annual Patching Program	PW/ENG	CFU	180,000	CFU	180,000	CFU	180,000	CFU	180,000	CFU	180,000	CFU	180,000	CFU	1,080,000	1,080,000
120	Streets: Cyber Lane Extension	PW/ENG	TIF-STH	150,000	TIF-STH	100,000									TIF-STH	250,000	250,000
121	Streets: Greenhill Road Intersection Improvements	PW/ENG									PRIV	125,000	PRIV	1,125,000	PRIV	1,250,000	2,500,000
											SCF	687,000	SCF	687,000	SCF	687,000	
											LST	125,000	LST	438,000	LST	563,000	
122	Streets: Greenhill Road & South Main Street Intersection	PW/ENG	GO 2020	290,000	GO 2022	298,000	GO 2022	750,000							GO	1,338,000	3,875,000
			CFU	200,000	CFU	280,000	LST	705,000							CFU	480,000	
					LST	1,352,000	LST	705,000							LST	2,057,000	
123	Streets: Hwy 58 & Greenhill Road Intersection	PW/ENG										F/S	32,000,000	F/S	32,000,000	36,000,000	
												TIF-UN	4,000,000	TIF-UN	4,000,000		
124	Streets: Hwy 58 & Viking Road Intersection Improvements	PW/ENG	TIF-UN	3,748,330											TIF-UN	3,748,330	3,748,330
125	Streets: Main Street Reconstruction	PW/ENG			SCF	200,000	F/S	1,500,000	F/S	1,400,000					F/S	2,900,000	8,300,000
							SCF	687,000	SCF	687,000					SCF	687,000	
							LST	1,163,000	LST	150,000	LST	1,550,000			LST	2,863,000	
							GO 2024	500,000	GO 2024	500,000	GO 2024	650,000			GO	1,650,000	
126	Streets: Prairie Parkway & Viking Road Intersection Improvements	PW/ENG					LST	525,000							LST	525,000	1,460,000
							TIF-PP	67,500	TIF-PP	475,000					TIF-PP	542,500	
							SCF	142,500	SCF	250,000					SCF	392,500	
127	Streets: Ridgeway Avenue Reconstruction	PW/ENG			TIF-STH	300,000	TIF-STH	1,965,000	TIF-STH	1,265,000					TIF-STH	3,530,000	3,530,000
128	Streets: Seal Coat Program	PW/ENG	LST	100,000	LST	100,000	LST	100,000	LST	100,000	LST	100,000	LST	100,000	LST	600,000	600,000
129	Streets: Signalization of Hudson Road/Ridgeway Intersection	PW/ENG			TIF-STH	330,000									TIF-STH	330,000	330,000
130	Streets: Traffic Planning	PW/ENG	SCF	100,000	SCF	50,000	SCF	75,000	SCF	75,000	SCF	75,000	SCF	75,000	SCF	450,000	450,000
131	Streets: Union Road Phase I - From 27th to University	PW/ENG									LST	2,551,000			LST	2,551,000	4,455,000
			CP	515,000											CP	515,000	
							SCF	15,000	SCF	687,000	SCF	687,000			SCF	1,389,000	
132	Streets: Viking Road Reconstruction & Sidewalk Infill	PW/ENG	TIF-UN	340,000	TIF-UN	3,425,000									TIF-UN	3,765,000	3,765,000
133	Streets: West 1st Street Reconstruction	PW/ENG	F/S	2,904,278	GO 2022	150,000									F/S	2,904,278	11,085,333
					SRB-2018	1,565,000									GO	150,000	
			CFU	829,500											SRB	1,565,000	
					LST	5,636,555									CFU	829,500	
															LST	5,636,555	

**FY21 - FY26 CAPITAL IMPROVEMENTS PROGRAM  
CITY OF CEDAR FALLS, IOWA**

Item 3.

Presented to City Council/Planning & Zoning Comm:  
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21-Dec-2020  
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New FY21

#	PROJECT OR PROGRAM	DEPT/ DIV.	FY21		FY22		FY23		FY24		FY25		FY26		SUBTOTAL		TOTAL FUNDING AMOUNT
			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
134	Streets: W. 12th Street Extension	PW/ENG					SCF	60,000	SCF	340,000					SCF	400,000	960,000
									PRIV	500,000					PRIV	500,000	
									CFU	60,000					CFU	60,000	
135	Streets: W. 12th Street Reconstruction	PW/ENG	LST	300,000											LST	300,000	500,000
			SCF	200,000											SCF	200,000	
136	Streets: W. 22nd Street Reconstruction & Realignment	PW/ENG					LST	500,000							LST	500,000	600,000
					GO 2022	60,000									GO	60,000	
					TIF-CH	15,000	TIF-CH	25,000							TIF-CH	40,000	
137	Streets: W. 23rd Street Reconstruction	PW/ENG					GO 2024	50,000							GO	50,000	700,000
									LST	550,000					LST	550,000	
									UNI	100,000					UNI	100,000	
138	Streets: West 27th Street Improvements	PW/ENG	SCF	400,000	SCF	687,000									SCF	1,087,000	5,000,000
					GO 2022	100,000									GO	100,000	
							SCHOOLS	1,100,000							SCHOOLS	1,100,000	
							LST	2,713,000							LST	2,713,000	
139	Streetscape: Downtown Streetscape & Reconstruction Phase I	PW/ENG	BHCG	433,552											BHCG	433,552	1,570,000
			CMS	116,519											CMS	116,519	
			CFU	200,000											CFU	200,000	
			TIF-DT	819,929											TIF-DT	819,929	
140	Streetscape: Downtown Streetscape & Reconstruction Phase II	PW/ENG	BHCG	287,400	BHCG	287,400									BHCG	574,800	4,205,000
			CMS	30,008	CMS	30,008									CMS	60,016	
			TIF-DT	1,567,592	TIF-DT	1,952,592									TIF-DT	3,520,184	
			CFU	50,000											CFU	50,000	
141	Cemetery Columbariums	PW/CEM					GR	60,000	GR	60,000	GR	60,000			GR	180,000	180,000
142	Golf Course Maintenance	PW/GOLF			GIF	5,000	GIF	5,000	GIF	5,000	GIF	5,000	GIF	5,000	GIF	25,000	25,000
143	Pheasant Ridge Cart Path Renovations	PW/GOLF			GIF	40,000			GIF	40,000			GIF	40,000	GIF	120,000	120,000
144	Pheasant Ridge Improvements	PW/GOLF			GIF	30,000									GIF	30,000	30,000
145	Pheasant Ridge Pro Shop - Water & Sewer Service	PW/GOLF	GIF	35,000	GIF	35,000									GIF	70,000	70,000
146	Bess Streeter Park Playground Equipment Upgrade	PW/PARK			H/M-PK	50,000									H/M-PK	50,000	50,000
147	Big Woods Lake Cabin	PW/PARK					BHC	62,500							BHC	62,500	125,000
							BWMR	62,500							BWMR	62,500	
148	Emerald Ash Borer - Removal of Ash Trees	PW/PARK	GR	75,000	GR	75,000	GR	50,000							GR	200,000	200,000
149	Gold Star Family Memorial Monument	PW/PARK	H/M-PK	15,000											H/M-PK	15,000	120,000
					PRIV	65,000	PRIV	40,000							PRIV	105,000	
150	Island Park Masterplan	PW/PARK	H/M-PK	10,000											H/M-PK	10,000	35,000
			GR	12,500	GR	12,500									GR	25,000	
151	New Park Identification Signage	PW/PARK	H/M-PK	15,000	H/M-PK	25,000	H/M-PK	25,000	H/M-PK	25,000					H/M-PK	90,000	90,000
152	North Cedar School Playground Equipment	PW/PARK	H/M-PK	75,000											H/M-PK	75,000	150,000
			SCHOOLS	75,000											SCHOOLS	75,000	

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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
153	Park Improvements	PW/PARK			F/S	75,000			F/S	75,000					F/S	150,000	375,000
					H/M-PK	75,000			H/M-PK	75,000			H/M-PK	75,000	H/M-PK	225,000	
154	Parks and Public Lands Master Plan	PW/PARK					H/M-PK	50,000	H/M-PK	50,000					H/M-PK	100,000	100,000
155	Pedestrian Bridge Replacement	PW/PARK					GO 2024	75,000							GO	75,000	75,000
156	Place to Play Park - Future Maintenance	PW/PARK	PRIV	3,000	PRIV	3,000	PRIV	6,000	PRIV	6,000	PRIV	6,000	PRIV	6,000	PRIV	30,000	30,000
157	Roundabout Landscape Improvements	PW/PARK			GO 2022	5,000	GO 2022	5,000	GO 2024	5,000	GO 2024	5,000	GO 2026	10,000	GO	30,000	30,000
158	Seal Coat/Asphalt Overlay Program: Park & Cemetery	PW/PARK	SCF	150,000	SCF	50,000	SCF	150,000	SCF	50,000	SCF	150,000	SCF	50,000	SCF	600,000	600,000
159	Shelter Construction (Seerley Park)	PW/PARK	H/M-PK	15,000											H/M-PK	15,000	15,000
160	Skate Park Relocation	PW/PARK							PRIV	300,000					PRIV	300,000	300,000
161	Street Tree Replacement	PW/PARK	H/M-PK	35,000	H/M-PK	8,000	H/M-PK	8,000	H/M-PK	8,000	H/M-PK	8,000	H/M-PK	10,000	H/M-PK	77,000	77,000
162	Trail Maintenance	PW/PARK	H/M-TR	40,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	50,000	H/M-TR	290,000	290,000
163	Veterans Memorial Park Signs	PW/PARK	H/M-PK	4,800	H/M-PK	800									H/M-PK	5,600	5,600
164	Landscaping Roadways/Monuments & Signage	PW/LANDSCAPE										H/M-VT	50,000		H/M-VT	50,000	50,000
165	Northern Cedar Falls Landscape Improvements	PW/LANDSCAPE	CP	25,000	CP	25,000	CP	25,000	CP	25,000	CP	25,000	CP	25,000	CP	150,000	150,000
166	Air Rotation System - PW Fleet Maintenance	PW/BLDG	VRF	85,000											VRF	85,000	85,000
167	Building Exterior Weatherproofing - Public Buildings	PW/BLDG	GR	50,000			GR	50,000				GR	50,000		GR	150,000	150,000
168	Carpet - Library	PW/BLDG	CF	204,000											CF	204,000	304,000
			GR	100,000											GR	100,000	
169	LED Lighting Upgrade - Aquatic Center	PW/BLDG					GR	25,000							GR	25,000	25,000
170	LED Lighting Upgrade - Library	PW/BLDG							GR	65,000					GR	65,000	65,000
171	Library Atrium Window Replacement	PW/BLDG							CF	15,000					CF	15,000	25,000
									GR	10,000					GR	10,000	
172	Library Exterior Door Replacement	PW/BLDG			GR	12,000									GR	12,000	12,000
173	Rec Center Heat Pumps	PW/BLDG	RCCIP	18,000	RCCIP	19,000	RCCIP	20,000	RCCIP	21,000	RCCIP	22,000			RCCIP	100,000	100,000
174	Security System Upgrade - PW Complex	PW/BLDG	REF	16,670											REF	16,670	50,000
			VRF	16,670											VRF	16,670	
			SCF	16,660											SCF	16,660	
175	Compaction Equipment Refurbishing at Transfer Station	PW/REF			REF	275,000									REF	275,000	275,000
176	Expanded Poly Styrene (Styrofoam) Densifier	PW/REF							REF	95,000					REF	95,000	95,000
177	Refuse and Yard Waste Cart Tracking	PW/REF					REF	75,000	REF	75,000					REF	150,000	150,000
178	Security Cameras at Recycling Sites	PW/REF			REF	50,000	REF	50,000							REF	100,000	100,000
179	Expansion of Automated Vehicle Locators	PW/STR	VRF	50,000	VRF	50,000									VRF	100,000	100,000
180	Streetscape: College Hill Maintenance & Improvements	PW/STR	TIF-CH	10,000	TIF-CH	5,000	TIF-CH	5,000	TIF-CH	30,000	TIF-CH	300,000	TIF-CH	5,000	TIF-CH	355,000	355,000
181	Streetscape: Downtown Maintenance & Improvements	PW/STR	TIF-DT	10,000	TIF-DT	10,000	TIF-DT	10,000	TIF-DT	10,000	TIF-DT	10,000	TIF-DT	10,000	TIF-DT	60,000	60,000
182	Signalized Intersection Upgrade	PW/TO	SCF	200,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	200,000	SCF	1,200,000	1,200,000
183	Siren Replacement	PW/TO	GR	15,000	GR	15,000	GR	60,000	GR	15,000	GR	15,000	GR	15,000	GR	135,000	135,000
184	Bulk Fluids Room Expansion	PW/VEH MAINT							VRF	100,000					VRF	100,000	100,000
185	17th Street Lift Station Pump Repairs	PW/WTR			SRF	60,000	SRF	30,000				SRF	30,000		SRF	120,000	120,000
186	Building Maintenance	PW/WTR	SRB-2018	30,000											SRB	30,000	30,000
187	Facility Master Plan Update	PW/WTR	SRB-2018	85,000											SRB	85,000	85,000

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			FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		FUNDING		
			SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	SOURCE	AMOUNT	
188	First Stage Trickling Filter Arms	PW/WTR	SRB-2018	80,000											SRB	80,000	80,000
189	Hudson Road Lining	PW/WTR	SRB-2018	50,000	SRB-2018	50,000									SRB	100,000	100,000
190	Lift Station Electrical Generator	PW/WTR			SRF	60,000									SRF	60,000	60,000
191	Nutrient Removal/Facility Plan	PW/WTR									SRB-2026	9,680,000	SRB-2026	71,820,000	SRB	81,500,000	81,500,000
192	Oak Park Sewer Replacement Project	PW/WTR	SRB-2018	295,000											SRB	295,000	295,000
193	Plant Digester Rehabilitation	PW/WTR											SRB-2026	15,500,000	SRB	15,500,000	15,500,000
194	Polymer Pumps	PW/WTR					SRF	75,000							SRF	75,000	75,000
195	Sanitary Sewer Infiltration & Inflow Reduction Project	PW/WTR	SRF	25,000	SRF	25,000	SRF	25,000	SRF	20,000	SRF	20,000	SRF	20,000	SRF	135,000	135,000
196	Sanitary Sewer Spot Repairs/Emergency	PW/WTR	SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	30,000	SRF	180,000	180,000
197	Sartori Trust Farm Improvements	PW/WTR	HT	20,000	HT	20,000									HT	40,000	40,000
198	Sewer Collection System Expansion Study	PW/WTR	SRB-2018	250,000	SRB-2018	250,000									SRB	500,000	500,000
199	Sipline Existing Sanitary Sewers	PW/WTR	SRF	200,000	SRF	200,000	SRF	250,000	SRF	250,000	SRF	250,000	SRF	250,000	SRF	1,400,000	1,400,000
200	UV Disinfection Bulb Replacement	PW/WTR					SRF	60,000							SRF	60,000	60,000
201	Water Line Replacement	PW/WTR							SRF	100,000					SRF	100,000	100,000
202	AED	PSS/FIRE					GR	15,000					GR	15,000	GR	30,000	30,000
203	Bunker Gear, Replacement of Pass Devices and Volunteer Equipment	PSS/FIRE	GO 2020	10,000	GO 2022	20,000	GO 2022	25,000	GO 2024	40,000	GO 2024	15,000	GO 2026	20,000	GO	130,000	130,000
204	Fire Hose	PSS/FIRE	GR	6,000			GR	6,000			GR	6,000			GR	18,000	18,000
205	SCBA Replacement	PSS/FIRE							GO 2024	70,000					GO	70,000	295,000
									FF	225,000					FF	225,000	
206	Ballistic Vests Replacements	PSS/POLICE	PF	3,375	PF	3,375	PF	4,875	PF	6,000					PF	17,625	35,250
			F/S	3,375	F/S	3,375	F/S	4,875	F/S	6,000					F/S	17,625	
207	Equipment Reserve	PSS/POLICE	GR	9,000	GR	9,000	GR	9,000	GR	9,000	GR	9,000	GR	9,000	GR	54,000	54,000
208	Forensic Cellphone & Tablet Equipment	PSS/POLICE			GR	10,000			GR	5,000					GR	15,000	15,000
209	In Car Camera	PSS/POLICE					GR	160,000							GR	160,000	160,000
210	Lab and Investigative Equipment	PSS/POLICE	GR	10,000			GR	10,000							GR	20,000	20,000
211	Radar	PSS/POLICE					GR	9,000	GR	9,000	GR	12,000			GR	30,000	30,000
212	Weapons	PSS/POLICE	GR	18,000	GR	18,000	GR	18,000	GR	10,000	GR	20,000	GR	18,000	GR	102,000	119,000
					CP	17,000									CP	17,000	
FY21-26 CIP TOTAL				\$32,592,353		\$47,916,840		\$37,983,535		\$20,539,085		\$43,613,125		\$145,372,625		\$328,017,563	\$328,017,563

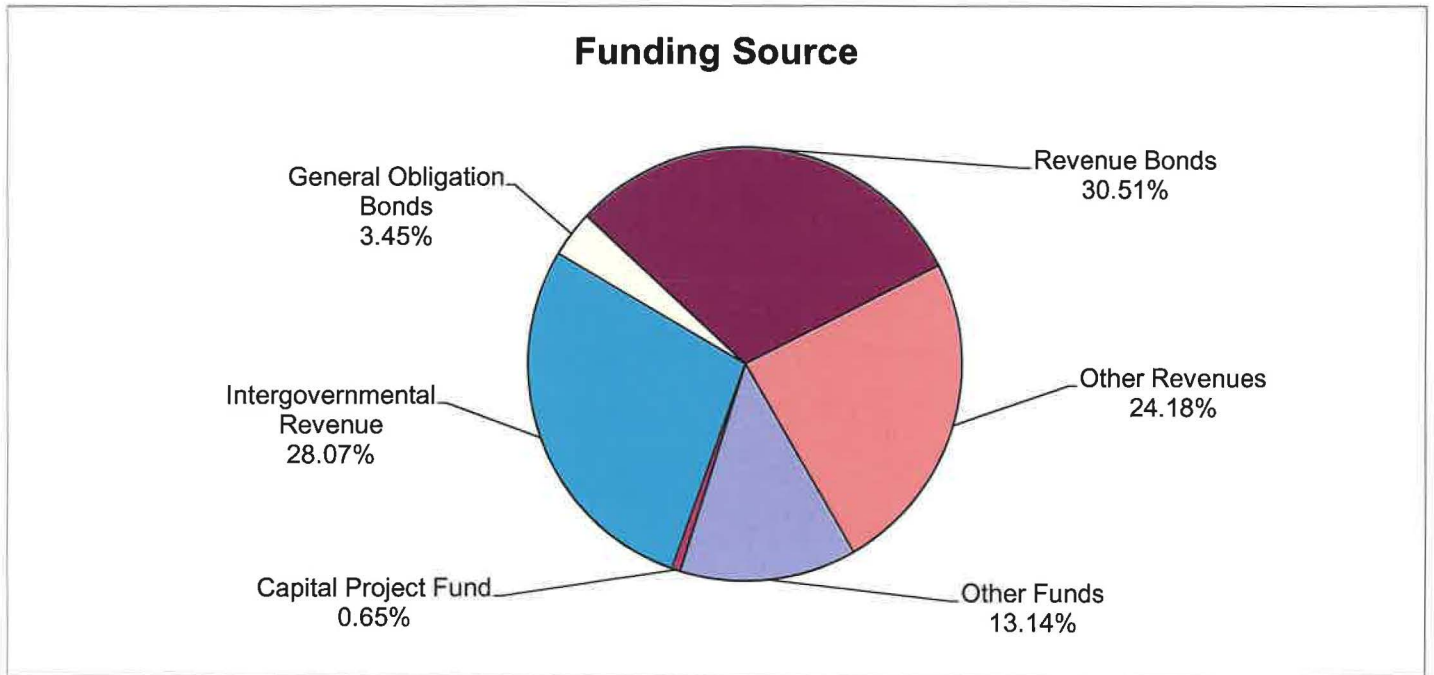
	FY21	FY22	FY23	FY24	FY25	FY26	TOTAL	
ACB --- Art Culture Board	0	10,000	0	0	9,500	0	19,500	--- ACB
BHC --- Black Hawk County	0	0	62,500	0	0	0	62,500	--- BHC
BHCG --- Black Hawk County Gaming Grant	720,952	1,787,400	0	0	900,000	750,000	4,158,352	--- BHCG
BWMR --- Big Woods Maintenance Revenue	0	0	62,500	0	0	0	62,500	--- BWMR
CDBG --- Community Development Block Grant	273,470	370,510	174,510	182,010	0	5,000	1,005,500	--- CDBG
CF --- Community Foundation	204,000	0	0	15,000	0	650,000	869,000	--- CF
CFU --- Cedar Falls Utility	1,659,500	740,000	180,000	240,000	180,000	180,000	3,179,500	--- CFU
CIF --- Cultural Improvement Fund	0	7,000	0	0	0	180,000	187,000	--- CIF
CMS --- Community Main Street	162,527	46,008	14,000	0	0	0	222,535	--- CMS
CP --- Capital Projects	1,030,000	677,000	70,000	70,000	154,000	140,000	2,141,000	--- CP
CTF --- Cable Television Fund	105,000	285,000	100,000	100,000	100,000	100,000	790,000	--- CTF
DPR --- Data Processing Receipts	347,825	482,075	491,075	204,575	285,125	249,125	2,059,800	--- DPR
ER --- Emergency Reserve	20,000	0	1,600,000	700,000	0	0	2,320,000	--- ER
FF --- Assist to FF Grant	0	0	0	225,000	0	0	225,000	--- FF
FRIEND --- Friends of the Public Library & Hearst	0	0	5,000	0	0	0	5,000	--- FRIEND
F/S --- Federal or State Funding	6,507,653	1,585,375	2,404,875	1,961,000	0	32,350,000	44,808,903	--- F/S
GFS --- General Fund Savings	92,400	2,072,400	2,335,200	300,000	3,210,000	0	8,010,000	--- GFS
GIF --- Golf Improvement Fund	35,000	170,000	5,000	85,000	5,000	53,000	353,000	--- GIF
GO 2020 --- General Obligation Bond	2,421,000	0	0	0	0	0	2,421,000	--- GO 2020
GO 2022 --- General Obligation Bond	20,000	1,633,000	1,965,000	0	0	0	3,618,000	--- GO 2022
GO 2024 --- General Obligation Bond	0	500,000	445,000	1,320,000	1,575,000	0	3,840,000	--- GO 2024
GO 2026 --- General Obligation Bond	0	0	0	0	106,250	1,326,000	1,432,250	--- GO 2026
GR --- General Revenue	550,500	401,500	747,000	458,000	447,000	232,000	2,836,000	--- GR
H/M-PK --- Hotel/Motel Tax Receipts-Parks	169,800	158,800	83,000	158,000	8,000	85,000	662,600	--- H/M-PK
H/M-TR --- Hotel/Motel Tax Receipts-Trails	90,000	100,000	100,000	100,000	100,000	100,000	590,000	--- H/M-TR
H/M-VT --- Hotel/Motel Tax Receipts-Visitor & Tourism	30,000	5,000	5,000	30,000	55,000	5,000	130,000	--- H/M-VT
HOME --- HOME Investment Partnerships Program	90,000	90,000	90,000	90,000	0	0	360,000	--- HOME
HT --- Health Trust	20,000	20,000	0	0	0	0	40,000	--- HT
LST --- Local Sales Tax (LST)	3,638,000	13,508,555	7,993,000	4,100,000	7,326,000	3,478,000	40,043,555	--- LST
MET --- MET Transit	15,000	0	15,000	0	15,000	0	45,000	--- MET
PF --- Police Forfeiture	3,375	3,375	4,875	6,000	0	0	17,625	--- PF
PMF --- Parking Meter Fund	28,500	18,500	14,000	0	100,000	0	161,000	--- PMF
PRIV --- Private Contribution	131,000	318,000	5,996,000	806,000	7,210,550	1,131,000	15,592,550	--- PRIV
RCCIP --- Recreation Center Capital	332,500	19,000	362,000	31,000	1,082,000	20,000	1,846,500	--- RCCIP
REF --- Refuse Fund	281,670	525,000	325,000	370,000	200,000	200,000	1,901,670	--- REF
SA --- Special Assessment	100,000	231,250	1,150,000	100,000	100,000	100,000	1,781,250	--- SA
SBPF --- Softball Player Fund	3,000	3,000	3,000	3,000	3,000	56,500	71,500	--- SBPF
SCF --- Street Construction Fund	2,590,660	2,527,500	2,312,000	2,082,000	2,102,000	1,742,000	13,356,160	--- SCF
SCHOOLS --- School	75,000	0	1,100,000	0	4,700,000	0	5,875,000	--- SCHOOLS
SRB-2018 --- Sewer Revenue Bond - 2018	1,055,000	2,030,000	0	0	0	0	3,085,000	--- SRB-2018
SRB-2026 --- Sewer Revenue Bond - 2026	0	0	0	0	9,680,000	87,320,000	97,000,000	--- SRB-2026
SRF --- Sanitary Sewer Rental Fund	595,000	555,000	685,000	615,000	545,000	515,000	3,510,000	--- SRF
STW --- Storm Water Fund	255,000	574,000	880,000	205,000	500,000	140,000	2,554,000	--- STW
STB --- Storm Water Bonds	60,000	0	0	0	0	0	60,000	--- STB
TIF-CH --- Tax Increment Financing - College Hill	257,500	847,500	830,000	30,000	300,000	5,000	2,270,000	--- TIF-CH
TIF-DT --- Tax Increment Financing - Downtown	3,138,521	2,978,592	1,424,000	1,010,000	1,260,000	1,260,000	11,071,113	--- TIF-DT
TIF-UN --- Tax Increment Financing - Unified Industrial Park	4,668,330	10,980,000	30,000	1,530,000	33,750	5,572,500	22,814,580	--- TIF-UN
TIF-PP --- Tax Increment Financing - Pinnacle Prairie	160,000	227,500	475,000	0	0	0	862,500	--- TIF-PP
TIF-STH --- Tax Increment Financing - South Cedar Falls	150,000	730,000	3,105,000	2,810,000	915,000	7,025,000	14,735,000	--- TIF-STH
TRC --- Tourism Cash Reserves	13,000	200,000	0	2,500	5,950	2,500	223,950	--- TRC
UNI --- University of Northern Iowa	0	0	0	100,000	0	0	100,000	--- UNI
VRF --- Vehicle Rental Fees	491,670	499,000	340,000	500,000	400,000	400,000	2,630,670	--- VRF
<b>TOTALS:</b>	<b>\$32,592,353</b>	<b>\$47,916,840</b>	<b>\$37,983,535</b>	<b>\$20,539,085</b>	<b>\$43,613,125</b>	<b>\$145,372,625</b>	<b>\$328,017,563</b>	<b>TOTAL</b>
GO-2020 Amounts	2,421,000	0	0	0	0	0	2,421,000	GO-2020 Bond
GO-2022 Amounts	20,000	1,633,000	1,965,000	0	0	0	3,618,000	GO-2022 Bond
GO-2024 Amounts	0	500,000	445,000	1,320,000	1,575,000	0	3,840,000	GO-2024 Bond
GO-2026 Amounts	0	0	0	0	106,250	1,326,000	1,432,250	GO-2026 Bond
SRB-6	1,055,000	2,030,000	0	0	0	0	3,085,000	SRB-2018
SRB-7	0	0	0	0	9,680,000	87,320,000	97,000,000	SRB-2026
Capital Projects:	1,030,000	677,000	70,000	70,000	154,000	140,000	2,141,000	Capital Projects
Bonds/CapProj:	\$4,526,000	\$4,840,000	\$2,480,000	\$1,390,000	\$11,515,250	\$88,786,000	\$113,537,250	Bond/Capital Projects Total



**FY21 - FY26 CAPITAL IMPROVEMENTS PROGRAM SUMMARY  
CITY OF CEDAR FALLS**

EXPENDITURES	FY21	FY22	FY23	FY24	FY25	FY26	TOTAL
Finance & Business Operations	\$2,467,825	\$10,679,075	\$9,633,075	\$5,614,575	\$3,744,125	\$11,334,125	\$43,472,800
Community Development	2,886,370	5,152,910	5,439,710	1,677,510	18,015,500	3,155,500	\$36,327,500
Public Works	27,178,408	32,004,105	22,649,000	12,867,000	21,791,500	130,821,000	\$247,311,013
Public Safety Services	59,750	80,750	261,750	380,000	62,000	62,000	\$906,250
<b>TOTAL</b>	<b>\$32,592,353</b>	<b>\$47,916,840</b>	<b>\$37,983,535</b>	<b>\$20,539,085</b>	<b>\$43,613,125</b>	<b>\$145,372,625</b>	<b>\$328,017,563</b>

FUNDING SOURCES	FY21	FY22	FY23	FY24	FY25	FY26	TOTAL
Other Funds	\$5,999,252	\$8,397,983	\$10,228,275	\$5,756,075	\$9,000,075	\$3,710,125	\$43,091,785
Capital Project Fund	1,030,000	677,000	70,000	70,000	154,000	140,000	\$2,141,000
Intergovernmental Revenue	11,523,250	17,609,015	10,917,760	6,852,010	8,389,000	36,773,000	\$92,064,035
General Obligation Bonds	2,441,000	2,133,000	2,410,000	1,320,000	1,681,250	1,326,000	\$11,311,250
Revenue Bonds	1,055,000	2,030,000	0	0	9,680,000	87,320,000	\$100,085,000
Other Revenues	10,543,851	17,069,842	14,357,500	6,541,000	14,708,800	16,103,500	\$79,324,493
<b>TOTAL</b>	<b>\$32,592,353</b>	<b>\$47,916,840</b>	<b>\$37,983,535</b>	<b>\$20,539,085</b>	<b>\$43,613,125</b>	<b>\$145,372,625</b>	<b>\$328,017,563</b>



12/16/20

**FY21-26 CIP  
Revenue Change Projections**

			Projected Revenue Change	
Fiscal Year	Committed Debt Service	Payment Include FY21- 26 CIP	Amount	Percent
21	853,222	853,222	(133,388)	-0.62%
22	1,062,100	1,062,100	297,060	1.32%
23	1,061,750	1,423,297	361,197	1.58%
24	1,065,450	1,470,008	46,711	0.20%
25	1,063,100	1,861,257	391,249	1.69%
26	1,064,800	1,911,580	50,323	0.21%
27	773,700	1,782,996	(128,584)	-0.54%

- Proposed issuance of \$3,618,000 in FY22, \$3,840,000 in FY24 and \$1,432,000 in FY26.

Each bond sale is assumed to be for ten years at a 3.0 percent interest rate. The interest on the bond sales during the issue year is assumed to be capitalized out of the bond sale amounts.

- The percentage change is based on the previous year's total property tax askings. There is no taxable growth factored in.

12/16/20

**FY21-26 CIP  
Revenue Change Projections**

<b>Fiscal Year</b>	<b>Percent Change</b>	<b>Change in City Tax Rate</b>	<b>Projected City Tax Rate (Per \$1,000)</b>	<b>City Taxes Paid on a \$100,000 Home</b>
21	-0.62%	-0.0682	\$11.43	\$629.50
22	1.32%	0.1508	\$11.58	\$637.81
23	1.58%	0.1834	\$11.76	\$647.91
24	0.20%	0.0237	\$11.79	\$649.21
25	1.69%	0.1987	\$11.99	\$660.15
26	0.21%	0.0256	\$12.01	\$661.56
27	-0.54%	-0.0653	\$11.95	\$657.97

1. The percentage change is based on the previous year's total property tax askings. There is no taxable growth factored in.
2. The cumulative effect of the revenue changes needed to finance the FY21-26 CIP is a 3.12% percent increase or \$137.61 more in property taxes paid on an existing \$100,000 home from FY21-FY26.

**FY21 - 26 CIP**  
**Debt Limit Projections - All G.O. Debt**  
**(Assumes \$0 in Taxable Value Growth)**

Fiscal Year (Start)	Current Principal Outstanding	Proposed Net Debt Incurred	New Principal Outstanding	Percent of Current Debt Limit	Projected Debt Limit	Percent of Projected Debt Limit
21	15,100,000	-	15,100,000	8.86%	163,389,318	9.24%
22	13,595,000	3,618,000	17,213,000	10.10%	163,389,318	10.53%
23	11,850,000	3,364,993	15,214,993	8.92%	163,389,318	9.31%
24	10,055,000	6,901,385	16,956,385	9.95%	163,389,318	10.38%
25	8,195,000	6,310,269	14,505,269	8.51%	163,389,318	8.88%
26	6,280,000	7,085,047	13,365,047	7.84%	163,389,318	8.18%
27	4,305,000	6,288,302	10,593,302	6.21%	163,389,318	6.48%

**FY21 - 26 CIP**  
**Debt Limit Projections**  
**All G.O. Debt Less Direct Revenue Supported Debt**

Fiscal Year (Start)	Current Principal Outstanding	Proposed Net Debt Incurred	New Principal Outstanding	Percent of Current Debt Limit	Projected Debt Limit	Percent of Projected Debt Limit
21	7,515,000	-	7,515,000	4.41%	163,389,318	4.60%
22	6,865,000	3,618,000	10,483,000	6.15%	163,389,318	6.42%
23	5,995,000	3,364,993	9,359,993	5.49%	163,389,318	5.73%
24	5,100,000	6,901,385	12,001,385	7.04%	163,389,318	7.35%
25	4,175,000	6,310,269	10,485,269	6.15%	163,389,318	6.42%
26	3,225,000	7,085,047	10,310,047	6.05%	163,389,318	6.31%
27	2,245,000	6,288,302	8,533,302	5.01%	163,389,318	5.22%

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 1
Department: Administration	Division: Economic Development	Project Number:

**Project Description:**  
Gibson Property Development - Phase I

The City of Cedar Falls acquired approximately 157 acres of land near the intersection of Hudson Road and U.S. Highway 20 from the Gibson family for the purpose of future development. Phase I of the project would include platting of the property into lots, utility design and installation, and roadway design and installation for Phase I.



**Operations and Maintenance Impact on Budget:**  
Current:  
Expenses for this project will initially be paid by Economic Development Funds then will be certified as TIF debt within the South Cedar Falls Urban Renewal Area (TIF District).  
Long-Term:  
Growth within the South Cedar Falls Urban Renewal Area will increase property tax revenues and job opportunities.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Installation			825,000	825,000			1,650,000
Construction			250,000	250,000			500,000
Landscaping/Amenities				350,000			350,000
Equipment & Furnish							-
Signage					315,000		315,000
<b>Total Costs</b>	-	-	1,075,000	1,425,000	315,000	-	2,815,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - (South Cedar Falls)	-		1,075,000	1,425,000	315,000		2,815,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	1,075,000	1,425,000	315,000	-	2,815,000

Funding Source:	Project Schedule	Start	Finish
TIF-STH 2,815,000	Design		
	Land/Right of Way		
	Utility Installation	FY23	FY24
	Construction	FY23	FY24
	Landscaping/Amenities	FY24	FY24
	Signage	FY25	FY25
<b>Total</b> 2,815,000	<b>Total Project</b>	FY23	FY25

**City of Cedar Falls Capital Improvement Program**

CIP Number: 2

Department:  
Administration

Division:  
Economic Development

Project Number:

Project Description:  
Gibson Property Development - Phase II  
  
The City of Cedar Falls acquired approximately 157 acres of land near the intersection of Hudson Road and U.S. Highway 20 from the Gibson family for the purpose of future development. Phase II of the project would include utility design and installation, and roadway design and installation for Phase II.



Operations and Maintenance Impact on Budget:  
Current:  
Expenses for this project will initially be paid by Economic Development Funds then will be certified as TIF debt within the South Cedar Falls Urban Renewal Area (TIF District).  
Long-Term:  
Growth within the South Cedar Falls Urban Renewal Area will increase property tax revenues and job opportunities.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Installation					250,000	250,000	500,000
Construction					350,000	350,000	700,000
Landscaping/Amenities						115,000	115,000
Equipment & Furnish							-
Signage							-
<b>Total Costs</b>	-	-	-	-	600,000	715,000	1,315,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - (South Cedar Falls)	-		-	-	600,000	715,000	1,315,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	600,000	715,000	1,315,000

Funding Source:	Project Schedule	Start	Finish
TIF-STH	Design		
	Land/Right of Way		
	Utility Installation	FY25	FY26
	Construction	FY25	FY26
	Landscaping/Amenities	FY26	FY26
	Signage		
<b>Total</b>	<b>Total Project</b>	FY25	FY26

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 3
Department: Administration	Division: Economic Development	Project Number:

**Project Description:**  
**Gibson Property Development - Phase III-V**  
 The City of Cedar Falls acquired approximately 157 acres of land near the intersection of Hudson Road and U.S. Highway 20 from the Gibson family for the purpose of future development. Phases III through V of the project would include utility design and installation, and roadway design and installation for Phases III through V.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Expenses for this project will initially be paid by Economic Development Funds then will be certified as TIF debt within the South Cedar Falls Urban Renewal Area (TIF District).  
**Long-Term:**  
 Growth within the South Cedar Falls Urban Renewal Area will increase property tax revenues and job opportunities.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Installation						2,900,000	2,900,000
Construction						1,400,000	1,400,000
Landscaping/Amenities						575,000	575,000
Streambank Rest.						1,375,000	1,375,000
Signage						60,000	60,000
<b>Total Costs</b>	-	-	-	-	-	6,310,000	6,310,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - (South Cedar Falls)	-		-	-		6,310,000	6,310,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	6,310,000	6,310,000

Funding Source:	Project Schedule	Start	Finish
TIF-STH 6,310,000	Design		
	Land/Right of Way		
	Utility Installation	FY26	FY26
	Construction	FY26	FY26
	Landscaping/Amenities	FY26	FY26
	Signage		
<b>Total</b> 6,310,000	<b>Total Project</b>	FY26	FY30

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: <b>4</b>
Department: <b>Administration</b>	Division: <b>Economic Development</b>	Project Number:

**Project Description:**

**Industrial Park Expansion (Phase I)**

The City of Cedar Falls has completed the expansion of the West Viking Road Industrial Park and development of the Northern Cedar Falls Industrial Park. With that, the City recently acquired 200 acres of ground to continue the expansion of the West Viking Road Industrial Park. This project would begin phase I of the industrial park expansion project, which will include mass grading of the entire portion of land, and utility extensions and roadway construction for the first phase of development.



**Operations and Maintenance Impact on Budget:**

**Current:**  
This expense will be initially paid by Economic Development Funds then will be certified as TIF debt within the Unified Highway 58 Corridor Urban Renewal Plan (TIF District).


**Long-Term:**  
Industrial Park growth will increase property tax revenues and job opportunities.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right-of-Way							-
Utility Relocation							-
Construction		6,000,000					6,000,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	6,000,000	-	-	-	-	6,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - Unified		6,000,000		-			6,000,000
							-
							-
<b>Total Source</b>	-	6,000,000	-	-	-	-	6,000,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
TIF - UN	6,000,000	Design					
		Land/Right of Way	FY22		FY22		
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$6,000,000</b>	<b>Total Project</b>	<b>FY22</b>		<b>FY22</b>		







City of Cedar Falls Capital Improvement Program						CIP Number:	7
Department: Administration		Division: Economic Development			Project Number:		
Project Description:							
<p>River Place Development Project</p> <p>The City has transferred ownership of the land along the "State Street Corridor" (between 1st and 4th Streets and the Cedar River) to River Place Properties. River Place Properties completed construction of their first residential building at 300 State Street in 2014. 200 State Street was completed in 2016 and 250 State Street was completed in 2017. The MU2 building at 122 E 2nd Street commenced construction in 2018 and will be completed in 2019. The Hampton Inn Hotel at 101 E 1st Street was completed in 2019. The final phase of the development is the River Place Plaza, which will begin construction in 2020 and be completed by 2021. An additional phase will include the construction of a parking structure with retail</p>							
Operations and Maintenance Impact on Budget:							
Current:							
River Place Properties is the developer on this long term development project. A Developmental Agreement identifying all terms and conditions (including potential tax rebates) was approved by City Council in July 2012.							
Long-Term:							
Expenses incurred with this development, including incentives to the developer, will be reimbursed through the Downtown TIF. The development agreement for this project states that tax rebates to the developer shall not exceed 15 years (July 1, 2027), or \$15 million (whichever is less). An amendment to the development agreement for a parking structure will add 10 additional years for the tax rebates (2037), but still not to exceed \$15 million.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Parking expansion (CMS)							-
Land/Right of Way							-
Utility Relocation (CFU)							-
Construction			5,600,000				5,600,000
Landscaping							-
Equipment & Furnish							-
TIF Reimbursement	700,000	1,000,000	1,000,000	1,000,000	1,250,000	1,250,000	6,200,000
<b>Total Costs</b>	<b>700,000</b>	<b>1,000,000</b>	<b>6,600,000</b>	<b>1,000,000</b>	<b>1,250,000</b>	<b>1,250,000</b>	<b>11,800,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tax Increment Financing	700,000	1,000,000	1,000,000	1,000,000	1,250,000	1,250,000	6,200,000
Private Sources			5,600,000				5,600,000
CFU TIF							-
CMS (Parking Potential)							-
							-
<b>Total Source</b>	<b>700,000</b>	<b>1,000,000</b>	<b>6,600,000</b>	<b>1,000,000</b>	<b>1,250,000</b>	<b>1,250,000</b>	<b>11,800,000</b>
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
TIF-DT	6,200,000	Design					
PRIV	5,600,000	Land/Right of Way					
CFU TIF	-	Utility Relocation					
CMS (Parking)	-	Construction		FY21		FY23	
		Other:					
<b>Total</b>	<b>\$11,800,000</b>	<b>Total Project</b>		<b>FY21</b>		<b>FY37</b>	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 8
Department: Finance & Business Operations	Division: Administration	Project Number:

**Project Description:**

**Bond Fees**

Bond fees pay for the financial and legal costs of the sale of general obligation bonds.



**Operations and Maintenance Impact on Budget:**

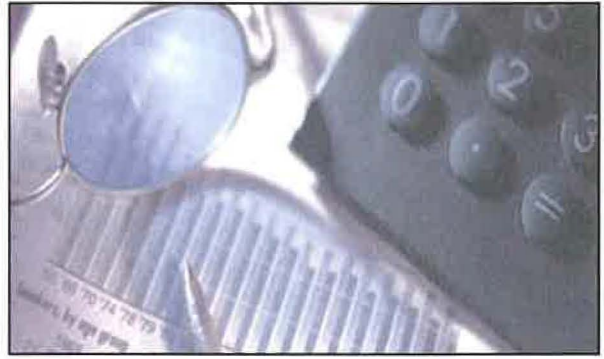
**Current:**  
Paid with bond proceeds.

**Long-Term:**  
There will be an effect on the Operating Budget via debt service payment fluctuations.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		50,000		50,000		50,000	150,000
<b>Total Costs</b>	-	50,000	-	50,000	-	50,000	150,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond		50,000		50,000		50,000	150,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	50,000	-	50,000	-	50,000	150,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
GO Bond	150,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction				
			Other: Coordinated				
			with bond sale				
<b>Total</b>	<b>\$150,000</b>		<b>Total Project</b>				

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 9
Department: Finance & Business Operations	Division: Administration	Project Number:

**Project Description:**  
**Capitalized Interest**  
 Capitalized interest pays for the interest costs incurred between the time of bond sale and the first property tax levy.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Paid with bond proceeds. There will be an effect on the Operating Budget.

**Long-Term:**  
 The debt service levy increases to pay interest costs if bond sales are not timed around tax certification dates. Capitalized costs can be levied in a subsequent year which creates property tax fluctuations and additional interest expenses.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		150,000		150,000		150,000	450,000
<b>Total Costs</b>	-	150,000	-	150,000	-	150,000	450,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond		150,000		150,000		150,000	450,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
							-
							-
							-
							-
<b>Total Source</b>	-	150,000	-	150,000	-	150,000	450,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GO Bond	450,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other: Coordinated		
		with bond sale		
<b>Total</b>	<b>\$450,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 10
Department: Finance & Business Operations	Division: Administration	Project Number:

**Project Description:**  
**Vehicle Replacement Program**  
 These are projected capital costs for equipment replacement paid from the Vehicle Replacement Fund through the annual amortization of vehicles owned by each fund or division. Also included are large equipment purchases for the street, sewer, and refuse funds, which are paid for from these user fees accordingly.




**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The Vehicle Replacement Program has resulted in a savings in the operating budget due to less repair and maintenance required on new equipment. Vehicle replacement costs are allocated back to operating budgets based on vehicle usage.  
**Long-Term:**  
 Departments which are effective in extending vehicle life successfully reduce O/M costs prorated to them.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	957,000	1,089,000	825,000	885,000	885,000	885,000	5,526,000
Other							-
<b>Total Costs</b>	<b>957,000</b>	<b>1,089,000</b>	<b>825,000</b>	<b>885,000</b>	<b>885,000</b>	<b>885,000</b>	<b>5,526,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Vehicle Replacement	340,000	449,000	340,000	400,000	400,000	400,000	2,329,000
Sewer Rental Fund	60,000	-	35,000	35,000	35,000	35,000	200,000
Street Const. Fund	292,000	410,000	250,000	250,000	250,000	250,000	1,702,000
Refuse Fund	265,000	200,000	200,000	200,000	200,000	200,000	1,265,000
Data Processing Fund	-	30,000	-	-	-	-	30,000
<b>Total Source</b>	<b>957,000</b>	<b>1,089,000</b>	<b>825,000</b>	<b>885,000</b>	<b>885,000</b>	<b>885,000</b>	<b>5,526,000</b>
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
VRF	2,329,000	Design					
SCF	1,702,000	Land/Right of Way					
SRF	200,000	Utility Relocation					
REF	1,265,000	Construction					
DPR	30,000	Other:		Annual		Annual	
<b>Total</b>	<b>5,526,000</b>	<b>Total Project</b>		Annual		Annual	

**City of Cedar Falls Capital Improvement Program** CIP Number: 11

Department: Finance & Business Operations Division: Information Systems/Cable TV Project Number:


Project Description: Cable TV Equipment Upgrades/Replacement  
General Yearly Equipment Upgrades/Replacement

Attach Map: 

Operations and Maintenance Impact on Budget:  
Current: These funds will come from annual Cable TV revenues through franchise fees.  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Studio Improvements 92-01	45,000	45,000	45,000	45,000	45,000	45,000	270,000
Equipment 93-01	60,000	55,000	55,000	55,000	55,000	55,000	335,000
Other							-
<b>Total Costs</b>	105,000	100,000	100,000	100,000	100,000	100,000	605,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Cable TV Fund	105,000	100,000	100,000	100,000	100,000	100,000	605,000
Cable TV Reserves							-
TIF - Downtown							-
							-
							-
							-
<b>Total Source</b>	105,000	100,000	100,000	100,000	100,000	100,000	605,000

Funding Source:	Project Schedule	Start	Finish
CTF 605,000	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:		
<b>Total</b>	<b>Total Project</b>	Annual	Annual


<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 12
Department: Finance & Business Operations	Division: Information Systems/Cable TV	Project Number:
Project Description: Video Server FY22 4K Video Server		Attach Map: 

Operations and Maintenance Impact on Budget:  
 Current:  
 Cable TV Cash Reserves will be used for these purchases.

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Video Server		55,000					55,000
Equipment							-
Other							-
<b>Total Costs</b>	-	55,000	-	-	-	-	55,000
<b>Source of Funds</b>	<b>FY20</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Cable TV Cash Reserves		55,000					55,000
Capital Projects							-
Cable TV Fund							-
							-
							-
							-
							-
<b>Total Source</b>	-	55,000	-	-	-	-	55,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
CTF	55,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY22		FY22	
<b>Total</b>	<b>\$55,000</b>	<b>Total Project</b>					





<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 13
Department: Finance & Business Operations	Division: Information Systems/Cable TV	Project Number:
Project Description: Video Switcher/Replay replacement  FY22 Video Switcher & Replay replacement: We are anticipating replacing our video switchers and replay system in FY22.		


Operations and Maintenance Impact on Budget:  
 Current:  
 Cable TV Revenues and the Cable TV Fund studio and equipment budget will be used for these purchases.


Long-Term:


Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Video Switchers		80,000					80,000
Video Replay		50,000					50,000
Equipment							-
Other							-
<b>Total Costs</b>	-	130,000	-	-	-	-	130,000
Source of Funds	FY20	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Cable TV Cash Reserves		130,000					130,000
Capital Projects							-
Cable TV Fund							-
							-
							-
							-
<b>Total Source</b>	-	130,000	-	-	-	-	130,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
CTF	130,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction				
			Other:		FY22	FY22	
<b>Total</b>	<b>\$130,000</b>		<b>Total Project</b>				

<b>City of Cedar Falls Capital Improvement Program</b>						CIP Number: 14	
Department: Finance & Business Operations			Division: Information Systems			Project Number:	
Project Description:  Business Continuity  This project provides hardware and software, outside of City Hall, for continued telephone and email communication during a failure of the City Hall system(s).  Ongoing software costs.							
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: These costs are prorated to each department's computer services budget line item based on a pre-determined formula.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	7,000	7,000	7,000	7,000	7,000	7,000	42,000
Training & Implementation							-
<b>Total Costs</b>	7,000	7,000	7,000	7,000	7,000	7,000	42,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Processing Rev.	7,000	7,000	7,000	7,000	7,000	7,000	42,000
							-
							-
							-
							-
<b>Total Source</b>	7,000	7,000	7,000	7,000	7,000	7,000	42,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	42,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
		Software & Equipment		Ongoing		Ongoing	
<b>Total</b>	<b>\$42,000</b>	<b>Total Project</b>		Ongoing		Ongoing	

City of Cedar Falls Capital Improvement Program						CIP Number:	15
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: <b>Camera's</b>  Camera installation, maintenance and replacements. FY22-FY24 includes new camera installations in other areas (greenhill, industrial park, and University ave) FY20 - FY25 includes ongoing maintenance and replacements				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: There will be ongoing maintenance associated with the App this is account for in FY22 - FY25 and for the rest of the life of the system							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	20,000	70,000	70,000	70,000	95,000	95,000	420,000
<b>Total Costs</b>	20,000	70,000	70,000	70,000	95,000	95,000	420,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	20,000	70,000	70,000	70,000	95,000	95,000	420,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.							-
							-
<b>Total Source</b>	20,000	70,000	70,000	70,000	95,000	20,000	420,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	420,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>420,000</b>	<b>Total Project</b>					

City of Cedar Falls Capital Improvement Program						CIP Number	16
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: CIP/Capital Asset Software  CIP Fixed Asset Software to help with the CIP process. May investigate development costs				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: There may be ongoing maintenance associated with the purchased App.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	65,000						65,000
<b>Total Costs</b>	65,000	-	-	-	-	-	65,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.	65,000						65,000
							-
							-
<b>Total Source</b>	65,000	-	-	-	-	-	65,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	65,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$65,000</b>	<b>Total Project</b>		<b>FY21</b>		<b>FY21</b>	

City of Cedar Falls Capital Improvement Program						CIP Number:	17
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: City of Cedar Falls Mobile App FY 19 - Design and initial install of Mobile App FY 20 - 24 Ongoing Annual Cost				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: There will be ongoing maintenance associated with the App this is account for in FY19 - FY23							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	1,950	1,950	1,950	1,950			7,800
Other							-
<b>Total Costs</b>	1,950	1,950	1,950	1,950	-	-	7,800
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.	1,950	1,950	1,950	1,950			7,800
							-
							-
<b>Total Source</b>	1,950	1,950	1,950	1,950	-	-	7,800
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	7,800	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY18		FY19	
Total	\$7,800	<b>Total Project</b>					

City of Cedar Falls Capital Improvement Program						CIP Number:	18
Department: Finance and Business Operations		Division: Information Systems			Project Number:		
Project Description: <b>Community Center Audio/Visual Upgrades</b>  The community center has held many public meetings in the past few years and with the need to record and/or televise these meetings an improved audio visual system is needed to support this.				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: These costs would be equipment and wiring/infrastructure upgrades for public meetings and community center programs; These costs are prorated to each department's computer services budget line item based Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	20,000						20,000
Other							-
<b>Total Costs</b>	20,000	-	-	-	-	-	20,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
Data Processing Rev.	20,000						20,000
							-
							-
							-
<b>Total Source</b>	20,000	-	-	-	-	-	20,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	20,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
Total	\$20,000	<b>Total Project</b>		FY21		FY21	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 19

Department: Finance & Business Operations      Division: Information Systems

**Project Description:**  
**Computer Equipment and Software**  
 Software and equipment costs for city-wide computer systems. These costs include a technology refresh with goal of the following refresh cycle: desktops (5 yr cycle), laptops (4 yr cycle), tablets (2 yr cycle)  
 Accessory replacements like monitors, keyboards, mice, cabling etc  
 Other AV equipment as needed



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 These costs are prorated to each department's computer services budget line item based on a pre-determined formula.  
**Long-Term:**  
 Centralized computer management has reduced operating expenses by insuring that hardware and software are compatible system-wide, and mitigated risk by providing adequate security of resources.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	70,000	70,000	70,000	70,000	70,000	70,000	420,000
Other							-
<b>Total Costs</b>	70,000	70,000	70,000	70,000	70,000	70,000	420,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Processing Rev.	70,000	70,000	70,000	70,000	70,000	70,000	420,000
							-
							-
							-
							-
<b>Total Source</b>	70,000	70,000	70,000	70,000	70,000	70,000	420,000
Funding Source: DPR	420,000	Project Schedule		Start	Finish		
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
		Software & Equipment		Ongoing	Ongoing		
<b>Total</b>	<b>\$420,000</b>	<b>Total Project</b>	Ongoing	Ongoing	Ongoing	Ongoing	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 20
Department: Finance & Business Operations	Division: Information Systems	Project Number:


**Project Description:**  
**Document Imaging**  
 Our current document storage software company has announced it will be sunsetting our current software, we will need to investigate another solution. The following numbers include the following:  
 Replacement scanners in FY 20 (1), FY (22), FY( 24) 10 year cycle  
 FY21 - technical and implementation services needed to migrate off of iseries and implementation fees for new document storage system  
 Replacement of NAS FY 23 & 25 year cycle




**Operations and Maintenance Impact on Budget:**  
**Current:**  
 These costs are prorated to each department's computer services budget line item based on a pre-determined formula.  
**Long-Term:**  
 Provides for the archival of documents city-wide.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	35,000	6,000	20,000	6,000	20,000		87,000
Training & Implementation							-
<b>Total Costs</b>	35,000	6,000	20,000	6,000	20,000	-	87,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Processing Rev.	35,000	6,000	20,000	6,000	20,000	-	87,000
							-
							-
							-
							-
<b>Total Source</b>	35,000	6,000	20,000	6,000	20,000	-	87,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	87,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
		Software & Equipment		Ongoing		Ongoing	
<b>Total</b>	<b>\$87,000</b>	<b>Total Project</b>		Ongoing		Ongoing	



City of Cedar Falls Capital Improvement Program						CIP Number:	21	
Department: Finance & Business Operations		Division: Information Systems				Project Number:		
Project Description:  Door Lock System  The door lock system at the public safety building is a newer system and required an upgrade for the our main server. With the City Hall remodel we will have to upgrade the card readers to the newer technolgy as well. We would like to upgrade the entire system to be consistent and user the new technolgy.					Attach Map: 			
Operations and Maintenance Impact on Budget: Current:								
Long-Term: There will be on-going maintenance cost of system.								
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Design							-	
Land/Right of Way							-	
Utility Relocation							-	
Construction							-	
Landscaping							-	
Equipment & Furnish					100,000		100,000	
Other							-	
<b>Total Costs</b>	-	-	-	-	100,000	-	100,000	
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Gen. Obligation Bond							-	
Federal/State Funding							-	
Local Sales Tax							-	
Capital Projects					84,000		84,000	
Cedar Falls Utilities							-	
TIF - Downtown							-	
Data Process Revenue					16,000		16,000	
							-	
							-	
<b>Total Source</b>	-	-	-	-	100,000	-	100,000	
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
CP	84,000	Design						
DPR	16,000	Land/Right of Way						
		Utility Relocation						
		Construction						
		Other:						
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>						

City of Cedar Falls Capital Improvement Program						CIP Number:	22
Department: Finance & Business Operations			Division: Information Systems			Project Number:	
Project Description:							
<p>Financial System</p> <p>New Financial Sytem in FY22. This system will replace the current 18 year old system. Workflow management and payroll will also be part of this system.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
These costs are prorated to each department's computer services budget line item based on a pre-determined formula.							
Long-Term:							
There will be ongoing maintenance associated with the App this is account for in FY23 - FY26 and for the rest of the life of the system							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		200,000	20,000	20,000	20,000	20,000	280,000
<b>Total Costs</b>	-	200,000	20,000	20,000	20,000	20,000	280,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.		200,000	20,000	20,000	20,000	20,000	280,000
							-
							-
<b>Total Source</b>	-	200,000	20,000	20,000	20,000	20,000	280,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	280,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY22		FY22	
Total	280,000	<b>Total Project</b>					

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 23
Department: Finance & Business Operations	Division: Information Systems	Project Number:

Project Description:

**GIS/Mapping Updates**

FY20-24 - Aerial photo update in conjunction with Waterloo & Black Hawk Co. Cost divided between 2 FY's based on flight and delivery of aerials. Flights are for Spring of 2020, 2022, & 2024.  
 FY20/21/23/24 - Other expenses include continued integration of non-spatial data into GIS databases. Stormwater taps, sidewalk inspections, infill of missing attribute data for sewers.

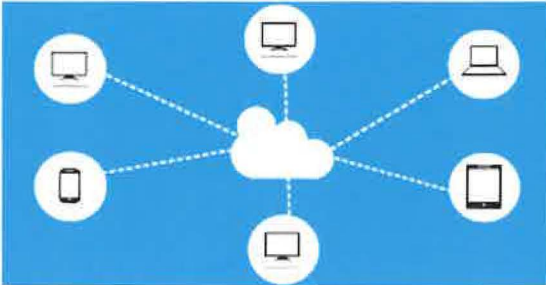


Operations and Maintenance Impact on Budget:

Current:  
 These costs will be prorated to each department's computer services line item budget according to a pre-determined formula. This will not impact the debt service levv since general revenue funding is being used.

Long-Term:  
 A centralized repository of infrastructure and web-based mapping applications allows city staff to improve processes and services. This will not impact the debt service levv.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	20,000	15,000	15,000	15,000	15,000	20,000	100,000
<b>Total Costs</b>	20,000	15,000	15,000	15,000	15,000	20,000	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue							-
Data Process Revenue	20,000	15,000	15,000	15,000	15,000	20,000	100,000
Tax Inc Financing (Ind Park							-
							-
<b>Total Source</b>	20,000	15,000	15,000	15,000	15,000	20,000	100,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GR	-	Design					
TIF-IP	-	Land/Right of Way					
DPR	100,000	Utility Relocation					
		Construction					
		Other:		Annual		Annual	
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>		Annual		Annual	

City of Cedar Falls Capital Improvement Program						CIP Number	24
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: LAMA Replacement Replacement for our Land Management, Code Enforcement, Licensing and Permitting software.				Attach Map: 			
Operations and Maintenance Impact on Budget: Current:  Long-Term: There will be on-going maintenance associated with the system and this is accounted for in FY24-FY26.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other			225,000	25,000	25,000	25,000	300,000
<b>Total Costs</b>	-	-	225,000	25,000	25,000	25,000	300,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.			225,000	25,000	25,000	25,000	300,000
							-
							-
<b>Total Source</b>	-	-	225,000	25,000	25,000	25,000	300,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	300,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$300,000</b>	<b>Total Project</b>					


<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 25
Department: Finance & Business Operations	Division: Information Systems	Project Number:


**Project Description:**  
**Mid-Range Operating System Upgrade**  
 This project provides ongoing upgrades to the iSeries. Memory and storage upgrades are required every 5 years with full system replacement every 10 years. The current system was installed in FY15.  
 Replacment costs for FY25 are still being determined

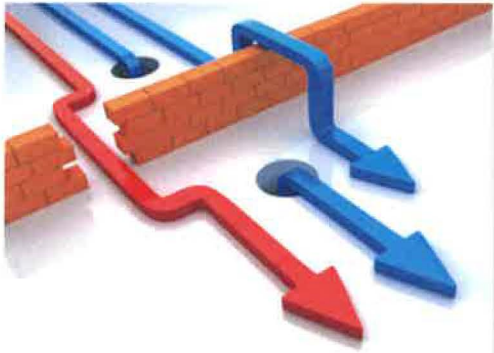


**Operations and Maintenance Impact on Budget:**  
**Current:**  
 These costs are prorated to each department's computer services budget line item based on a pre-determined formula.  
**Long-Term:**  
 Centralized computer management has reduced operating expenses by insuring that hardware and software are compatible system-wide, and mitigated risk by providing adequate security of resources.


Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	7,500			7,500			15,000
Other							-
<b>Total Costs</b>	7,500	-	-	7,500	-	-	15,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Process Revenue	7,500	-	-	7,500	-	-	15,000
							-
							-
							-
							-
<b>Total Source</b>	7,500	-	-	7,500	-	-	15,000
Funding Source: DPR	15,000	Project Schedule		Start	Finish		
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:			FY21		FY21
<b>Total</b>	<b>\$15,000</b>	<b>Total Project</b>		FY21	FY21		

City of Cedar Falls Capital Improvement Program					CIP Number: 26		
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: Mobile Data Computer Replacement - Police Department  The public Safety department will begin transitioning over to tablets for the squad cars beginning in FY20, the replacement will mean that as the laptops need replaced we will need to purchase new connections in the squad car these costs is included in these figures. FY21 - 2 replacements and retro fit wiring FY22 - 3 replacement and retro fit wiring FY23 - 2 replacement and retro fit wiring FY 24 - replace 3 tablets only FY 25 - replace tablets only					Attach Map: 		
Operations and Maintenance Impact on Budget: Current: These costs are prorated to the Police Department's computer services line item budget.  Long-Term: Life expectancy of this hardware is 5 years. Replaced units still operational are distributed to other areas for reuse as laptops.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	20,000	30,000	20,000	15,000	15,000	15,000	115,000
Other							-
<b>Total Costs</b>	20,000	30,000	20,000	15,000	15,000	15,000	115,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Processing Revenue	20,000	30,000	20,000	15,000	15,000	15,000	115,000
							-
							-
							-
							-
<b>Total Source</b>	20,000	30,000	20,000	15,000	15,000	15,000	115,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	115,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		Annual		Annual	
Total	\$115,000	<b>Total Project</b>		Annual		Annual	

City of Cedar Falls Capital Improvement Program						CIP Number	27
Department: Finance & Business Operations		Division: Information Systems				Project Number:	
Project Description: New Application Tracking System New application tracking and onboarding system that will allow applicants to download resumes and applications via website FY 21 - includes implementation services and initial set up of the system FY 21- FY 25 - is hosting and maintenance of the software							
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: There will be ongoing maintenance associated with the App this is account for in FY22 - FY25 or life of the software							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	11,375	7,125	7,125	7,125	7,125	7,125	47,000
<b>Total Costs</b>	11,375	7,125	7,125	7,125	7,125	7,125	47,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.	11,375	7,125	7,125	7,125	7,125	7,125	47,000
							-
							-
<b>Total Source</b>	11,375	7,125	7,125	7,125	7,125	7,125	47,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	47,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
		Software & Equipment		FY20		FY24	
<b>Total</b>	<b>\$47,000</b>	<b>Total Project</b>					

City of Cedar Falls Capital Improvement Program						CIP Number:	28
Department: Finance & Business Operations		Division: Information Systems			Project Number:		
Project Description: <b>Penetration Security Testing Services</b>  A penetration test, known as a pen test, is an authorized simulated attack on a computer system, performed to evaluate the security of the system. The test is performed to identify both weaknesses, including the potential for unauthorized parties to gain access to the system's features and data, as well as strengths, enabling a full risk assessment to be completed. The City plans on completing this every other year.				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula. Long-Term: This project assures system security and hardening of the current data environment.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		20,000		20,000		20,000	60,000
<b>Total Costs</b>	-	20,000	-	20,000	-	20,000	60,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Data Processing Rev.		20,000		20,000		20,000	60,000
							-
							-
<b>Total Source</b>	-	20,000	-	20,000	-	20,000	60,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	60,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$60,000</b>	<b>Total Project</b>					

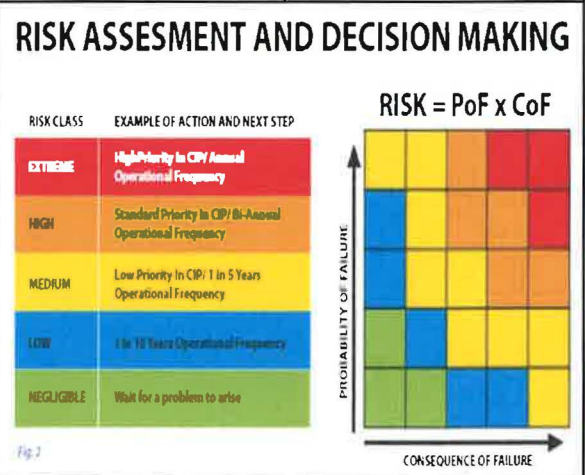


City of Cedar Falls Capital Improvement Program						CIP Number:	29
Department: Finance & Business Operations			Division: Information Systems			Project Number:	
Project Description:							
<p>Network Upgrades</p> <p>Software and equipment costs supporting the Wide Area Network</p> <p>FY21 - Additional NetApp, MS EA &amp; 2 ESX Servers, Wireless Network Upgrade</p> <p>FY22 Fiber upgrade to Remote Sites &amp; Public Works Switch End of Life, MS EA</p> <p>FY23 Additional NAS Storage &amp; back up system to protect against ransom</p> <p>FY24 Beach house firewall end of support 2024</p> <p>FY25 Network Switch NetApp Refresh current one will be 7 yrs</p>							
Operations and Maintenance Impact on Budget:							
Current: These costs are prorated to each department's computer services budget line item based on a pre-determined formula.							
Long- Centralized computer management has reduced operating expenses by insuring that hardware and software are compatible system-wide, and mitigated risk by providing adequate security of resources.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	90,000	70,000	80,000	10,000	90,000	65,000	405,000
Other							-
<b>Total Costs</b>	90,000	70,000	80,000	10,000	90,000	65,000	405,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Data Process Revenue	90,000	70,000	80,000	10,000	90,000	65,000	405,000
							-
							-
							-
							-
<b>Total Source</b>	90,000	70,000	80,000	10,000	90,000	65,000	405,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
DPR	405,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		Ongoing		Ongoing	
<b>Total</b>	<b>\$405,000</b>	<b>Total Project</b>		Ongoing		Ongoing	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 30
Department: Finance & Business Operations	Division: Information Systems	Project Number:

**Project Description:**  
Work Order Management Software

Work order management software that can integrate with existing and future systems is vital for tracking employee time, materials as well as providing tools for follow-up tasks. It can also provide life-cycle monitoring based on probability and analytics to better prioritize asset replacement and maintenance. A robust system also provides the ability to track work by contractors in addition to city staff. In addition it allows for more granular tracking of the true cost of each asset individually versus by overall category.



**Operations and Maintenance Impact on Budget:**  
Current:  
These costs will be prorated to each department's computer services line item budget according to a pre-determined formula. This will not impact the debt service levv since general revenue fundina is beina used.  
Long-Term:  
The overall goal is to lower the city's ratio of planned versus un-planned maintenance to 9:1. This will not impact the debt service levv.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		25,000	25,000				50,000
<b>Total Costs</b>	-	25,000	25,000	-	-	-	50,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue							-
Data Process Revenue		25,000	25,000				50,000
Tax Inc Financing (Ind Park							-
							-
<b>Total Source</b>	-	25,000	25,000	-	-	-	50,000

Funding Source:	Project Schedule	Start	Finish
GR -	Design		
TIF-IP -	Land/Right of Way		
DPR 50,000	Utility Relocation		
	Construction		
	Other:	Annual	Annual
<b>Total</b>	<b>Total Project</b>	Annual	Annual









<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 35
Department: Finance & Business Operations	Division: Parking	Project Number:

Project Description:  
**Parking Lot: Place to Play Parking Addition**  
 This project will add a small parking lot behind the Place to Play playground to help prevent some traffic congestion along the adjoining streets.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since General Obligation Bond is being used.  
 Long-Term:  
 The parking lot will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	20,000						20,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	20,000	-	-	-	-	-	20,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond							-
Street Construction Fund	20,000						20,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	20,000	-	-	-	-	-	20,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
SCF	20,000	Design	FY21	FY21
		Land/Right of Way		
		Utility Relocation		
		Construction	FY21	FY21
		Other:		
<b>Total</b>	<b>\$20,000</b>	<b>Total Project</b>	<b>FY21</b>	<b>FY21</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 36
Department: Finance & Business Operations	Division: Parking	Project Number:

**Project Description:**  
**Parking Equipment for State Street Parking Center**

The City is working with a developer on a proposal for an amendment to private development agreement and lease agreement to construct the State Street Parking Center. If approved, the developer will fund construction of the project and lease the parking facility to the City. The City will provide the equipment and technology necessary to operate and enforce the parking component. Parking kiosks and signage will be required for each level.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will be certified in the Downtown TIF district and cost will be split between, TIF, CMS and the Parking Fund.

**Long-Term:**  
 Parking equipment will be maintained thru parking revenues.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			42,000				42,000
Other							-
<b>Total Costs</b>	-	-	42,000	-	-	-	42,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown			14,000				14,000
CMS			14,000				14,000
Parking Fund			14,000				14,000
							-
<b>Total Source</b>	-	-	42,000	-	-	-	42,000

Funding Source:		Project Schedule	Start	Finish
TIF-DT	14,000	Design		
CMS	14,000	Land/Right of Way		
PMF	14,000	Utility Relocation		
		Construction		
		Other:	FY23	FY23
<b>Total</b>	<b>\$42,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY23</b>



## City of Cedar Falls Capital Improvement Program

CIP Number: 37

Department:  
Finance & Business Operations

Division:  
Parking

Project Number:

Project Description:  
Parking: Parking Equipment/Technology Replacement  
We anticipate replacing the parking equipment and incorporating new technology.



Operations and Maintenance Impact on Budget:  
Current:  
Parking revenues will be used.  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish					100,000		100,000
Other							-
<b>Total Costs</b>	-	-	-	-	100,000	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
							-
Parking Fund					100,000		100,000
							-
							-
							-
<b>Total Source</b>	-	-	-	-	100,000	-	100,000
Funding Source: PMF	100,000	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>					

**City of Cedar Falls Capital Improvement Program**

CIP Number: 38

Department:  
Finance & Business Operations

Division:  
Parking

Project Number:

Project Description:  
**Parking: Pavement markings-College Hill**  
This project will identify driveway edges in the college hill area to improve parking conditions, beginning with Merner Avenue.



Operations and Maintenance Impact on Budget:  
Current:  
This will be certified in the College Hill TIF district and TIF revenues will be used to repay the expense.  
Long-Term:  
Signs and striping will be maintained by Public Works, through parking revenues.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	5,000	5,000					10,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	5,000	5,000	-	-	-	-	10,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
College Hill TIF	2,500	2,500					5,000
CMS							-
Parking fund	2,500	2,500					5,000
							-
							-
<b>Total Source</b>	5,000	5,000	-	-	-	-	10,000
Funding Source:			<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>
TIF-CH	5,000		Design		FY21		FY22
	-		Land/Right of Way				
PMF	5,000		Utility Relocation				
			Construction		FY21		FY22
			Other:				
<b>Total</b>	<b>\$10,000</b>		<b>Total Project</b>		<b>FY21</b>		<b>FY22</b>

**City of Cedar Falls Capital Improvement Program** CIP Number: 39

Department: Finance & Business Operations Division: Parking Project Number:

**Project Description:**  
**Parking Lot: Signage Improvements-College Hill**  
 This project will replace college hill parking lot signage, with the goal of improving visibility of parking lots within the district. Seven signs and poles are anticipated, throughout 4 public parking lots in the college hill district.



**Operations and Maintenance Impact on Budget:**  
 Current: This will be certified in the College Hill TIF district and TIF revenues will be used to repay the expense.  
 Long-Term: Signs will be maintained by Public Works, through parking revenues.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	15,000						15,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	15,000	-	-	-	-	-	15,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
College Hill TIF	5,000						5,000
							-
Parking fund	10,000						10,000
							-
							-
<b>Total Source</b>	15,000	-	-	-	-	-	15,000

Funding Source:	Project Schedule	Start	Finish	
TIF-CH	5,000	Design	FY20	FY21
	-	Land/Right of Way		
PMF	10,000	Utility Relocation		
		Construction	FY20	FY21
		Other:		
<b>Total</b>	<b>15,000</b>	<b>Total Project</b>	<b>FY20</b>	<b>FY21</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 40
Department: Finance & Business Operations	Division: Parking	Project Number:

**Project Description:**  
**Parking Lot: Wayfinding Signage Improvements**

This project will replace and add to downtown wayfinding signage, with the goal of improving directions to parking lots and their visibility within the district. It anticipates two wayfinding signs at each intersection for every block on Main St., Washington & State. This project will coincide with the downtown streetscape plan implementation.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will be certified in the Downtown TIF district and cost will be split between TIF, CMS, and the Parking Fund

**Long-Term:**  
 Signs will be maintained by Public Works, through parking revenues.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	48,000	48,000					96,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	48,000	48,000		-	-	-	96,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Downtown TIF	16,000	16,000					32,000
CMS	16,000	16,000					32,000
Parking fund	16,000	16,000					32,000
							-
							-
<b>Total Source</b>	48,000	48,000		-	-	-	96,000

<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>
TIF-DT	32,000	Design			
CMS	32,000	Land/Right of Way			
PMF	32,000	Utility Relocation			
		Construction		FY20	FY23
		Other:			
<b>Total</b>	<b>96,000</b>	<b>Total Project</b>		FY20	FY23





**City of Cedar Falls Capital Improvement Program**

CIP Number: 43

Department:  
Community Development

Division:  
Planning & Community Services

Project Number:

Project Description:  
CDBG: Consolidated Plan  
The Community Development Block Grant program requires a 5-year Consolidated Action Plan. Our current plan covers federal years 2019-2023 (City fiscal years 2020-2024).

Attach Map:

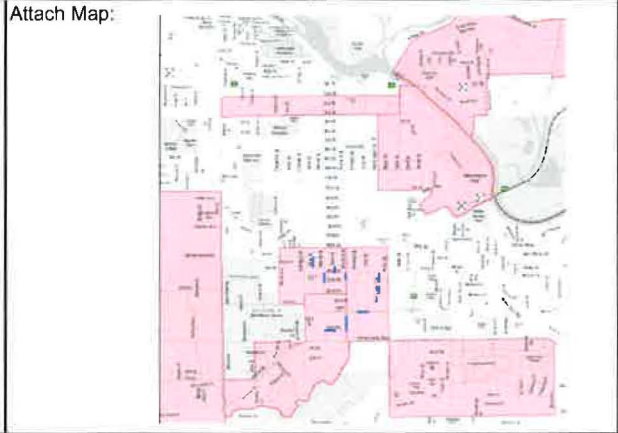
Operations and Maintenance Impact on Budget:  
Current:  
The CDBG program allows 20% of its annual funding to support Administrative activities such as this project. The City uses a majority of the Administrative activities to fund staff time, therefore there will be an impact to the General Fund due to reassigning some Administrative funds to this required plan.  
Long-Term:  
This is a one-time expenditure every 5 years.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other				27,500			27,500
<b>Total Costs</b>	-	-	-	27,500	-	-	27,500
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG	-	-	-	27,500	-	-	27,500
							-
							-
							-
<b>Total Source</b>	-	-	-	27,500	-	-	27,500

Funding Source:	Project Schedule	Start	Finish
CDBG	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY24	FY24
	<b>Total</b>	<b>Total Project</b>	FY24

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 44
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**CDBG: Neighborhood Accessibility**  
 The recently adopted 5-Year Consolidated Plan identifies a goal to support neighborhood accessibility improvements that may include sidewalks, steps, curb cuts, and trails in low and moderate income areas.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Projects that are in low-and-moderate income areas are eligible for CDBG funds to support costs of the project. Rather than create new projects, the City will often look for ways to leverage both CDBG and general funds to complete an improvement.  
**Long-Term:**  
 City-owned infrastructure is maintained by Public Works.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	70,000	166,000		26,590			262,590
<b>Total Costs</b>	<b>70,000</b>	<b>166,000</b>	<b>-</b>	<b>26,590</b>	<b>-</b>	<b>-</b>	<b>262,590</b>
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG	70,000	166,000	-	26,590	-	-	262,590
							-
							-
							-
<b>Total Source</b>	<b>70,000</b>	<b>166,000</b>	<b>-</b>	<b>26,590</b>	<b>-</b>	<b>-</b>	<b>262,590</b>

<b>Funding Source:</b>		<b>Project Schedule</b>		
		<b>Start</b>	<b>Finish</b>	
CDBG	262,590	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY21	FY24
<b>Total</b>	<b>\$262,590</b>	<b>Total Project</b>	FY21 FY24	



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 45
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**CDBG: Neighborhood Infrastructure**  
 The recently adopted 5-Year Consolidated Plan identifies a goal to support neighborhood infrastructure improvements that may include sanitary line improvements, streets, drainage, parking or other projects in low and moderate income areas.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Projects that are in low-and-moderate income areas are eligible for CDBG funds to support costs of the project. Rather than create new projects, the City will often look for ways to leverage both CDBG and general funds to complete an improvement.  
**Long-Term:**  
 City-owned infrastructure is maintained by Public Works.

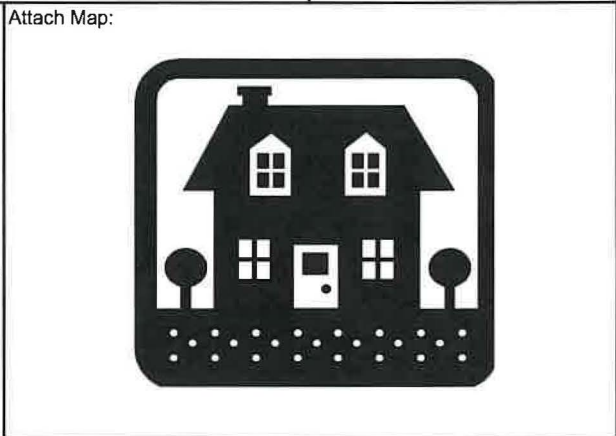
<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	57,650	51,000	54,010				162,660
<b>Total Costs</b>	<b>57,650</b>	<b>51,000</b>	<b>54,010</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>162,660</b>
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG	57,650	51,000	54,010	-	-	-	162,660
							-
							-
							-
<b>Total Source</b>	<b>57,650</b>	<b>51,000</b>	<b>54,010</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>162,660</b>

<b>Funding Source:</b> CDBG 162,660	<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>	
	Design				
	Land/Right of Way				
	Utility Relocation				
	Construction				
	Other:		FY22	FY23	
<b>Total</b>	<b>\$162,660</b>	<b>Total Project</b>		FY22	FY23

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 46
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**CDBG: Owner Occupied Rehabilitation**

The City of Cedar Falls will continue to preserve the owner-occupied, single-family housing stock of its neighborhoods by making funds available for housing rehabilitation. Housing rehabilitation grants will be concentrated in older neighborhoods. Emergency Repair Grants will be available on a city-wide basis (for eligible participants) to alleviate adverse housing conditions of low income elderly and family households. Income eligibility is required.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This is a grant provided to individuals, no City funds are involved.

**Long-Term:**  
 This is a grant provided to individuals, no City funds are involved.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	101,000	101,000	157,000	157,000			516,000
<b>Total Costs</b>	<b>101,000</b>	<b>101,000</b>	<b>157,000</b>	<b>157,000</b>	<b>-</b>	<b>-</b>	<b>516,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG	11,000	11,000	67,000	67,000		-	156,000
HOME	90,000	90,000	90,000	90,000			360,000
							-
							-
<b>Total Source</b>	<b>101,000</b>	<b>101,000</b>	<b>157,000</b>	<b>157,000</b>	<b>-</b>	<b>-</b>	<b>516,000</b>

Funding Source:	Project Schedule	Start	Finish
CDBG 156,000	Design		
HOME 360,000	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	On-going	On-going
<b>Total</b> \$516,000	<b>Total Project</b>	On-going	On-going

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 47
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
CDBG: Recreational Amenities

The recently adopted 5-Year Consolidated Plan identifies a goal to provide funds for increasing access to healthy lifestyles and educational advancement related to parks, recreation, trees and active living for low and moderate income areas of the community.



**Operations and Maintenance Impact on Budget:**  
Current:  
Projects that are in low-and-moderate income areas are eligible for CDBG funds to support costs of the project. Rather than create new projects, the City will often look for ways to leverage both CDBG and general funds to complete an improvement.

Long-Term:  
City-owned infrastructure is maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		57,510					57,510
<b>Total Costs</b>	-	57,510	-	-	-	-	57,510
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG		57,510	-	-	-	-	57,510
							-
							-
							-
<b>Total Source</b>	-	57,510	-	-	-	-	57,510

Funding Source:	Project Schedule	Start	Finish
CDBG	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY20	FY24
<b>Total</b>	<b>Total Project</b>	FY20	FY24

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 48
Department: Community Development	Division: Planning & Community Services	Project Number:

Project Description:  
**CDBG: Renter Occupied Rehabilitation**  
 The recently adopted 5-Year Consolidated Plan identifies a goal to create a new program to preserve renter-occupied housing stock by developing a grant program toward the cost of rehabilitation, repair, accessibility to eligible low-and-moderate income households.



Operations and Maintenance Impact on Budget:  
 Current:  
 This is a grant provided to individuals, no City funds are involved.  
 Long-Term:  
 This is a grant provided to individuals, no City funds are involved.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	134,820		33,500	33,500			201,820
<b>Total Costs</b>	134,820	-	33,500	33,500	-	-	201,820
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
CDBG	134,820	-	33,500	33,500	-	-	201,820
							-
							-
<b>Total Source</b>	134,820	-	33,500	33,500	-	-	201,820
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
CDBG	201,820	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		On-going		On-going	
<b>Total</b>	<b>\$201,820</b>	<b>Total Project</b>		On-going		On-going	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 49

Department: Community Development  
 Division: Inspection Services

Project Description:  
**City Hall Repurpose & Remodel**

In the initial analysis of the City Hall Remodel we determined the scope should go beyond new carpet. In an attempt to provide the best customer service to our citizens a relocation of various divisions and rebuild of offices will be required. In FY20 a contract for schematic design services was approved. Design and construction documents will be completed in FY22 and if scope of work and design are approved construction will begin in FY23.




Operations and Maintenance Impact on Budget:  
 Current:  
 There will be an effect on the Operating Budget since general fund dollars will be used for this project.

Long-Term:  
 Anticipate lower operating expenses to what City Hall has historically been due to the upgraded HVAC system

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	98,437	98,437	98,438				295,312
Land/Right of Way							-
Utility Relocation							-
Construction		1,968,750	1,968,750				3,937,500
Landscaping							-
Equipment & Furnish			267,188				267,188
Other							-
<b>Total Costs</b>	<b>98,437</b>	<b>2,067,187</b>	<b>2,334,376</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>4,500,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Fund Savings	92,400	2,072,400	2,335,200				4,500,000
							-
							-
							-
							-
<b>Total Source</b>	<b>98,437</b>	<b>2,067,187</b>	<b>2,334,376</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>4,500,000</b>

Funding Source:	Project Schedule	Start	Finish
GFS	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY19	FY23
<b>Total</b>	<b>Total Project</b>	<b>FY19</b>	<b>FY23</b>



City of Cedar Falls Capital Improvement Program					CIP Number: 51																																																																																																																																																										
Department: Community Development		Division: Inspection Services			Project Number:																																																																																																																																																										
Project Description:																																																																																																																																																															
<p><b>Hearst Center Expansion</b>                      The Hearst Center expansion/new building project was re-initiated in 2018 to review current building deficiencies and plan for future growth. A continued moderated updating of the current facility does not meet the current needs and will not meet future needs of the community.</p> <p>A feasibility study will be conducted in early 2020 to help determine a plan forward for a new building (new construction or existing structure) or major renovation/expansion of the current facility. This building project does not seek to dramatically increase the physical footprint of the Hearst, but to better design space for current and projected needs while incorporating elements of new models for community art centers.</p> <p>Primary project drivers for a new Hearst Center space include: flexible, multi-use programming space; increased classroom and ceramics studio space; appropriate art storage; appropriate work stations; possible rentable studios and community workshop pace; and community amenities such as improved parking/entry and location options in or near the cultural and entertainment district.</p>																																																																																																																																																															
<p>Current: Initial construction costs.</p> <p>Long-Term: Operating costs could increase by approximately \$35,000 including: utilities; repair/maintenance; supplies, and additional staff costs. Staff costs will, initially, result from add'l hours scheduled to accommodate rental activities, and improved services rendered to the public. Revenue from annual fund raising events, increased membership fees, and additional rental fees could generate funds to pay for extra staff will offset some of these costs.</p>																																																																																																																																																															
<table border="1"> <thead> <tr> <th>Project Costs</th> <th>FY21</th> <th>FY22</th> <th>FY23</th> <th>FY24</th> <th>FY25</th> <th>FY26</th> <th>Total</th> </tr> </thead> <tbody> <tr> <td>Design</td> <td></td> <td></td> <td></td> <td></td> <td>500,000</td> <td></td> <td>500,000</td> </tr> <tr> <td>Land/Right of Way</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td>Utility Relocation</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td>Construction</td> <td></td> <td></td> <td></td> <td></td> <td>1,870,000</td> <td>2,530,000</td> <td>4,400,000</td> </tr> <tr> <td>Landscaping</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td>Equipment &amp; Furnish</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>100,000</td> <td>100,000</td> </tr> <tr> <td>Other</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td><b>Total Costs</b></td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> <td>2,370,000</td> <td>2,630,000</td> <td>5,000,000</td> </tr> <tr> <th>Source of Funds</th> <th>FY21</th> <th>FY22</th> <th>FY23</th> <th>FY24</th> <th>FY25</th> <th>FY26</th> <th>Total</th> </tr> <tr> <td>Gen. Obligation Bond</td> <td>-</td> <td></td> <td></td> <td></td> <td></td> <td>700,000</td> <td>700,000</td> </tr> <tr> <td>Federal/State Funding</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>350,000</td> <td>350,000</td> </tr> <tr> <td>Cultural Improvement Fund</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>180,000</td> <td>180,000</td> </tr> <tr> <td>Capital Projects</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td>Private Gifts and Grants</td> <td></td> <td></td> <td></td> <td></td> <td>2,370,000</td> <td></td> <td>2,370,000</td> </tr> <tr> <td>Gaming</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>750,000</td> <td>750,000</td> </tr> <tr> <td>Community Foundation</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>650,000</td> <td>650,000</td> </tr> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td>-</td> </tr> <tr> <td><b>Total Source</b></td> <td></td> <td></td> <td>-</td> <td>-</td> <td>2,370,000</td> <td>2,630,000</td> <td>5,000,000</td> </tr> </tbody> </table>								Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total	Design					500,000		500,000	Land/Right of Way							-	Utility Relocation							-	Construction					1,870,000	2,530,000	4,400,000	Landscaping							-	Equipment & Furnish						100,000	100,000	Other							-	<b>Total Costs</b>	-	-	-	-	2,370,000	2,630,000	5,000,000	Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total	Gen. Obligation Bond	-					700,000	700,000	Federal/State Funding						350,000	350,000	Cultural Improvement Fund						180,000	180,000	Capital Projects							-	Private Gifts and Grants					2,370,000		2,370,000	Gaming						750,000	750,000	Community Foundation						650,000	650,000								-	<b>Total Source</b>			-	-	2,370,000	2,630,000	5,000,000
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total																																																																																																																																																								
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CFCF	650,000																																																																																																																																																														
<b>Total</b>	<b>\$5,000,000</b>	<b>Total Project</b>		FY23		FY26																																																																																																																																																									

## City of Cedar Falls Capital Improvement Program

CIP Number: 52

Department: Community Development	Division: Inspection Services	Project Number:
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**Project Description:**  
Land Acquisition and building demolition at School Administration land

In preparation for consolidation of school operations, when the new high school opens, City acquisition of the Administration offices and parking lot is proposed. The fire station located at 18th and Main is over 50 years old and a 2015 feasibility study found that the best locations for fire stations would include a substation along the 1st Street corridor along with the Main Station located on South Main.



**Operations and Maintenance Impact on Budget:**  
Current:  
None, it is not currently a City-owned property.

Long-Term:  
It will increase the City's costs taking on an additional property. Maintenance costs for building, parking lot and mowing will be paid out of the operating or building matenance budgets.

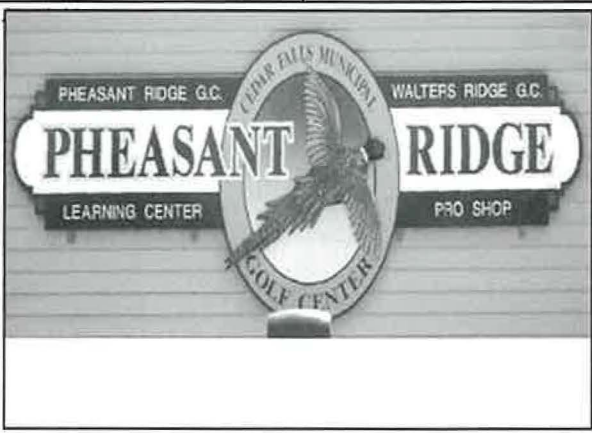
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way				1,000,000			1,000,000
Utility Relocation							-
Construction					210,000		210,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	1,000,000	210,000	-	1,210,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
General Fund Savings				300,000	210,000		510,000
Emergency Reserve				700,000			700,000
							-
							-
<b>Total Source</b>	-	-	-	1,000,000	210,000	-	1,210,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GFS	510,000	Design		
ER	700,000	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:		
<b>Total</b>	<b>\$1,210,000</b>	<b>Total Project</b>	FY24	FY25



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 53
Department: Community Development	Division: Inspection Services	Project Number:

**Project Description:**  
**Phased Repair to Pheasant Ridge Pro Shop**  
 Pheasant Ridge Golf Club Proshop has several areas that are in need of repair and updating. The building has had minimal work since the addition and remodel was completed in 1998. We propose a phased approach to repair and upgrade the building.  
 Phase 1: Replace roof, soffit, and fascia and repair any underlining damage. Repair interior water damage and paint.  
 Phase 2: Upgrade and bring the bathrooms into code compliance. Phase 3: Replace the carpet throughout.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The Golf Improvement Fund will be used for the improvements needed.  
**Long-Term:**  
 None, the Golf Improvement Fund will be used.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		60,000		40,000		8,000	108,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	60,000	-	40,000	-	8,000	108,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Golf Improvement Fund		60,000		40,000		8,000	108,000
							-
							-
<b>Total Source</b>	-	60,000	-	40,000	-	8,000	108,000
<b>Funding Source:</b>			<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>	
GIF	108,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction				
			Other:				
<b>Total</b>	<b>\$108,000</b>		<b>Total Project</b>				

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 54
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**Bike Network On-street Signage**  
 This project will fund signage and paint for the bicycle network. Funds used to improve bicycle facilities during road improvement projects and for annual maintenance; repainting bike lanes and sharrows.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Staff time to install the signs and paint bike stencils on the street  
**Long-Term:**  
 Future maintenance will be required as needed

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Design/Relocation							-
Construction	5,000	5,000	5,000	5,000	5,000	5,000	30,000
Construction Engineering							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	5,000	5,000	5,000	5,000	5,000	5,000	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue							-
CFU							-
Hotel/Motel Tax-VT	5,000	5,000	5,000	5,000	5,000	5,000	30,000
							-
<b>Total Source</b>	5,000	5,000	5,000	5,000	5,000	5,000	30,000

Funding Source:		Project Schedule		Start	Finish
H/M-VT	30,000	Design			
		Land/Right of Way			
		Utility Relocation			
		Construction		FY19	FY26
		Other:			
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>		FY19	FY26



**City of Cedar Falls Capital Improvement Program**

CIP Number: 56

Department:  
Community Development

Division:  
Planning and Community Services

Project Number:  
FL - 033 - 3088

Project Description:  
  
Cedar River Safety and Recreational River Improvements Phase I  
  
This project will study and construct the recreational improvements along the river bank and in the river from the Main Street bridge to the downstream side of the W. 1st Street bridge. This project includes the safety improvements at the Gateway Park Dam (remove rebar) along with fishing jetties, trails and adjacent recreational features. **\$122,010.8 has already been spent on design as of 9-19-20.**

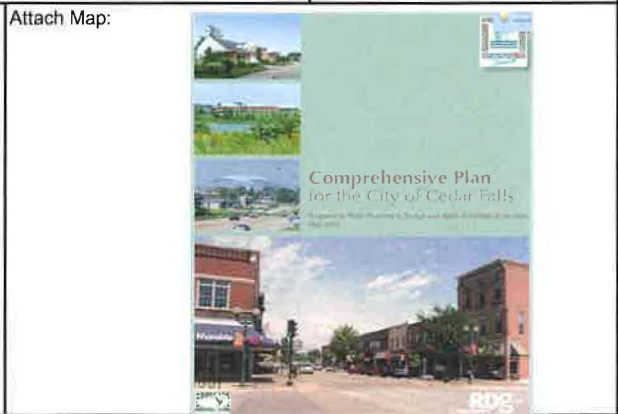


Operations and Maintenance Impact on Budget:  
Current:  
The recreational features will impact the debt service levy.  
  
Long-Term:  
The public improvements will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design		160,000	100,000				260,000
Land/Right of Way							-
Utility Relocation							-
Construction (in-river)		890,000	865,000				1,755,000
Construction (riverbank)		900,000	343,710				1,243,710
Riverbank enhancements			771,290				771,290
Maintenance			70,000				70,000
<b>Total Costs</b>	-	1,950,000	2,150,000	-	-	-	4,100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond			500,000				500,000
Federal/State Funding			400,000				400,000
Local Sales Tax							-
Capital Projects							-
Emergency Reserve			1,000,000				1,000,000
Private		250,000	250,000				500,000
Black Hawk Cnty Gaming		1,500,000					1,500,000
General Revenue Bonds							-
Tourism Cash Reserves		200,000					200,000
<b>Total Source</b>	-	1,950,000	2,150,000	-	-	-	4,100,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO Bond	500,000	Design		FY16		FY22	
PRIV	500,000	Land/Right of Way					
ER	1,000,000	Utility Relocation					
BHCG	1,500,000	Construction		FY21		FY23	
F/S	400,000	Other:					
TRC	200,000						
<b>Total</b>	<b>4,100,000</b>	<b>Total Project</b>		<b>FY16</b>		<b>FY23</b>	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 57
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**Comprehensive Plan and Zoning Code Update**  
 A Comprehensive Plan was adopted in May 2012. Changes to the zoning code are necessary to implement this plan. This project will result in adoption of more detailed area plans, starting with Downtown and College Hill and moving to other areas as directed by Council, including an needed update to the City's office/business/ and industrial park zoning districts. These area plans will become an integral part of the City's Comprehensive Plan. The Zoning Code will be updated concurrently.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The General Fund Operating Budget will be used to complete these updates. TIF funds may be used for planning efforts in Downtown, College Hill, and the Unified District if urban renewal plans are amended accordingly.  
**Long-Term:**  
 Changes that help to preserve existing assets while thoughtfully guiding growth and development in the community will increase assessed values, protect existing adjacent property values and increase the tax base.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	200,000	150,000	150,000	150,000	150,000	150,000	950,000
<b>Total Costs</b>	<b>200,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>950,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue	155,000	100,000	150,000	150,000	150,000	150,000	855,000
TIF - Downtown	25,000						25,000
TIF - College Hill	20,000	25,000					45,000
TIF - Unified		25,000					25,000
							-
<b>Total Source</b>	<b>200,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>150,000</b>	<b>950,000</b>
Funding Source:	Project Schedule		Start		Finish		
GR	855,000	Design					
TIF - DT	25,000	Land/Right of Way					
TIF - CH	45,000	Utility Relocation					
TIF - UN	25,000	Construction					
		Other:		FY19		FY26	
<b>Total</b>	<b>\$950,000</b>	<b>Total Project</b>		<b>FY19</b>		<b>FY26</b>	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 58
Department: <b>Community Development</b>	Division: <b>Planning &amp; Community Services</b>	Project Number:

**Project Description:**  
**Conversion of rental homes back to owner-occupied.**

This incentive program is intended to be one tool to restore a better balance of owner-occupied homes within neighborhoods with an over-concentration of short term rental properties. A forgivable loan program has been developed for individuals that would like to take a rental back to an owner-occupied house, providing a \$10,000 matching forgivable loan. FY24 Council will need to reassess program and determine if want to continue for another 5 years.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The cost of the program will affect the General Fund Operating Budget. There will also be staff time to develop, implement and administer the program. Council would decide to fund through budget process.

**Long-Term:**  
 The General Fund Operating Budget would be impacted for an additional 5 years, for both the program and the staff time to administer it.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	100,000	100,000	100,000	100,000	100,000		500,000
<b>Total Costs</b>	100,000	100,000	100,000	100,000	100,000	-	500,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue	100,000	100,000	100,000	100,000	100,000		500,000
							-
							-
<b>Total Source</b>	100,000	100,000	100,000	100,000	100,000	-	500,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GR	500,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY15	FY25
<b>Total</b>	<b>500,000</b>	<b>Total Project</b>	<b>FY15</b>	<b>FY25</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 59
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**Prairie Parkway Landscaping/Beautification**  
 Project would include aesthetic and landscaping improvements, to include trees along Prairie Parkway and roundabout landscaping in conjunction with the developer at Prairie Pkwy/Prairie View Rd. and the Brandilynn roundabout within the Pinnacle Prairie Urban Renewal Area. The 2015 amendment to the Pinnacle Prairie Master Plan calls for the developer to make improvements at Prairie Pkwy/Prairie View Rd.



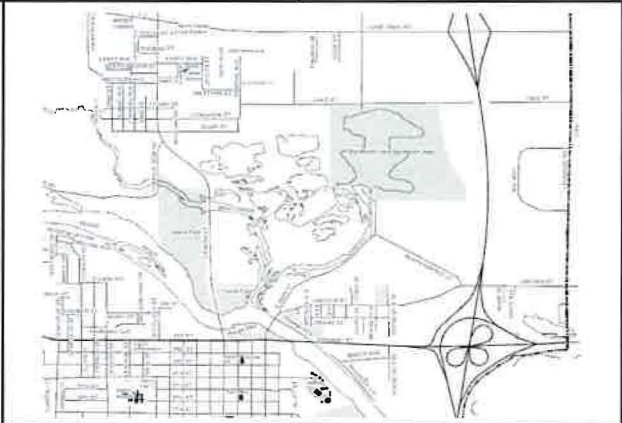
**Operations and Maintenance Impact on Budget:**  
 Current:  
 TIF would be used for initial installation of the proposed improvements but will require ongoing maintenance costs to the City.  
 Long-Term:  
 Improvements will require ongoing maintenance costs to the City.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	40,000						40,000
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping	160,000	160,000					320,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	200,000	160,000	-	-	-	-	360,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Pinnacle Prairie	160,000	160,000					320,000
Private	40,000						40,000
							-
							-
<b>Total Source</b>	200,000	160,000	-	-	-	-	360,000
<b>Funding Source:</b>			<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>	
TIF-PP	320,000		Design		FY21	FY21	
PRIV	40,000		Land/Right of Way				
			Utility Relocation				
			Construction		FY21	FY22	
			Other:				
<b>Total</b>	<b>\$360,000</b>		<b>Total Project</b>		<b>FY21</b>	<b>FY22</b>	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 60
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**Property/Flood Buyouts**

The City of Cedar Falls will continue the voluntary flood buyout program in selected neighborhoods of both commercial and residential properties. Priority purchases are identified on the City's "priority buyout list" and will be targeted in flood prone areas of the City. This local money is used to leverage federal and state funds for hazard mitigation programs, pre-disaster/post-disaster grants, as they become available. We currently have a pre-disaster grant request pending with the DNR/FEMA for approximately \$1.6 million, with potential for funding in early 2021. City match of approx. \$260K was approved by Council in 2019 for this particular grant request.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
This will effect the General Fund operating budget by increasing maintenance areas and acquisition costs.

**Long-Term:**  
This buy out will target properties in the Floodplain and Floodway which will reduce flood loss in the long term.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way	1,510,000	130,000				70,000	1,710,000
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	1,510,000	130,000	-	-	-	70,000	1,710,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding	1,380,000						1,380,000
Local Sales Tax							-
Capital Projects	130,000	130,000				70,000	330,000
							-
							-
							-
							-
							-
<b>Total Source</b>	1,510,000	130,000	-	-	-	70,000	1,710,000
<b>Funding Source:</b>			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
CP	330,000		Design				
F/S	1,380,000		Land/Right of Way	On-going	On-going		
			Utility Relocation				
			Construction				
			Other:				
<b>Total</b>	<b>\$1,710,000</b>		<b>Total Project</b>	On-going	On-going		



## City of Cedar Falls Capital Improvement Program

CIP Number: 61

Department:  
Community Development


Division:  
Planning & Community Services

Project Number:

**Project Description:**  
Resilience Plan Implementation

The City has engaged with the public to create a Resilience Plan. The goal of the plan is to identify short-term and long-term actions the community can implement to help prepare infrastructure, the economy, the natural environment, civic services and the general public for potential disruption due to events such as flooding, economic disturbance or public health crisis. The full plan will be completed early in 2021. This item anticipates implementation of short term actions at the direction of City Council.

**Attach Map:**



Commitment & Creativity for a Better Tomorrow

**Operations and Maintenance Impact on Budget:**  
Current:  
The implementation will likely involve various city departments and the funding would be used to implement or complement identified projects and programs

Long-Term:  
The plan will identify projects which can help to improve stormwater management and flooding issues, efficiencies in service delivery, and the quality of life for residents

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		50,000	25,000	25,000	25,000	25,000	150,000
<b>Total Costs</b>		50,000	25,000	25,000	25,000	25,000	150,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue		50,000	25,000	25,000	25,000	25,000	150,000
							-
							-
<b>Total Source</b>	-	50,000	25,000	25,000	25,000	25,000	150,000

Funding Source:	Project Schedule	Start	Finish
GR          Total	150,000		
		Design	
		Land/Right of Way	
		Utility Relocation	
		Construction	
		Other:	FY 22
	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 62
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
Wayfinding Signage Plan


Install a series of wayfinding signage throughout the community in order to promote and direct travelers to the City's historical, cultural and commercial areas.




**Operations and Maintenance Impact on Budget:**  
Current:  
Sign locations in the TIF district may be eligible for funding through TIF revenues, if eligible. Otherwise signs will need to be funded through Hotel/Motel revenue.  
Long-Term:  
The directional signs will need to be continually maintained after installation.


Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	25,000			25,000			50,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	25,000	-	-	25,000	-	-	50,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - DT							-
TIF -UN							-
Hotel/Motel-V&T	25,000			25,000			50,000
							-
							-
<b>Total Source</b>	25,000	-	-	25,000	-	-	50,000

Funding Source:		Project Schedule	Start	Finish
TIF- UN	-	Design		
H/M-VT	50,000	Land/Right of Way		
		Utility Relocation		
		Construction	FY20	FY23
		Other:		
<b>Total</b>	<b>\$50,000</b>	<b>Total Project</b>	<b>FY20</b>	<b>FY23</b>

City of Cedar Falls Capital Improvement Program						CIP Number: 63	
Department: Community Development			Division: Recreation			Project Number:	
Project Description:							
<p>Ballfield Fencing Spot Repair around the City</p> <p>Fencing at various ballfields within the Cedar Falls Park system need repaired from normal wear of regular use and age. Damage includes bent posts, curled fence fabric, missing or detached posts and rails. This includes certain areas of Birdsall, Orchard Hill, Pfeiffer Park and Central Park.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Fence will function as it was supposed to and will provide a safer facility for those using these facilities.							
Long-Term:							
Minor-repairs will improve the structural integrity and lengthen the useful life of current fencing.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	1,500	1,500	1,500	1,500	1,500	1,500	9,000
Landscaping							-
Equipment & Furnish	1,500	1,500	1,500	1,500	1,500	1,500	9,000
Other							-
<b>Total Costs</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>18,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Player Fund	3,000	3,000	3,000	3,000	3,000	3,000	18,000
RC CIP							-
							-
<b>Total Source</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>3,000</b>	<b>18,000</b>
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SBPF	18,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY26	
Total	\$18,000	<b>Total Project</b>		FY21		FY26	

City of Cedar Falls Capital Improvement Program				CIP Number	64		
Department: Community Development		Division: Recreation Division		Project Number:			
Project Description:  Dugout Covers - Birdsall Park  The Six Dugout Covers at Birdsall Park will need replaced. Current structure was a prototype that has proven to need frequent repair. Upgraded cantilever structure is promised to be more resilient and provide simple set up and tear down resulting in longer fabric life.							
Operations and Maintenance Impact on Budget: Current: Improve customer service and user facilities  Long-Term: Improvements will make city facilities more attractive to program participants and potential outside user/rental groups interested in hosting tournaments and game play. Potentially increasing concession and							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						65,000	65,000
Landscaping							-
Equipment & Furnish						42,000	42,000
Other							-
<b>Total Costs</b>	-	-	-	-	-	107,000	107,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond						53,500	53,500
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Player Fund						53,500	53,500
							-
							-
<b>Total Source</b>	-	-	-	-	-	107,000	107,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SBPF	53,500	Design					
GO	53,500	Land/Right of Way					
		Utility Relocation					
		Construction		FY26		FY26	
		Other:					
<b>Total</b>	<b>\$107,000</b>	<b>Total Project</b>		<b>FY26</b>		<b>FY26</b>	

City of Cedar Falls Capital Improvement Program				CIP Number: 65			
Department: Community Development		Division: Recreation Division		Project Number:			
Project Description:							
<p>Facility Improvements - Rec Center</p> <p>Replacing antiquated Volleyball net systems - current Volleyball net systems are original to the facility and in need of replacement. This will make facility more attractive to use for programming and community user groups. 3 nets systems are needed</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Improve customer service and user facilities							
Long-Term:							
Improved appearance and customer safety							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish				10,000			10,000
Other							-
<b>Total Costs</b>	-	-	-	10,000	-	-	10,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
RC CIP				10,000			10,000
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	10,000	-	-	10,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP		10,000		Design			
				Land/Right of Way			
				Utility Relocation			
				Construction			
				Other:		FY 24	
						FY24	
<b>Total</b>		<b>\$10,000</b>		<b>Total Project</b>		<b>0</b>	

City of Cedar Falls Capital Improvement Program						CIP Number	66
Department: Community Development		Division: Recreation		Project Number:			
Project Description:							
<p>New HS Pool</p> <p>Like the City did in 75/76 when the indoor pools at Peet and Holmes were built, the City will be asked by the school system to contribute approximately 12% of the construction cost to build a new pool attached to the new High School currently being planned. Since the City is a participant in the planning we can ensure public access 24/7 when it is not being used for school functions. Both Peet and Holmes are at the last of their useful lives without more major costly renovations.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					1,500,000		1,500,000
Land/Right of Way							-
Utility Relocation							-
Construction					13,500,000		13,500,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	15,000,000	-	15,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond					700,000		700,000
Federal/State Funding							-
School District					4,700,000		4,700,000
Capital Projects							-
Rec CIP					1,000,000		1,000,000
General Fund Savings					3,000,000		3,000,000
Black Hawk Cnty Gaming					900,000		900,000
Private					4,700,000		4,700,000
							-
<b>Total Source</b>	-	-	-	-	15,000,000	-	15,000,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	700,000	Design					
SCHOOLS	4,700,000	Land/Right of Way					
RC CIP	1,000,000	Utility Relocation					
GFS	3,000,000	Construction					
BHCG	900,000	Other:		FY25		FY25	
PRIV	4,700,000						
<b>Total</b>	<b>\$15,000,000</b>	<b>Total Project</b>		FY25		FY25	

<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 67
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Department: Community Development	Division: Recreation	Project Number:
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Project Description:

**Weight Equipment**

New Weight Equipment to replace machines bought in December of 2005. These machines are showing their age and wearing out as indicated by the number of repairs staff is now having to do.




Operations and Maintenance Impact on Budget:

Current:  
This will reduce repair cost, should increase membership/income as updated or new machines foster an increased enthusiasm.

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			300,000				300,000
Other							-
<b>Total Costs</b>	-	-	300,000	-	-	-	300,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
RC CIP			300,000				300,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	300,000	-	-	-	300,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
RC CIP	300,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction				
			Other:	FY23	FY23		
<b>Total</b>	<b>\$300,000</b>		<b>Total Project</b>	FY23	FY23		

City of Cedar Falls Capital Improvement Program						CIP Number: 68	
Department: Community Development			Division: Recreation			Project Number:	
Project Description:  Falls Animal Floatables Replacement  Purchase new floating animals/objects to be anchored to the pool bottom for kids to play on like they have since the facility opened in 2006. These items wear out and need to be replaced periodically.							
Operations and Maintenance Impact on Budget: Current:  Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish					12,000		12,000
Other							-
<b>Total Costs</b>	-	-	-	-	12,000	-	12,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RC CIP					12,000		12,000
							-
							-
<b>Total Source</b>	-	-	-	-	12,000	-	12,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
RC CIP	12,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:	FY25		FY25		
<b>Total</b>	<b>\$12,000</b>	<b>Total Project</b>	FY25		FY25		



<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 69
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Department: Community Development	Division: Recreation	Project Number:
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Project Description:

Falls Block Work

Clean & seal block work at the Falls Aquatic Center to freshen up look and preserve/lengthen life of block work.



Operations and Maintenance Impact on Budget:


Current:

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			26,000				26,000
Other							-
<b>Total Costs</b>	-	-	26,000	-	-	-	26,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RC CIP			26,000				26,000
							-
							-
<b>Total Source</b>	-	-	26,000	-	-	-	26,000

Funding Source:	Project Schedule	Start	Finish
RC CIP	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY23	FY23
<b>Total</b>	<b>Total Project</b>	FY23	FY23



City of Cedar Falls Capital Improvement Program						CIP Number: 71	
Department: Community Development			Division: Recreation			Project Number:	
Project Description:							
<p>Falls - Chemical System Controllers</p> <p>Purchase and install 3 new chemical controllers, one for each of the 3 pools, at the Falls Aquatic Center to replace the ones purchased in 2006 when the facility was built.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
\$14,500 to replace and update the three systems currently installed at the Falls Aquatic Center.							
Long-Term:							
Reduce repair costs on ageing system. Reduce chemical cost by ensuring proper amounts of chemicals are added to pool. Newer models have so many more useful features we could use.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	14,500						14,500
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	14,500	-	-	-	-	-	14,500
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RCCIP	14,500						14,500
							-
<b>Total Source</b>	14,500	-	-	-	-	-	14,500
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RCCIP		14,500		Design			
				Land/Right of Way			
				Utility Relocation			
				Construction			
				Other:		FY21	
						FY21	
<b>Total</b>		<b>\$14,500</b>		<b>Total Project</b>		FY21	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 72

Department:  
Community Development

Division:  
Recreation

Project Number:

Project Description:

Falls - Play Equipment

Install a piece of play equipment to the south of the zero depth pool for age 9 and under to use. Parents could stay in one place and watch the pool and the play equipment. A safety surface would need to be installed under the structure.



Operations and Maintenance Impact on Budget:

Current:

Staff time to install

Long-Term:

This may require daily maintenance of 30 minutes or less during the 90 day season. It should also be put on the monthly inspection list of play equipment done by the Public Works/Parks Division staff.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping					5,000		5,000
Equipment & Furnish					25,000		25,000
Other							-
<b>Total Costs</b>	-	-	-	-	30,000	-	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
RCCIP					30,000		30,000
							-
							-
							-
<b>Total Source</b>	-	-	-	-	30,000	-	30,000

Funding Source:		Project Schedule	Start	Finish
RC CIP	30,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY25	FY25
		Other:		
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>	FY24	FY25

**City of Cedar Falls Capital Improvement Program**

CIP Number: 73

Department:  
Community Development

Division:  
Recreation

Project Number:


Project Description:  
  
Falls - Rock Structure Painting  
  
To repair and paint the fake rock structures by the diving/drop slide area and around the lazy river.




Operations and Maintenance Impact on Budget:  
Current:  
  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			16,000				16,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	16,000	-	-	-	16,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RC CIP			16,000				16,000
							-
							-
<b>Total Source</b>	-	-	16,000	-	-	-	16,000

Funding Source:	Project Schedule	Start	Finish
RC CIP	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	FY23	FY23
	Other:		
<b>Total</b>	<b>Total Project</b>	FY23	FY23

City of Cedar Falls Capital Improvement Program						CIP Number:	74
Department: Community Development		Division: Recreation			Project Number:		
Project Description: <b>Falls - Shelters</b> Install one shelter at the Falls Aquatic Center that can be rented during open hours for parties and events.							
Operations and Maintenance Impact on Budget: Current: Cost of construction but should produce revenue from rentals.  Long-Term: Maintenance and upkeep on shelter once installed.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						20,000	20,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	20,000	20,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
RC CIP						20,000	20,000
							-
							-
<b>Total Source</b>	-	-	-	-	-	20,000	20,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP	20,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY26		FY26	
		Other:					
<b>Total</b>	<b>\$20,000</b>	<b>Total Project</b>		FY26		FY26	

City of Cedar Falls Capital Improvement Program						CIP Number:	75
Department: Community Development		Division: Recreation		Project Number:			
Project Description:							
<p>Falls - Waterslide Refinish/Repair</p> <p>To have a slide restoration company come in to inspect, refinish and repair as necessary the three waterslides at the Falls Aquatic Center and the play structure for the zero depth pool.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
The debt service levy and the general fund will not be affected by this project since rec fees set aside in a capital projects fund will be used.							
Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	300,000						300,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	300,000	-	-	-	-	-	300,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
RC CIP	300,000						300,000
							-
							-
<b>Total Source</b>	300,000	-	-	-	-	-	300,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP	300,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction			FY21		FY21
		Other:					
<b>Total</b>	<b>\$300,000</b>	<b>Total Project</b>			FY21		FY21

## City of Cedar Falls Capital Improvement Program

CIP Number: 76

Department:  
Community Development

Division:  
V&T - Cultural

Project Number:

**Project Description:**  
Hearst Center-Replace seating in Mae Latta Hall

Replacement seating for Mae Latta Hall. Current seating is 30+ years old, from the opening of the Hearst Center in 1989. Legs of current seating are peeling paint, upholstery is stained. Funding request is to furnish 90 new chairs that are lighter weight for moving/stacking and easier to clean. Approx. cost \$7000.00.



**Operations and Maintenance Impact on Budget:**  
Current:

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish		7,000					7,000
Other							-
<b>Total Costs</b>	-	7,000	-	-	-	-	7,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Cultural Imp Fund		7,000					7,000
							-
							-
<b>Total Source</b>	-	7,000	-	-	-	-	7,000

Funding Source:	Project Schedule	Start	Finish
CIF	7,000		
		FY22	FY22
<b>Total</b>	<b>\$7,000</b>	<b>Total Project</b>	FY22



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 77
Department: Community Development	Division: V&T-Cultural	Project Number:

**Project Description:**  
**Hearst Center Usage/Need/Space Study**  
 Recently, the strategic plan for the Hearst Center was updated. The goals of the plan are to identify ways that the mission of the Hearst can meet the current and future cultural needs of the community. This information will be used to investigate possible modifications to the Hearst Center facility. These modifications could be expansion at the current site, renovation of the facility within the existing footprint, move to another location, build new/combine with an existing facility or do nothing.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Some of this work may be completed by staff reducing the expense of the project.  
**Long-Term:**  
 Make best possible decisions about future expansion and to limit additional tax support.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Usage Study		10,000	5,000				15,000
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	10,000	5,000	-	-	-	15,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cultural Rep. & Maint.							-
Art and Culture Funds		10,000					10,000
Friends			5,000				5,000
							-
							-
<b>Total Source</b>	-	10,000	5,000	-	-	-	15,000

Funding Source:		Project Schedule	Start	Finish
ACB	10,000	Design		
Friend	5,000	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY22	FY23
<b>Total</b>	<b>\$15,000</b>	<b>Total Project</b>	<b>FY22</b>	<b>FY23</b>





<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 80
Department: <b>Community Development</b>	Division: <b>V&amp;T</b>	Project Number:

**Project Description:**  
**Replacement of Horse & Rider Sculpture at Visitor Center**  
 A donation in memory of Howard Lund, a former volunteer, was received in 2016 for improvements to the Visitor Center. This gift is being held in the reserve account and will be used to help replace the Horse & Rider sculpture with the piece reaches the end of its life.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This project will be funded from the Division's cash reserves.

**Long-Term:**  
 Little maintenance is expected

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Production and Installation					20,000		20,000
							-
							-
							-
							-
Other							-
<b>Total Costs</b>	-	-	-	-	20,000	-	20,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tourism Cash Reserves					950		950
Public Art Fundraising					19,050		19,050
							-
							-
							-
<b>Total Source</b>	-	-	-	-	20,000	-	20,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>		
TRC	950	Design					
PRIV	9,550	Land/Right of Way					
ACB	9,500	Utility Relocation					
		Construction					
		Other:		FY25	FY25		
<b>Total</b>	<b>\$20,000</b>	<b>Total Project</b>					

**City of Cedar Falls Capital Improvement Program**

CIP Number: 81

Department:  
Community Development

Division:  
V&T

Project Number:

Project Description:  
**Replacement of Street Banners**  
  
We set aside \$1,000 each year to replace street banners as they become worn. We currently have \$7,030 in reserves for this purpose. This CIP request serves as a reminder that these funds are available.



Operations and Maintenance Impact on Budget:  
Current:  
This project will be funded from the Division's cash reserves.  
  
Long-Term:  
Little maintenance is expected

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Production and Installation				2,500		2,500	5,000
							-
							-
							-
							-
Other							-
<b>Total Costs</b>	-	-	-	2,500	-	2,500	5,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tourism Cash Reserves				2,500		2,500	5,000
							-
							-
							-
<b>Total Source</b>	-	-	-	2,500	-	2,500	5,000

Funding Source:	Project Schedule	Start	Finish
TRC 5,000	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY24	and beyond
<b>Total</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 82
Department: Community Development	Division: V&T	Project Number:

**Project Description:**  
Trail Sign in George Wyth State Park Honoring Gary Kelley and Paco Rosic

Gary Kelly and Paco Rosic created artwork for the cover of the 2012 and 2013 visitor guides. We sold posters and the originals, amounting to \$11,573.64. We committed to use profits for artwork on the trails. Our intention is to construct and install a Prairie Pathways kiosk sign marking and interpreting the northernmost point of the American Discovery Trail in George Wyth State Park with these funds. We will wait until this section of trail is reopened, hopefully in FY21.



**Operations and Maintenance Impact on Budget:**  
Current:  
This project will be funded from the Division's cash reserves.

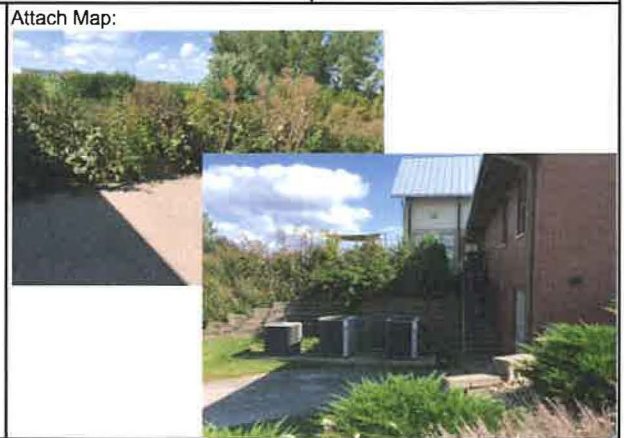
Long-Term:  
Little maintenance is expected

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Production and Installation	8,000						8,000
							-
							-
							-
							-
Other							-
<b>Total Costs</b>	8,000	-	-	-	-	-	8,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tourism Cash Reserves	8,000						8,000
							-
							-
							-
							-
<b>Total Source</b>	8,000	-	-	-	-	-	8,000
Funding Source:	Project Schedule		Start		Finish		
TRC	8,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY21	
<b>Total</b>	<b>\$8,000</b>	<b>Total Project</b>					

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 83
Department: Community Development	Division: V&T	Project Number:

**Project Description:**  
 Visitor Center -Landscape area to west of patio

This area has become unsightly and overgrown with prairie. The appearance of the building would be improved by cleaning this area up while discouraging foot traffic since there is a large drop-off.



**Operations and Maintenance Impact on Budget:**  
 Current:  
 This project will be funded from the Division's cash reserves.

Long-Term:  
 Little maintenance is expected

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Landscaping	5,000						5,000
							-
							-
							-
							-
Other							-
<b>Total Costs</b>	5,000	-	-	-	-	-	5,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tourism Cash Reserves	5,000						5,000
							-
							-
							-
<b>Total Source</b>	5,000	-	-	-	-	-	5,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
TRC	5,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY21	
		Other:					
<b>Total</b>	<b>\$5,000</b>	<b>Total Project</b>					

























## City of Cedar Falls Capital Improvement Program

CIP Number: 94

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:  
Sidewalks/Trails: Bluebell Road Sidewalk Infill  
This project will form the connection of the trail from the existing stub to Coneflower Parkway.



Operations and Maintenance Impact on Budget:  
Current:  
This sidewalk will impact the debt levy since bond funding is being used.

Long-Term:  
The sidewalk will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	10,000						10,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	10,000	-	-	-	-	-	10,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond	10,000						10,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	10,000	-	-	-	-	-	10,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	10,000	Design		FY21		FY21	
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY21	
		Other:					
<b>Total</b>	<b>\$10,000</b>	<b>Total Project</b>		FY21		FY21	









<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 99
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

**Project Description:**  
**Sidewalks/Trails: McClain Drive Sidewalk Infill**  
 This project will construct sidewalk along McClain Drive from University Ave south to Primrose Drive totaling approximately 1400 feet. This sidewalk will connect surrounding subdivisions to Orchard Hill Park and Orchard Hill Elementary School.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the debt service levy since bond funding is being used.  
**Long-Term:**  
 This will not impact the debt service levee, since property owners are responsible for the adjacent sidewalks.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		50,000					50,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	50,000	-	-	-	-	50,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Community Development		50,000					50,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	50,000	-	-	-	-	50,000

<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>
CDBG	50,000	Design			
		Land/Right of Way			
		Utility Relocation			
		Construction	FY22	FY22	
		Other:			
<b>Total</b>	<b>\$50,000</b>	<b>Total Project</b>	FY22	FY22	









**City of Cedar Falls Capital Improvement Program**

CIP Number: 103

Department: **Public Works**      Division: **Engineering**      Project Number:

**Project Description:**  
**Sidewalks/Trails: Trail Reconstruction**  
 This project addresses major changes needed with at specific locations of the trail network. It may include steep slopes, unsafe crossings, erosion, sight visibility issues, or other aspects that require design and reconstruction to complete. It is not for minor trail maintenance such as a panel replacement or culvert crossing.



**Operations and Maintenance Impact on Budget:**  
 Current:

Hotel/Motel tax will be utilized, therefore no impact on the debt service levy is anticipated.

Long-Term:

Trails will be maintained by Public Works.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	50,000	50,000	50,000	50,000	50,000	50,000	300,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	50,000	50,000	50,000	50,000	50,000	50,000	300,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Hotel/Motel Tax Receipts-	50,000	50,000	50,000	50,000	50,000	50,000	300,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	50,000	50,000	50,000	50,000	50,000	50,000	300,000

<b>Funding Source:</b>	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
H/M-TR      300,000	Design	Annual	Annual
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	Annual	Annual
<b>Total</b> <b>\$300,000</b>	<b>Total Project</b>	Annual	Annual

**City of Cedar Falls Capital Improvement Program**

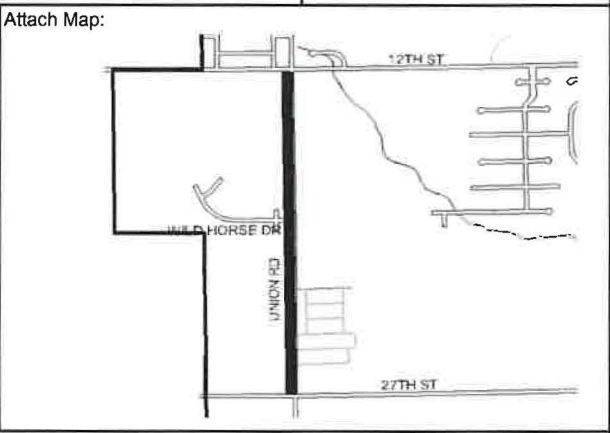
CIP Number: 104

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:  
Sidewalks/Trails: Union Road Trail Phase II  
Union Road Trail Project will install a 10 feet wide trail along Union Road from West 12th Street to West 27th Street.



Operations and Maintenance Impact on Budget:  
Current:  
This will impact the debt service levy since bond funding is being used.  
Long-Term:  
The recreation trail will be maintained by Public Works

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	755,000						755,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	755,000	-	-	-	-	-	755,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
General Obligation Bond	395,000						395,000
Federal or State Funding	300,000						300,000
Private Contribution	60,000						60,000
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	755,000	-	-	-	-	-	755,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GO	395,000	Design	FY20	FY20
F/S	300,000	Land/Right of Way		
PRIV	60,000	Utility Relocation		
		Construction	FY21	FY21
		Other:		
<b>Total</b>	<b>\$755,000</b>	<b>Total Project</b>	FY20	FY21













<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 110
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

**Project Description:**  
**Storm Water: Permeable Alley Program**

This project will create 3 permeable alleys per year in residential and commercial areas to treat storm water runoff, improving water quality in receiving streams and alleviate storm water runoff problems. Funding will be from the Road Use Tax and Storm Water Funds. When a permeable system would not be practical for certain alleys, a full concrete reconstruction would take it's place.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the street construction fund since the road use tax is being used.

**Long-Term:**  
 The alleys will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	310,000	310,000	310,000	310,000	310,000	310,000	1,860,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	310,000	310,000	310,000	310,000	310,000	310,000	1,860,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Storm Water Fund	85,000	85,000	85,000	85,000	85,000	85,000	510,000
Street Construction Fund	225,000	225,000	225,000	225,000	225,000	225,000	1,350,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	310,000	310,000	310,000	310,000	310,000	310,000	1,860,000

<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>
SCF	1,350,000	Design			
STW	510,000	Land/Right of Way			
		Utility Relocation			
		Construction	Annual	Annual	
		Other:			
<b>Total</b>	<b>\$1,860,000</b>	<b>Total Project</b>	Annual	Annual	















<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 117
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

**Project Description:**  
**Streets: Cedar Heights Drive Reconstruction**  
 This project will remove and replace Cedar Heights Drive including the intersection of Cedar Heights/Greenhill Road and continuing south along Cedar Heights to approximately Viking Road. The intersection was part of a recently adopted Greenhill Road Corridor Study. A roundabout was recommended for Greenhill Road as well as Huntington Dr.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the debt service levy since bond proceeds are being used for portions of the project. Local option sales tax, road use tax funds, and state funds are being used.  
**Long-Term:**  
 The street will be maintained by Public Works.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	595,000						595,000
Land/Right of Way	250,000						250,000
Utility Relocation	360,000	200,000					560,000
Construction	2,450,000	2,450,000	2,450,000				7,350,000
Construction Inspection							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	3,655,000	2,650,000	2,450,000	-	-	-	8,755,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
General Obligation Bond	735,000	240,000	250,000				1,225,000
Federal or State Funding	1,695,000	1,205,000	500,000				3,400,000
Local Sales Tax	338,000	757,000	1,700,000				2,795,000
Cedar Falls Utilities	200,000	200,000					400,000
Street Construction Fund	687,000	248,000					935,000
							-
							-
							-
							-
<b>Total Source</b>	3,655,000	2,650,000	2,450,000	-	-	-	8,755,000

<b>Funding Source:</b>	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GO 1,225,000	Design	FY20	FY20
F/S 3,400,000	Land/Right of Way	FY20	FY20
LST 2,795,000	Utility Relocation		
CFU 400,000	Construction	FY21	FY23
SCF 935,000	Other:		
<b>Total 8,755,000</b>	<b>Total Project</b>	<b>FY20</b>	<b>FY23</b>

## City of Cedar Falls Capital Improvement Program

CIP Number: 118

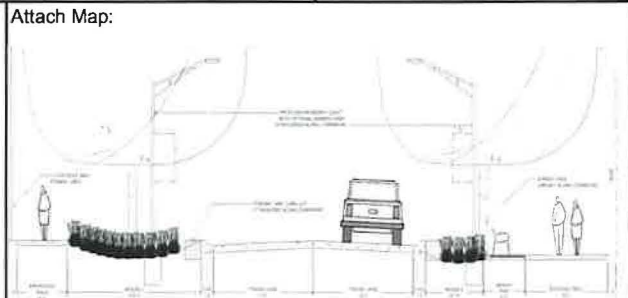
Department:  
**Public Works**

Division:  
**Engineering**

Project Number:  
**MC-000-3106**

Project Description:  
**Streets: Center Street Improvements**  
(ER Total Funding = \$800,000)

This project will focus on streetscape improvements that may include constructing shoulder improvements, intersection improvements at Center Street & Cottage Row Rd, gap sidewalk on east side of Center Street, decorative lighting, pavers, bioswales and drainage improvements.



**Operations and Maintenance Impact on Budget:**

**Current:**

This will impact the debt service levy since bond proceeds are being used. Road use tax and flood reserve funds are also being used.

**Long-Term:**

The street and recreation trail will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	20,000						20,000
Land/Right of Way		20,000					20,000
Utility Relocation		80,000					80,000
Construction		600,000	600,000				1,200,000
Decorative Lighting			100,000				100,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	20,000	700,000	700,000	-	-	-	1,420,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Emergency Reserve	20,000		600,000				620,000
Black Hawk County Gaming							-
Storm Water Fund		320,000	300,000				620,000
Cedar Falls Utilities		80,000					80,000
Private Contribution			100,000				100,000
							-
							-
							-
							-
							-
<b>Total Source</b>	20,000	400,000	1,000,000	-	-	-	1,420,000

Funding Source:		Project Schedule	Start	Finish
ER	620,000	Design	FY20	FY20
BHGC	-	Land/Right of Way		
STW	620,000	Utility Relocation		
CFU	80,000	Construction	FY22	FY23
PRIV	100,000	Other:		
<b>Total</b>	<b>\$1,420,000</b>	<b>Total Project</b>	FY20	FY23

**City of Cedar Falls Capital Improvement Program**

CIP Number: 119

Department: Public Works

Division: Engineering

Project Number:


**Project Description:**  
**Streets: CFU Annual Patching Program**  
 This project includes the engineering time and reources used to compile, and inspect, the CFU annual street patching plan set through completion. These patches are primarily used to match the patch to the surrounding pavement cross sections after CFU has repaired a utility underneath City pavement.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will not impact the debt service levy since General Obligation Bond is not being used.  
**Long-Term:**  
 These patches will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	15,000	15,000	15,000	15,000	15,000	15,000	90,000
Land/Right of Way							-
Utility Relocation							-
Construction	150,000	150,000	150,000	150,000	150,000	150,000	900,000
Inspection	15,000	15,000	15,000	15,000	15,000	15,000	90,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>1,080,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Cedar Falls Utilities	180,000	180,000	180,000	180,000	180,000	180,000	1,080,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>180,000</b>	<b>1,080,000</b>

Funding Source:		Project Schedule	Start	Finish
CFU	1,080,000	Design	Annual	Annual
		Land/Right of Way		
		Utility Relocation		
		Construction	Annual	Annual
		Other:		
<b>Total</b>	<b>\$1,080,000</b>	<b>Total Project</b>	Annual	Annual

<b>City of Cedar Falls Capital Improvement Program</b>						CIP Number:	120
Department: Public Works		Division: Engineering			Project Number: RC-269-3245		
Project Description: Streets: Cyber Lane Extension  This project will complete the connection of Cyber Lane to Technology Parkway.							
Operations and Maintenance Impact on Budget: Current: This will not impact the debt service levy since General Obligation Bond is not being used.  Long-Term: This street will be maintained by Public Works.							
<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	25,000						25,000
Land/Right of Way							-
Utility Relocation							-
Construction	125,000	100,000					225,000
Inspection							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	150,000	100,000	-	-	-	-	250,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Tax Increment Financing -	150,000	100,000					250,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	150,000	100,000	-	-	-	-	250,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
TIF-STH	250,000	Design		FY21		FY21	
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY22	
		Other:					
<b>Total</b>	<b>\$250,000</b>	<b>Total Project</b>		FY21		FY22	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 121

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:

Streets: Greenhill Road Intersection Improvements

This project will complete intersection improvements for Greenhill Road at Ashworth Drive, Algonquin Drive, and Hudson Road for the future development of 50 acres. This relates to the new proposed hospital project and Greenhill Road traffic study.



Operations and Maintenance Impact on Budget:

Current:

This will not impact the debt service levy, since private funding will be used.

Long-Term:

The public improvements will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					250,000		250,000
Land/Right of Way							-
Utility Relocation							-
Construction						2,250,000	2,250,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	250,000	2,250,000	2,500,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Private Contribution					125,000	1,125,000	1,250,000
Street Construction Fund						687,000	687,000
Local Sales Tax					125,000	438,000	563,000
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	250,000	2,250,000	2,500,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
PRIV	1,250,000	Design		FY25		FY25	
SCF	687,000	Land/Right of Way					
LST	563,000	Utility Relocation					
		Construction		FY26		FY26	
		Other:					
<b>Total</b>	<b>\$2,500,000</b>	<b>Total Project</b>		FY25		FY26	

### City of Cedar Falls Capital Improvement Program

CIP Number: 122

Department:  
**Public Works**

Division:  
**Engineering**

Project Number:

Project Description:

**Streets: Greenhill Road & South Main Street Intersection**

This project will reconstruct the intersection to a roundabout, to improve the capacity, efficiency and safety of the intersection. The intersection was part of a recently adopted Greenhill Road Corridor Study. This project is being undertaken in response to recent development in the area and concerns about intersection capacity and safety.

Attach Map:



Operations and Maintenance Impact on Budget:

Current:

This will impact the debt service levy since bond funding is being used.

Long-Term:

The intersection will be maintained by Public Works.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	250,000						250,000
Land/Right of Way	40,000						40,000
Utility Relocation	200,000	280,000					480,000
Construction		1,250,000	855,000				2,105,000
Landscaping(sound wall)		200,000	400,000				600,000
Construction Inspection		200,000	200,000				400,000
Other							-
<b>Total Costs</b>	<b>490,000</b>	<b>1,930,000</b>	<b>1,455,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,875,000</b>
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
General Obligation Bond	290,000	298,000	750,000				1,338,000
Local Sales Tax		1,352,000	705,000				2,057,000
Cedar Falls Utilities	200,000	280,000					480,000
Street Construction Fund							-
							-
							-
							-
							-
							-
<b>Total Source</b>	<b>490,000</b>	<b>1,930,000</b>	<b>1,455,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,875,000</b>
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	1,338,000	Design		FY20		FY20	
LST	2,057,000	Land/Right of Way		FY20		FY20	
CFU	480,000	Utility Relocation					
SCF	-	Construction		FY21		FY23	
		Other:					
<b>Total</b>	<b>\$3,875,000</b>	<b>Total Project</b>		<b>FY20</b>		<b>FY23</b>	

## City of Cedar Falls Capital Improvement Program

CIP Number: 123

Department:  
Public Works

Division:  
Engineering

Project Number:


Project Description:  
Streets: Highway 58 & Greenhill Road Intersection  
This project will install a grade seperated interchange at the Highway 58 and Greenhill Road Intersection.



Operations and Maintenance Impact on Budget:  
Current:  
This will be certified in the Unified TIF district and TIF revenues will be used to repay the expense.  
Long-Term:  
Greenhill Road will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						36,000,000	36,000,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	36,000,000	36,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -						4,000,000	4,000,000
Federal or State Funding						32,000,000	32,000,000
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	36,000,000	36,000,000

Funding Source:	Project Schedule	Start	Finish
TIF-UN	Design		
F/S	Land/Right of Way		
	Utility Relocation		
	Construction	FY26	FY26
	Other:		
<b>Total</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 124
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number: <b>SY - 000 - 3009</b>
Project Description: <b>Streets: Highway 58 &amp; Viking Road Intersection Improvements</b>  This project will install an interchange at the Highway 58 and Viking Road intersection and study the Hwy 58 corridor. Additional funding included for pedestrian accommodations.		Attach Map: 
Operations and Maintenance Impact on Budget: Current: This will be certified in the Unified TIF district and TIF revenues will be used to repay the expense.  Long-Term: Viking Road will be maintained by Public Works.		

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	3,748,330						3,748,330
Landscaping							-
Equipment & Furnish							-
Other Amenities							-
<b>Total Costs</b>	3,748,330	-	-	-	-	-	3,748,330
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -	3,748,330						3,748,330
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	3,748,330	-	-	-	-	-	3,748,330
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
TIF-UN	3,748,330	Design		FY13		FY18	
	-	Land/Right of Way					
	-	Utility Relocation					
	-	Construction		FY18		FY21	
	-	Other:					
	-						
	-						
	-						
<b>Total</b>	<b>\$3,748,330</b>	<b>Total Project</b>		<b>FY13</b>		<b>FY21</b>	







**City of Cedar Falls Capital Improvement Program** CIP Number: 127

Department: Public Works Division: Engineering Project Number:

Project Description:  
**Streets: Ridgeway Avenue Reconstruction**  
 This project will reconstruct portions of Ridgeway Avenue installing improvements required for the Midland Atlantic Development(Mills Fleet Farm).




**Operations and Maintenance Impact on Budget:**

Current:  
 This will be certified in the South Cedar Falls TIF district revenues will be used to repay the expense.

Long-Term:  
 The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design		300,000					300,000
Land/Right of Way							-
Utility Relocation							-
Construction			1,850,000	1,150,000			3,000,000
Construction Inspection			115,000	115,000			230,000
Equipment & Furnish							-
Landscaping							-
<b>Total Costs</b>	-	300,000	1,965,000	1,265,000	-	-	3,530,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing	-	300,000	1,965,000	1,265,000			3,530,000
Private Contribution							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	300,000	1,965,000	1,265,000	-	-	3,530,000

Funding Source:		Project Schedule		Start	Finish
TIF-STH	3,530,000	Design		FY19	FY20
PRIV	-	Land/Right of Way		FY20	FY20
		Utility Relocation			
		Construction		FY21	FY23
		Other:			
<b>Total</b>	<b>3,530,000</b>	<b>Total Project</b>		FY19	FY23

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 128
Department: Public Works	Division: Engineering	Project Number:
Project Description:  Streets: Seal Coat Program  Annual program to seal coat streets in accordance with the Pavement Management Plan. It is financed with Local Option Sales Tax funds.		

Operations and Maintenance Impact on Budget:  
Current:  
This will not impact the debt service levy since local option sales tax funding is being used.

Long-Term:  
The streets will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	100,000	100,000	100,000	100,000	100,000	100,000	600,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	100,000	100,000	100,000	100,000	100,000	100,000	600,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Local Sales Tax	100,000	100,000	100,000	100,000	100,000	100,000	600,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	100,000	100,000	100,000	100,000	100,000	100,000	600,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
LST	600,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction				
			Other:	Annual	Annual		
Total	\$600,000		<b>Total Project</b>	Annual	Annual		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 129
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:


**Project Description:**  
**Streets: Signalization of Hudson Road/Ridgeway Intersection**  
 This project will include the design/installation of traffic signals at the intersection of Hudson Road/Ridgeway Avenue to accommodate continued growth in this area of the City.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The cost would be from TIF revenues and will impact the debt service levy since TIF funding is being used. The City would be responsible for ongoing signal maintenance and repair.  
**Long-Term:**  
 The City would be responsible for ongoing signal maintenance and repair.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design		30,000					30,000
Land/Right of Way							-
Utility Relocation							-
Construction		300,000					300,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	330,000	-	-	-	-	330,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -		330,000	-				330,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	330,000	-	-	-	-	330,000

Funding Source: TIF-STH	330,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design	FY22	FY22
		Land/Right of Way		
		Utility Relocation		
		Construction	FY22	FY22
		Other:		
<b>Total</b>	<b>\$330,000</b>	<b>Total Project</b>	<b>FY22</b>	<b>FY22</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 130
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:
Project Description: <b>Streets: Traffic Planning</b>  Perform subarea and corridor transportation plans, including analyses to define traffic forecasts, functional geometry, access management, traffic control for roadway improvements and Complete Streets elements needed for the community. Consultant would work with City staff. Initial projects may include 27th Street/West subarea and Greenhill Road.		

Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since General Obligation Bond is being used.

Long-Term:  
 This will impact the debt service levy.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	100,000	50,000	75,000	75,000	75,000	75,000	450,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	100,000	50,000	75,000	75,000	75,000	75,000	450,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Street Construction Fund	100,000	50,000	75,000	75,000	75,000	75,000	450,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	100,000	50,000	75,000	75,000	75,000	75,000	450,000

Funding Source: SCF	450,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	Annual	Annual
		Other:		
<b>Total</b>	<b>\$450,000</b>	<b>Total Project</b>	Annual	Annual

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 131
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

**Project Description:**  
**Streets: Union Road Phase I: From 27th to University**  
 This project will include the reconstruction of Union Road from University Ave to 27th Street. Updating this roadway to an urban cross section will include curb & gutter, storm sewer and sanitary sewer. In addition, this project will remove and replace the existing reinforced concrete box culvert with a new culvert. The culvert is located a quarter of a mile south of W. 27th Street. Design for this project will occur in-house.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will not impact the debt service levy since the Street Construction Fund is being used.  
**Long-Term:**  
 The roadway will be maintained by Public Works.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	515,000						515,000
Land/Right of Way			15,000				15,000
Utility Relocation							-
Construction				687,000	3,238,000		3,925,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	515,000	-	15,000	687,000	3,238,000	-	4,455,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Street Construction Fund			15,000	687,000	687,000		1,389,000
Local Sales Tax					2,551,000		2,551,000
General Obligation Bond						-	-
Federal or State Funding							-
Storm Water Fund							-
Capital Projects	515,000						515,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	515,000	-	15,000	687,000	3,238,000	-	4,455,000

<b>Funding Source:</b>	<b>Amount</b>	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
SCF	1,389,000	Design	FY21	FY21
LST	2,551,000	Land/Right of Way		
CP	515,000	Utility Relocation		
F/S	-	Construction	FY24	FY25
STW	-	Other:		
<b>Total</b>	<b>\$4,455,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY25</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 132

Department:  
**Public Works**

Division:  
**Engineering**

Project Number:

Project Description:  
**Streets: Viking Road Reconstruction & Sidewalk Infill**  
This project will include the reconstruction of West Viking Road from South Union Road to approximately 600 feet from the intersection at Production Drive. Updating this roadway to an urban cross section will include curb & gutter and storm sewer. Sidewalk will be infilled to the edge of the current lots.



Operations and Maintenance Impact on Budget:  
Current:  
This will not impact the debt service levy since the Street Construction Fund is being used.  
Long-Term:  
The roadway will be maintained by Public Works. The sidewalk will be maintained by Public Works until the adjacent property is developed.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	340,000						340,000
Land/Right of Way							-
Utility Relocation							-
Construction		3,425,000					3,425,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	340,000	3,425,000	-	-	-	-	3,765,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -	340,000	3,425,000					3,765,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	340,000	3,425,000	-	-	-	-	3,765,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
TIF-UN	3,765,000	Design	FY20		FY22		
		Land/Right of Way					
		Utility Relocation					
		Construction	FY22		FY22		
		Other:					
<b>Total</b>	<b>\$3,765,000</b>	<b>Total Project</b>	FY20		FY22		



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 133
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number: <b>RC - 000 - 3118</b>
Project Description:  <b>Streets: W. 1st Street Reconstruction</b>  This project will reconstruct West 1st Street from Hudson Road to Franklin Street. This section of Roadway is under IDOT jurisdiction, however, the City may have additional costs if this project is not on the IDOT's priority list. Reconstructing the Curb & Gutter, Intakes, and public utilities will be needed. City local option sales tax funding will be used for the street portion of this project. DOT funding will be used for other aspects of the project. GO 2020 in FY 20 is for the street lighting costs.		
Operations and Maintenance Impact on Budget: Current: This will impact the sewer fund since the sewer revenue bond is being used. This will also impact the debt service levy since bond proceeds are also being used. Long-Term:		

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Design/Relocation	829,500						829,500
Construction	2,677,625	6,898,250					9,575,875
Construction Engineering	226,653	453,305					679,958
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	3,733,778	7,351,555	-	-	-	-	11,085,333
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Federal or State Funding	2,904,278						2,904,278
Local Sales Tax		5,636,555					5,636,555
Sewer Revenue Bond		1,565,000					1,565,000
Cedar Falls Utilities	829,500						829,500
General Obligation Bond		150,000					150,000
Street Construction Fund							-
							-
							-
							-
							-
<b>Total Source</b>	3,733,778	7,351,555	-	-	-	-	11,085,333
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
F/S	2,904,278	Design		FY10		FY17	
LST	5,636,555	Land/Right of Way		FY18		FY19	
SRB	1,565,000	Utility Relocation		FY18		FY19	
CFU	829,500	Construction		FY19		FY20	
GO	150,000	Other:					
SCF							
<b>Total</b>	<b>\$11,085,333</b>	<b>Total Project</b>		FY10		FY20	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 134
Department: Public Works	Division: Engineering	Project Number:

**Project Description:**  
**Streets: W. 12th Street Extension**  
 This project will pay for the extension of W. 12th Street as part of the Agreement Regarding Annexation between Rocky Point, L.C. and the City of Cedar Falls. Rocky Point, L.C. is responsible for the extension of W. 12th Street from 4416 W. 12th Street west boundary to the west City Limits.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will not impact the debt service levy since private funds are being used.  
**Long-Term:**  
 The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			60,000				60,000
Land/Right of Way							-
Utility Relocation							-
Construction				900,000			900,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	60,000	900,000	-	-	960,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Private Contribution				500,000			500,000
Street Construction Fund			60,000	340,000			400,000
Cedar Falls Utilities				60,000			60,000
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	60,000	900,000	-	-	960,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
PRIV	500,000	Design	FY23	FY23
SCF	400,000	Land/Right of Way		
CFU	60,000	Utility Relocation		
		Construction	FY24	FY24
		Other:		
<b>Total</b>	<b>\$960,000</b>	<b>Total Project</b>	FY23	FY24

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 135
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

Project Description:

**Streets: W. 12th Street Reconstruction**

This project will reconstruct 1400 feet of roadway from College Street to Tremont Street. This project will address any intersection safety concerns at the intersection of Walnut Street and W. 12th Street.



Operations and Maintenance Impact on Budget:

Current:  
This will impact the debt service levy since General Obligation Bond and Local Option Tax will be used.

Long-Term:  
The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	500,000						500,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	500,000	-	-	-	-	-	500,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Local Sales Tax	300,000						300,000
Street Construction Fund	200,000						200,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	500,000	-	-	-	-	-	500,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>		
LST	300,000	Design		FY21	FY21		
SCF	200,000	Land/Right of Way					
		Utility Relocation					
		Construction		FY22	FY22		
		Other:					
<b>Total</b>	<b>\$500,000</b>	<b>Total Project</b>		FY21	FY22		

## City of Cedar Falls Capital Improvement Program

CIP Number: 136

Department:  
Public Works

Division:  
Engineering

Project Number:

**Project Description:**  
**Streets: W. 22nd Street Reconstruction & Realignment**  
This project includes addressing the intersection of College Street and W 22nd Street, as development continues in this area. Aligning the intersection and providing an adequate street for functionality, safety and aesthetic improvements is needed. This project is part of the Annual Pavement Management Plan in FY21.



**Operations and Maintenance Impact on Budget:**  
Current:

This will not impact the debt service levy since local option sales tax and College Hill IF funds are being used.

Long-Term:

Long-term maintenance would be by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design		60,000					60,000
Land/Right of Way		15,000					15,000
Utility Relocation							-
Construction			500,000				500,000
Landscaping			25,000				25,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	75,000	525,000	-	-	-	600,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Local Sales Tax			500,000				500,000
Tax Increment Financing	-	15,000	25,000				40,000
Street Construction Fund							-
General Obligation Bond		60,000					60,000
							-
							-
							-
							-
							-
<b>Total Source</b>	-	75,000	525,000	-	-	-	600,000

Funding Source:		Project Schedule		Start	Finish
LST	500,000	Design		FY22	FY22
TIF-CH	40,000	Land/Right of Way		FY22	FY22
SCF	-	Utility Relocation			
GO	60,000	Construction		FY23	FY23
		Other:			
<b>Total</b>	<b>\$600,000</b>	<b>Total Project</b>		<b>FY22</b>	<b>FY23</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 137
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

Project Description:  
**Streets: W. 23rd Street Reconstruction**  
 This project will reconstruct W. 23rd Street from Hudson Road east to Campus Street.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since bond funding is being used.  
 Long-Term:  
 The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			50,000				50,000
Land/Right of Way							-
Utility Relocation							-
Construction				650,000			650,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	50,000	650,000	-	-	700,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond			50,000				50,000
Local Sales Tax				550,000			550,000
University of Northern Iowa				100,000			100,000
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	50,000	650,000	-	-	700,000
Funding Source:			Project Schedule	Start	Finish		
GO	50,000		Design	FY23	FY23		
LST	550,000		Land/Right of Way				
UNI	100,000		Utility Relocation				
			Construction	FY24	FY24		
			Other:				
<b>Total</b>	<b>\$700,000</b>		<b>Total Project</b>	<b>FY23</b>	<b>FY24</b>		

### City of Cedar Falls Capital Improvement Program

CIP Number: 138

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:

**Streets: W. 27th Street Improvements**

This project will increase W. 27th Street from a two lane section of roadway to a four lane section, beginning at Greenhill Road and continuing for a distance fo 2000 feet to the west.

Attach Map:




Operations and Maintenance Impact on Budget:

Current:  
This will impact the debt service levy since bond funding is being used.

Long-Term:  
The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	400,000						400,000
Land/Right of Way							-
Utility Relocation							-
Construction		3,500,000	1,100,000				4,600,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	400,000	3,500,000	1,100,000	-	-	-	5,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Street Construction Fund	400,000	687,000					1,087,000
Local Sales Tax		2,713,000					2,713,000
General Obligation Bond		100,000					100,000
School			1,100,000				1,100,000
							-
							-
							-
							-
							-
<b>Total Source</b>	400,000	3,500,000	1,100,000	-	-	-	5,000,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SCF	1,087,000	Design		FY21		FY21	
LST	2,713,000	Land/Right of Way		FY21		FY21	
GO	100,000	Utility Relocation					
SCHOOLS	1,100,000	Construction		FY22		FY23	
		Other:					
<b>Total</b>	<b>\$5,000,000</b>	<b>Total Project</b>		FY21		FY23	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 139
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number: <b>RC-000-3180</b>
Project Description: <b>Streetscape: Downtown Streetscape and Reconstruction Phase I</b>		Attach Map: 
This project would remove and replace the existing sidewalk pavers and streetscape elements along Main Street from 1st Street to 3rd Street according to the newly adopted design. Additional pavers and streetscape elements will be added to 2nd Street (Washington to State) and 3rd Street (Washington to Main). In addition, W 2nd (Washington to Main) and W 3rd (Washington to Main) will be fully reconstructed.		
Operations and Maintenance Impact on Budget: Current: This will be certified in the Downtown TIF district and TIF revenues will be used to repay the expense.		
Long-Term: The streetscape will be maintained by Public Works.		

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utilities Relocation	200,000						200,000
Construction	1,370,000						1,370,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	1,570,000	-	-	-	-	-	1,570,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Black Hawk County Gaming	433,552						433,552
Community Main Street	116,519						116,519
Cedar Falls Utilities	200,000						200,000
Tax Increment Financing -	819,929						819,929
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	1,570,000	-	-	-	-	-	1,570,000
Funding Source:		Project Schedule		Start	Finish		
BHGC	433,552	Design		FY20	FY20		
CMS	116,519	Land/Right of Way					
CFU	200,000	Utility Relocation		FY21	FY21		
TIF-DT	819,929	Construction					
		Other:					
<b>Total</b>	<b>\$1,570,000</b>	<b>Total Project</b>		<b>FY20</b>	<b>FY21</b>		





<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 141
Department: Public Works	Division: Operations and Maintenance - Cemetery	Project Number:

**Project Description:**  
Cemetery Columbariums

Columbariums have become a popular choice for storing cremains. This method of interment will save space throughout the three City cemeteries. The most common columbarium is a 72 space or "niche" unit at a cost of approximately \$20,000 plus installation. Niches installed in other cemeteries that were surveyed are sold on average at \$900.00 each.



**Operations and Maintenance Impact on Budget:**  
Current:  
There will be an initial impact with the purchase of 6 units over a period of three years.

Long-Term:  
The sales of each niche of a 72 niche unit will offset the cost of purchase and installation. Additionally, staff costs will be reduced by not having to dig holes for traditional cremation burials.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			60,000	60,000	60,000		180,000
Other							-
<b>Total Costs</b>	-	-	60,000	60,000	60,000	-	180,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
GR			60,000	60,000	60,000		180,000
							-
							-
<b>Total Source</b>	-	-	60,000	60,000	60,000	-	180,000

Funding Source:		Project Schedule	Start	Finish
GR	180,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY23	FY25
		Other:		
<b>Total</b>	<b>\$180,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY25</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 142

Department:  
Public Works

Division:  
Operations and Maintenance-Golf

Project Number:

Project Description:  
**Golf Course Maintenance**  
  
Pheasant Ridge Golf Course requires regular maintenance in order to be well kept and ensure it remains a desirable place to play golf.



Operations and Maintenance Impact on Budget:  
Current:  
The Golf Improvement Fund will be used for materials and expenditures related to maintenance.  
  
Long-Term:  
The Golf Improvement Fund will be used for materials and expenditures related to maintenance.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		5,000	5,000	5,000	5,000	5,000	25,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	5,000	5,000	5,000	5,000	5,000	25,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Golf Improvement Fund		5,000	5,000	5,000	5,000	5,000	25,000
							-
							-
<b>Total Source</b>	-	5,000	5,000	5,000	5,000	5,000	25,000

Funding Source:		Project Schedule		Start	Finish
GIF	25,000	Design			
		Land/Right of Way			
		Utility Relocation			
		Construction		On-going	On-going
		Other:			
<b>Total</b>	<b>\$25,000</b>	<b>Total Project</b>		On-going	On-going

**City of Cedar Falls Capital Improvement Program**

CIP Number: 145

Department:  
Public Works

Division:  
Operations and Maintenance - Golf


Project Number:  
03.2399

Project Description:  
**Pheasant Ridge Cart Path Renovations**  
  
Some of the older cart paths at Pheasant Ridge need to be replaced. There are also some additional paths that need to be constructed adjacent to more heavily used areas. The paths will be constructed with either asphalt or concrete.



Operations and Maintenance Impact on Budget:  
Current:  
Staff time will be needed to install the paths and repair the adjacent turf. There will be cost associated with purchasing grass seed. This item is added to our Park work plan every other year.  
Long-Term:  
Safer cart paths will reduce wear and tear to golf carts, provide a safer surface to walk on and promote a positive, professional image of the golf course, hopefully encouraging additional play and additional revenues.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		40,000		40,000		40,000	120,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	40,000	-	40,000	-	40,000	120,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Golf Improve Fund		40,000		40,000		40,000	120,000
							-
							-
							-
<b>Total Source</b>	-	40,000	-	40,000	-	40,000	120,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
GIF	120,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction	On-going		On-going	
			Other:				
<b>Total</b>	<b>\$120,000</b>		<b>Total Project</b>	On-going		On-going	

City of Cedar Falls Capital Improvement Program				CIP Number: 144			
Department: Public Works		Division: Operations and Maintenance - Golf		Project Number:			
Project Description:							
<p>Pheasant Ridge Improvements</p> <p>Continue improvements based on Master Plan developed by Garrett Gill. Project scope would be to fix ground water issues on holes #7 and #13, drain sand traps and possibly install new forward tees.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Staff time to plan project.							
Long-Term:							
Would be targeted to fix ground water issues on holes #13 and #7 and sand traps. Will reduce maintenance costs related to these problems.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		30,000					30,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	30,000	-	-	-	-	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Golf Improvement Fund		30,000					30,000
							-
							-
							-
<b>Total Source</b>	-	30,000	-	-	-	-	30,000
Funding Source:			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
GIF	30,000		Design				
			Land/Right of Way				
			Utility Relocation				
			Construction	FY22	FY22		
			Other:				
<b>Total</b>	<b>\$30,000</b>		<b>Total Project</b>	<b>FY22</b>	<b>FY22</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 145
Department: Public Works	Division: Operations and Maintenance - Golf	Project Number:

**Project Description:**  
Pheasant Ridge Pro Shop - Water & Sewer Service


Extend City Water to Pro Shop building at Pheasant Ridge. This building is currently served with a well. Extending water service will increase water quality and reduce well maintenance.



**Operations and Maintenance Impact on Budget:**  
Current:  
Planning and construction of this project will impact the budget.

Long-Term:  
Elimination of water well and septic field, reducing long term maintenance and possible bacteria concerns from using well water for drinking purposes.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	35,000	35,000					70,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	35,000	35,000	-	-	-	-	70,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Golf Improvement Fund	35,000	35,000					70,000
							-
							-
							-
							-
<b>Total Source</b>	35,000	35,000	-	-	-	-	70,000
<b>Funding Source:</b>			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
GIF	70,000		Design				
	-		Land/Right of Way				
			Utility Relocation				
			Construction	FY21	FY22		
			Other:				
<b>Total</b>	<b>\$70,000</b>		<b>Total Project</b>	FY21	FY22		

City of Cedar Falls Capital Improvement Program						CIP Number:	146
Department: Public Works		Division: Operations and Maintenance - Park			Project Number:		
Project Description: Bess Streeter Park Playground Equipment Upgrade Playground equipment upgrades for Bess Streeter Park have been requested by neighbors.							
Operations and Maintenance Impact on Budget: Current: Staff time to install equipment.  Long-Term: Future maintenance will be required as needed.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		5,000					5,000
Landscaping							-
Equipment & Furnish		45,000					45,000
Other							-
<b>Total Costs</b>	-	50,000	-	-	-	-	50,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Hotel/Motel-Parks		50,000					50,000
Private							-
							-
							-
							-
<b>Total Source</b>	-	50,000	-	-	-	-	50,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
H/M-PK	50,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY22		FY22	
		Other:					
<b>Total</b>	<b>\$50,000</b>	<b>Total Project</b>		FY22		FY22	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 147
Department: Public Works	Division: Operations and Maintenance-Park	Project Number:

**Project Description:**  
Big Woods Lake Cabin


Cabin rentals have been very popular with reservations being full for the majority of the past several years. During the construction of the first cabin, grade work and infrastructure was put in place for future addition of cabins. An additional cabin is now warranted and fits into the time frame for expansion.



**Operations and Maintenance Impact on Budget:**  
Current:  
There will be an initial impact on the Big Woods Campground and Maintenance budget

Long-Term:  
Cabin rental history shows that there is a 5 year payoff for construction cost. Future general maintenance will be covered by rental fees.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			125,000				125,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	125,000	-	-	-	125,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
GR							-
Black Hawk County			62,500				62,500
BW Maintenance Reserve			62,500				62,500
<b>Total Source</b>	-	-	125,000	-	-	-	125,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
BHC	62,500	Design					
BWMR	62,500	Land/Right of Way					
		Utility Relocation					
		Construction		FY23		FY23	
		Other:					
<b>Total</b>	<b>\$125,000</b>	<b>Total Project</b>		<b>FY23</b>		<b>FY23</b>	

City of Cedar Falls Capital Improvement Program				CIP Number: 148			
Department: Public Works		Division: Operations and Maintenance -Park		Project Number:			
Project Description:  Emerald Ash Borer - Removal of Ash Trees  The emerald ash borer is a pest of ash trees native to Asia. It was first discovered in North America in 2002 in the Detroit, Michigan, area. Since then, it has killed millions of ash trees and caused thousands more to be removed due to its slow spread. The borer has been discovered in Black Hawk County. All ash trees in Cedar Falls are susceptible to infestation by the emerald ash borer. Multiple infestations are possible. These costs are anticipated to cover trees on public property only.							
Operations and Maintenance Impact on Budget:							
Current: Staff time, equipment, fuel, maintenance to remove and dispose trees.							
Long-Term: Staff time, equipment, fuel, maintenance continue removal and plant new species							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping	75,000	75,000	50,000				200,000
Equipment & Furnish							-
Other	-		-		-	-	-
<b>Total Costs</b>	75,000	75,000	50,000	-	-	-	200,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	-						-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue	75,000	75,000	50,000				200,000
							-
							-
							-
							-
<b>Total Source</b>	75,000	75,000	50,000	-	-	-	200,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
GR	200,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:	FY21		FY23		
<b>Total</b>	<b>\$200,000</b>	<b>Total Project</b>	FY21		FY23		



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 149
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Park</b>	Project Number:

**Project Description:**  
**Gold Star Family Memorial Monument**  
 Local veteran volunteers are proposing an additional memorial monument in Veterans Park. The purpose of the monument is to honor Gold Star Families, preserve the memory of the fallen, and stand as a reminder that Freedom is not free. The scenes on each panel are a reflection of each community's Gold Star Families and their fallen Heroes. At the center of this tribute is the most distinct feature of the monument, the cut out which represents the loved one who paid the ultimate sacrifice in the name of Freedom. Like other portions of Veterans Park, it is proposed that private fundraising and in-kind donations pay for the improvements.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Staff time to meet with proponents to discuss design of the project.  
**Long-Term:**  
 Periodic upkeep of the memorial and the surrounding amenities.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	15,000	65,000	40,000				120,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	15,000	65,000	40,000	-	-	-	120,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Street Construction Fund							-
Capital Projects							-
Private		65,000	40,000				105,000
General Revenues							-
Black Hawk Cnty Gaming							-
Hotel/Motel Tax-Parks	15,000						15,000
							-
<b>Total Source</b>	15,000	65,000	40,000	-	-	-	120,000
Funding Source:	<b>Project Schedule</b>			<b>Start</b>		<b>Finish</b>	
	PRIV	105,000	Design	FY22		FY22	
			Land/Right of Way				
			Utility Relocation				
	H/M-PK	15,000	Construction	FY22		FY23	
			Other:				
<b>Total</b>	<b>\$120,000</b>	<b>Total Project</b>		FY22		FY23	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 150

Department:  
Public Works

Division:  
Operations and Maintenance - Park

Project Number:

Project Description:  
  
Island Park Masterplan  
  
Increased flooding is impacting Island Park and increasing staff time for cleanup and repairs. This proposal is to have a consultant study the issues and develop plans to reduce maintenance needs. General Fund funding is included for staff time to clean up the park and make minor improvements.



Operations and Maintenance Impact on Budget:  
Current:  
There will be the initial cost for the consultant.  
  
Long-Term:  
Reduced maintenance costs.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design	10,000						10,000
Land/Right of Way							-
Utility Relocation							-
Construction	12,500	12,500					25,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	22,500	12,500	-	-	-	-	35,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue	12,500	12,500					25,000
Hotel/Motel Tax-Park	10,000						10,000
Capital Projects							-
SCF							-
LOST							-
							-
<b>Total Source</b>	22,500	12,500	-	-	-	-	35,000
Funding Source:							
			<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>
H/M-PK	10,000		Design		FY21		FY21
GO Bonds			Land/Right of Way				
GR	25,000		Utility Relocation				
F/S			Construction				
CP	-		Other:				
<b>Total</b>	<b>\$35,000</b>		<b>Total Project</b>				

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 151
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

**Project Description:**  
**New Park Identification Signage**

The current Park identification signage has been in place in some locations since the 1970's. Many of the signs are routed wood that is stained and painted. Due to the exposure to the elements, frequent maintenance of the signs is necessary. This proposal involves working with a sign company for consistency/standardization of signs throughout the park system and providing branding that is consistent with other area signage.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Initial investment in the new signs, staff time to install

**Long-Term:**  
 Reduced ongoing maintenance.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	15,000	25,000	25,000	25,000			90,000
Other							-
<b>Total Costs</b>	15,000	25,000	25,000	25,000	-	-	90,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Hotel/Motel-PK	15,000	25,000	25,000	25,000			90,000
							-
							-
							-
							-
<b>Total Source</b>	15,000	25,000	25,000	25,000	-	-	90,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
H/M-PK	90,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY24	
		Other:					
<b>Total</b>	<b>\$90,000</b>	<b>Total Project</b>		FY21		FY24	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 152
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Park</b>	Project Number:


**Project Description:**  
**North Cedar School Playground**  
 It is intended to revitalize the current playground located behind the North Cedar Elementary School. The city would be partnering with the school district in the purchase of new equipment and providing an updated safe public amenity.



**Operations and Maintenance Impact on Budget:**  
 Current:  
 Hotel/Motel Tax will be utilized, no impact on debt service levy

Long-Term:  
 None

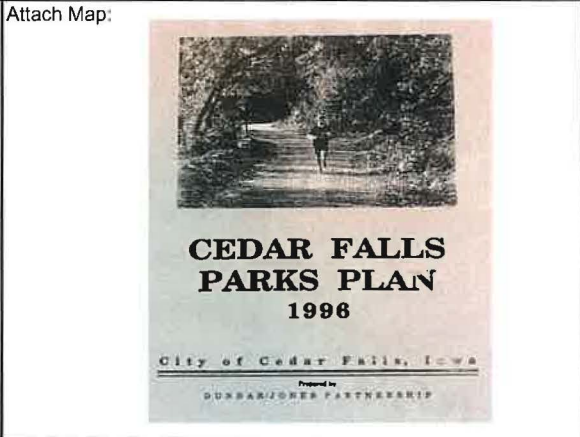
<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	150,000						150,000
Other							-
<b>Total Costs</b>	150,000	-	-	-	-	-	150,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Hotel Motel Tax-Parks	75,000						75,000
Schools	75,000						75,000
General Revenue							-
							-
							-
							-
							-
<b>Total Source</b>	150,000	-	-			-	150,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
H/M-PK	75,000	Design					
Schools	75,000	Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY21	
		Other:					
<b>Total</b>	<b>\$150,000</b>	<b>Total Project</b>		FY21		FY21	

<b>City of Cedar Falls Capital Improvement Program</b>						CIP Number: 153	
Department: <b>Public Works</b>			Division: <b>Operations and Maintenance - Park</b>			Project Number: <b>03.2396</b>	
Project Description:							
<p><b>Park Improvements</b></p> <p>This is an ongoing project of improving existing parks and park infrastructure. We currently have over 1,000 acres of park land and these funds allow us to upgrade various parks as needed. Projects are prioritized annually by staff and Park and Recreation Commission. Initial project may include but not limited to: Birdsall Park, Seerley Park, Bess Streeter, etc.</p>							
<p>Operations and Maintenance Impact on Budget:</p> <p>Current: Park staff will construct improvements as part of annual work plan and if resources are available.</p> <p>Long-Term: Future maintenance will occur related to repair of structures or improvement due to vandalism or usual wear. The annual park operating and capital budgets will pay ongoing maintenance costs.</p>							
<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		150,000		150,000		75,000	375,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	150,000	-	150,000	-	75,000	375,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Federal/State Funding		75,000		75,000			150,000
Hotel/Motel-Parks		75,000		75,000		75,000	225,000
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	150,000	-	150,000	-	75,000	375,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
H/M-PK	225,000	Design					
FS	150,000	Land/Right of Way					
	-	Utility Relocation					
		Construction		Ongoing		Ongoing	
		Other:					
<b>Total</b>	<b>\$375,000</b>	<b>Total Project</b>		Ongoing		Ongoing	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 154
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

**Project Description:**  
Parks and Public Lands Master Plan

The last Park Plan was completed in 1996. The population at that time was 34,600. The 2018 population is estimated at 41,500. Since 1996 the city has experienced growth to the south and west and changes to the northern Cedar Falls area due to flood buyouts. In addition, recreation preferences have changed over time. This plan will consolidate previous plans including the northern Cedar Falls Recreation and Maintenance plan and found in the most recent comprehensive plan.



**Operations and Maintenance Impact on Budget:**  
Current:  
Cost for the consultant to complete the plan

Long-Term:  
Provides more orderly decision making for future park and public lands and needed amenities.

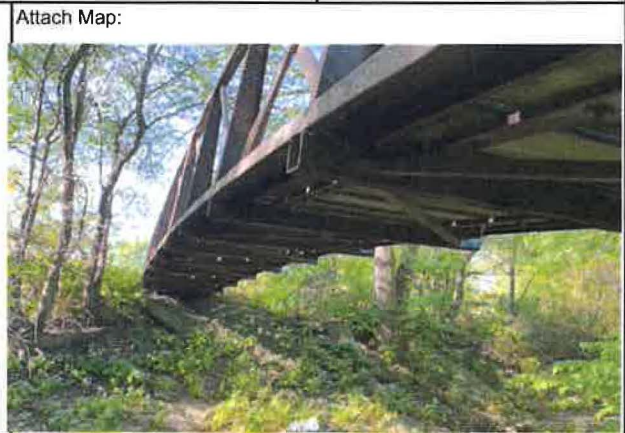
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			50,000	50,000			100,000
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	50,000	50,000	-	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Hotel/Motel-Park			50,000	50,000			100,000
							-
							-
							-
<b>Total Source</b>	-	-	50,000	50,000	-	-	100,000

Funding Source: H/M-PK    Total	100,000    \$100,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY23	FY24
		Other:		
		<b>Total Project</b>	FY23	FY24

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 155
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

**Project Description:**  
Pedestrian Bridge Replacement

The access from the parking lot on the south to Central Park requires crossing the Dry Run Creek. The bridge in this location which was installed approximately 50 year ago is in need of refurbishing or replacement.



**Operations and Maintenance Impact on Budget:**  
Current:  
There will be an impact on the general fund.

Long-Term:  
There should be no significant long term impact on the budget.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			75,000				75,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	75,000	-	-	-	75,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond			75,000				75,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
							-
							-
							-
<b>Total Source</b>	-	-	75,000	-	-	-	75,000

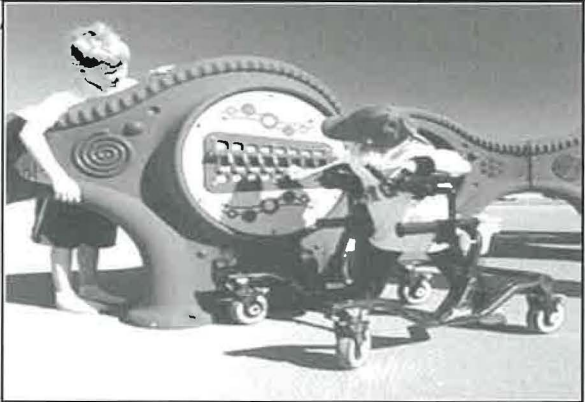
Funding Source:	Project Schedule	Start	Finish
GO	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	FY23	FY23
	Other:		
<b>Total</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 156
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

Project Description:

**Place to Play Park - Future Maintenance**

The Place to Play Park contains unique ADA compliant safety surfacing and equipment. Early use has shown the park to be extremely popular which will add to wear and tear of the equipment and facility. Staff recommends a separate maintenance account be established specifically for this facility so safety and maintenance can be addressed as needed.



Operations and Maintenance Impact on Budget:

Current:  
Staff time to assess wear and tear

Long-Term:  
Increased maintenance costs for a specialized park should it see heavy use.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	3,000	3,000	6,000	6,000	6,000	6,000	30,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	3,000	3,000	6,000	6,000	6,000	6,000	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Private	3,000	3,000	6,000	6,000	6,000	6,000	30,000
General Revenues							-
Black Hawk Cnty Gamir							-
							-
<b>Total Source</b>	3,000	3,000	6,000	6,000	6,000	6,000	30,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
PRIV	30,000	Design					
BHCG	-	Land/Right of Way					
GR	-	Utility Relocation					
		Construction		FY20		FY25	
		Other:					
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>		FY20		FY25	



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 157
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

**Project Description:**  
Roundabout Landscape Improvements

This project involves creating landscaping similar to University Avenue on existing roundabouts. Three of the major roundabouts include Prairie Parkway & Brandilynn, Cedar Heights & Viking, and Ridgeway & Chancellor.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 There will be an initial impact on the refuse operating budget associated with the construction of the features.

**Long-Term:**  
 There will be long term impact on the operating budget due to ongoing increased maintenance cost of the sites.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		5,000	5,000	5,000	5,000	10,000	30,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	5,000	5,000	5,000	5,000	10,000	30,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond		5,000	5,000	5,000	5,000	10,000	30,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	5,000	5,000	5,000	5,000	10,000	30,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO Bonds	30,000	Design					
	-	Land/Right of Way					
		Utility Relocation					
		Construction		FY22		FY26	
		Other:					
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>		<b>FY22</b>		<b>FY26</b>	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 158  
 Project Number:

Department:  
 Public Works

Division:  
 Operations and Maintenance - Park

Project Description:  
**Seal Coat/Asphalt Overlay Program: Park & Cemetery**  
 Park roadways and parking lots. This program is utilized to maintain park roadways and parking lot repairs/reconstruction. The intent is to alternate sealcoat and asphalt overlays bi-annually. The Operations/Maint Division and Engineering Division prioritize where these dollars will be spent.



Operations and Maintenance Impact on Budget:  
 Current:  
 This project will be included in the annual work plan. Staff will help prepare the surfaces to be seal-coated by filling holes, sweeping, etc. There will be operating costs related to fuel and surfacing material, if needed.  
 Long-Term:  
 Well maintained parking lots and roadways will limit the times when staff needs use time and money to repair pot holes or other surface imperfections.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	150,000	50,000	150,000	50,000	150,000	50,000	600,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	150,000	50,000	150,000	50,000	150,000	50,000	600,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Road Use Tax	150,000	50,000	150,000	50,000	150,000	50,000	600,000
							-
							-
							-
<b>Total Source</b>	150,000	50,000	150,000	50,000	150,000	50,000	600,000

Funding Source:	Project Schedule	Start	Finish
SCF 600,000	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	On-going	On-going
	Other:		
<b>Total</b>	<b>Total Project</b>	On-going	On-going

**City of Cedar Falls Capital Improvement Program** CIP Number 159

Department: Public Works Division: Operations and Maintenance - Park Project Number:

Project Description:  
 Shelter Construction (Seerley Park)  
 Replacement shelter at Seerley Park.




Operations and Maintenance Impact on Budget:  
 Current:  
 Staff time to plan and construct project.  
 Long-Term:  
 Reduction in maintenance costs for old metal shelters that are past their useful lifetime.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	15,000						15,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	15,000	-	-	-	-	-	15,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
							-
Hotel/Motel-PK	15,000						15,000
							-
							-
							-
<b>Total Source</b>	15,000	-	-	-	-	-	15,000

Funding Source:	15,000	Project Schedule	Start	Finish
H/M-PK			Design	
		Land/Right of Way		
		Utility Relocation		
		Construction	FY21	FY21
		Other:		
<b>Total</b>	<b>\$15,000</b>	<b>Total Project</b>	<b>FY21</b>	<b>FY21</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 160
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Park</b>	Project Number:
Project Description: <b>Skate Park Relocation</b>  Relocation of the Skate Park 100 feet north of its current location may be of interest to an adjacent private business wishing to expand. This land is subject to federal requirements since the park area was provided as mitigation to the impact of Highway 58 on other parks, therefore the City must maintain the same level or greater of public amenities and land. Additional land may be provided if a trailhead is provided in the Sands Addition.		Attach Map: 
Operations and Maintenance Impact on Budget: Current: Initial costs of relocating the Skate Park, adding new updated features and improving land at an alternate site.  Long-Term: On-going maintenance of the structures.		

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				200,000			200,000
Landscaping							-
Equipment & Furnish				100,000			100,000
Other							-
<b>Total Costs</b>	-	-	-	300,000	-	-	300,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
Private	-	-		300,000			300,000
							-
							-
<b>Total Source</b>	-	-	-	300,000	-	-	300,000

Funding Source: PRIV	300,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design	FY24	FY24
		Land/Right of Way		
		Utility Relocation		
		Construction	FY24	FY24
		Other:		
<b>Total</b>	<b>\$300,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY24</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 161
Department: Public Works	Division: Operations and Maintenance - Park	Project Number:

Project Description:  
**Street Tree Replacement**  
 The city is currently removing approximately 250 street trees annually. These removals are due to age, damage from storms and the Emerald Ash Borer. Current bid prices are approximately \$100 per replacement tree which would require \$25,000 annually if all trees would be replaced. Operating dollars and grants currently fund around \$10,000 annually.



Operations and Maintenance Impact on Budget:  
 Current:  
 Staff time to plant trees  
 Long-Term:  
 Increased costs to maintain the trees in the future.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping	35,000	8,000	8,000	8,000	8,000	10,000	77,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	35,000	8,000	8,000	8,000	8,000	10,000	77,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
Grant							-
Hotel/Motel-PK	35,000	8,000	8,000	8,000	8,000	10,000	77,000
							-
							-
<b>Total Source</b>	35,000	8,000	8,000	8,000	8,000	10,000	77,000

Funding Source:		Project Schedule	Start	Finish
H/M-PK	77,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY21	FY26
		Other:		
<b>Total</b>	<b>\$77,000</b>	<b>Total Project</b>	FY21	FY26

**City of Cedar Falls Capital Improvement Program** CIP Number: 162

Department: Public Works Division: Operations and Maintenance - Park Project Number: 03.2391

Project Description:  
 Trail Maintenance  
 Funded by Hotel/Motel Tax revenue on an annual basis for structural repairs to the existing recreation trail system. The goal is to only utilize a portion of the funds annually so that a reserve fund will accumulate.



Operations and Maintenance Impact on Budget:  
 Current:  
 Park staff will coordinate periodic repairs and will use city staff members or equipment or private contractors depending on the complexity of the repairs.  
 Long-Term:  
 Smooth, safe recreation trails limit city liability and reduce the need for expensive total reconstruction projects.

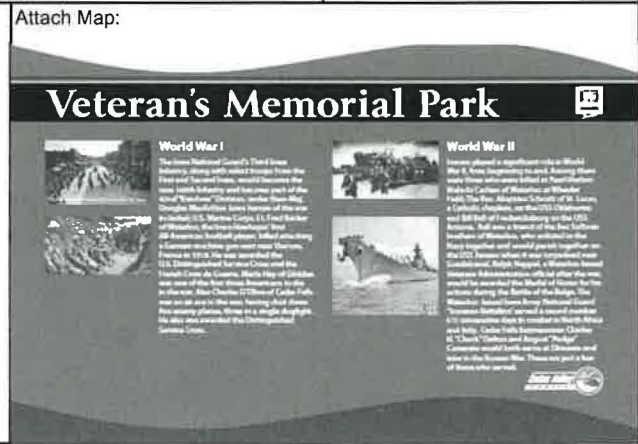
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	40,000	50,000	50,000	50,000	50,000	50,000	290,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	40,000	50,000	50,000	50,000	50,000	50,000	290,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Hotel/Motel Tax-Trail	40,000	50,000	50,000	50,000	50,000	50,000	290,000
							-
							-
							-
<b>Total Source</b>	40,000	50,000	50,000	50,000	50,000	50,000	290,000

Funding Source:	Project Schedule	Start	Finish
H/M-TR 290,000	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	Annual	Annual
	Other:		
<b>Total</b>	<b>Total Project</b>	Annual	Annual

**City of Cedar Falls Capital Improvement Program** CIP Number: 165

Department: Public Works Division: Operations and Maintenance - Park Project Number:

**Project Description:**  
**Veterans Memorial Park Signs**  
 Various phases have been completed at Veterans Park. The city has been requested to install signs (similar to those on the recreation trail system) that provide information about Veterans, the park and background on the different wars and conflicts. When all phases are complete, as many as seven signs will be needed.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Staff time to meet with proponents to discuss design and content of the signs.  
**Long-Term:**  
 Periodic upkeep and possible replacement of the signs as they become worn or damaged.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	4,800	800					5,600
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	4,800	800	-	-	-	-	5,600
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Street Construction Fund							-
Capital Projects							-
Private							-
Hotel/Motel-PK	4,800	800					5,600
Black Hawk Cnty Gaming							-
Hotel/Motel Tax							-
							-
<b>Total Source</b>	4,800	800	-	-	-	-	5,600

Funding Source:	Project Schedule	Start	Finish
H/M-PK	Design	FY21	FY22
	Land/Right of Way		
	Utility Relocation		
	Construction	FY21	FY22
	Other:		
<b>Total</b>	<b>Total Project</b>	FY21	FY22

## City of Cedar Falls Capital Improvement Program

CIP Number: 164

Department:  
Public Works

Division:  
Operations and Maintenance - Landscape

Project Number:

**Project Description:**  
**Landscaping Roadways/Monuments & Signage**  
 Beautification of thoroughfares, roadways and intersections throughout the community. Landscaping could include trees, prairie or other low maintenance plant material. Areas of interest include: University Ave., Hudson Road, 1st Street, Center Street, Ridgeway Avenue, Viking Road, Greenhill Road, College Hill, City Core. There is inadequate staffing to implement the plan, so private landscape contractors will need to be hired to install the projects. Staff estimates that full implementation of a city-wide project will take approximately 10 - 15 years to complete at the funding levels listed below




**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Staff time to coordinate consultant work. Hotel/Motel tax funds within the V&T budget will be used to fund this project.

**Long-Term:**  
 Depending on the complexity of the design, additional part-time staffing would need to be hired to maintain areas if they include flowering plants or similar high maintenance plant material.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Inventory and Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping					50,000		50,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	50,000	-	50,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Fund							-
Hotel/Motel Tax-V&T					50,000		50,000
							-
							-
							-
<b>Total Source</b>	-	-	-	-	50,000	-	50,000

Funding Source:	Project Schedule	Start	Finish
H/M-VT	-		
	50,000	Design	
		Land/Right of Way	
		Utility Relocation	
		Construction	FY25
	Other:		
Total	<b>Total Project</b>	FY25	FY25



<b>City of Cedar Falls Capital Improvement Program</b>							CIP Number: 165
Department: Public Works	Division: Operations and Maintenance - Landscape					Project Number:	
Project Description:  Northern Cedar Falls Landscape Improvements  The PW/Park Division is proposing to plant, prairie, wildflowers, trees and turfgrass on select flood buyout as defined on the Northern Cedar Falls Recreation and Maintenance Plan prepared by Confluence. The goal is to make the properties more reflective of the Park system, upgrade neighborhood aesthetics while reducing long term maintenance costs.							
Operations and Maintenance Impact on Budget: Current: Staff time to install seeding, trees and other natural amenities.  Long-Term: Reduced maintenance costs to mow small and large tracts of land.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping	25,000	25,000	25,000	25,000	25,000	25,000	150,000
Equipment & Furnish							-
Other	-		-		-	-	-
<b>Total Costs</b>	25,000	25,000	25,000	25,000	25,000	25,000	150,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	-		-		-	-	-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects	25,000	25,000	25,000	25,000	25,000	25,000	150,000
							-
							-
							-
							-
							-
<b>Total Source</b>	25,000	25,000	25,000	25,000	25,000	25,000	150,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
CP	150,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY26	
<b>Total</b>	<b>\$150,000</b>	<b>Total Project</b>		<b>FY21</b>		<b>FY26</b>	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 166

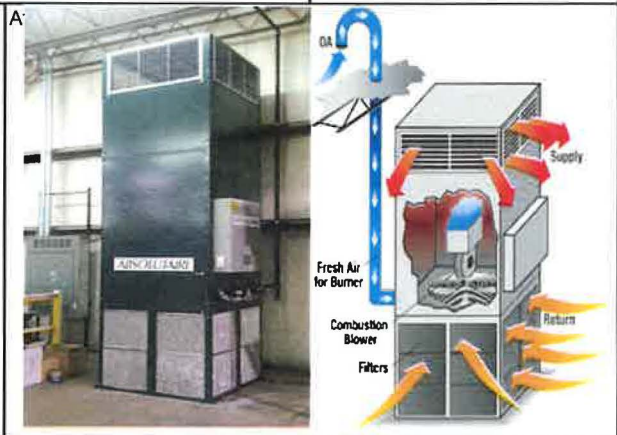
Department:  
**Public Works**

Division:  
**Operations and Maintenance - Public Buildings**

Project Number:

Project Description:  
**Air Rotation System - PW Fleet Maintenance**

The geo thermal water flow for the radiant floor heating system in the shop area is running beyond design capacity. This air rotation and filtration unit will be installed to provide primary heating for the shop area thus reducing the impact on the geo thermal system. The geo system will essentially become the secondary unit in the shop zone. The filtration system will also improve air quality in the shop.



Operations and Maintenance Impact on Budget:  
Current:

The cost of the unit will have an initial impact on the operating budget.

Long-Term:

Although this is a high efficiency unit it will require use of natural gas. The installation of this unit will reduce the amount of water used from the well system keeping in compliance with the usage amount permitted by the DNR.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	85,000						85,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	85,000	-	-	-	-	-	85,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
VRF	85,000						85,000
							-
							-
<b>Total Source</b>	85,000	-	-	-	-	-	85,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
VRF	85,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY21	FY21
		Other:		
<b>Total</b>	<b>\$85,000</b>	<b>Total Project</b>	FY21	FY21

## City of Cedar Falls Capital Improvement Program

CIP Number: 167

Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Public Buildings</b>	Project Number:
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**Project Description:**  
**Building Exterior Weatherproofing - Public Buildings**  
 City owned buildings are nearing the age when it will be necessary to perform exterior surface maintenance. This project includes brick & block tuck-point, EIFS repair and waterproofing for buildings that are ten years old or older.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This project will have an initial impact on the Operating Budget.

**Long-Term:**  
 Preventative maintenance will extend the longevity of city owned buildings which will reduce expensive repair and/or replacement costs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	50,000		50,000		50,000		150,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	50,000	-	50,000	-	50,000	-	150,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue	50,000		50,000		50,000		150,000
CF Community Foundation							-
							-
							-
							-
<b>Total Source</b>	50,000	-	50,000	-	50,000	-	150,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GR	150,000	Design		
	-	Land/Right of Way		
		Utility Relocation		
		Construction	Ongoing	Ongoing
		Other:		
<b>Total</b>	<b>150,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 168
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Public Buildings</b>	Project Number:

Project Description:  
**Carpet--Library**  
 The library opened in 2004. Carpet tiles were installed at that time. Approximately 250,000 visitors per year track, spill, and have accidents on the carpet. Many areas are stained, and some traffic areas show signs of wear. Unfortunately, manufacturers ceased this style years ago, and we are unable to secure any stock. The library is about 47,000 square feet, most of it carpeted. When new carpet is installed, we would like the highest traffic areas of the youth department to be replaced with a harder surface that is easier than carpet to clean and disinfect.



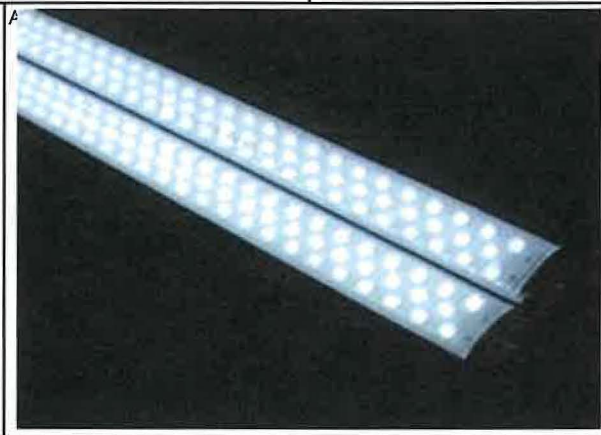
Operations and Maintenance Impact on Budget:  
 Current:  
 This is being funded with library funds held at the Cedar Falls Community Foundation and General Fund dollars and perhaps grant funding as well.  
 Long-Term:

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	204,000						204,000
Landscaping							-
Equipment & Furnish							-
Other	100,000						100,000
<b>Total Costs</b>	<b>304,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>304,000</b>
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
CF Community Foundation	204,000						204,000
General Revenue	100,000						100,000
Grant Funding TBD							-
<b>Total Source</b>	<b>304,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>304,000</b>

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design		
CF	204,000	Land/Right of Way		
GR	100,000	Utility Relocation		
F/S	-	Construction		
		Other:		
<b>Total</b>	<b>\$304,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 169
Department: Public Works	Division: Operations and Maintenance - Public Buildings	Project Number:

Project Description:  
**LED Lighting Upgrade - Aquatic Center**  
 This project is an energy initiative that includes replacing and retrofitting LED lighting throughout the Aquatic Center



Operations and Maintenance Impact on Budget:  
 Current:  
 The cost of LED lighting has decreased significantly over the past 5 years although with a building this size there will be an impact on the budget.  
 Long-Term:  
 A reduction in energy cost will be realized in the long term.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			25,000				25,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	25,000	-	-	-	25,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue			25,000				25,000
							-
							-
<b>Total Source</b>	-	-	25,000	-	-	-	25,000

Funding Source:		Project Schedule	Start	Finish
GR	25,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY23	FY23
		Other:		
<b>Total</b>	<b>\$25,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY23</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 170

Department:  
Public Works

Division:  
Operations and Maintenance - Public Buildings

Project Number:

Project Description:  
LED Lighting Upgrade - Library  
  
This project is an energy initiative that includes replacing and retrofitting LED lighting throughout the Library



Operations and Maintenance Impact on Budget:  
Current:  
The cost of LED lighting has decreased significantly over the past 5 years although with a building this size there will be an impact on the budget.  
Long-Term:  
A reduction in energy cost will be realized in the long term.

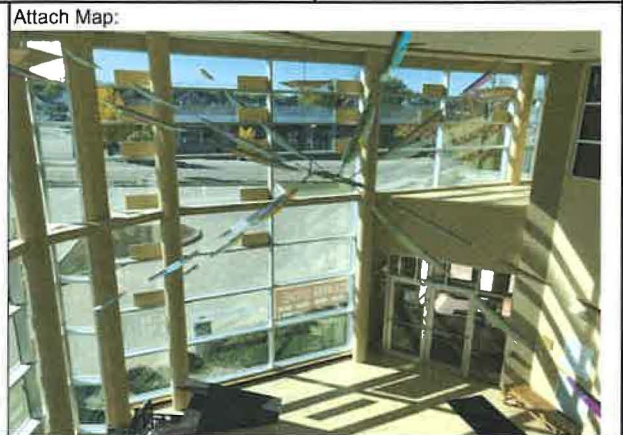
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				65,000			65,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	65,000	-	-	65,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue				65,000			65,000
							-
							-
<b>Total Source</b>	-	-	-	65,000	-	-	65,000

Funding Source:		Project Schedule	Start	Finish
GR	65,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY24	FY24
		Other:		
<b>Total</b>	<b>\$65,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY24</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 171
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance-Public Bldgs.</b>	Project Number:

Project Description:  
**Library: Atrium Window Replacement**

The library building was constructed in 2004. Recently some of the windows in the atrium are showing signs of wear and collecting condensation to the point that the maintenance supervisor recommended replacing those.



Operations and Maintenance Impact on Budget:  
Current:  
Ideally the cost would be funded partially by the library's Community Foundation funds and partially by city funding.

Long-Term:


<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				25,000			25,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	25,000	-	-	25,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
CF Community Foundation				15,000			15,000
General Revenue				10,000			10,000
							-
<b>Total Source</b>	-	-	-	25,000	-	-	25,000

Funding Source:		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>
CF	15,000	Design			
		Land/Right of Way			
		Utility Relocation			
		Construction			
		Other:			
GR	10,000				
<b>Total</b>	<b>\$25,000</b>	<b>Total Project</b>			

## City of Cedar Falls Capital Improvement Program

CIP Number: 172

Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Public Bldgs.</b>	Project Number:
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<p>Project Description:</p> <p><b>Library: Exterior Door Replacement</b></p> <p>The library building was constructed in 2004. In recent years, some of the exterior doors have begun deteriorating with rust. One was replaced last year, but more now need to be replaced.</p>	<p>Attach Map:</p> 
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Operations and Maintenance Impact on Budget:

Current:  
Ideally the cost would be funded by city funding.

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction		12,000					12,000
Landscaping							-
Equipment & Furnish							-
Other							-
Total Costs	-	12,000	-	-	-	-	12,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
CF Community Foundation							-
General Revenue		12,000					12,000
							-
Total Source	-	12,000	-	-	-	-	12,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GR	12,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:		
Total	\$12,000	<b>Total Project</b>	\$12,000	



<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 173
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Department: Public Works	Division: Operations and Maintenance - Public Buildings	Project Number:
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**Project Description:**

Rec Center Heat Pumps

The nineteen heat pumps installed when the Rec Center was built in 1992 are at the end of their lives and need to be replaced. We have had two fail thus far. We are investigating replacing four per year over the next four years.



**Operations and Maintenance Impact on Budget:**

Current:

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	18,000	19,000	20,000	21,000	22,000		100,000
Other							-
<b>Total Costs</b>	18,000	19,000	20,000	21,000	22,000	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Rec - CIP	18,000	19,000	20,000	21,000	22,000		100,000
							-
							-
<b>Total Source</b>	18,000	19,000	20,000	21,000	22,000	-	100,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP	100,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY25	
		Other:					
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>		Fy21		FY25	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 174
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance-Public Buildings</b>	Project Number:

Project Description:  
**Security System Upgrade - PW Complex**  
 This project will include replacement of aging video recording and camera equipment. Locations include the PW/Park Complex and the Central Complex located at 1500 Bluff Street.



Operations and Maintenance Impact on Budget:  
 Current:  
 The initial impact will consist of purchasing and installation of electronic equipment.  
 Long-Term:  
 Long Term impact will consist of maintenance of equipment

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	50,000						50,000
Other							-
<b>Total Costs</b>	50,000	-	-	-	-	-	50,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Refuse Fund	16,670						16,670
Vehicle Rental Fund	16,670						16,670
Street Construction Fund	16,660						16,660
							-
							-
							-
<b>Total Source</b>	50,000	-	-	-	-	-	50,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
REF	16,670	Design		
VRF	16,670	Land/Right of Way		
SCF	16,660	Utility Relocation		
		Construction	FY21	FY21
		Other:		
<b>Total</b>	<b>\$50,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 175
Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Refuse</b>	Project Number:

**Project Description:**  
**Compaction Equipment Refurbishing at Transfer Station**  
 The transfer station became operational in 1981. Over the years, there have been improvements made to the mechanical compaction equipment. However, now the structural integrity of the frame work is becoming compromised due to corrosion from the acidic nature of refuse leachate. This project will include removing the mechanical walking floor and replacing the structural frame work for the storage pit and compaction chamber.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This project will be funded by the refuse enterprise fund. There will be an initial impact on the budget however equipment purchases may be adjusted to lessen the impact.  
**Long-Term:**  
 Rebuilding the frame work will ensure the transfer station will continue operation for many years to come.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design		25,000					25,000
Land/Right of Way							-
Utility Relocation							-
Construction		250,000					250,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	275,000	-	-	-	-	275,000

<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
REF		275,000					275,000
							-
							-
<b>Total Source</b>	-	275,000	-	-	-	-	275,000

<b>Funding Source:</b>	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
REF 275,000	Design	FY22	FY22
	Land/Right of Way		
	Utility Relocation		
	Construction	FY22	FY22
	Other:		
<b>Total</b>	<b>Total Project</b>	FY22	FY22

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 176
Department: Public Works	Division: Operations and Maintenance-Refuse	Project Number:

**Project Description:**  
**Expanded Poly Styrene (Styrofoam) Densifier**

The intake of Expanded Poly Styrene (Styrofoam) has increased significantly since the purchase and onset of the recycling program. The material intake has outgrown the efficient capability of original densifying machine. This project is intended to replace the existing unit with a larger machine with improved loading capabilities.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 The initial cost of purchase and setup will have an impact on the Refuse Enterprise Fund.

**Long-Term:**  
 Improved capacity and loading of the material will reduce staff hours needed to process the expanded material

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish				95,000			95,000
Other							-
<b>Total Costs</b>	-	-	-	95,000	-	-	95,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Refuse Fund				95,000			95,000
							-
							-
<b>Total Source</b>	-	-	-	95,000	-	-	95,000

Funding Source:		Project Schedule	
		Start	Finish
REF	95,000		
		FY24	FY24
<b>Total</b>	<b>\$95,000</b>	<b>FY24</b>	<b>FY24</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 177
Department: Public Works	Division: Operations and Maintenance - Refuse	Project Number:

**Project Description:**  
**Refuse and Yard Waste Cart Tracking**  
 RFID technology is utilized to track collection and billing of yard waste carts. This technology is used so residents can be billed on a per dump basis. The hardware used on the trucks is proprietary and is becoming outdated along with the software used to track both solid waste and yard waste carts. There will be a need in the near future to update all aspects of cart collection and tracking services.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Purchase of new software, hardware for trucks and RFID tags will have an impact on the refuse operating budget

**Long-Term:**  
 Improved tracking of cart collections and billing will reduce long term operating costs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			75,000	75,000			150,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	75,000	75,000	-	-	150,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue							-
CF Community Foundation							-
REF			75,000	75,000			150,000
							-
							-
							-
<b>Total Source</b>	-	-	75,000	75,000	-	-	150,000

Funding Source:		Project Schedule	Start	Finish
REF	150,000	Design		
	-	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY23	FY24
<b>Total</b>	<b>150,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 176
Department: Public Works	Division: Operations and Maintenance - Refuse	Project Number:

Project Description:  
Security Cameras at Recycling sites.

This initiative is an effort to monitor use of recycling drop sites due to increased contamination and illicit dumping,. Sites are receiving more usage and with it comes the dumping of unwanted items. The cameras would be used to identify misuse and hold the abusers accountable.



Operations and Maintenance Impact on Budget:  
Current:  
This project will be funded by the refuse enterprise fund. There will be an initial impact on the refuse operating budget.

Long-Term:  
Cameras may prove to be cost effective by reducing man-hours and tipping fees required to manage illicit materials. There may be future ongoing costs for service provided by CFU

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish		50,000	50,000				100,000
Other							-
<b>Total Costs</b>	-	50,000	50,000	-	-	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
REF		50,000	50,000				100,000
							-
							-
<b>Total Source</b>	-	50,000	50,000	-	-	-	100,000

Funding Source:  REF	100,000	Project Schedule	Start	Finish
		Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY22	FY23
		Other:		
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>	FY22	FY23

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 179
Department: Public Works	Division: Operations and Maintenance - Street	Project Number:

**Project Description:**  
Expansion of Automated Vehicle Locators

The AVL is a system that performs tracking of equipment utilizing GPS. This information is then transmitted over radio frequency to a web based management program. This system expansion will allow for tracking additional equipment for better overall task management of various public works and parks operations.



**Operations and Maintenance Impact on Budget:**  
Current:  
Initial capital expenditure will have a minor impact on the operating budget

Long-Term:  
The long term impact will potentially save manhours, materials and fuel by having the capability to enhance route efficiency as well as maximizing manpower and material usage. For FY21 through FY23 an upgrade to

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	50,000	50,000					100,000
Other							-
<b>Total Costs</b>	50,000	50,000	-	-	-	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
SCF							-
Vehicle Rental Fees	50,000	50,000					100,000
							-
							-
							-
<b>Total Source</b>	50,000	50,000	-	-	-	-	100,000

Funding Source:  VRF	100,000	Project Schedule	Start	Finish
		Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY21	FY22
		Other:		
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>	FY21	FY22

<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 180
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Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Street</b>	Project Number:
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**Project Description:**

**Streetscape: College Hill Maintenance & Improvements**

This project will continue to provide improvements to the City's College Hill Business District. The improvements will include streets, sidewalks, benches, landscaping, public art, and pedestrian amenities. This will also include the cost to clean the pavers on a biennial cycle.



**Operations and Maintenance Impact on Budget:**

**Current:**  
This will be certified in the College Hill TIF district and TIF revenues will be used to repay the expense.

**Long-Term:**  
The streetscape will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					70,000		70,000
Land/Right of Way							-
Utility Relocation							-
Const. (Streets & Parking)					230,000	5,000	235,000
Maintenance	10,000	5,000	5,000	30,000			50,000
Other							-
							-

Total Costs	10,000	5,000	5,000	30,000	300,000	5,000	355,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Parkade Assessment							-
Road Use Tax							-
TIF-College Hill	10,000	5,000	5,000	30,000	300,000	5,000	355,000
							-
							-
<b>Total Source</b>	10,000	5,000	5,000	30,000	300,000	5,000	355,000

Funding Source:	Project Schedule	Start	Finish
TIF-CH	355,000		
	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	Annual	Annual
	Other:		
<b>Total</b>	<b>\$355,000</b>	<b>Total Project</b>	Annual



<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 181
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Department: <b>Public Works</b>	Division: <b>Operations and Maintenance - Street</b>	Project Number:
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Project Description:

**Streetscape: Downtown Maintenance & Improvements**

This project will continue to provide improvements to the City's Central Business District. The improvements include maintenance/repairs to sidewalk bricks on the Parkade.



Operations and Maintenance Impact on Budget:

Current:  
This will be certified in the Downtown TIF district and TIF revenues will be used to repay the expense.

Long-Term:  
The streetscape will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Const. (Streets & Parking)							-
Maintenance	10,000	10,000	10,000	10,000	10,000	10,000	60,000
Cleaning Bricks & Repairs							-
Amenities							-
<b>Total Costs</b>	10,000	10,000	10,000	10,000	10,000	10,000	60,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Parkade Assessment							-
Road Use Tax							-
TIF-Downtown	10,000	10,000	10,000	10,000	10,000	10,000	60,000
							-
							-
<b>Total Source</b>	10,000	10,000	10,000	10,000	10,000	10,000	60,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
TIF-DT	60,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	Annual	Annual
		Other:		
<b>Total</b>	<b>\$60,000</b>	<b>Total Project</b>	Annual	Annual

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 182
Department: Public Works	Division: Operations and Maintenance - Traffic	Project Number:

**Project Description:**  
**Signalized Intersection Upgrade**  
 Select intersections will be in need of complete replacement due to deteriorating bases and signal structures. Including wiring, conduit, detector loops, signal heads and controllers. This also incorporates the upgrading of controller electronics and replacement of failing Light Emitting Diodes (LED's).



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This ongoing project will affect the Street Construction Fund.  
**Long-Term:**  
 Long term operation and maintenance savings will be realized due to the fact that LED's use 90% less electricity and last approximately 10 times longer than incandescent bulbs. Signal maintenance will also be reduced.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
Other							-
<b>Total Costs</b>	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Road Use Tax	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
							-
							-
							-
							-
<b>Total Source</b>	200,000	200,000	200,000	200,000	200,000	200,000	1,200,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SCF	1,200,000	Design		Annual		Annual	
		Land/Right of Way					
		Utility Relocation					
		Construction		Annual		Annual	
		Other:					
<b>Total</b>	1,200,000	<b>Total Project</b>		Annual		Annual	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 183
Department: Public Works	Division: Operations and Maintenance - Traffic	Project Number:

**Project Description:**  
**Siren Replacement**  
 Siren upgrades will be required to take place in the coming years. The siren at Black Hawk Lane will need to be relocated as part of the 58/Viking project scheduled for FY19/20. Additional sites will need to be evaluated and added as the city expands south and westward.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This upgrade will have an impact on the budget.  
**Long-Term:**  
 Maintenance costs will be reduced by installing modern controllers and siren heads.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	15,000	15,000	60,000	15,000	15,000	15,000	135,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	15,000	15,000	60,000	15,000	15,000	15,000	135,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue	15,000	15,000	60,000	15,000	15,000	15,000	135,000
							-
							-
							-
							-
<b>Total Source</b>	15,000	15,000	60,000	15,000	15,000	15,000	135,000
Funding Source: GR	135,000	Project Schedule		Start		Finish	
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction			Annual		Annual
		Other:					
<b>Total</b>	<b>\$135,000</b>	<b>Total Project</b>					

**City of Cedar Falls Capital Improvement Program**

CIP Number: 184

Department:  
Public Works

Division:  
Operations and Maintenance-Vehicle Maint.

Project Number:

Project Description:  
**Bulk Fluids Room Expansion**  
  
With newer modern technology of equipment the requirements for lubricants and coolants has become very specific. Due to the need to stock additional items the bulk fluid storage room has become cluttered and is no longer sizeable to properly store the fluids. This project includes enlarging the space to accommodate additional bulk fluids to ensure proper safe storage is available.



Operations and Maintenance Impact on Budget:  
Current:


There will be an initial impact with the purchase of 6 units over a period of three years.

Long-Term:

The sales of each niche of a 72 niche unit will offset the cost of purchase and installation. Additionally, staff costs will be reduced by not having to dig holes for traditional cremation burials.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design				10,000			10,000
Land/Right of Way							-
Utility Relocation							-
Construction				70,000			70,000
Landscaping							-
Equipment & Furnish				20,000			20,000
Other							-
<b>Total Costs</b>	-	-	-	100,000	-	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
GR							-
VRF				100,000			100,000
							-
<b>Total Source</b>	-	-	-	100,000	-	-	100,000

Funding Source:		Project Schedule	Start	Finish
VRF	100,000	Design	FY24	FY24
		Land/Right of Way		
		Utility Relocation		
		Construction	FY24	FY24
		Other:		
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY24</b>

City of Cedar Falls Capital Improvement Program						CIP Number:	185
Department: Public Works		Division: Water Reclamation				Project Number:	
Project Description: 17th Street Lift Station and Treatment Plant Pump Rebuilding  Large pumps at our largest lift station and throughout the plant need to be on a rotating schedule for rebuilding. This amount will cover most of rebuilds with the annual budget supplementing when needed.							
Operations and Maintenance Impact on Budget: Current: This will have minimal impact on the current budget.  Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other		60,000	30,000		30,000		120,000
<b>Total Costs</b>	-	60,000	30,000	-	30,000	-	120,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
SRF		60,000	30,000		30,000		120,000
							-
							-
<b>Total Source</b>	-	60,000	30,000	-	30,000	-	120,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRF	120,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY22		FY25	
<b>Total</b>	<b>\$120,000</b>	<b>Total Project</b>		FY22		FY25	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 186

Department:  
Public Works

Division:  
Water Reclamation

Project Number:

Project Description:  
**Building Maintenance**  
  
This is an expense once every five years to include block repair, waterproofing and tuck-pointing as needed on the block buildings maintained by the Water Reclamation Division.



Operations and Maintenance Impact on Budget:  
Current:  
This project should have little impact on the budget.  
  
Long-Term:  
This work waterproofs the concrete block and reduces the need for major repairs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	30,000						30,000
<b>Total Costs</b>	30,000	-	-	-	-	-	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Revenue Bond	30,000						30,000
							-
							-
							-
							-
<b>Total Source</b>	30,000	-	-	-	-	-	30,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRB	30,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY21	
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>		FY21		FY21	

<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number: 187
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Department: Public Works	Division: Water Reclamation	Project Number:
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**Project Description:**  
**Facility Master Plan Update**  
 The IDNR requires an update to the facility Nutrient Reduction Plan to be submitted by May 1, 2021. this will update a 'Master Plan' for the facility to help with planning for nutrient reduction and other future regulatory changes. Additional studies may be performed as it relates to eliminating bypassing from the detention basin and Park Drive Lift Station.




**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This should not have a significant impact on the budget.  
**Long-Term:**  
 This plan includes fiscal planning as well as planning for treatment and collection system upgrade options.

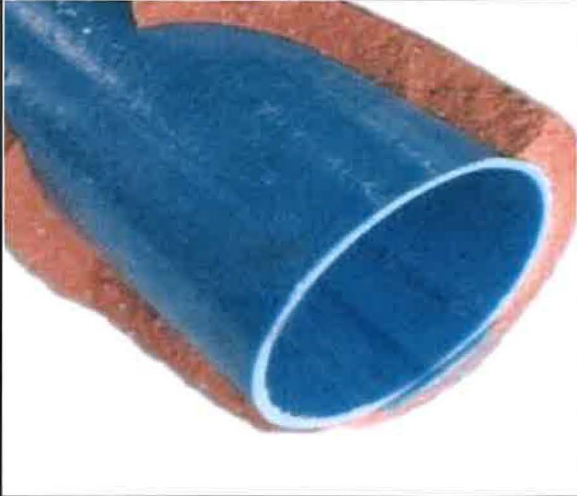
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	85,000						85,000
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	85,000	-	-	-	-	-	85,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Sewer Revenue Bond	85,000						85,000
							-
							-
<b>Total Source</b>	85,000	-	-	-	-	-	85,000

Funding Source:	Project Schedule	Start	Finish
SRB	85,000	Design	FY20
		Land/Right of Way	FY21
		Utility Relocation	
		Construction	
		Other:	
<b>Total</b>	<b>\$85,000</b>	<b>Total Project</b>	FY20
			FY21

City of Cedar Falls Capital Improvement Program				CIP Number	188		
Department: Public Works		Division: Water Reclamation Division		Project Number:			
Project Description: First Stage Trickling Filter Arms							
<p>The arms on the First Stage Trickling Filters have many holes in them and need to be replaced. This is for the equipment only. Replacement will be finished with staff doing the work.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Long-Term:							
none							
Project Costs	FY21	FY22	FY22	FY23	FY24	FY25	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	80,000						80,000
Other							-
<b>Total Costs</b>	80,000	-	-	-	-	-	80,000
Source of Funds	FY21	FY22	FY22	FY23	FY24	FY25	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Sewer Revenue Bond	80,000						80,000
							-
							-
<b>Total Source</b>	80,000	-	-	-	-	-	80,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRB	80,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY21	
<b>Total</b>	<b>\$80,000</b>	<b>Total Project</b>		FY21		FY21	

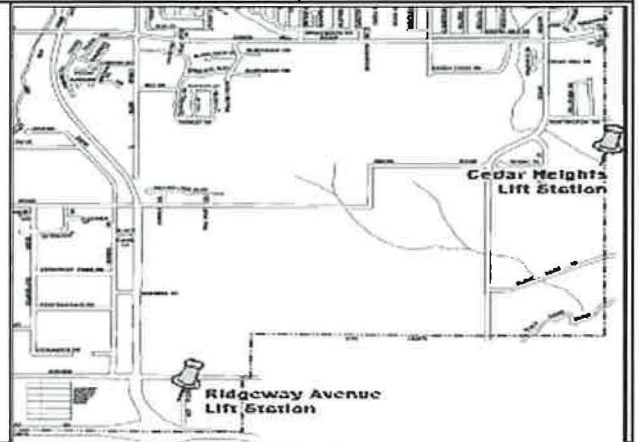


City of Cedar Falls Capital Improvement Program						CIP Number	189
Department: Public Works		Division: Water Reclamation			Project Number:		
Project Description:  Hudson Road Lining  This project involves lining decaying concrete lines along Hudson Road.							
Operations and Maintenance Impact on Budget: Current: This should not have a significant impact on the budget. The dollar amount for this will be taken from annual sliplining. This is another lining technology where CIPP lining is not suitable. Long-Term: None							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	50,000	50,000					100,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	50,000	50,000	-	-	-	-	100,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Sewer Revenue Bond	50,000	50,000					100,000
							-
							-
<b>Total Source</b>	50,000	50,000	-	-	-	-	100,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRB	100,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY21		FY22	
		Other:					
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>		FY21		FY22	

**City of Cedar Falls Capital Improvement Program** CIP Number: 190

Department: Public Works Division: Water Reclamation Division

**Project Description:**  
**Lift Station Electrical Generator**  
 This is for a large portable generator. Improvements at Park Drive lift station have created this need. Currently we have just one generator that can be used at four lift stations. If we have widespread power loss we will not be able to keep these lift stations operational. A portable generator is more versatile and less expensive than an in-place generator. This could also be used during other City emergencies, such as flooding or severe wind storms when auxiliary power may be needed.



**Operations and Maintenance Impact on Budget:**  
 Current:  
 This project will have minimal impact on the budget.

**Long-Term:**  
 None

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish		60,000					60,000
Other							-
<b>Total Costs</b>	-	60,000	-	-	-	-	60,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Rental Fund		60,000					60,000
							-
							-
							-
							-
<b>Total Source</b>	-	60,000	-	-	-	-	60,000
<b>Funding Source:</b>							
SRF	60,000	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction			FY22		FY22
Other:							
<b>Total</b>	<b>\$60,000</b>	<b>Total Project</b>		<b>FY22</b>		<b>FY22</b>	

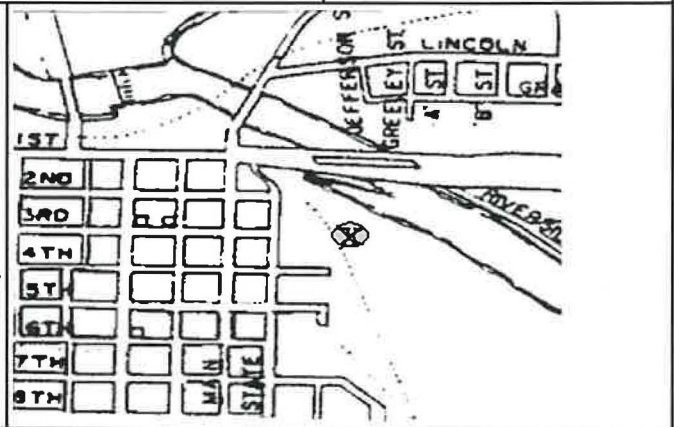
## City of Cedar Falls Capital Improvement Program

CIP Number: 191

Department: <b>Public Works</b>	Division: <b>Water Reclamation</b>	Project Number:
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**Project Description:**  
Nutrient Removal/Facility Plan

This is an area DNR/EPA will focus on in the future. Nutrients (nitrogen, primarily and phosphorous potentially) pose potential problems in the river. The timeline is uncertain. We have started the evaluation process for this project and have limited information so the dollar amount is only a rough estimate. In coordination with this project, we will also study the Water Rec. Facility to determine if more space is needed to comply with DNR regulations.



**Operations and Maintenance Impact on Budget:**  
Current:  
Sewer Rental Bonds will need to be sold and sewer rates will be impacted.

Long-Term:  
This will have an impact on the Operating Budget by increasing sewer rental fees to cover the cost of bond repayment.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			-		9,680,000		9,680,000
Land/Right of Way							-
Utility Relocation							-
Construction				-		71,820,000	71,820,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	9,680,000	71,820,000	81,500,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Revenue Bonds			-	-	9,680,000	71,820,000	81,500,000
							-
							-
							-
<b>Total Source</b>	-	-	-	-	9,680,000	71,820,000	81,500,000
Funding Source:		Project Schedule		Start		Finish	
SRB	81,500,000	Design		FY25		FY26	
		Land/Right of Way					
		Utility Relocation					
		Construction			FY25		FY26
		Other:					
<b>Total</b>	<b>\$81,500,000</b>	<b>Total Project</b>		FY25		FY26	

## City of Cedar Falls Capital Improvement Program

CIP Number: 192

Department: <b>Public Works</b>	Division: <b>Water Reclamation Division</b>	
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**Project Description:**  
Oak Park Sewer Replacement Project

This line runs through private property along property bordering 929 & 941 Oak Park Boulevard with an elevated portion through a wooded ravine. The elevated portion collapsed in December of 2018 and a temporary repair was made. A permanent repair will need to be made as soon as possible to avoid overflows or basement back-ups.



**Operations and Maintenance Impact on Budget:**  
Current:  
This project will have added impact on SRF funds.

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design	35,000						35,000
Land/Right of Way							-
Utility Relocation							-
Construction	260,000						260,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	295,000	-	-	-	-	-	295,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Revenue Bond	295,000						295,000
							-
							-
							-
							-
<b>Total Source</b>	295,000	-	-	-	-	-	295,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRB	295,000	Design		FY19		FY21	
		Land/Right of Way					
		Utility Relocation					
		Construction		FY20		FY21	
		Other:					
Total	\$295,000	<b>Total Project</b>		FY20		FY21	

**City of Cedar Falls Capital Improvement Program**

CIP Number: 193

Department:  
Public Works

Division:  
Water Reclamation

Project Number:

Project Description:  
**Plant Digester Rehabilitation**  
  
Rehabilitation of the plant digesters is needed to update, repair, and replace existing digesters to meet future regulations and population growth.



Operations and Maintenance Impact on Budget:  
Current:  
Sewer Rental Bonds will need to be sold and sewer rates will be impacted.  
  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design						2,600,000	2,600,000
Land/Right of Way							-
Utility Relocation							-
Construction						12,900,000	12,900,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	15,500,000	15,500,000

Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Revenue Bonds				-		15,500,000	15,500,000
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	15,500,000	15,500,000

Funding Source:		Project Schedule	Start	Finish
SRB	15,500,000	Design	FY26	FY26
		Land/Right of Way		
		Utility Relocation		
		Construction	FY26	FY26
		Other:		
<b>Total</b>	<b>\$15,500,000</b>	<b>Total Project</b>		

<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number 194
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Department: <b>Public Works</b>	Division: <b>Water Reclamation Division</b>	Project Number:
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Project Description:  
**Polymer Pumps**

The polymer system for the biosolids processing equipment are very difficult to get parts for. This is a very complex system and should be replaced as a complete unit.



Operations and Maintenance Impact on Budget:  
Current:  
Long-Term:  
none

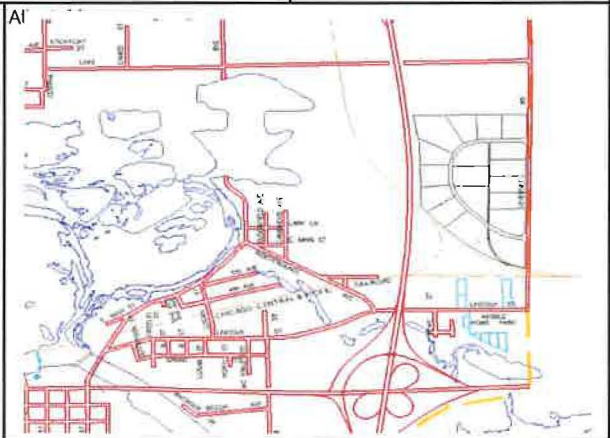
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			75,000				75,000
Other							-
<b>Total Costs</b>	-	-	75,000	-	-	-	75,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
SRF			75,000				75,000
							-
							-
<b>Total Source</b>	-	-	75,000	-	-	-	75,000
Funding Source:			Project Schedule	Start	Finish		
SRF	75,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY23	FY23		
<b>Total</b>	<b>\$75,000</b>	<b>Total Project</b>		FY23	FY23		

## City of Cedar Falls Capital Improvement Program

CIP Number 195

Department: <b>Public Works</b>	Division: <b>Water Reclamation Division</b>	
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**Project Description:**  
**Sanitary Sewer Infiltration & Inflow Reduction Project**  
 This project is aimed at reducing extraneous flows to the Water Reclamation Facility during wet weather, in response to pressure from EPA and DNR. It could encompass a program to grout lateral service lines and/or involve property owners in disconnecting footing drain connections and illegal sump pump connections to the sanitary sewer.



**Operations and Maintenance Impact on Budget:**  
 Current:  
 Sewer rates may have to be adjusted to cover the cost of this project.  
 Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	25,000	25,000	25,000	20,000	20,000	20,000	135,000
<b>Total Costs</b>	<b>25,000</b>	<b>25,000</b>	<b>25,000</b>	<b>20,000</b>	<b>20,000</b>	<b>20,000</b>	<b>135,000</b>
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Rental Fund	25,000	25,000	25,000	20,000	20,000	20,000	135,000
							-
							-
							-
							-
<b>Total Source</b>	<b>25,000</b>	<b>25,000</b>	<b>25,000</b>	<b>20,000</b>	<b>20,000</b>	<b>20,000</b>	<b>135,000</b>
Funding Source:		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>		
SRF	135,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		Annual	Annual		
<b>Total</b>	<b>\$135,000</b>	<b>Total Project</b>		Annual	Annual		

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 196
Department: <b>Public Works</b>	Division: <b>Water Reclamation</b>	Project Number:

Project Description:  
**Sanitary Sewer Spot Repairs/Emergency**

Some streets that are to be reconstructed or overlaid have damaged spots in the sanitary sewer and are repaired prior to the street's improvement in an effort to keep the street's surface integrity from being affected by sewer repairs. These funds may also be used if emergency repairs need to be made.



Operations and Maintenance Impact on Budget:  
Current:  
This has been an ongoing program and should not have a significant impact on the current budget.

Long-Term:  
This program helps improve the sanitary sewer system and protects the integrity of the system.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction	30,000	30,000	30,000	30,000	30,000	30,000	180,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	30,000	30,000	30,000	30,000	30,000	30,000	180,000
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Rental Fund	30,000	30,000	30,000	30,000	30,000	30,000	180,000
							-
							-
							-
<b>Total Source</b>	30,000	30,000	30,000	30,000	30,000	30,000	180,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRF	180,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		As needed		As needed	
		Other:					
<b>Total</b>	<b>\$180,000</b>	<b>Total Project</b>		As needed		As needed	



## City of Cedar Falls Capital Improvement Program

CIP Number: 197

Department:  
Public Works

Division:  
Water Reclamation

Project Number:

**Project Description:**

**Sartori Trust Farm Improvements**

This farm is used extensively for our biosolids land application program and generates revenue for the Health Trust Fund. Improvements are needed periodically either to satisfy USDA requirements, or to solve problems the tenant or city may be having, or enhance productivity of the soil.



**Operations and Maintenance Impact on Budget:**


**Current:**

Minimal impact on Sewer Rental Fund.

**Long-Term:**

Maintaining the property to meet USDA farm program requirements will insure our eligibility to participate in these beneficial programs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping	20,000	20,000					40,000
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	20,000	20,000	-	-	-	-	40,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Rental Funds							-
Health Trust	20,000	20,000					40,000
							-
							-
							-
<b>Total Source</b>	20,000	20,000	-	-	-	-	40,000
Funding Source:				Project Schedule	Start	Finish	
HT	40,000			Design			
				Land/Right of Way			
				Utility Relocation			
				Construction			
				Other:	FY21	FY26	
<b>Total</b>	<b>\$40,000</b>			<b>Total Project</b>	FY21	FY26	

City of Cedar Falls Capital Improvement Program					CIP Number: 198		
Department: Public Works		Division: Water Reclamation			Project Number:		
Project Description: Sewer Collection System Expansion Study							
<p>In order to prepare for future growth, planning of infrastructure needs to be completed with information and understanding of the condition and size of the current system and how best to proceed with extending this. An outside engineering firm with expertise in this area will be utilized to move forward with this.</p>							
Operations and Maintenance Impact on Budget:							
Current: This should be completed over three years and will have an impact on the current budget.							
Long-Term: This process will help the expansion of the sewer system proceed in a planned manner to help eliminate replacing undersized lines in the future. Some of the costs will be absorbed by developers as areas are expanded into.							
Project Costs	FY21	FY22	FY23	FY23	FY24	FY25	Total
Design	250,000	250,000					500,000
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	250,000	250,000	-	-	-	-	500,000
Source of Funds	FY21	FY22	FY23	FY23	FY24	FY25	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - S Industrial Park							-
Sewer Revenue Bond	250,000	250,000					500,000
							-
<b>Total Source</b>	250,000	250,000	-	-	-	-	500,000
Funding Source:	<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>		
SRB	500,000	Design	FY20		FY22		
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$500,000</b>	<b>Total Project</b>	FY20		FY22		


<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 199
Department: Public Works	Division: Water Reclamation	Project Number: 06.2417

**Project Description:**  
**Slipline Existing Sanitary Sewers**  
 An ongoing process of repair and refurbishing existing sewer lines. A very cost effective method of increasing the strength of a line while decreasing the infiltration. A decrease in infiltration is very beneficial to the WWTP.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This has been an ongoing program and does have a significant impact on the current budget.  
**Long-Term:**  
 This program helps improve the sanitary sewer system and protect the integrity of the system.

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other	200,000	200,000	250,000	250,000	250,000	250,000	1,400,000
<b>Total Costs</b>	<b>200,000</b>	<b>200,000</b>	<b>250,000</b>	<b>250,000</b>	<b>250,000</b>	<b>250,000</b>	<b>1,400,000</b>
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Rental Fund	200,000	200,000	250,000	250,000	250,000	250,000	1,400,000
CDBG							-
							-
							-
<b>Total Source</b>	<b>200,000</b>	<b>200,000</b>	<b>250,000</b>	<b>250,000</b>	<b>250,000</b>	<b>250,000</b>	<b>1,400,000</b>
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRF	1,400,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		Annual		Annual	
<b>Total</b>	<b>\$1,400,000</b>	<b>Total Project</b>		Annual		Annual	

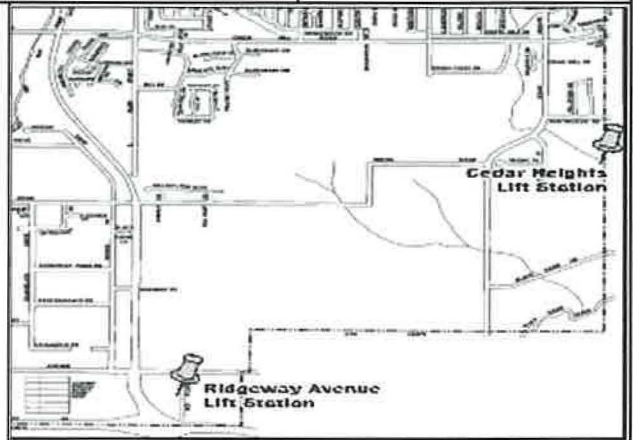
<b>City of Cedar Falls Capital Improvement Program</b>						CIP Number: 200	
Department: <b>Public Works</b>	Division: <b>Water Reclamation</b>				Project Number:		
Project Description: <b>UV Disinfection Bulb Replacement</b>  The bulbs used in the disinfection process have a lifespan of 1200 hours. They will need to be replaced to maintain permit requirements.							
Operations and Maintenance Impact on Budget:							
Current: Sewer rates have been adjusted to allow for this and other upgrades.							
Long-Term: This is a recurring cost.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			60,000				60,000
Other							-
<b>Total Costs</b>	-	-	60,000	-	-	-	60,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sanitary Sewer Rental Fu			60,000				60,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	60,000	-	-	-	60,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRF	60,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY23		FY23	
<b>Total</b>	<b>\$60,000</b>	<b>Total Project</b>					

## City of Cedar Falls Capital Improvement Program

CIP Number: 201

Department: Public Works  
 Division: Water Reclamation Division

Project Description:  
**Water Line Replacement**  
 The treatment plant feed line is only 4", is over 50 years old and needs to be upsized to 8" and fed through a heated structure. CFU has requested we complete a replacement with a meter installation and backflow preventer, which would have to be inside a heated building yet to be constructed.



Operations and Maintenance Impact on Budget:  
 Current:  
 This project will have some impact on the budget.

Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Design							-	
Land/Right of Way							-	
Utility Relocation							-	
Construction				100,000			100,000	
Landscaping							-	
Equipment & Furnish							-	
Other							-	
<b>Total Costs</b>	-	-	-	100,000	-	-	100,000	
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Gen. Obligation Bond							-	
Federal/State Funding							-	
Local Sales Tax							-	
Capital Projects							-	
Sewer Rental Fund				100,000			100,000	
							-	
							-	
							-	
							-	
<b>Total Source</b>	-	-	-	100,000	-	-	100,000	
Funding Source:	Project Schedule			Start	Finish			
SRF	100,000	Design						
		Land/Right of Way						
		Utility Relocation						
		Construction			FY24	FY24		
		Other:						
<b>Total</b>	<b>\$100,000</b>	<b>Total Project</b>			FY24	FY24		

**City of Cedar Falls Capital Improvement Program**

CIP Number: 202

Department:  
Public Safety Services

Division:  
Fire Operations

Project Number:

Project Description:  
AED  
AED units are used in medical emergencies involving cardiac arrest. These units typically have a 10 year life span, although from time to time may need to be replaced sooner due to upgrades or other requirements. Batteries and pads need to be replaced often due to expiration dates. The Fire Department is responsible for the AED program through out the City. There are 25 AEDs in the city.



Operations and Maintenance Impact on Budget:  
Current:  
There are some maintenance costs that will effect the fire operations budget.  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			15,000			15,000	30,000
Other							-
<b>Total Costs</b>	-	-	15,000	-	-	15,000	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue			15,000			15,000	30,000
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	15,000	-	-	15,000	30,000

Funding Source:		Project Schedule	Start	Finish
GR	\$30,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY23	FY26
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY26</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 203

Department:  
Public Safety Services

Division:  
Fire Operations

Project Number:  
04.2369

**Project Description:**  
Bunker Gear, Replacement of PASS Devices and Volunteer Equipment

Personal protective equipment (PPE), including fire gear need to be replaced as they wear and breakdown. The life span of the fire gear is up to 10 years. The bunker gear is replaced as it wears or is damaged. The average bunker gear cost \$2,500. The estimates below are based on replacing older gear and new gear according our schedule.



**Operations and Maintenance Impact on Budget:**  
Current:  
Purchase of integrated PASS devices or Bunker gear from operating budget would have a major effect on the Operating Budget, however items purchased with bond funds meet the longevity of equipment requirement.  
Long-Term:  
There is the usual costs of cleaning and maintaining the gear, which is already built into the annual budget.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	10,000	20,000	25,000	40,000	15,000	20,000	130,000
Other							-
<b>Total Costs</b>	10,000	20,000	25,000	40,000	15,000	20,000	130,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	10,000	20,000	25,000	40,000	15,000	20,000	130,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue							-
							-
							-
							-
							-
<b>Total Source</b>	10,000	20,000	25,000	40,000	15,000	20,000	130,000

Funding Source:		Project Schedule	Start	Finish
GO Bond	130,000	Design		
GR	-	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY 19	FY 26
<b>Total</b>	<b>\$130,000</b>	<b>Total Project</b>	<b>FY 19</b>	<b>FY 26</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 204
Department: Public Safety Services	Division: Fire Operations	Project Number:

**Project Description:**  
Fire Hose

A replacement program for Fire Hose has been developed. The Fire Department is still using some fire hoses from 1980's. This comprehensive replacement program will help insure safety of fire personnel and our operation efficiency. About one dozen lengths fail testing each year. On going replacement is vital to operations. These funds include updating of nozzles and other connections.



**Operations and Maintenance Impact on Budget:**  
Current:  
Maintaining fire hose is already included in the normal operating budget. However, replacement is not in the operating budget.

Long-Term:  
Life expectancy of fire hose is 20 years.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	6,000		6,000		6,000		18,000
Other							-
<b>Total Costs</b>	6,000	-	6,000	-	6,000	-	18,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue	6,000		6,000		6,000		18,000
Donations							-
							-
							-
							-
<b>Total Source</b>	6,000	-	6,000	-	6,000	-	18,000
Funding Source: GR	18,000	Project Schedule		Start	Finish		
		Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:			FY 21		FY 25
<b>Total</b>	<b>\$18,000</b>	<b>Total Project</b>		FY 21	FY 25		



**City of Cedar Falls Capital Improvement Program**

CIP Number: 205

Department:  
Public Safety Services

Division:  
Fire Operations

Project Number:

**Project Description:**  
SCBA Replacement

The City purchased the current Self Contained Breathing Apparatus which includes the backpack, air tanks and face masks in 2009 placing the age of these units at 11 years. The life expectancy of these units is 15 years. Replacement costs of the units is \$500 per face mask, \$1,200 per tank and the back pack is \$3,500 each. CF Fire would need 40 back packs, 100 tanks and 70 face masks. Each firefighter is issued a mask that is specific to them. Back packs and tanks are shared. Newer units are not compatible with the older units we currently own.



**Operations and Maintenance Impact on Budget:**  
Current:  
Minimal cost to maintain this equipment. The normal operating budget can afford maintenance costs.

Long-Term:  
Long-term costs are handled within the normal budget with the exception of the replacement of the equipment.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish				295,000			295,000
Other							-
<b>Total Costs</b>	-	-	-	295,000	-	-	295,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond				70,000			70,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Assist to FF Grant				225,000			225,000
							-
							-
<b>Total Source</b>	-	-	-	295,000	-	-	295,000

Funding Source:	Amount	Project Schedule	Start	Finish
GO	70,000	Design		
FF	225,000	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY24	FY24
<b>Total</b>	<b>\$295,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY24</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 206

Department:  
Public Safety Services

Division:  
Police

Project Number:  
05.2370

Project Description:  
**Ballistic Vest Replacement**  
  
Scheduled replacement of Bullet Resistant Vests. FY20: 30 vests; FY21: 15 vests; FY22: 21 vests; FY23: 13 vests; FY24: 16 vests. Police officers are required to wear ballistics vests during patrol functions. The vests have a lifespan of 5 years. These purchases are for the replacement of expired vests and purchases for new hires.



Current:  
There will be no effect on the General Fund Operating Budget since these vests are being purchased with grant funds and forfeiture funds.

Long-Term:

<b>Project Costs</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	6,750	6,750	9,750	12,000			35,250
Other							-
<b>Total Costs</b>	6,750	6,750	9,750	12,000	-	-	35,250
<b>Source of Funds</b>	<b>FY21</b>	<b>FY22</b>	<b>FY23</b>	<b>FY24</b>	<b>FY25</b>	<b>FY26</b>	<b>Total</b>
Gen. Obligation Bond							-
Federal/State Funding	3,375	3,375	4,875	6,000	-		17,625
Local Sales Tax							-
Capital Projects							-
Police Forfeiture	3,375	3,375	4,875	6,000	-		17,625
Police Block Grant							-
Donations							-
							-
<b>Total Source</b>	6,750	6,750	9,750	12,000	-	-	35,250
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
F/S	17,625	Design					
PF	17,625	Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY 19		FY24	
<b>Total</b>	<b>\$35,250</b>	<b>Total Project</b>		FY 19		FY24	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 207
Department: Public Safety Services	Division: Police	Project Number:

Project Description:  
**Equipment Reserve**  
 For the purchase of various police equipment for reserve officers. The department supplements policing efforts with the use of reserve officers. This fund helps to equip the reserve officers with needed equipment.



Operations and Maintenance Impact on Budget:  
 Current:  
 By maintaining a reserve of police equipment, fluctuations in the operating budget will not occur when equipment needs to be purchased.  
 Long-Term:  
 Any repairs associated with this equipment after any warranty expires would come out of the general operating budget.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	9,000	9,000	9,000	9,000	9,000	9,000	54,000
Other							-
<b>Total Costs</b>	9,000	9,000	9,000	9,000	9,000	9,000	54,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue	9,000	9,000	9,000	9,000	9,000	9,000	54,000
							-
							-
							-
							-
<b>Total Source</b>	9,000	9,000	9,000	9,000	9,000	9,000	54,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GR	54,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		Annual		Annual	
<b>Total</b>	<b>\$54,000</b>	<b>Total Project</b>		Annual		Annual	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 208
Department: <b>Public Safety Services</b>	Division: <b>Police</b>	Project Number:

**Project Description:**

**Forensic Cellphone & Tablet Equipment**

The Public Safety Department currently owns a Cellbrite Forensic Kit that is used to examine cellphones and tablets as needed for criminal investigation. The unit is used weekly to examine phones. As with most technology these units need upgraded or replaced regularly in order to analyze the newer lines of phones that come out annually. This unit needs expensive upgrades annually or replaced completely every few years.



**Operations and Maintenance Impact on Current:**

**Long-Term:**  
Annual repair and maintenance will impact the operating budgets after any warranties expire.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish		10,000		5,000			15,000
Other	-		-		-	-	-
<b>Total Costs</b>	-	10,000	-	5,000	-	-	15,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	-		-		-	-	-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
General Revenue		10,000		5,000			15,000
							-
							-
							-
							-
<b>Total Source</b>	-	10,000	-	5,000	-	-	15,000

<b>Funding Source:</b>		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GR	15,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY22	FY24
<b>Total</b>	<b>\$15,000</b>	<b>Total Project</b>	FY22	FY24

**City of Cedar Falls Capital Improvement Program**

CIP Number: 209

Department:  
Public Safety Services

Division:  
Police

Project Number:

Project Description:  
**In Car Camera**

The Police Department has in-car camera systems in each of the 12 patrol vehicles. Each police officer has a body camera. The camera systems record audio and video of all police activity. The car cameras and body cameras do link together providing side by side synched viewing. The current cameras are expected to reach the end of their life expectancy in 2023. The in-car camera system and body cameras are expected by courts and the public in this modern day of policing and technology.



Operations and Maintenance Impact on Budget:  
Current:

Long-Term:  
Any repairs associated with this equipment after any warranty expires would come out of the general operating budget.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			160,000				160,000
Other							-
<b>Total Costs</b>	-	-	160,000	-	-	-	160,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue			160,000				160,000
							-
							-
<b>Total Source</b>	-	-	160,000	-	-	-	160,000

Funding Source:		Project Schedule	Start	Finish
GR	160,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY23	FY23
<b>Total</b>	<b>\$160,000</b>	<b>Total Project</b>	FY23	FY23

**City of Cedar Falls Capital Improvement Program**

CIP Number: 210

Department:  
Public Safety Services

Division:  
Police

Project Number:

Project Description:  
**Lab and Investigative Equipment**  
  
The Police Department processes many crime scenes each year. This requires a wide variety of equipment, including static print lifter, camera equipment, fumer, laser fingerprint light and other equipment. Equipment is replaced as needed or added if a need arises. Technology frequently changes and new tools are created that can be of aid during investigations.



Operations and Maintenance Impact on Budget:  
Current:  
  
Long-Term:  
Any repairs associated with this equipment after any warranty expires would come out of the general operating budget.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	10,000		10,000				20,000
Other							-
<b>Total Costs</b>	10,000	-	10,000	-	-	-	20,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
General Revenue	10,000		10,000				20,000
							-
							-
							-
							-
							-
<b>Total Source</b>	10,000	-	10,000	-	-	-	20,000

Funding Source:		Project Schedule	Start	Finish
GR	20,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY21	FY23
<b>Total</b>	<b>\$20,000</b>	<b>Total Project</b>	<b>FY21</b>	<b>FY23</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: 211

Department: Public Safety      Division: Police      Project Number:

**Project Description:**  
**Radar**  
 The Public Safety Department has one radar installed in each patrol vehicle for speed violation detection. The radar units have a life span of less than 10 years. Each unit cost is approximately \$3,000. The Department intends to replace each of the 12 radar units over a 3 year period.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 There is a minimal cost to to maintain this equipment and normal operating budget can afford these costs.  
**Long-Term:**  
 There is a minimal cost to to maintain this equipment and normal operating budget can afford these costs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish			9,000	9,000	12,000		30,000
Other							-
<b>Total Costs</b>	-	-	9,000	9,000	12,000	-	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue			9,000	9,000	12,000		30,000
							-
							-
<b>Total Source</b>	-	-	9,000	9,000	12,000	-	30,000

Funding Source:	Project Schedule	Start	Finish
GR 30,000	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY23	FY25
<b>Total</b>	<b>Total Project</b>	FY23	FY25

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 212
Department: Public Safety Services	Division: Police	Project Number:

**Project Description:**  
**Weapons**

The Police Division has an inventory of handguns, rifles, shotguns and Tasers that need replaced on a 5 to 10 year basis. The weapons are a necessary piece of equipment for the safety of the public and the police officers. The replacement of the weapons are based upon their useful life and maintenance concerns. FY21 - 6 Tasers and holsters, FY22 - 12 tasers and cartridges, FY23 - 4 Tasers and 12 shotguns, FY24 - 4 Tasers, FY25 - 90 handguns, FY26 - 13 rifles.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
Minimal cost to maintain this equipment. Normal operating budget can afford these costs.

**Long-Term:**  
Long-term costs are handled with the annual budget with the exception of the replacement of the equipment.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	18,000	35,000	18,000	10,000	20,000	18,000	119,000
Other							-
<b>Total Costs</b>	18,000	35,000	18,000	10,000	20,000	18,000	119,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects		17,000					17,000
Cedar Falls Utilities							-
TIF - Downtown							-
General Revenue	18,000	18,000	18,000	10,000	20,000	18,000	102,000
							-
							-
<b>Total Source</b>	18,000	35,000	18,000	10,000	20,000	18,000	119,000

Funding Source:		Project Schedule	Start	Finish
CP	17,000	Design		
GR	102,000	Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY21	FY26
<b>Total</b>	<b>\$119,000</b>	<b>Total Project</b>	<b>FY21</b>	<b>FY 26</b>



**FY21 - FY26 CAPITAL IMPROVEMENTS PROGRAM SUMMARY  
CITY OF CEDAR FALLS  
LIST OF UNMET NEEDS**

#	PROJECT	DEPT/ DIV	REQUESTED AMOUNT
A	Industrial Park Expansion (Future Phases)	ADM/ED	7,000,000
B	Parking Lot: City Hall	FBO/PARKING	70,000
C	Recreation Center Expansion & Land Acquisition	CD/INSPECT	6,000,000
D	Cedar River Safety & Recreational Improvements - Phase II	CD/PLAN	15,000,000
E	Center Street Trail - Paved Shoulder	CD/PLAN	473,000
F	Birdsall Fencing	CD/REC	200,000
G	Rec Camera's	CD/REC	52,000
H	Falls-Splash Pad Installation	CD/REC	225,000
I	Hearst Center - Replace tile flooring on lower level	CD/CULT	10,170
J	Hearst Center - Lower Restrooms Refurbish	CD/CULT	35,000
K	Hearst Center - Upper Restrooms Refurbish	CD/CULT	35,000
L	Visitor Center - Entrance Sign	CD/V&T	10,000
M	Bridges/Culverts: Bridge Handrail - Center St. & N. Main	PW/ENG	433,000
N	Bridges/Culverts: W. 12th Street Culvert (Near Union Road)	PW/ENG	275,000
O	Industrial & City Development: Capital Way Street Extension	PW/ENG	95,500
P	Industrial & City Development: Venture Way Street Extension	PW/ENG	67,500
Q	Industrial & City Development: Waterway Avenue Extension	PW/ENG	255,000
R	Sanitary Sewer: Main Street to James Drive Extension	PW/ENG	340,000
S	Sanitary Sewer: SW Branch of Dry Run Creek Extension	PW/ENG	3,000,000
T	Sidewalks/Trails: Cedar Heights Drive Shoulder Improvements	PW/ENG	325,000
U	Sidewalks/Trails: Center Street (Lone Tree - Dunkerton)	PW/ENG	262,500
V	Sidewalks/Trails: Danish Drive Infill	PW/ENG	8,000
W	Sidewalks/Trails: Devlin Circle Sidewalk Infill	PW/ENG	10,000
X	Sidewalks/Trails: E. Viking Road Trail Infill	PW/ENG	480,000
Y	Sidewalks/Trails: Hudson Road Trail - Prairie Lakes	PW/ENG	560,000
Z	Sidewalks/Trails: Hwy 58 Recreation Trail to UNI Campus	PW/ENG	1,000,000
AA	Sidewalks/Trails: Magnolia Drive Sidewalk Infill	PW/ENG	26,000
BB	Sidewalks/Trails: State Street Infill	PW/ENG	6,000
CC	Sidewalks/Trails: Valley High Drive Sidewalk Infill	PW/ENG	15,000
DD	Sidewalks/Trails: Veralta Infill	PW/ENG	45,000
EE	Sidewalks/Trails: W. 8th Street Sidewalk Infill	PW/ENG	60,000
FF	Sidewalks/Trails: W. 12th Street Sidewalk Infill	PW/ENG	25,000
GG	Storm Water: Terrace Drive Storm Sewer Extension	PW/ENG	200,000
HH	Streets: Ashworth Drive Extension West of Arbors Drive	PW/ENG	275,000
II	Streets: Barnett Drive Extension	PW/ENG	2,050,000

JJ	<b>Streets: Greenhill Road &amp; Coneflower Intersection Widening</b>	PW/ENG	930,000
KK	<b>Streets: Greenhill Road Corridor Lighting</b>	PW/ENG	198,000
LL	<b>Streets: Greenhill Road/University Avenue Landscaping</b>	PW/ENG	176,000
MM	<b>Streets: Union Road Phase II - From 27th to 12th St.</b>	PW/ENG	2,715,000
NN	<b>Dog Park - Northern Cedar Falls</b>	PW/PARK	65,000
OO	<b>Island Park Improvements</b>	PW/PARK	1,380,000
PP	<b>Parkland Purchase</b>	PW/PARK	500,000
QQ	<b>Greenhill Road Drainage Improvements</b>	PW/STR	287,000
RR	<b>Detention Basin Floor Repair</b>	PW/WTR	30,000
SS	<b>Park Drive Second Forcemain</b>	PW/WTR	1,500,000
TT	<b>Ulrich Park Lift Station</b>	PW/WTR	2,000,000
UU	<b>Hazardous Materials Upgrade</b>	PSS/FIRE	10,000
VV	<b>Replacement of Thermal Imaging Units</b>	PSS/FIRE	20,000
WW	<b>Technical Rescue Equipment &amp; SCBA</b>	PSS/FIRE	35,000
	<b>TOTAL</b>		<b>\$ 48,769,670</b>

## City of Cedar Falls Capital Improvement Program

CIP Number: **A**

Department:  
**Administration**

Division:  
**Economic Development**

Project Number:

Project Description:

### Industrial Park Expansion (Future Phases)

The City of Cedar Falls has completed the expansion of the West Viking Road Industrial Park and development of the Northern Cedar Falls Industrial Park. With that, the City recently acquired 200 acres of ground to continue the expansion of the West Viking Road Industrial Park. This project would plan for the design and construction of infrastructure of future phases of the industrial park expansion project when they are ready to be developed.



Operations and Maintenance Impact on Budget:

Current:

This expense will be initially paid by Economic Development Funds then will be certified as TIF debt within the Unified Highway 58 Corridor Urban Renewal Plan (TIF District).

Long-Term:

Industrial Park growth will increase property tax revenues and job opportunities.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right-of-Way							-
Utility Relocation							-
Construction						7,000,000	7,000,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	7,000,000	7,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
TIF - Unified		-		-		7,000,000	7,000,000
							-
							-
<b>Total Source</b>	-	-	-	-	-	7,000,000	7,000,000
Funding Source:			Project Schedule		Start	Finish	
TIF - UN	7,000,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY25		FY26	
		Other:					
<b>Total</b>	<b>\$7,000,000</b>	<b>Total Project</b>		FY20		FY26	

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: B
Department: Finance & Business Administration	Division: Parking	Project Number:


Project Description:  
 Parking Lot: City Hall  
 This project will reconstruct the parking lot behind City Hall.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since General Obligation Bond is being used.  
 Long-Term:  
 The parking lot will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				70,000			70,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-		70,000	-	-	70,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond				70,000			70,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	70,000	-	-	70,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GO	70,000	Design	FY24	FY24
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:	FY24	FY24
Total	\$70,000	<b>Total Project</b>	FY24	FY24

City of Cedar Falls Capital Improvement Program						CIP Number:	C
Department: Community Development			Division: Inspections			Project Number:	
Project Description: Recreation & Fitness Center Expansion & Land Acquisition							
<p>The project will add an estimated 7,600 square feet. This addition will allow the City to offer a wider selection of programs and at more times. Fees generated from the increase in membership sales &amp; program fees are anticipated to cover any increase in costs. Plus, this expansion allows classes to be larger, generating additional revenue with no additional staff cost. This addition will allow more flexibility in programming the different areas. The land has already been acquired. This project is pending based on the usage study results.</p>							
Operations and Maintenance Impact on Budget:							
Current: A portion of this project will be funded through general obligation bonds so it will have a small effect on property taxes.							
Long-Term: Additional space will mean more maintenance and utility costs.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					500,000		500,000
Land/Right of Way				250,000			250,000
Utility Relocation							-
Construction						4,500,000	4,500,000
Landscaping							-
Equipment & Furnish						750,000	750,000
Other							-
<b>Total Costs</b>	-	-		250,000	500,000	5,250,000	6,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects						115,000	115,000
Rec CIP				250,000	165,000	1,000,000	1,415,000
Private					335,000	335,000	670,000
Black Hawk Cnty Gaming						300,000	300,000
Block Grant						500,000	500,000
GFS						3,000,000	3,000,000
<b>Total Source</b>	-	-		-	250,000	500,000	6,000,000
Funding Source:				Project Schedule		Start	Finish
GO	-			Design		FY24	FY25
PRIV	670,000			Land/Right of Way			
RCCIP	1,415,000			Utility Relocation			
CP	115,000			Construction		FY25	FY26
GFS	3,000,000			Other:			
CDBG	500,000						
BHCG	300,000						
<b>Total</b>	<b>6,000,000</b>			<b>Total Project</b>		<b>FY24</b>	<b>FY26</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: D

Department:  
Community Development

Division:  
Planning & Community Services

Project Number:

Project Description:  
**Cedar River Safety and Recreational Improvements Phase II**

This project will study and construct a new recreational features to replace the existing Center Street Dam.



Operations and Maintenance Impact on Budget:

Current:  
The recreational features will impact the debt service levy.

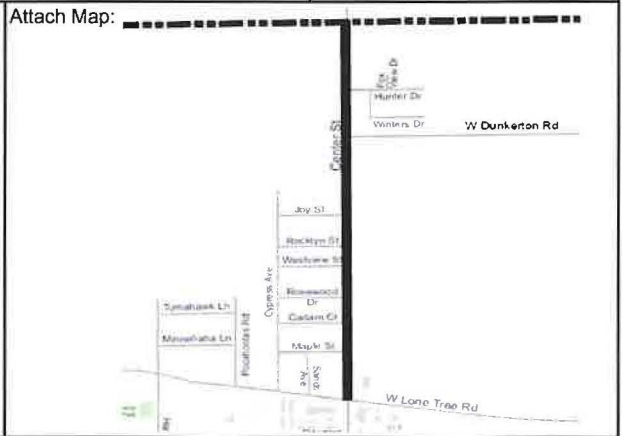
Long-Term:  
The public improvements will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					1,500,000		1,500,000
Land/Right of Way							-
Utility Relocation							-
Construction						13,500,000	13,500,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	1,500,000	13,500,000	15,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond					300,000		300,000
Federal/State Funding						10,000,000	10,000,000
Local Sales Tax							-
Capital Projects							-
Flood Reserve							-
Private					1,200,000	3,500,000	4,700,000
Black Hawk Cnty Gaming							-
							-
							-
<b>Total Source</b>	-	-	-	-	1,500,000	13,500,000	15,000,000

Funding Source:		Project Schedule	Start	Finish
GO Bond	300,000	Design	FY25	FY26
F/S	10,000,000	Land/Right of Way		
PRIV	4,700,000	Utility Relocation		
FR	-	Construction	FY26	FY26
BHCG	-	Other:		
<b>Total</b>	<b>\$15,000,000</b>	<b>Total Project</b>	<b>FY25</b>	<b>FY26</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: E
Department: Community Development	Division: Planning & Community Services	Project Number:

**Project Description:**  
**Center Street Trail - Paved Shoulder**  
 The Center Street trail from Lone Tree Road to the north city limits involves a 5-foot wide paved shoulder on both sides of the roadway.




**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the debt service levy since bond funding is being used.  
**Long-Term:**  
 The paved shoulder trail will be maintained by Public Works.


Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					43,000		43,000
Land/Right of Way							-
Utility Relocation							-
Construction						430,000	430,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	43,000	430,000	473,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond					43,000	430,000	473,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	43,000	430,000	473,000

Funding Source:	Project Schedule	Start	Finish
GO Bond	Design	FY25	FY25
	Land/Right of Way		
	Utility Relocation		
	Construction	FY26	FY26
	Other:		
<b>Total</b>	<b>Total Project</b>	<b>FY25</b>	<b>FY26</b>

City of Cedar Falls Capital Improvement Program						CIP Number:	F
Department: Community Development		Division: Recreation			Project Number:		
Project Description: Birdsall Fencing  To install a tall protective fence along West 12th Street where the softball complex is located. This is needed in an attempt to prevent trail users and vehicles traveling on 12th Street from being hit by balls during scheduled events on the fields and for drop in usage as well.							
Operations and Maintenance Impact on Budget: Current: None. Just a safety issue.  Long-Term: Annual maintenance to keep fence functioning as intended.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						200,000	200,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	200,000	200,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Player Fund							-
Capital Projects						200,000	200,000
Rec CIP							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	200,000	200,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
CP	200,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction		FY26		FY26	
		Other:					
Total	\$200,000	<b>Total Project</b>		FY26		FY26	



City of Cedar Falls Capital Improvement Program						CIP Number	G
Department: Community Development		Division: Recreation				Project Number:	
Project Description:  Rec Cameras  The security/Camera system is not even marginal and needs to be updated with cameras added in numerous locations to protect the public, staff, and most of all the City.							
Operations and Maintenance Impact on Budget: Current: The debt service levy and the general fund will not be affected by this project since rec fees set aside in a capital projects fund will be used. Long-Term:							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	52,000						52,000
Other							-
<b>Total Costs</b>	52,000	-	-	-	-	-	52,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RC CIP	52,000						52,000
							-
							-
<b>Total Source</b>	52,000	-	-	-	-	-	52,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP	52,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY21		FY21	
<b>Total</b>	<b>\$52,000</b>	<b>Total Project</b>		FY21		FY21	

City of Cedar Falls Capital Improvement Program						CIP Number	H
Department: Community Development			Division: Recreation			Project Number:	
Project Description:  Falls- Splash Pad Installation  Remove & replace Totem Pole water feature with more modern Splash Pad Play Structure.							
Operations and Maintenance Impact on Budget: Current: Demolition & Replacement costs  Long-Term: Cost to maintain & repair structure							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			25,000				25,000
Land/Right of Way							-
Utility Relocation							-
Construction				200,000			200,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	25,000	200,000	-	-	225,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
RC CIP			25,000	200,000			225,000
							-
							-
<b>Total Source</b>	-	-	25,000	200,000	-	-	225,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
RC CIP		225,000		Design		FY23	
				Land/Right of Way			
				Utility Relocation			
				Construction		FY24	
				Other:			
<b>Total</b>		<b>\$225,000</b>		<b>Total Project</b>		FY23	
						FY24	

**City of Cedar Falls Capital Improvement Program**

CIP Number: |

Department:  
Community Development

Division:  
V&T - Cultural

Project Number:

Project Description:  
Hearst Center - Replace tile flooring on lower level  
  
Lower level composite vinyl tile is in poor condition that warrants replacement. The flooring has exceeded its life expectancy and is no longer able to be refinished to a satisfactory standard. Areas are deteriorating and beginning to cause trip hazards. This request is contingent on expansion/relocation options.



Operations and Maintenance Impact on Budget:  
Current:  
  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish				10,170			10,170
Other							-
<b>Total Costs</b>	-	-	-	10,170	-	-	10,170
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
Cultural Imp Fund				10,170			10,170
							-
							-
<b>Total Source</b>	-	-	-	10,170	-	-	10,170

Funding Source:	Project Schedule	Start	Finish
CIF	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	FY24	FY24
	Other:		
<b>Total</b>	<b>Total Project</b>	FY24	FY24

# City of Cedar Falls Capital Improvement Program

CIP Number:

Item 3.

Department:  
Community Development

Division:  
V&T-Cultural

Project Number:

**Project Description:**

**Hearst Center Lower Restrooms Refurbish**

Lower lever restrooms are frequented by class attendees. Space is original to 1989 and contain one men's and one women's room. New stalls, fixtures, countertops and flooring are recommended. Contingent on expansion/relocation options being explored.

**Attach Map:**



**Operations and Maintenance Impact on Budget:**

**Current:**

No impact to current operating budget

**Long-Term:**

New fixtures and flooring may reduce cleaning and maintenance costs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Design							-	
Land/Right of Way							-	
Utility Relocation							-	
Construction					35,000		35,000	
Landscaping							-	
Equipment & Furnish							-	
Other							-	
<b>Total Costs</b>	-	-	-	-	35,000	-	35,000	
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total	
Gen. Obligation Bond							-	
Federal/State Funding							-	
Local Sales Tax							-	
Cultural Impr. Fund					35,000		35,000	
Cultural - Rep & Maint. Fur							-	
General Revenue							-	
Capital Projects							-	
							-	
							-	
<b>Total Source</b>	-	-	-	-	35,000	-	35,000	
Funding Source:	Project Schedule			Start	Finish			
CIF	35,000	Design						
		Land/Right of Way						
		Utility Relocation						
		Construction			FY25	FY25		
		Other:						
<b>Total</b>	<b>\$35,000</b>	<b>Total Project</b>						

# City of Cedar Falls Capital Improvement Program

CIP Number:

Item 3.

Department:  
Community Development

Division:  
V&T-Cultural

Project Number:

**Project Description:**

**Hearst Center Upper Restrooms Refurbish**

Facelift for the public restrooms on the first floor (one men's, one women's.) Space is original to 1989. Current wallpaper is stained, some minor wall repairs are needed, new stalls, fixtures, countertops and flooring are recommended. Contingent on expansion/relocation options being explored.

**Attach Map:**



**Operations and Maintenance Impact on Budget:**

**Current:**

No impact to current operating budget

**Long-Term:**

New fixtures and flooring may reduce cleaning and maintenance costs.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				35,000			35,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	35,000	-	-	35,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Cultural Impr. Fund				35,000			35,000
Cultural - Rep & Maint. Fur							-
General Revenue							-
Capital Projects							-
							-
							-
<b>Total Source</b>	-	-	-	35,000	-	-	35,000

**Funding Source:**

		Project Schedule	Start	Finish
CIF	35,000	Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY24	FY25
		Other:		
<b>Total</b>	<b>\$35,000</b>	<b>Total Project</b>		

**City of Cedar Falls Capital Improvement Program**

CIP Number: L

Department:  
Community Development

Division:  
V&T

Project Number:

Project Description:  
**Visitor Center -Entrance Sign**  
  
The monument sign at the entrance to the Visitor Center coordinates with the building and other monument signage throughout Industrial Park. The top of the sign is composed of aluminum and vinyl with interior LED illumination. It was updated in 2012 and is beginning to show wear. In addition, the logo is outdated. We would like to replace this portion of the sign, leaving the stone monument and Daktronics electronic message board intact, spreading the expense over two fiscal years.



Operations and Maintenance Impact on Budget:  
Current:  
This project will be funded from the Division's cash reserves.  
  
Long-Term:  
Little maintenance is expected

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Sign Update			5,000	5,000			10,000
							-
							-
							-
							-
							-
Other							-
<b>Total Costs</b>	-	-	5,000	5,000	-	-	10,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Tourism Cash Reserves			5,000	5,000			10,000
							-
							-
							-
							-
<b>Total Source</b>	-	-	5,000	5,000	-	-	10,000

Funding Source:	Project Schedule	Start	Finish
TRC	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction	FY23	FY24
	Other:		
<b>Total</b>	<b>Total Project</b>		







<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: 0
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

Project Description:  
**Industrial & City Development: Capital Way Street Extension**  
 This project will extend Capital Way to the limits of the platted area within the industrial park.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will be certified in the Unified TIF district and TIF revenues will be used to repay the expense.  
 Long-Term:  
 The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design					7,500		7,500
Land/Right of Way							-
Utility Relocation							-
Construction						88,000	88,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	7,500	88,000	95,500
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -					7,500	88,000	95,500
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	7,500	88,000	95,500

Funding Source:		Project Schedule		Start	Finish
TIF-UN	95,500	Design		FY23	FY23
		Land/Right of Way			
		Utility Relocation			
		Construction		FY24	FY24
		Other:			
<b>Total</b>	<b>\$95,500</b>	<b>Total Project</b>		<b>FY23</b>	<b>FY24</b>



<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: Q
Department: Public Works	Division: Engineering	Project Number:

Project Description:  
**Industrial & City Development: Waterway Avenue Extension**  
 This project will extend Waterway Avenue to the limits of the platted area within the industrial park.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will be certified in the Unified TIF district and TIF revenues will be used to repay the expense.  
 Long-Term:  
 The street will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design						30,000	30,000
Land/Right of Way							-
Utility Relocation							-
Construction						225,000	225,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	255,000	255,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Tax Increment Financing -				-		255,000	255,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	255,000	255,000

Funding Source:	Project Schedule	Start	Finish
TIF-UN 255,000	Design	FY21	FY21
	Land/Right of Way		
	Utility Relocation		
	Construction	FY21	FY21
	Other:		
<b>Total</b>	<b>Total Project</b>	<b>FY19</b>	<b>FY21</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: R
Department: Public Works	Division: Engineering	Project Number:

**Project Description:**  
Sanitary Sewer: Main Street to James Drive Extension

This project will bridge the gap in the City's sanitary network by connecting the mains at Main Street and James Drive. This will afford multiple properties the ability to connect to the City's sanitary network.



**Operations and Maintenance Impact on Budget:**  
Current:  
This will not impact the debt service levy since the General Obligation Fund will not be used.

Long-Term:  
The City's wastewater division will maintain this realignment.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way						40,000	40,000
Utility Relocation							-
Construction						300,000	300,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	340,000	340,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Sewer Revenue Bond - 5						340,000	340,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	340,000	340,000

Funding Source:	340,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
SRB-5		Design		
		Land/Right of Way		
		Utility Relocation		
		Construction	FY26	FY26
		Other:		
Total	\$340,000	<b>Total Project</b>	FY26	FY26

**City of Cedar Falls Capital Improvement Program**

CIP Number: S

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:  
**Sanitary Sewer: SW Branch of Dry Run Creek Extension**  
This project will extend the sanitary sewer system an additional 3000 feet to the west to promote future development.



Operations and Maintenance Impact on Budget:  
Current:  
This will not impact the debt service levy since bond funding is not being used.  
Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						3,000,000	3,000,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	3,000,000	3,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Sewer Revenue Bond						3,000,000	3,000,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	3,000,000	3,000,000

Funding Source:	Project Schedule	Start	Finish
SRB-2026	3,000,000		
	Design		
	Land/Right of Way		
	Utility Relocation		
	Construction		
	Other:	FY26	FY26
<b>Total</b>	<b>\$3,000,000</b>	<b>FY26</b>	<b>FY26</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: T
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

Project Description:  
**Sidewalks/Trails: Cedar Heights Drive Shoulder Improvements**  
 This project would construct 5' shoulders on both sides of Cedar Heights Drive from Viking Road to Black Hawk Road.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since bond funding is being used.  
 Long-Term:  
 The shoulders will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			325,000				325,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	325,000	-	-	-	325,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond			325,000				325,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	325,000	-	-	-	325,000

Funding Source: GO	325,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design	FY23	FY23
		Land/Right of Way		
		Utility Relocation		
		Construction	FY23	FY23
		Other:		
<b>Total</b>	<b>\$325,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY23</b>

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: U
Department: <b>Public Works</b>	Division: <b>Engineering</b>	Project Number:

Project Description:  
**Sidewalks/Trails: Center Street**  
 This project will construct 2,625 feet of sidewalk on the east side of Center Street from Lone Tree Road to Dunkerton Road.



Operations and Maintenance Impact on Budget:  
 Current:  
 This will impact the debt service levy since bond funding is being used.  
 Long-Term:  
 The sidewalk will be maintained by Public Works until the adjacent property is developed.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				262,500			262,500
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	262,500	-	-	262,500
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond				262,500			262,500
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	262,500	-	-	262,500

Funding Source: GO	262,500	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
		Design	FY23	FY24
		Land/Right of Way		
		Utility Relocation		
		Construction	FY24	FY24
		Other:		
<b>Total</b>	<b>\$262,500</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY24</b>











<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: Z
Department: Public Works	Division: Engineering	Project Number:

**Project Description:**  
**Sidewalks/Trails: Hwy 58 Recreation Trail to UNI Campus**  
 As recreational trail improvements are developed, UNI requests a recreational trail connection to the Prairie Lakes Trail and Greenhill Trail with UNI's south campus in the Hwy 58 prairie and Upland Forest areas. This project would construct an underpass on Greenhill Road west of Hwy 58.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the debt service levy since bond funding is being used.  
**Long-Term:**  
 The trail will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				1,000,000			1,000,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	1,000,000	-	-	1,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond				200,000			200,000
Federal or State Funding				800,000			800,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	1,000,000	-	-	1,000,000

Funding Source: GO 200,000 F/S 800,000  Total \$1,000,000	<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
	Design	FY24	FY24
	Land/Right of Way		
	Utility Relocation		
	Construction	FY24	FY24
	Other:		
	<b>Total Project</b>	FY24	FY24

<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: AA
Department: Public Works	Division: Engineering	Project Number:

Project Description:

**Sidewalks/Trails: Magnolia Drive Sidewalk Infill**

This project would construct sidewalk on the east side of Magnolia Drive from Crescent Drive to Whitetail Drive.



Operations and Maintenance Impact on Budget:

Current:  
This will impact the debt service levy since bond funding is being used.

Long-Term:  
This will not impact the debt service levy, since property owners are responsible for the adjacent sidewalks.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						26,000	26,000
Landscaping							-
Equipment & Furnish							-
Other							-
Total Costs	-	-	-	-	-	26,000	26,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond						26,000	26,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
Total Source	-	-	-	-	-	26,000	26,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
GO	26,000	Design	FY22	FY22
		Land/Right of Way		
		Utility Relocation		
		Construction	FY22	FY22
		Other:		
<b>Total</b>	<b>\$26,000</b>	<b>Total Project</b>	FY22	FY22





**City of Cedar Falls Capital Improvement Program**

CIP Number: DD

Department: Public Works

Division: Engineering

Project Number:

**Project Description:**  
**Sidewalks/Trails: Veralta Infill**  
 This project will construct sidewalk along one side of Veralta Drive from University Avenue to Orchard Drive. This infill project will connect the future trail on University Avenue to Orchard Drive sidewalk.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 This will impact the debt service levy since bond funding is being used.  
**Long-Term:**  
 This will not impact the debt service levy, since property owners are responsible for the adjacent sidewalks.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						45,000	45,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	45,000	45,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond						45,000	45,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	45,000	45,000

Funding Source:	Project Schedule	Start	Finish
GO	45,000		
	Design	FY24	FY24
	Land/Right of Way		
	Utility Relocation		
	Construction	FY24	FY24
	Other:		
<b>Total</b>	<b>\$45,000</b>	<b>Total Project</b>	<b>FY24</b>



### City of Cedar Falls Capital Improvement Program

CIP Number: EE

Department:  
Public Works

Division:  
Engineering

Project Number:

**Project Description:**

**Sidewalks/Trails: W. 8th Street Sidewalk Infill**

This project will construct 1250 feet of sidewalk from Division Street to Hudson Road along the south side of W. 8th Street.

**Attach Map:**



**Operations and Maintenance Impact on Budget:**

**Current:**

This will impact the debt service levy since General Obligation Bond will be used.

**Long-Term:**

The sidewalk will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction				60,000			60,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	60,000	-	-	60,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond				60,000			60,000
							-
							-
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	60,000	-	-	60,000
<b>Funding Source:</b>		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	60,000	Design		FY24		FY24	
		Land/Right of Way					
		Utility Relocation					
		Construction		FY24		FY24	
		Other:					
<b>Total</b>	<b>\$60,000</b>	<b>Total Project</b>		FY24		FY24	





## City of Cedar Falls Capital Improvement Program

CIP Number: HH

Project Number:

Department:

Public Works

Division:

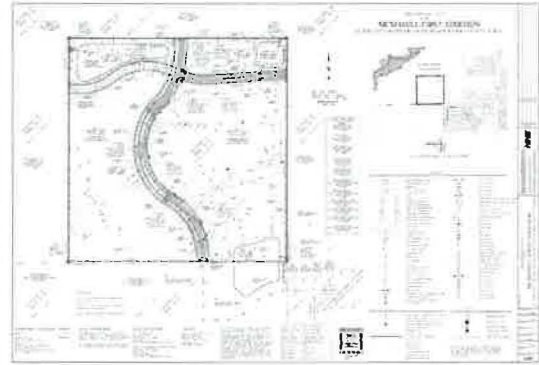
Engineering

Project Description:

Streets: Ashworth Drive Extension West of Arbors Drive

This project would extend Ashworth Drive west from Arbors Drive to the west property limits of the joint school/park land currently under development. All developments are required to extend roads to their limits for future connections with developing areas adjacent.

Attach Map:



Operations and Maintenance Impact on Budget:

Current:

This will impact the debt service levy since General Obligation Bond will be used.

Long-Term:

This road will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			25,000				25,000
Land/Right of Way							-
Utility Relocation							-
Construction				250,000			250,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-		250,000	-	-	275,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
General Obligation Bond			12,500	125,000			137,500
School			12,500	125,000			137,500
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	25,000	250,000	-	-	275,000

Funding Source:

GO 137,500  
SCHOOLS 137,500

**Project Schedule**

**Start**

**Finish**

Design	FY23	FY23
Land/Right of Way		
Utility Relocation		
Construction	FY24	FY24
Other:		

Total \$275,000

**Total Project**

FY23

FY24











**City of Cedar Falls Capital Improvement Program**

CIP Number: MM

Department:  
Public Works

Division:  
Engineering

Project Number:

Project Description:  
Streets: Union Road Phase II: From 27th Street to 12th Street  
This project will include the reconstruction of Union Road from 27th Street to 12th Street.



Operations and Maintenance Impact on Budget:  
Current:  
This will not impact the debt service levy since the Street Construction Fund is being used.  
Long-Term:  
The roadway will be maintained by Public Works.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design						325,000	325,000
Land/Right of Way						2,390,000	2,390,000
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	2,715,000	2,715,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Street Construction Fund						2,715,000	2,715,000
							-
							-
							-
							-
							-
							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	2,715,000	2,715,000

Funding Source:	Project Schedule	Start	Finish
SCF	2,715,000	Design	FY25
		Land/Right of Way	
		Utility Relocation	
		Construction	FY25
		Other:	
<b>Total</b>	<b>\$2,715,000</b>	<b>Total Project</b>	<b>FY25</b>

**City of Cedar Falls Capital Improvement Program**

CIP Number: NN

Department:  
Public Works

Division:  
Operations and Maintenance - Park

Project Number:

Project Description:  
  
Dog Park - Northern Cedar Falls  
  
Construction of a dog park located in Northern Cedar Falls. The feasibility and location will be determine by a future park master plan.



Operations and Maintenance Impact on Budget:  
Current:  
Park Staff time to install recommended improvements  
  
Long-Term:  
Increased maintenance costs for additional park

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction						65,000	65,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	65,000	65,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
H/M - PK						48,750	48,750
Capital Projects							-
Private						16,250	16,250
General Revenues							-
							-
							-
<b>Total Source</b>	-	-	-	-	-	65,000	65,000

Funding Source:		Project Schedule	Start	Finish
H/M - PK	48,750	Design		
Private	16,250	Land/Right of Way		
	-	Utility Relocation		
	-	Construction	FY26	FY26
		Other:		
<b>Total</b>	<b>\$65,000</b>	<b>Total Project</b>	FY20	FY25



**City of Cedar Falls Capital Improvement Program** CIP Number: PP

Department: **Public Works** Division: **Operations and Maintenance - Park** Project Number:

**Project Description:**  
**Parkland Purchase**  
 The current City of Cedar Falls Comprehensive Plan provides general areas of the city where future park land should be purchased to provide recreation and open space needs as the city develops to the north, south, east and west. In general terms, the City will be in need of neighborhood parks that range in size from 5 to 15 acres. Exact locations of the land purchases will be determined based on need, growth rates, and willingness of property owners to enter into agreement with the City, etc.



**Operations and Maintenance Impact on Budget:**  
**Current:**  
 Staff time to research possible land acquisitions/donations. No operating or maintenance impact until properties are acquired.  
**Long-Term:**  
 Increased operating budget to maintain the grounds and any structures/improvements that are added to the property.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land Purchase		250,000			250,000		500,000
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	250,000	-	-	250,000	-	500,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond		250,000			250,000		500,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Hotel/Motel Tax							-
							-
							-
							-
<b>Total Source</b>	-	250,000	-	-	250,000	-	500,000
<b>Funding Source:</b>			<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>		
GO Bond	500,000		Design				
			Land/Right of Way	Ongoing	Ongoing		
	-		Utility Relocation				
			Construction				
			Other:				
<b>Total</b>	<b>\$500,000</b>		<b>Total Project</b>	Ongoing	Ongoing		



<b>City of Cedar Falls Capital Improvement Program</b>	CIP Number RR
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Department: Public Works	Division: Water Reclamation	Project Number:
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Project Description:  
**Detention Basin Floor Repair**  
 The floor in the detention basin has severe spading which will lead to failure eventually.



Operations and Maintenance Impact on Budget:  
 Current:  
 This project will not have a significant impact on the current budget.  
 Long-Term:

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction			30,000				30,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	30,000	-	-	-	30,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
SRF			30,000				30,000
							-
							-
<b>Total Source</b>	-	-	30,000	-	-	-	30,000

Funding Source:		<b>Project Schedule</b>	<b>Start</b>	<b>Finish</b>
SRF	30,000	Design	FY23	FY23
		Land/Right of Way		
		Utility Relocation		
		Construction		
		Other:		
<b>Total</b>	<b>\$30,000</b>	<b>Total Project</b>	<b>FY23</b>	<b>FY23</b>

City of Cedar Falls Capital Improvement Program						CIP Number:	SS
Department: Public Works		Division: Water Reclamation				Project Number:	
Project Description: Park Drive Second Forcemain  The Park Drive Lift Station has more pump capacity than the forcemain can handle leading to small overflows during extreme high rain events. A second, parallel line could be installed to handle excess flows.							
Operations and Maintenance Impact on Budget: Current: This has a major impact on the current budget.  Long-Term: This has a significant impact on the SRF funds, requiring bonds to sold. This would have a significant impact on the debt of the division.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design						50,000	50,000
Land/Right of Way							-
Utility Relocation							-
Construction						1,450,000	1,450,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	-	-	-	1,500,000	1,500,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Cedar Falls Utilities							-
TIF - Downtown							-
SRB						1,500,000	1,500,000
							-
							-
<b>Total Source</b>	-	-	-	-	-	1,500,000	1,500,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
SRB	1,500,000	Design		FY26		FY26	
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:					
<b>Total</b>	<b>\$1,500,000</b>	<b>Total Project</b>		<b>FY25</b>		<b>FY25</b>	

**City of Cedar Falls Capital Improvement Program** CIP Number: TT

Department: Public Works Division: Water Reclamation Project Number:

**Project Description:**  
 Ulrich Park Lift Station  
 A new lift station in the area of Ulrich Park would open up additional areas for development in the northwest part of the city. It will be designed such that it could replace a smaller, older lift station in Lakewood Hills.



**Operations and Maintenance Impact**  
 Current:  
 Sewer Rental Bonds will need to be sold  
 Long-Term:  
 This will have an impact on the Operating Budget by increasing sewer rental fees to cover the cost of bond repayment. It will replace an older, less efficient lift station.

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design			500,000				500,000
Land/Right of Way							-
Utility Relocation							-
Construction				1,500,000			1,500,000
Landscaping							-
Equipment & Furnish							-
Other							-
<b>Total Costs</b>	-	-	500,000	1,500,000	-	-	2,000,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
Sewer Revenue Bond			500,000	1,500,000			2,000,000
							-
							-
							-
<b>Total Source</b>	-	-	500,000	1,500,000	-	-	2,000,000

Funding Source:	Project Schedule	Start	Finish
SRB 2,000,000	Design	FY23	FY23
-	Land/Right of Way		
	Utility Relocation		
	Construction	FY24	FY24
	Other:		
<b>Total \$2,000,000</b>	<b>Total Project</b>	<b>FY24</b>	<b>FY24</b>




<b>City of Cedar Falls Capital Improvement Program</b>		CIP Number: UU
Department: Public Safety Services	Division: Fire Operations	Project Number:

**Project Description:**  
**Hazardous Materials Upgrade**  
 In order to continue the ability to provide Hazardous Materials Response for the City for all incidents below Level "A", it is time to upgrade some of our equipment and supplies. It is also important to keep up with training of current and new personnel. A portion of these funds will be used to modify the Haz/Mat trailer to serve as a special operations trailer which will facilitate haz/mat, technical rescue and incident command operations. This trailer will also be available for other city departments and mutual aid partners to utilize.

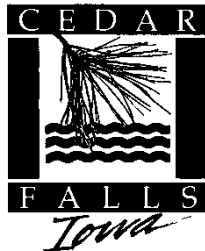


**Operations and Maintenance Impact on Budget:**  
 Current:  
 Typically Hazardous Materials equipment and supply purchases are long term efforts. Supplies used during an incident are charged to the responsible party and replaced thereafter. However much of the equipment has expiration Long-Term:  
 The life expectancy of the equipment is 7 years and 15 years for the trailer modifications

Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	5,000				5,000		10,000
Other							-
<b>Total Costs</b>	5,000	-	-	-	5,000	-	10,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond							-
Federal/State Funding							-
Local Sales Tax							-
Capital Projects	5,000				5,000		10,000
							-
							-
							-
							-
							-
<b>Total Source</b>	5,000	-	-	-	5,000	-	10,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>	<b>Finish</b>		
GO Bond	-	Design					
CP	10,000	Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:		FY 21		FY25	
<b>Total</b>	<b>\$10,000</b>	<b>Total Project</b>		FY 21		FY25	

City of Cedar Falls Capital Improvement Program						CIP Number:	VV
Department: Public Safety Services		Division: Fire Operations			Project Number:		
Project Description: Replacement of Thermal Imaging Units.  Thermal Imaging cameras are used by firefighters in order to assist in "seeing" through smoke and into walls. The cameras are a very valuable firefighting and rescue tools. These tools have been proven to save several hundred thousand of dollars of property by finding hidden fires in walls and ceilings. The thermal imaging cameras are used on every incident that deals with smoke, heat and/or fire.				Attach Map: 			
Operations and Maintenance Impact on Budget: Current: This will replace two of the thermal imaging units. The primary ongoing cost is simple maintenance and batteries which is covered in the operational budget. Long-Term: Replacement cycle should be considered every ten years.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish				20,000			20,000
Other							-
<b>Total Costs</b>	-	-	-	20,000	-	-	20,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond				20,000			20,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
							-
							-
<b>Total Source</b>	-	-	-	20,000	-	-	20,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO	20,000	Design					
		Land/Right of Way					
		Utility Relocation					
		Construction					
		Other:			FY24		FY24
<b>Total</b>	<b>20,000</b>	<b>Total Project</b>		FY24		FY24	

City of Cedar Falls Capital Improvement Program						CIP Number:	WW
Department: Public Safety Services		Division: Fire Operations				Project Number:	
Project Description:							
<p>Technical Rescue Equipment and SCBA</p> <p>With the ever expanding role the fire department will facilitate in the future, the replacement and additional Technical Rescue Equipment used in Confined Space, Trench Rescue and Structural Collapse is needed. Included would be: Supplied Air Respirators; Rescue Struts; Ventilation Systems; Winch; Ropes; and Full Body Harness. This would include replacement and updates of vehicle rescue equipment as well. This also includes the cost of SCBA purchases.</p>							
Operations and Maintenance Impact on Budget:							
Current:							
Primary impact on budget is ongoing maintenance of equipment. Estimated life of the equipment would be 10 years.							
Long-Term:							
Many components of technical rescue equipment have shelf life's. Allocations will be needed in varying intervals.							
Project Costs	FY21	FY22	FY23	FY24	FY25	FY26	Total
Design							-
Land/Right of Way							-
Utility Relocation							-
Construction							-
Landscaping							-
Equipment & Furnish	10,000	5,000	5,000	5,000	5,000	5,000	35,000
Other							-
<b>Total Costs</b>	10,000	25,000	5,000	5,000	5,000	5,000	35,000
Source of Funds	FY21	FY22	FY23	FY24	FY25	FY26	Total
Gen. Obligation Bond	10,000	5,000	5,000	5,000	5,000	5,000	35,000
Federal/State Funding							-
Local Sales Tax							-
Capital Projects							-
							-
							-
							-
							-
<b>Total Source</b>	10,000	5,000	5,000	5,000	5,000	5,000	35,000
Funding Source:		<b>Project Schedule</b>		<b>Start</b>		<b>Finish</b>	
GO		35,000		Design			
				Land/Right of Way			
				Utility Relocation			
				Construction			
				Other:		FY 21      FY26	
<b>Total</b>		<b>\$35,000</b>		<b>Total Project</b>		FY 21      FY26	



## 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:** December 28, 2020  
**SUBJECT:** Annual Reimbursement Resolution

Please find attached a copy of the IRS mandated reimbursement resolution. Each year the City submits a list of projects prior to the sale of General Obligation bonds and Revenue bonds that allows the City to be eligible to reimburse ourselves from the bond funds for previously incurred expenses relating to the projects listed.

The attachment referred to in the resolution will be the FY21-FY26 Capital Improvements Program (CIP) that is also being presented to Council for approval. After formal adoption, a copy of the final CIP will be attached to the resolution and filed in the City's official records.

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

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

**RESOLUTION DECLARING AN OFFICIAL INTENT UNDER TREASURY  
REGULATION 1.150-2 TO ISSUE DEBT TO REIMBURSE THE CITY FOR  
CERTAIN ORIGINAL EXPENDITURES PAID IN CONNECTION WITH  
SPECIFIED PROJECTS**

**WHEREAS**, the City anticipates making cash expenditures for one or more capital improvements projects, generally described on Attachment A (each of which shall hereinafter be referred to as a "Project"), and

**WHEREAS**, the City reasonably expects to issue debt to reimburse the costs of a Project, and

**WHEREAS**, the Council believes it is consistent with the City's budgetary and financial circumstances to issue this declaration of official intent.

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

Section 1. That this Resolution be and does hereby serve as a declaration of official intent under Treasury Regulation 1.150-2.

Section 2. That it is reasonably expected that capital expenditures will be made in respect of the foregoing Projects, from time to time and in such amounts as this Council determines to be necessary or desirable under the circumstances then and there existing.

Section 3. That the City reasonably expects to reimburse all or a portion of the foregoing expenditures with the proceeds of bonds, notes or other indebtedness to be issued or incurred by the City in the future.

Section 4. That the total estimated costs of the projects, the maximum principal amount of bonds, notes or other indebtedness to be issued for the foregoing Projects and the estimated dates of completion of the Projects are reasonably expected to be as follows:

See Attachment A:

- All Projects with the identifications code of G.O. 2020 2022, 2024, and 2026; SRF, STW, SRB-2018, and SRB-2026.
- All Projects with the identifications code of TIF-UN, TIF-DT, TIF-CH, TIF-PP, and TIF-STH.
- All Projects with CP, LST, ER, and GFS.

If such grants are not received, it is intended that the costs to be financed will be increased accordingly.

Section 5. That the City reasonably expects to reimburse the above-mentioned Project costs no later than the later of eighteen months after the capital expenditures are paid or eighteen months after the property is placed in service.

Section 6. That this Resolution be maintained by the City Clerk in an Official Intent File maintained in the office of the City Clerk and available at all times for public inspection, subject to such revisions as may be necessary.

**ADOPTED** this 4<sup>th</sup> day of January, 2021.

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

**ATTEST:**

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



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:** December 22, 2020  
**SUBJECT:** Amendments to Human Rights Commission Ordinances

Accompanying this Memorandum please find proposed amendments to Chapter 12 of the Code of Ordinances relating to the Cedar Falls Human Rights Commission.

These amendments are the same as presented and discussed at the joint work session that took place on Monday, November 16, 2020, except that the number of Commission members shall remain at nine.

Let me know if you have any additional questions.

Prepared by Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, IA 50613, (319-273-8600

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

AN ORDINANCE REPEALING ARTICLE I, IN GENERAL, ARTICLE II, HUMAN RIGHTS COMMISSION, AND ARTICLE III, UNFAIR OR DISCRIMINATORY PRACTICES, OF CHAPTER 12, HUMAN RELATIONS, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, AND ENACTING IN LIEU THEREOF A NEW ARTICLE I, HUMAN RIGHTS COMMISSION, CONSISTING OF SECTION 12-1, PURPOSE OF CHAPTER; SECTION 12-2, HUMAN RIGHTS COMMISSION; MEMBERSHIP; APPOINTMENT OF MEMBERS; TERM OF OFFICE; AND QUALIFICATIONS; SECTION 12-3, COMPENSATION OF MEMBERS; SECTION 12-4, ELECTION OF OFFICERS; VACANCIES; SECTION 12-5, MEETINGS; RULES OF PROCEDURE; SECTION 12-6, DUTIES; AND SECTION 12-7, COOPERATION WITH OTHER AGENCIES.

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

- 1. *Section 1.* Article I, In General, Article II, Human Rights Commission, and Article III, Unfair or Discriminatory Practices, of Chapter 12, Human Relations, of the Code of Ordinances of the City of Cedar Falls, Iowa, are hereby repealed in their entirety and a new Article I, Human Right Commission, consisting of Section 12-1, Purpose of Chapter; Section 12-2, Human Rights Commission; Membership; Appointment of Members; Term of Office; and Qualifications; Section 12-3, Compensation of Members; Section 12-4, Election of Officers; Vacancies; Section 12-5, Meetings; Rules of Procedure; Section 12-6, Duties; and Section 12-7, Cooperation With Other Agencies, is enacted in lieu thereof, as follows:

Chapter 12 - HUMAN RELATIONS

ARTICLE I. ~~— HUMAN RIGHTS COMMISSION IN GENERAL~~

Sec. 12-1. - Purpose of chapter.

It shall be the purpose of this chapter to establish a nonjudicial human rights commission in conformance with the Iowa Civil Rights Act, to declare a public policy of nondiscrimination in the city, to cooperate in the claims process with the Iowa Civil Rights Commission provide confidential investigation of complaints and conciliations, to hold necessary public hearings and to provide for educational programs to prevent and eliminate discrimination in the city.

(Code 2017, § 15-1; Ord. No. 2661, § 1, 7-14-2008)

~~Sec. 12-2.— Definitions.~~

~~The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:~~

~~Commission means the city human rights commission created by this chapter.~~



~~Commissioner means a member of the commission.~~

~~Court means the district court in and for the judicial district of the state in which the alleged unfair or discriminatory practice occurred, or any judge of such court if the court is not in session at that time.~~

~~Disability or handicap means the physical or mental condition of a person which constitutes a substantial disability, and the condition of a person with a positive human immunodeficiency virus test result, a diagnosis of acquired immune deficiency syndrome, a diagnosis of acquired immune deficiency syndrome-related complex, or any other condition related to acquired immune deficiency syndrome. The inclusion of a condition related to a positive human immunodeficiency virus test result in the meaning of "disability" does not preclude the application of provisions to conditions resulting from other contagious or infectious diseases.~~

~~Discriminate or discriminatory means and includes any difference in treatment because of race, religion, creed, color, national origin, sex, age, physical or mental disability, sexual orientation, gender identity, familial status, and shall include any or all of the unfair discriminatory practices contained in this chapter.~~

~~Employee means any person employed by an employer.~~

~~Employer means the city and any political subdivision, board, commission, department or institution thereof and the city community school district located within the city, and every other person employing employees within the city.~~

~~Employment agency means any person undertaking to procure employees or opportunities to work for any other person, or any persons holding themselves to be equipped to do so.~~

~~Familial status means one or more individuals under the age of 18 years domiciled with one of the following:~~

- ~~(1) A parent or another person having legal custody of the individual or individuals;~~
- ~~(2) The designee of the parent or the other person having custody of the individual or individuals with the written permission of the parent or other person;~~
- ~~(3) A person who is pregnant or is in the process of securing legal custody of the individual or individuals;~~
- ~~(4) A person who is pregnant or who is in the process of securing legal custody of an individual who has not attained the age of 18 years.~~

~~Gender identity means a gender-related identity of a person, regardless of the person's assigned sex at birth.~~

~~Labor organization means any organization which exists for the purpose in whole or in part of collective bargaining, of dealing with employers concerning grievances, terms or conditions of employment, or of other mutual aid or protection in connection with employment.~~

~~Public accommodation.~~

- ~~(1) The term "public accommodation" means each and every place, establishment or facility of whatever kind, nature or class that caters or offers services, facilities or goods for a fee or charge to nonmembers of any organization or association utilizing the place, establishment or facility, provided that any place, establishment or facility that caters or offers services, facilities or goods to nonmembers gratuitously shall be deemed a public accommodation if the accommodation receives governmental support or subsidy. Public accommodation shall not mean any bona fide private club or other place, establishment or facility which is by its nature distinctly private; except that, when such distinctly private place, establishment or facility caters or offers services, facilities or goods to the nonmembers for a fee or charge or gratuitously, it shall be deemed a public accommodation during such period.~~
- ~~(2) The term "public accommodation" includes each state and local governmental unit or tax-supported district of whatever kind, nature or class that offers services, facilities or goods to the public, gratuitously or otherwise. This subsection shall not be construed by negative implication~~

~~or otherwise to restrict any part or portion of the definition of the term "public accommodation" set out in subsection (1) of this definition.~~

~~*Real property or housing accommodation* means any building, structure or portion thereof which is occupies as, or designated or intended for occupancy as, a residence, and any vacant land which is offered for sale or lease for the construction or location thereon of any such building, structure or portion thereof.~~

~~*Sexual orientation* means actual or perceived heterosexuality, homosexuality, or bisexuality.~~

~~*Unfair practice or discriminatory practice* means those practices specified as unfair or discriminatory in article III of this chapter or Iowa Code ch. 216.~~

~~(Code 2017, § 15-2; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-3. — Interpretation of chapter.~~

~~This chapter shall be construed broadly to effectuate its purpose.~~

~~(Code 2017, § 15-3; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-4. — Penalty for violation of chapter.~~

~~(a) — Any person violating any provision of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof shall be punished accordingly.~~

~~(b) — The above notwithstanding, in the event of an allegation of discriminatory housing practice, an aggrieved person shall have the right to institute a civil action to enforce the ordinance, and such action shall be commenced within one year from the date of occurrence or termination of the alleged practice. An aggrieved person may recover in a civil action filed under this chapter for a discriminatory housing practice, actual and punitive damages, temporary or permanent injunctions, and reasonable attorney fees. A civil action may not be filed by an aggrieved person after the commission or its designee has commenced a hearing on the record.~~

~~(Code 2017, § 15-4; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-5 — 12-26. — Reserved.~~

~~ARTICLE II. — HUMAN RIGHTS COMMISSION~~

~~Sec. 12-27. — Human Rights Commission; membership; appointment of members; term of office; and qualifications.~~

- (a) The city human rights commission shall consist of nine members, appointed by the mayor with the advice and consent of the city council. Appointees subsequent to the initial appointees shall serve for a term of three years, and thereafter until a successor has been appointed. Vacancies shall be filled within 60 days for the remainder of an unexpired term. Appointments shall take into consideration the various racial, religious, economic, cultural, sex, sexual orientation, gender identity, age, physical disability and social groups in the city.
- (b) In so far as reasonably practicable, appointees for membership on the commission shall be residents of the city, or, if that is not reasonably practicable, shall have a place of employment in the city. Appointees who are neither residents of the city nor who have a place of employment in the city may be eligible for appointment to the commission upon a finding of the unavailability of qualified applicants, as determined by the mayor. Any person who is a member of the commission on the date

of adoption of the ordinance from which this article is derived who does not meet the qualifications for membership set forth herein shall continue to be eligible to serve as a member of the commission until both the expiration of his current term and the member's nonreappointment by the mayor to an additional term.

(Code 2017, § 15-31; Ord. No. 2661, § 1, 7-14-2008; Ord. No. 2819, § 1, 6-9-2014; Ord. No. 2943, § 2, 6-3-2019)

Sec. 12-~~328~~. - Compensation of members.

The members of the commission shall serve without compensation, provided that they may receive actual and necessary expenses incurred, within the limits established by the city council.

(Code 2017, § 15-32; Ord. No. 2661, § 1, 7-14-2008)

Sec. 12-~~429~~. - Election of officers; vacancies.

The commission shall elect from its own membership, at its regular January meeting, its chairperson and at least one vice-chairman, each to serve for a term of one year. It shall, at its regular January meeting, elect a secretary, who may be, but need not be, a member of the commission. The commission shall fill vacancies among its officers for the remainder of the unexpired term.

(Code 2017, § 15-33; Ord. No. 2661, § 1, 7-14-2008)

Sec. 12-~~530~~. - Meetings; rules of procedure.

- (a) The commission shall hold at least three regular meetings per year. It shall meet at a time and place to be announced in accordance with the state Open Meetings Act. ~~Failure of a commission member to attend three consecutive meetings may be deemed a resignation unless attendance was excused.~~
- (b) The chairperson, vice-chairperson, or any three members of the commission may call a special meeting by giving at least 24 hours' notice to every member of the commission. The call for a special meeting shall include an agenda, and only matters included in that agenda may be discussed at the meeting.
- (c) A quorum of the commission shall consist of a simple majority of the members of the commission. A majority of the members present and voting shall be necessary for the passage of any motion. The chairperson shall vote as a member of the commission.
- (d) The commission may adopt, amend or rescind such rules as may be necessary for the conduct of its business.

(Code 2017, § 15-34; Ord. No. 2661, § 1, 7-14-2008)

~~Sec. 12-31. Closed sessions; availability of records; restrictions on disclosure of information.~~

- ~~(a) The commission may hold closed sessions, but only as permitted by the Open Meetings Law, Iowa Code ch. 21.~~
- ~~(b) All records of the commission shall be public, except:
 
  - ~~(1) Charges, complaints, reports of investigations, statements and other documents or records obtained in investigation of any charges shall be closed records.~~~~

~~(2) The minutes of any session which is closed under the provisions of subsection (a) of this section shall be closed records.~~

~~(c) No member of the commission or of its staff shall disclose the filing of a charge, the information gathered during the investigation, or the endeavors to eliminate such discriminatory or unfair practice by conference, conciliation or persuasion, unless such disclosure is made in connection with the conduct of such investigation. This section does not prevent any complainant, respondent, witness or other person from publicizing the filing of a charge or complaint or the matter therein complained of.~~

~~(Code 2017, § 15-35; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-32. Appointment and duties of staff.~~

~~The commission shall appoint and prescribe the duties of its staff, subject to approval of the city council and may from time to time name a commission designee to assist the commission in its duties under this article.~~

~~(Code 2017, § 15-36; Ord. No. 2661, § 1, 7-14-2008)~~

Sec. 12-~~633~~. - Duties.

~~(a)~~ It shall be the duty of the commission to:

(1) ~~Provide intake assistance for complaints from individuals who may be victims of discrimination and refer such complaints to the Iowa Civil Rights Commission for investigation and adjudication. Seek to conciliate complaints, hold hearings when necessary and pass upon charges or complaints alleging unfair or discriminatory practices as provided in section 12-57 et seq.~~

(2) Investigate and study the existence, character, causes, extent and effects of discrimination in public accommodations, employment, apprenticeship programs, on-the-job training programs, educational curricula programs and housing in this city, and to attempt to eliminate such discrimination by education, ~~conciliation and, if necessary, further steps pursuant to this article.~~

(3) ~~Promote equal opportunity~~ Investigate possible areas of discrimination in all areas of city government. The commission shall request and obtain such cooperation, assistance and data from city departments as may be reasonably necessary to carry out its work.

(4) Formulate and carry out an educational program designed to prevent and eliminate discrimination.

(5) Adopt such rules and regulations as may be necessary to govern, expedite and effectuate the provisions of this article.

(6) Render to the city council, not less than once a year, a written report of its activities and recommendations.

(7) Cooperate with federal, state, regional, county and city agencies, citizens, citizen organizations, the board of education and private schools in formulating and developing courses of education to accomplish the objectives of this article.

~~(8) Make recommendations to the mayor and council for such further ordinances concerning discrimination as it may deem necessary and desirable.~~

(b) In carrying out its duties under this article the commission shall further the city's public policy of nondiscrimination in the city on the basis of race, age, creed, color, sex, national origin, religion, ancestry, disability, familial status, sexual orientation or gender identity. ~~The commission may also initiate complaints, seek judicial action, and issue and seek enforcement of subpoenas in the furtherance of this article.~~

(Code 2017, § 15-37; Ord. No. 2661, § 1, 7-14-2008)

Sec. 12-~~734~~. - Cooperation with other agencies.

The commission shall cooperate with the state civil rights commission, the United States Civil Rights Commission, the federal Equal Employment Opportunity Commission and other agencies with similar purposes.

(Code 2017, § 15-38; Ord. No. 2661, § 1, 7-14-2008)

~~Secs. 12-35—12-56.—Reserved.~~

~~ARTICLE III.—UNFAIR OR DISCRIMINATORY PRACTICES~~

~~DIVISION 1.—GENERALLY~~

~~Sec. 12-57.—Aiding or abetting discriminatory practice; discrimination against person opposing unlawful practice.~~

~~It shall be an unfair or discriminatory practice for any person to:~~

~~(1)—Intentionally aid, abet, compel or coerce another person to engage in any of the practices declared unfair or discriminatory by this article.~~

~~(2)—Discriminate against another person in any of the rights protected against discrimination on the basis of age, race, creed, color, sex, sexual orientation, gender identity, national origin, religion, familial status or disability by this article because such person has lawfully opposed any practice forbidden under this article, obeys the provisions of this article, or has filed a complaint, testified or assisted in any proceeding under this article. Further, it shall be a violation of this article to engage in conduct that constitutes interference, coercion, threat or intimidation of anyone exercising, or having exercised, any substantive rights granted by this article. An employer or employment agency or their employees, servants or agents may offer employment or advertise for employment to only the disabled, when other applicants have available to them other employment compatible with their ability which would not be available to the disabled because of their handicap. Any such employment or offer of employment shall not discriminate among the disabled on the basis of race, religion, color, creed, sex, sexual orientation, gender identity, familial status, or national origin.~~

~~(Code 2017, § 15-56; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-58.—Exceptions for certain benefits provided by employer.~~

~~(a)—The provisions of this article relating to discrimination because of age do not apply to a retirement plan or benefits system of an employer unless the plan or system is a mere subterfuge adopted for the purpose of evading this article. However, a retirement plan or benefit system shall not require the involuntary retirement of a person under the age of 70 years because of that person's age. This subsection does not prohibit the involuntary retirement of a person who has attained the age of 65~~

~~years and has, for the two prior years, been employed in a bona fide executive position or high policy-making position and who is entitled to an immediate, nonforfeitable annual retirement benefit from a pension, profit sharing, savings or deferred compensation plan of the employer which equals \$27,000.00. This retirement benefit test may be adjusted according to the regulations prescribed by the United States Secretary of Labor pursuant to PL 95-256, section 3.~~

~~(b)—A health insurance program provided by an employer may exclude coverage of abortion, except where the life of the mother would be endangered if the fetus were carried to term or where medical complications have arisen from an abortion.~~

~~(c)—An employee welfare plan may provide life, disability or health insurance benefits which vary by age, based on actuarial differences, if the employer contributes equally for all the participating employees, or may provide for employer contributions differing by age if the benefits for all the participating employees do not vary by age.~~

~~(Code 2017, § 15-57; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-59.—Promotion or transfer of disabled individual.~~

~~After a person with a disability is employed, the employer shall not be required under this article to promote or transfer the person to another job or occupation unless, prior to such transfer, the person with the disability, by training or experience, is qualified for such job or occupation. Any collective bargaining agreement between an employer and a labor organization shall contain this section as a part of such agreement.~~

~~(Code 2017, § 15-58; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-60.—Filing of complaints.~~

~~(a)—Any person claiming to be aggrieved by a discriminatory or unfair practice within the city may, individually or with an attorney, make, sign and file a verified written complaint of discriminatory practice. The commission, a member of the commission, the city attorney or the state civil rights commission may, in like manner, make, sign and file such complaint. Any place of public accommodation, employer, labor organization or other person who has any employees or members who refuse or threaten to refuse to comply with the provisions of this article may, in like manner, make, sign and file such complaint.~~

~~(b)—A verified copy of a complaint filed with the state civil rights commission under the provisions of Iowa Code ch. 216, as amended, shall be a sufficient charge for the purpose of this article, if it alleges either in the text thereof or in accompanying statements that the alleged discriminatory practices occurred within the city.~~

~~(c)—Charges may be filed with any member of the commission, with the director or secretary of the commission or with the city clerk.~~

~~(d) Any complaint filed under this article shall be so filed within 300 days after the most recent act constituting the alleged discriminatory or unfair practice.~~

~~(e) Any person claiming to be aggrieved or about to be aggrieved related to a housing discriminatory or unfair practice within the city may, individually or with an attorney, make, sign and file a verified written complaint of discriminatory practice. The commission, a member of the commission, the city attorney or the state civil rights commission may, in like manner, make, sign and file such complaint. Any place of public accommodation, employer, labor organization or other person who has any employees or members who refuse or threaten to refuse to comply with the provisions of this article may, in like manner, make, sign and file such complaint.~~

~~(Code 2017, § 15-59; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-61.— Notice to state civil rights commission.~~

~~The secretary of the commission shall notify the state civil rights commission in writing of the filing of a complaint under this article, and shall provide such other and further information thereon as from time to time the commission shall deem proper. The complaint may be cross-filed with the state Iowa Civil Rights Commission unless the complainant specifically instructs the commission not to cross-file with the state commission.~~

~~(Code 2017, § 15-60; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-62.— Proceedings after filing complaint.~~

~~(a) After the filing of a verified complaint under this article, a true copy of the complaint shall be served within ten days by certified mail on the person against whom the complaint is being filed, along with a statement advising such respondent of the procedural rights and obligations of respondents under this title; and respondent shall have ten days in which to respond to the complaint. The commission or its designee may extend these timelines when necessary to effectuate justice but, in any event, must initiate the investigation within 30 days of the filing of the complaint.~~

~~(b) Upon receipt of respondent's answer, or after the expiration of ten days, the commission may offer mediation/conciliation to the parties. Such mediation/conciliation shall be conducted by a qualified mediator.~~

~~(c) While informal mediation/conciliation may be available to the parties at any step of the complaint process, if both parties accept mediation/conciliation, a formal mediation/conciliation session shall be held within 30 days of the date on which such acceptance is received by the commission unless otherwise agreed to by the parties and the commission.~~

~~(d) In the event formal mediation/conciliation is declined by either party, or is unsuccessful in resolving the claim of discrimination, the complaint file shall be assigned for fact-finding/investigation. The assignment for fact-finding investigation does not prohibit mediation/conciliation from being undertaken at any stage of the case processing.~~

~~(e) The commission shall complete such fact finding/investigation within 100 days after the filing of the complaint, unless it is impracticable to do so. If the commission is unable to complete the investigation within 100 days after filing of the complaint, the commission shall notify complainant and respondent, in writing, of the reasons for not doing so. In any event, the commission shall make final administrative disposition of the complaint within one year from the date of receipt of the complaint, unless impracticable. Written notification of the reasons for failure to complete processing within one year shall be provided to the complainant and respondent.~~

~~(Code 2017, § 15-61; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-63. Proceedings related to the investigation.~~

~~(a) A fact-finding team of one or more commissioners or the commission designee shall meet with the complainant and the respondent and shall make a determination as to probable cause. If the matter is resolved during the fact-finding process, the commission shall issue an order setting forth the terms of the resolution. Such order shall be delivered by certified mail to the complainant and the respondent and shall become final ten days after the date of mailing.~~

~~(b) If the fact-finding team finds that no probable cause exists with respect to a complaint filed under this article, the commission shall issue an order dismissing the complaint and shall promptly mail a copy to the complainant and to the respondent by certified mail. If the complainant fails to object in writing to the order finding no probable cause within ten days of mailing of such written notice, the order shall become final. The secretary of the commission shall report such fact to the state civil rights commission.~~

~~(c) If the complainant shall timely object, in writing, to such findings, the claim shall be re-evaluated by the fact-finding commission(s) or designee to determine if the claim should be reopened or whether the no probable cause finding should be the final decision. If the fact-finding again determines that the finding is no probable cause, the complainant, respondent, and the state's commission shall be notified in writing of the finding. The complaint shall then be closed.~~

~~(d) At the end of each investigation under this section, the commission or commission's designee shall prepare a final investigative report containing the following information to the extent it was gathered in the investigation process:~~

~~(1) The names and dates of contacts with witnesses;~~

~~(2) A summary and the dates of correspondence and other contacts with the aggrieved person and the respondent;~~

~~(3) A summary description of other pertinent records;~~

~~(4) A summary of witness statements; and~~

~~(5) Answers to interrogatories, if applicable.~~



~~(e) At any time 60 days after the filing of the complaint, the complainant may request a right to sue letter. Upon receipt of the complainant's written request for a right to sue letter, the commission or its designee shall issue the right to sue letter. Upon the issuance of the right to sue letter, the commission shall close its file and notify the respondent and the state commission of the issuance of the right to sue letter.~~

~~(f) The commission or its designee may elect after a preliminary investigation of a complaint to close a complaint as an administrative closure. In the event of an administrative closure, the commission shall issue a right to sue letter allowing a complainant to initiate court proceeding in the Iowa District Court within 90 days of the date of the administrative closure.~~

~~(Code 2017, § 15-62; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-64. Proceedings after probable cause determination.~~

~~In the event of a failure to eliminate an unfair or discriminatory practice by means of conciliation within 90 days of a finding of probable cause by the commission, the commission shall hold a public hearing. The commission shall notify the state civil rights commission of the failure of the conciliation efforts and that the complaint will proceed to public hearing. The duty to hold a hearing within 90 days may be extended by agreement of the commission and the parties.~~

~~(Code 2017, § 15-65; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-65. Public hearing.~~

~~(a) The chairperson may designate three or more commissioners, not including any commissioner who may have been directly involved as a fact finder or conciliator, to act as hearing commissioners. One of those designated shall be named the presiding member. In the alternative, the chairperson may retain a person to act as the administrative law judge, or commission designee, or to assist the commission with the process of conducting the hearing and rendering a decision at the commission's expense.~~

~~(b) The commission or designee shall serve on the respondent a notice of the charge and the time and place of the hearing. Such notice shall be a public record. The hearing shall be held not less than ten days after the issuance of the notice and must be held in a building open to the public in the city. The hearing commissioners or designee may adjourn the hearing from time to time.~~

~~(c) Formal pleadings are not required, but the respondent may file an answer. The respondent shall also have the right to appear at the hearing in person, or to be represented by an attorney or any other person, and to examine and cross-examine witnesses and to present evidence in the respondent's own behalf. The complainant shall have the right to intervene and participate in the hearing.~~

~~(d) The commission shall have the power to reasonably and fairly amend the complaint, and the party charged shall have the power to reasonably and fairly amend the answer at any time before a final order is entered in the case.~~

~~(e) The city attorney, commission attorney or an attorney designated by the commission shall conduct the case on behalf of the commission. If the city attorney is unable to conduct the case by reason of conflict of interest or otherwise, the city council may appoint a special attorney to conduct the case on behalf of the commission.~~

~~(f) The complainant and respondent may introduce further evidence to support or defend the claims alleged in the complaint, either in person or by attorney.~~

~~(g) If the respondent shall fail to appear in person or by attorney at the hearing, the hearing commissioners or designee shall proceed to consider the testimony offered and shall base their decision thereon.~~

~~(h) The evidence shall be taken under oath. The commission or designee shall apply the rules of evidence used in administrative hearings in the State of Iowa.~~

~~(i) The public hearing shall be tape recorded by the commission or designee. Duplicate tapes shall be available to all parties at no cost. The tapes shall be kept on file in the city clerk's office for a period of five years. In the alternative, the commission or its designee may appoint a certified court reporter in lieu of tape recording at the commission's expense.~~

~~(Code 2017, § 15-66; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-66.— Action by commission:~~

~~(a) If, upon taking into consideration all of the evidence at a hearing, the commission or its designee determines that the respondent has engaged in a discriminatory or unfair practice, the commission or its designee shall state its findings of fact and conclusions of law, and shall issue an order requiring the respondent to cease and desist from the discriminatory or unfair practice and to take the necessary remedial action as in the judgment of the commission will carry out the purposes of this article. A copy of the order shall be delivered to the respondent, to the complainant and to any other public officers and persons as the commission deems proper. Such order:~~

~~(1) Shall consist of a short and plain statement of the facts upon which the commission has found reasonable cause to believe that a discriminatory practice has occurred or is about to occur if the basis of the claim is housing; and~~

~~(2) Shall be based on the evidence presented at the hearing.~~

~~(b) If the commission determines that the matter involves the legality of any state or local zoning or other land use law or ordinance, the commission shall immediately refer the matter to the attorney general for appropriate action.~~

~~(c) For the purposes of this section and pursuant to the provisions of this article, the term "remedial action" includes, but is not limited to, the following:~~

~~(1) Hiring, reinstatement or upgrading of employees with or without pay. Interim earned income and unemployment compensation shall operate to reduce the pay otherwise allowable.~~

~~(2) Admission or restoration of individuals to a labor organization or admission to or participation in a guidance program, apprenticeship training program, on the job training program or other occupational training or retraining program, with the utilization of objective criteria in the admission of individuals to such programs.~~

~~(3) Admission of individuals to a public accommodation or an educational institution.~~

~~(4) Sale, exchange, lease, rental, assignment or sublease of real property to an individual.~~

~~(5) Extension to all individuals of the full and equal enjoyment of the advantages, facilities, privileges and services of the respondent denied to the complainant because of the discriminatory or unfair practice.~~

~~(6) Reporting as to the manner of compliance.~~

~~(7) Posting notices in conspicuous places in the respondent's place of business in a form prescribed by the commission, and inclusion of notices in advertising material.~~

~~(8) Payment to the complainant of damages for an injury caused by the discriminatory or unfair practice, which damages shall include, but are not limited to, actual damages, court costs and reasonable attorney fees.~~

~~(d) In addition to the remedies provided in subsections (a), (b), and (c) of this section, the commission or its designee may issue an order requiring the respondent to cease and desist from the discriminatory or unfair practice and to take such affirmative action as in the judgment of the commission will carry out the purposes of this article as follows:~~

~~(1) In the case of a respondent operating by virtue of a license issued by the city or a political subdivision or agency, if the commission or its designee, upon notice to the respondent with an opportunity to be heard, determines that the respondent has engaged in a discriminatory or unfair practice and that the practice was authorized, requested, commanded, performed or knowingly or recklessly tolerated by the board of directors of the respondent or by an officer or executive agent acting within the scope of his employment, the commission or its designee shall so certify to the licensing agency. Unless the commission finding of a discriminatory or unfair practice is reversed in the course of judicial review, the finding of discrimination is binding on the licensing agency. If a certification is made pursuant to this section, the licensing agency may initiate licensee disciplinary procedures.~~

~~(2) In the case of a respondent who is found by the commission to have engaged in a discriminatory or unfair practice in the course of performing under a contract or subcontract with the city or a political subdivision or agency, if the practice was authorized, requested, commanded, performed or knowingly or recklessly tolerated by the board of directors of the respondent or by an officer or executive agent acting within the scope of his employment, the commission shall so certify to the contracting agency.~~

~~Unless the commission's or its designee's finding of a discriminatory or unfair practice is reversed in the course of judicial review, the finding of discrimination is binding on the contracting agency. Upon receiving a certification made under this section, a contracting agency may take appropriate action to terminate a contract or portion thereof previously entered into with the respondent, either absolutely or on condition that the respondent carry out a program of compliance with the provisions of this article, and assist the city and all political subdivisions and agencies thereof to refrain from entering into further contracts.~~

~~(e) The terms of a conciliation agreement reached with the respondent may require him to refrain in the future from committing discriminatory or unfair practices of the type stated in the agreement, to take remedial action as in the judgment of the commission will carry out the purposes of this article, and to consent to the entry in an appropriate district court of a consent decree embodying the terms of the conciliation agreement. Violation of such a consent decree may be punished as contempt by the court in which it is filed, upon a showing by the commission of the violation at any time within 18 months of its occurrence. In all cases where a conciliation agreement is entered into, the commission shall issue an order stating its terms and furnish a copy of the order to the complainant, the respondent and such other persons as the commission deems proper. At any time, in its discretion, the commission may investigate whether the terms of the agreement are being complied with by the respondent. Upon a finding that the terms of the conciliation agreement are not being complied with by the respondent, the commission shall take appropriate action to ensure compliance.~~

~~(Code 2017, § 15-67; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-67.— Judicial review.~~

~~Judicial review of the actions of the commission may be sought in district court as provided in Iowa Code § 216.17, as amended.~~

~~(Code 2017, § 15-68; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-68.— Temporary injunctions.~~

~~If, at any time after the filing of a complaint under this article, it shall appear to the commission that there is reason to believe that the respondent has violated this article and there is reason to believe that the respondent is about to do acts which would make impossible his compliance with an order of the commissioner to alleviate the grievance, the commission may direct its attorney to seek a temporary injunction restraining the respondent from doing these acts pending completion of the proceedings under this article.~~

~~(Code 2017, § 15-69; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-69.— Subpoenas.~~

~~(a) The commission or its designee shall have the power to subpoena witnesses and compel their attendance, to administer oaths and take the testimony of any person under oath, and to compel the~~

~~parties to produce for examination any books and papers relating to any matter involved in a complaint. A subpoena may be issued upon the signature of a commission member. The commission shall issue subpoenas in the same manner and for the same purposes on behalf of the respondent upon request. Refusal to obey a subpoena issued by the commission is punishable by fine of not more than \$100.00 or imprisonment in the county jail for not more than 30 days. If a witness either fails or refuses to obey a subpoena issued by the commission, the commission may petition the district court having jurisdiction for issuance of a subpoena. Persons refusing to obey such subpoena may be subject to punishment for contempt.~~

~~(b) The commission or its designee shall also have the power to issue subpoenas and order discovery in aid of investigations and hearings of alleged unfair or discriminatory practices as described in this article. The subpoenas and discovery may be ordered to the same extent and are subject to the same limitations as subpoenas and discovery in a civil action in district court.~~

~~(Code 2017, § 15-70; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-70.— Provision to be included in city public works contracts.~~

~~The city and all subdivisions and agencies thereof shall include in all public works contracts negotiated a provision obligating the public works contractor and employees, agents and subcontractors not to commit any of the unfair or discriminatory employment practices set forth in this article, and the provision shall also be included by the public works contractor in contracts with all subcontractors.~~

~~(Code 2017, § 15-71; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-71—12-98.— Reserved.~~

## ~~DIVISION 2.— CREDIT~~

~~Sec. 12-99.— Prohibited credit practices.~~

~~(a) A creditor shall not refuse to enter into a consumer credit transaction or impose finance charges or terms or conditions more onerous than those which are usually extended by that creditor to consumers of similar economic backgrounds because of age, color, creed, national origin, race, religion, marital status, sex, sexual orientation, gender identity, physical disability or familial status.~~

~~(b) A person authorized or licensed to do business in this state pursuant to Iowa Code ch. 524, 533, 534, 536 or 536A shall not refuse to loan or extend credit or impose terms or conditions more onerous than those regularly extended to those persons of similar economic backgrounds because of age, color, creed, national origin, race, religion, marital status, sex, sexual orientation, gender identity, physical disability or familial status.~~

~~(c) A creditor shall not refuse to offer credit life or health and accident insurance because of color, creed, national origin, race, religion, marital status, age, physical disability, sex, sexual orientation, gender identity, or familial status. Refusal by a creditor to offer credit life or health and accident~~

~~insurance based upon the age or physical disability of the consumer shall not be an unfair or discriminatory practice if such denial is based solely upon bona fide underwriting considerations not prohibited by Iowa Code title XIII, subtitle 1 (Iowa Code § 505.1 et seq.).~~

~~(d) The provisions of this section shall not be construed by negative implication or otherwise to narrow or restrict any other provisions of this division.~~

~~(Code 2017, § 15-91; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-100—12-126.—Reserved.~~

### ~~DIVISION 3.—EDUCATION~~

~~Sec. 12-127.—Prohibited education practices.~~

~~(a) It is an unfair or discriminatory practice for any educational institution to discriminate on the basis of race, creed, color, sex, sexual orientation, gender identity, national origin, religion, or disability in any program or activity. Such discriminatory practices shall include, but not be limited to, the following practices:~~

~~(1) Exclusion of a person or persons from participation in, denial of the benefits of, or subjection to discrimination in any academic, extracurricular, research, occupational training, or other program or activity except athletic programs;~~

~~(2) Denial of comparable opportunity in intramural and interscholastic athletic programs;~~

~~(3) Discrimination among persons in employment and the conditions of employment;~~

~~(4) On the basis of sex, the application of any rule concerning the actual or potential parental, family, or marital status of a person, or the exclusion of any person from any program or activity or employment because of pregnancy or related conditions dependent upon the physician's diagnosis and certification.~~

~~(b) For the purpose of this section, the term "educational institution" includes any preschool, elementary or secondary school, community college, area education agency, or postsecondary college or university and their governing boards. This section does not prohibit an educational institution from maintaining separate toilet facilities, locker rooms, or living facilities for the different sexes so long as comparable facilities are provided. Nothing in this section shall be construed as prohibiting any bona fide religious institution from imposing qualifications based on religion, sexual orientation, or gender identity when such qualifications are related to a bona fide religious purpose or any institution from admitting students of only one sex.~~

~~(Code 2017, § 15-111; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-128—12-152.—Reserved.~~

### ~~DIVISION 4.—EMPLOYMENT~~

~~Sec. 12-153.— Prohibited employment practices.~~

~~It shall be an unfair or discriminatory practice:~~

~~(1)— For any person to refuse to hire, accept, register, classify or refer for employment, to discharge any employee, or to otherwise discriminate in employment against any applicant for employment or any employee because of the age, race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability of such applicant or employee, unless based upon the nature of the occupation. If a disabled person is qualified to perform a particular occupation by reason of training or experience, the nature of that occupation shall not be the basis for exception to the unfair or discriminating practices prohibited by this subsection.~~

~~(2)— For any labor organization or the employees, agents or members thereof to refuse to admit to membership any applicant, to expel any member or to otherwise discriminate against any applicant for membership or any member in the privileges, rights, or benefits of such membership because of the age, race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability of such applicant or member.~~

~~(3)— For any employer, employment agency or labor organization or the employees, agents or members thereof to directly or indirectly advertise or in any other manner indicate or publicize that individuals of any particular age, race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability are unwelcome, objectionable, not acceptable or not solicited for employment or membership, unless based on the nature of the occupation. If a disabled person is qualified to perform a particular occupation by reason of training or experience, the nature of that occupation shall not be the basis for exception to the unfair or discriminating practices prohibited by this subsection. An employer or employment agency or their employees, servants or agents may offer employment or advertise for employment to only the disabled, when other applicants have available to them other employment compatible with their ability which would not be available to the disabled because of their handicap. Any such employment or offer of employment shall not discriminate among the disabled on the basis of race, color, creed, sex, sexual orientation, gender identity, or national origin.~~

~~(4)— For any person to solicit or require as a condition of employment of any employee or prospective employee a test for the presence of the antibody to the human immunodeficiency virus or to affect the terms, conditions or privileges of employment or terminate the employment of any employee solely as a result of the employee obtaining a test for the presence of the antibody to the human immunodeficiency virus. An agreement between an employer, employment agency or labor organization or their employees, agents or members and an employee or prospective employee concerning employment, pay or benefits to an employee or prospective employee, in return for taking a test for the presence of the antibody to the human immunodeficiency virus, is prohibited. The prohibitions of this subsection do not apply if the state epidemiologist determines and the director of public health declares, through the utilization of guidelines established by the Center for Disease Control of the United States Department of Health and Human Services, that a person with a condition related~~

~~to acquired immune deficiency syndrome poses a significant risk of transmission of the human immunodeficiency virus to other persons in a specific occupation.~~

~~(Code 2017, § 15-131; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-154.—Policies relating to pregnancy or childbirth.~~

~~Employment policies relating to pregnancy and childbirth shall be governed by the following:~~

~~(1)—A written or unwritten employment policy or practice which excludes from employment applicants or employees because of the employee's pregnancy is a prima facie violation of this division.~~

~~(2)—Disabilities caused or contributed to by the employee's pregnancy, miscarriage or childbirth and recovery therefrom are, for all job-related purposes, temporary disabilities, and shall be treated as such under any health or temporary disability insurance or sick leave plan available in connection with employment. Written and unwritten employment policies and practices involving matters such as the commencement and duration of leave, the availability of extensions, the accrual of seniority and other benefits and privileges, reinstatement and payment under any health or temporary disability insurance or sick leave plan, formal or informal, shall be applied to a disability due to the employee's pregnancy or giving birth on the same terms and conditions as they are applied to other temporary disabilities.~~

~~(3)—Disabilities caused or contributed to by legal abortion and recovery therefrom are, for all job-related purposes, temporary disabilities, and shall be treated as such under any temporary disability or sick leave plan available in connection with employment. Written and unwritten employment policies and practices involving matters such as the commencement and duration of leave, the availability of extensions, the accrual of seniority and other benefits and privileges, reinstatement and payment under any temporary disability insurance or sick leave plan, formal or informal, shall be applied to a disability due to legal abortion on the same terms and conditions as they are applied to other temporary disabilities. The employer may elect to exclude health insurance coverage for abortion from a plan provided by the employer, except where the life of the mother would be endangered if the fetus were carried to term or where medical complications have arisen from an abortion.~~

~~(4)—An employer shall not terminate the employment of a person disabled by pregnancy because of the employee's pregnancy.~~

~~(5)—Where a leave is not available or a sufficient leave is not available under any health or temporary disability insurance or sick leave plan available in connection with employment, the employer of the pregnant employee shall not refuse to grant to the employee who is disabled by the pregnancy a leave of absence if the leave of absence is for the period that the employee is disabled because of the employee's pregnancy, childbirth or related medical conditions, or for eight weeks, whichever is less. However, the employee must provide timely notice of the period of leave requested and the employer must approve any change in the period requested before the change is effective. Before granting the leave of absence, the employer may require that the employee's disability resulting from pregnancy be~~



~~verified by medical certification stating that the employee is not able to reasonably perform the duties of employment.~~

~~(Code 2017, § 15-132; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-155.—Exemptions.~~

~~(a)—This division shall not prohibit discrimination on the basis of age if the person subject to the discrimination is under the age of 18 years, unless that person is considered by law to be an adult.~~

~~(b)—Notwithstanding the provisions of this division, a state or federal program designed to benefit a specific age classification which serves a bona fide public purpose shall be permissible.~~

~~(c)—This section shall not apply to age discrimination in bona fide apprenticeship employment programs if the employee is over 45 years of age.~~

~~(d)—This section shall not apply to:~~

~~(1)—Any employer who regularly employs less than four individuals. For purposes of this subsection, individuals who are members of the employer's family shall not be counted as employees.~~

~~(2)—The employment of individuals for work within the home of the employer, if the employer or members of his family reside therein during such employment.~~

~~(3)—The employment of individuals to render personal service to the person of the employer or members of the employer's family.~~

~~(4)—Any bona fide religious institution or its educational facility, association, corporation or society, with respect to any qualifications for employment based on religion, when such qualifications are related to a bona fide religious purpose. A religious qualification for instructional personnel or an administrative officer, serving in a supervisory capacity of a bona fide religious educational facility or religious institution, shall be presumed to be a bona fide occupational qualification.~~

~~(Code 2017, § 15-133; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-156—12-178.—Reserved.~~

#### ~~DIVISION 5.—HOUSING~~

~~Sec. 12-179.—Definitions.~~

~~In addition to the definitions found in section 12-2, the following definitions shall apply to sections 12-180 to 12-183:~~

~~*Aggrieved person* includes any person who:~~

~~(1)—Claims to have been injured by a discriminatory housing practice; or~~

~~(2)—Believes that such person will be injured by a discriminatory housing practice that is about to occur.~~

~~*Covered multi-unit dwelling:*~~

~~(1)—Building consisting of four or more units if such buildings have one or more elevators; and~~

~~(2)—Ground floor units in other buildings consisting of four or more units.~~

~~*Family includes single individuals.*~~

~~*Person means and includes one or more individuals, corporations, partnerships, associations, labor organizations, legal representatives, mutual companies, joint stock companies, trusts, unincorporated organizations, trustees, trustees in cases under title II, receivers, and fiduciaries.*~~

~~(Code 2017, § 15-151; Ord. No. 2661, § 1, 7-14-2008)~~

~~**Sec. 12-180.— Prohibited housing practices.**~~

~~It shall be an unfair or discriminatory practice for any person, owner, or person acting for an owner, of rights to housing or real property, with or without compensation, including, but not limited to, persons licensed as real estate brokers or salespersons, attorneys, auctioneers, agents or representatives by power of attorney or appointment, or any person acting under court order, deed of trust, or will:~~

~~(1)—To refuse to sell, rent lease, assign, sublease, refuse to negotiate, or to otherwise make unavailable, or deny any real property or housing accommodation or part, portion or interest therein, to any person because of the race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status of such person.~~

~~(2)—To discriminate against any person because of the person's race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status, in the terms, conditions or privileges of the sale, rental, lease, assignment or sublease of any real property or housing accommodation or any part, portion or interest in the real property or housing accommodation or in the provision of services or facilities in connection with the real property or housing accommodation.~~

~~(3)—To make, print or publish, or cause to be made, printed or published, any notice, statement or advertisement, that indicates a preference or limitation for the purchase, rental, lease, assignment, or sublease of any real property or housing accommodation or any part, portion or interest therein, by persons of any particular race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status.~~

~~(4)—To discriminate against the lessee or purchaser of any real property or housing accommodation or part, portion or interest of the real property or housing accommodation, or against any prospective lessee or purchaser of the property or accommodation, because of the race, color, creed, religion, sex, sexual orientation, gender identity, disability, age, familial status, or national origin of persons who may~~

from time to time be present in or on the lessee's or owner's premises for lawful purposes at the invitation of the lessee or owner as friends, guests, visitors, relatives or in any similar capacity.

(5) A person shall not, for profit, induce or attempt to induce another person to sell or rent a dwelling by representations regarding the entry or prospective entry into a neighborhood of a person of a particular race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status.

(6) A person shall not represent to a person because of a particular race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status that a dwelling is not available for inspection, sale, or rental when the dwelling is available for inspection, sale or rental.

a. A person shall not discriminate in the sale or rental or otherwise make unavailable or deny a dwelling to a buyer or renter because of a disability of any of the following persons:

1. That buyer or renter.

2. A person residing in or intending to reside in that dwelling after it is sold, rented, or made available.

3. A person associated with that buyer or renter.

b. A person shall not discriminate against another person in the terms, conditions, or privileges of sale or rental of a dwelling or in the provision of services or facilities in connection with the dwelling because of a disability of any of the following persons:

1. That person.

2. A person residing in or intending to reside in that dwelling after it is sold, rented, or made available.

3. A person associated with that person.

c. For the purposes of this subsection only, discrimination includes any of the following circumstances:

1. A refusal to permit, at the expense of the disabled person, reasonable modifications of existing premises occupied or to be occupied by the person if the modifications are necessary to afford the person full enjoyment of the premises. In the case of a rental, a landlord may, where reasonable to do so, condition permission for a modification on the renter's agreement to restore the interior of the premises to the condition that existed before the modification, reasonable wear and tear excepted.

2. A refusal to make reasonable accommodations in rules, policies, practices, or services, when the accommodations are necessary to afford the person equal opportunity to use and enjoy a dwelling.

3. In connection with the design and construction of covered multifamily dwellings for first occupancy after March 13, 1991, a failure to design and construct those dwellings in a manner that meets the following requirements:

~~(i) The public use and common use portions of the dwellings are readily accessible to and usable by disabled persons.~~

~~(ii) All doors designed to allow passage into and within all premises within the dwellings are sufficiently wide to allow passage by disabled persons in wheelchairs.~~

~~(iii) All premises within the dwellings contain the following features of adaptive design:~~

~~A. An accessible route into and through the dwelling.~~

~~B. Light switches, electrical outlets, thermostats, and other environmental controls in accessible locations.~~

~~C. Reinforcements in bathroom walls to allow later installation of grab bars.~~

~~D. Usable kitchens and bathrooms so that a person in a wheelchair can maneuver about the space.~~

~~d. Compliance with the appropriate requirements of the American National Standard for Buildings and Facilities Providing Accessibility and Usability for Physically Handicapped People, commonly cited as "ANSI A 117.1," satisfies the requirements of subsection (6)c.3(iii) of this section.~~

~~e. Nothing in this subsection requires that a dwelling be made available to a person whose tenancy would constitute a direct threat to the health or safety of other persons or whose tenancy would result in substantial physical damage to the property of others.~~

~~(7) A person, or other entity, whose business includes engaging in residential real estate related transactions shall not discriminate against a person in making a residential real estate related transaction available or in terms or conditions of a residential real estate related transaction because of race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status.~~

~~a. For the purpose of this subsection, the term "residential real estate related transaction" means any of the following:~~

~~1. To make or purchase loans or provide other financial assistance to purchase, construct, improve, repair, or maintain a dwelling, or secured by residential real estate.~~

~~2. To sell, broker, or appraise residential real estate.~~

~~b. Appraisal exemption. Nothing in this division prohibits a person engaged in the business of furnishing appraisals of real property to take into consideration factors other than race, sex, sexual orientation, gender identity, color, religion, national origin, disability or familial status.~~

~~(8) A person shall not deny another person access to, or membership or participation in a multiple-listing service, real estate brokers' organization or other service, organization, or facility relating to the business of selling or renting dwellings, or discriminate against a person in terms or conditions of access,~~

membership, or participation in such organization because of race, color, creed, sex, sexual orientation, gender identity, religion, national origin, disability, or familial status.

~~(Code 2017, § 15-152; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-181.—Exemptions.~~

~~(a)—The provisions of this division shall not apply to:~~

~~(1)—Any single-unit house sold or rented by an owner, provided that such private individual owner does not own more than three such single-unit houses at any one time; provided, further, That in the case of the sale of any such single-unit house by a private individual owner not residing in such house at the time of such sale or who was not the most recent resident of such house prior to such sale, the exemption granted by this subsection shall apply only with respect to one such sale within any 24 month period; provided, further, that such bona fide private individual owner does not own any interest in, nor is there owned or reserved on his behalf, under any express or voluntary agreement, title to or any right to all or a portion of the proceeds from the sale or rental of, more than three such single-unit house houses at any one time; provided further, that after December 31, 1969, the sale or rental of any such single-unit house shall be excepted from the application of this division only if such house is sold or rented:~~

~~a.—Without the use in any manner of the sales or rental facilities or the sales or rental services of any real estate broker, agent, or salesman, or of such facilities or services of any person in the business of selling or renting dwellings, or of any employee or agent of any such broker, agent, salesman, or person; and~~

~~b.—Without the publication, posting or mailing, after notice, of any advertisement or written notice in violation of section 12-180; but nothing in this proviso shall prohibit the use of attorneys, escrow agents, abstractors, title companies, and other such professional assistance as necessary to perfect or transfer the title.~~

~~(2)—Dwellings containing no more than four independent dwelling units, if the owner actually maintains and occupies one of such dwelling units as his residence.~~

~~(b)—Nothing in this division shall prohibit a religious organization, association, or society, or any nonprofit institution or organization operated, supervised or controlled by or in conjunction with a religious organization, association, or society, from limiting the sale, rental or occupancy of dwellings which it owns or operates for other than a commercial purpose to persons of the same religion, or from giving preference to such persons, unless membership in such religion is restricted on account of race, color, or national origin. Nor shall anything in this division prohibit a private club not in fact open to the public, which as an incident to its primary purpose or purposes provides lodgings which it owns or operates for other than a commercial purpose, from limiting the rental or occupancy of such lodgings to its members or from giving preference to its members.~~

~~(c) Nothing in this division limits the applicability of any reasonable local, state, or federal restrictions regarding the maximum number of occupants permitted to occupy a dwelling. Nor does any provision in this division regarding familial status apply with respect to housing for older persons.~~

~~(1) As used in this section, the term "housing for older persons" means housing:~~

~~a. Provided under any state or federal program is specifically designed and operated to assist elderly persons (as defined in the state or federal program); or~~

~~b. Intended for, and solely occupied by, persons 62 years of age or older; or~~

~~c. Intended and operated for occupancy by persons 55 years of age or older; and~~

~~1. At least 80 percent of the occupied units are occupied by at least one person who is 55 years of age or older;~~

~~2. The housing facility or community publishes and adheres to policies and procedures that demonstrate the intent required under this subsection; and~~

~~3. The housing facility or community complies with rules issued by the secretary for verification of occupancy, which shall:~~

~~(i) Provide for verification by reliable surveys and affidavits; and~~

~~(ii) Include examples of the types of policies and procedures relevant to a determination of compliance with the requirement of subsection (c)(1)c.2 of this section. Such surveys and affidavits shall be admissible in administrative and judicial proceedings for the purposes of such verification.~~

~~(2) Housing shall not fail to meet the requirements for housing for older persons by reason of:~~

~~a. Persons residing in such housing as of the date of enactment of this Act who do not meet the age requirements as set forth above, provided that new occupants of such housing meet such age requirements; or~~

~~b. Unoccupied units, provided that such units are reserved for occupancy by persons who meet the age requirements set forth in (c)(1) of this section.~~

~~(Code 2017, § 15-153; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-182.— Civil action for enforcement of housing complaint.~~

~~In a civil action under this division, if the court finds that a discriminatory housing practice has occurred or is about to occur, the court may grant as relief any relief which a court could grant with respect to such discriminatory housing practice in a civil action under 42 USC 3613. Any relief so granted that would accrue to an aggrieved person in a civil action commenced by the aggrieved person under 42 USC 3613 shall also accrue to that aggrieved person in a civil action under this subsection. If monetary relief is sought for the benefit of an aggrieved person who does not intervene in the civil action, the court~~

~~shall not award such relief if that aggrieved person has not complied with discovery order entered by the court. The court may also award punitive damages, attorney fees, and civil penalties as defined in 12-183.~~

~~(Code 2017, § 15-155; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-183.— Civil penalties in the administrative hearing.~~

~~In addition to any other remedies under this division, if the commission or its designee finds that a respondent has engaged in or is about to engage in a discriminatory housing practice, after the hearing on this matter it shall promptly issue an order for such relief as may be appropriate, which may include actual damages suffered by the aggrieved person and injunctive or other equitable relief. Such order may, to vindicate the public interest, assess a civil penalty against the respondent:~~

~~(1)—In an amount not exceeding \$250.00 if the respondent has not been adjudged to have committed any prior discriminatory housing practice;~~

~~(2)—In an amount not exceeding \$500.00 if the respondent has been adjudged to have committed one other discriminatory housing practice during the five-year period ending on the date of the filing of this charge; and~~

~~(3)—In an amount not exceeding \$1,000.00 if the respondent has been adjudged to have committed two or more discriminatory housing practices during the seven-year period ending on the date of the filing of this charge; except that if the acts constituting the discriminatory housing practice that is the subject of the charges are committed by the same natural person who has been previously adjudged to have committed acts constituting a discriminatory housing practice, then the civil penalties set forth in subsections (b) and (c) of this section may be imposed without regard to the period of time within which any subsequent discriminatory housing practice occurred.~~

~~(Code 2017, § 15-156; Ord. No. 2661, § 1, 7-14-2008)~~

~~Secs. 12-184—12-204.— Reserved.~~

#### ~~DIVISION 6.— PUBLIC ACCOMMODATIONS OR SERVICES~~

~~Sec. 12-205.— Prohibited practices.~~

~~It shall be an unfair or discriminatory practice for any owner, lessee, sublessee, proprietor, manager or superintendent of any public accommodation or any agent, or employee thereof to:~~

~~(1)—Refuse or deny to any person, because of race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability, the accommodations, advantages, facilities, services or privileges thereof, or otherwise to discriminate against any person because of race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability in the furnishing of such accommodations, advantages, facilities, services or privileges.~~

~~(2) — Directly or indirectly advertise or in any other manner indicate or publicize that the patronage of persons of any particular race, creed, color, sex, sexual orientation, gender identity, national origin, religion or disability is unwelcome, objectionable, not acceptable or not solicited.~~

~~(Code 2017, § 15-171; Ord. No. 2661, § 1, 7-14-2008)~~

~~Sec. 12-206.— Exemptions.~~

~~This division shall not apply to:~~

~~(1) — Any bona fide religious institution with respect to any qualifications the institution may impose based on religion, when such qualifications are related to bona fide religious purposes.~~

~~(2) — The rental or leasing to transient individuals of less than six rooms within a single housing accommodation by the occupant or owner of such housing accommodation, if the occupant or owner resides therein.~~

~~(Code 2017, § 15-172; Ord. No. 2661, § 1, 7-14-2008)~~

INTRODUCED: \_\_\_\_\_ December 7, 2020

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



Prepared by Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, IA 50613, (319-273-8600

## **ORDINANCE NO. 2977**

AN ORDINANCE REPEALING ARTICLE I, IN GENERAL, ARTICLE II, HUMAN RIGHTS COMMISSION, AND ARTICLE III, UNFAIR OR DISCRIMINATORY PRACTICES, OF CHAPTER 12, HUMAN RELATIONS, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, AND ENACTING IN LIEU THEREOF A NEW ARTICLE I, HUMAN RIGHTS COMMISSION, CONSISTING OF SECTION 12-1, PURPOSE OF CHAPTER; SECTION 12-2, HUMAN RIGHTS COMMISSION; MEMBERSHIP; APPOINTMENT OF MEMBERS; TERM OF OFFICE; AND QUALIFICATIONS; SECTION 12-3, COMPENSATION OF MEMBERS; SECTION 12-4, ELECTION OF OFFICERS; VACANCIES; SECTION 12-5, MEETINGS; RULES OF PROCEDURE; SECTION 12-6, DUTIES; AND SECTION 12-7, COOPERATION WITH OTHER AGENCIES.

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

1. *Section 1.* Article I, In General, Article II, Human Rights Commission, and Article III, Unfair or Discriminatory Practices, of Chapter 12, Human Relations, of the Code of Ordinances of the City of Cedar Falls, Iowa, are hereby repealed in their entirety and a new Article I, Human Right Commission, consisting of Section 12-1, Purpose of Chapter; Section 12-2, Human Rights Commission; Membership; Appointment of Members; Term of Office; and Qualifications; Section 12-3, Compensation of Members; Section 12-4, Election of Officers; Vacancies; Section 12-5, Meetings; Rules of Procedure; Section 12-6, Duties; and Section 12-7, Cooperation With Other Agencies, is enacted in lieu thereof, as follows:

### **Chapter 12 - HUMAN RELATIONS**

#### **ARTICLE I. – HUMAN RIGHTS COMMISSION**

##### **Sec. 12-1. - Purpose of chapter.**

It shall be the purpose of this chapter to establish a nonjudicial human rights commission in conformance with the Iowa Civil Rights Act, to declare a public policy of nondiscrimination in the city, to cooperate in the claims process with the Iowa Civil Rights Commission and to provide for educational programs to prevent and eliminate discrimination in the city.

##### **Sec. 12-2. – Human Rights Commission; membership; appointment of members; term of office; and qualifications.**

(a) The city human rights commission shall consist of nine members, appointed by the mayor with the advice and consent of the city council. Appointees subsequent to the initial appointees shall serve for a term of three years, and thereafter until a successor has been appointed. Vacancies shall be filled within 60 days for the remainder of an unexpired term. Appointments shall take into consideration the various racial, religious, economic, cultural, sex, sexual orientation, gender identity, age, physical disability and social groups in the city.

- (b) In so far as reasonably practicable, appointees for membership on the commission shall be residents of the city, or, if that is not reasonably practicable, shall have a place of employment in the city. Appointees who are neither residents of the city nor who have a place of employment in the city may be eligible for appointment to the commission upon a finding of the unavailability of qualified applicants, as determined by the mayor. Any person who is a member of the commission on the date of adoption of the ordinance from which this article is derived who does not meet the qualifications for membership set forth herein shall continue to be eligible to serve as a member of the commission until both the expiration of his current term and the member's non-reappointment by the mayor to an additional term.

**Sec. 12-3. - Compensation of members.**

The members of the commission shall serve without compensation, provided that they may receive actual and necessary expenses incurred, within the limits established by the city council.

**Sec. 12-4. - Election of officers; vacancies.**

The commission shall elect from its own membership, at its regular January meeting, its chairperson and at least one vice-chairman, each to serve for a term of one year. It shall, at its regular January meeting, elect a secretary, who may be, but need not be, a member of the commission. The commission shall fill vacancies among its officers for the remainder of the unexpired term.

**Sec. 12-5. - Meetings; rules of procedure.**

- (a) The commission shall hold at least three regular meetings per year. It shall meet at a time and place to be announced in accordance with the state Open Meetings Act.
- (b) The chairperson, vice-chairperson, or any three members of the commission may call a special meeting by giving at least 24 hours' notice to every member of the commission. The call for a special meeting shall include an agenda, and only matters included in that agenda may be discussed at the meeting.
- (c) A quorum of the commission shall consist of a simple majority of the members of the commission. A majority of the members present and voting shall be necessary for the passage of any motion. The chairperson shall vote as a member of the commission.
- (d) The commission may adopt, amend or rescind such rules as may be necessary for the conduct of its business.

**Sec. 12-6. - Duties.**

- (a) It shall be the duty of the commission to:
- (1) Provide intake assistance for complaints from individuals who may be victims of discrimination and refer such complaints to the Iowa Civil Rights Commission for investigation and adjudication.
  - (2) Investigate and study the existence, character, causes, extent and effects of discrimination in public accommodations, employment, apprenticeship programs, on-the-job training programs, educational curricula programs and housing in this city, and to attempt to eliminate such discrimination by education.

- (3) Promote equal opportunity in all areas of city government. The commission shall request and obtain such cooperation, assistance and data from city departments as may be reasonably necessary to carry out its work.
  - (4) Formulate and carry out an educational program designed to prevent and eliminate discrimination.
  - (5) Adopt such rules and regulations as may be necessary to govern, expedite and effectuate the provisions of this article.
  - (6) Render to the city council, not less than once a year, a written report of its activities and recommendations.
  - (7) Cooperate with federal, state, regional, county and city agencies, citizens, citizen organizations, the board of education and private schools in formulating and developing courses of education to accomplish the objectives of this article.
- (b) In carrying out its duties under this article the commission shall further the city's public policy of nondiscrimination in the city on the basis of race, age, creed, color, sex, national origin, religion, ancestry, disability, familial status, sexual orientation or gender identity.

**Sec. 12-7. - Cooperation with other agencies.**

The commission shall cooperate with the state civil rights commission, the United States Civil Rights Commission, the federal Equal Employment Opportunity Commission and other agencies with similar purposes.

INTRODUCED: \_\_\_\_\_ December 7, 2020 \_\_\_\_\_

PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_ December 7, 2020 \_\_\_\_\_

PASSED 2<sup>ND</sup> CONSIDERATION: \_\_\_\_\_ December 21, 2020 \_\_\_\_\_

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**

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**TO:** Honorable Mayor Robert M. Green and City Council

**FROM:** Chase Schrage, Director of Public Works

**DATE:** December 1, 2020

**SUBJECT:** Updates to City Code Chapter 23 Traffic and Motor Vehicles Section 2

The proposed changes to *Chapter 23: Traffic and Motor Vehicles, Section 2: Definitions* is intended to outline the use of electric bikes (E-bikes) on the City recreational trails.

The City Council received a presentation on October 19, 2020 in which outlined the characteristics of the classes of E-bikes. Direction was provided to staff to draft an ordinance to include all classes of E-bikes(3 classes) with an age restriction of 14 years old.

The drafted ordinance changes will allow operators with a minimum age of 14 years old the use of E-bikes (Class I, II, III) to be used on the City recreational trail system.

If you have any questions or concerns, please feel free to ask.

xc: Kevin Rogers, City Attorney

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

AN ORDINANCE 1) AMENDING SECTION 23-2, DEFINITIONS, OF ARTICLE I, IN GENERAL, OF CHAPTER 23, TRAFFIC AND MOTOR VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, BY STRIKING THE UNNUMBERED PARAGRAPH ENTITLED BICYCLE, AND ENACTING A NEW UNNUMBERED PARAGRAPH ENTITLED BICYCLE IN LIEU THEREOF; AND 2) AMENDING DIVISION 1, GENERALLY, OF ARTICLE IX, BICYCLES, OF CHAPTER 23, TRAFFIC AND MOTOR VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA BY STRIKING SECTION 23-629, DEFINITIONS, IN ITS ENTIRETY.

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

*Section 1.* Section 23-2, Definitions, of Article I, In General, of Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby amended by striking the unnumbered paragraph entitled *Bicycle*, in its entirety, and enacting a new unnumbered paragraph entitled *Bicycle*, in lieu thereof, as follows:

*Bicycle* means either of the following:

- (1) A device having ~~two wheels a wheel or wheels which is propelled by human power~~ and having at least one saddle or seat for the use of a rider ~~which is propelled by human power~~; or
- (2) Electric-assist bicycles as follows:
  - a. A device having two or three wheels with fully-operable pedals and an electric motor that provides assistance only when the operator is pedaling, and that ceases to provide assistance when the bicycle reaches a maximum speed of 28 miles per hour of less than 750 watts (one horsepower), whose maximum speed on a paved level surface, when powered solely by such a motor while ridden, is less than 20 miles per hour.
  - b. A device having two or three wheels with fully-operable pedals and an electric motor that provides assistance when the operator is pedaling or when the operator activates and controls the motor manually, and the motor ceases to provide assistance when the bicycle reaches a maximum speed of 20 miles per hour.
  - c. The operator of an electric-assist bicycle must be at least 14 years of age.

*Section 2.* Section 23-629, Definitions, of Division 1, Generally, of Article IX, Bicycles, of Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby stricken in its entirety.

~~Sec. 23-629.—Definitions.~~

~~The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:~~

~~*Bicycle* means every device propelled by human power upon which any person may ride, having two tandem wheels either of which is over 15 inches in diameter.~~

~~(Code 2017, § 26-481)~~

INTRODUCED: \_\_\_\_\_

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

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

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

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

ATTEST:

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

## ORDINANCE NO. 2978

AN ORDINANCE 1) AMENDING SECTION 23-2, DEFINITIONS, OF ARTICLE I, IN GENERAL, OF CHAPTER 23, TRAFFIC AND MOTOR VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA, BY STRIKING THE UNNUMBERED PARAGRAPH ENTITLED BICYCLE, AND ENACTING A NEW UNNUMBERED PARAGRAPH ENTITLED BICYCLE IN LIEU THEREOF; AND 2) AMENDING DIVISION 1, GENERALLY, OF ARTICLE IX, BICYCLES, OF CHAPTER 23, TRAFFIC AND MOTOR VEHICLES, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA BY STRIKING SECTION 23-629, DEFINITIONS, IN ITS ENTIRETY.

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

*Section 1.* Section 23-2, Definitions, of Article I, In General, of Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby amended by striking the unnumbered paragraph entitled *Bicycle*, in its entirety, and enacting a new unnumbered paragraph entitled *Bicycle*, in lieu thereof, as follows:

*Bicycle* means either of the following:

- (1) A device having a wheel or wheels which is propelled by human power and having at least one saddle or seat for the use of a rider; or
- (2) Electric-assist bicycles as follows:
  - a. A device having two or three wheels with fully-operable pedals and an electric motor that provides assistance only when the operator is pedaling, and that ceases to provide assistance when the bicycle reaches a maximum speed of 28 miles per hour.
  - b. A device having two or three wheels with fully-operable pedals and an electric motor that provides assistance when the operator is pedaling or when the operator activates and controls the motor manually, and the motor ceases to provide assistance when the bicycle reaches a maximum speed of 20 miles per hour.
  - c. The operator of an electric-assist bicycle must be at least 14 years of age.

Section 2. Section 23-629, Definitions, of Division 1, Generally, of Article IX, Bicycles, of Chapter 23, Traffic and Motor Vehicles, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby stricken in its entirety.

INTRODUCED: \_\_\_\_\_ December 7, 2020

PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_ December 7, 2020

PASSED 2<sup>ND</sup> CONSIDERATION: \_\_\_\_\_ December 21, 2020

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

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

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

ATTEST:

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





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:** December 22, 2020  
**SUBJECT:** Commercial Truck/Trailer Ordinance

Attached to this Memorandum please find a proposed Commercial Truck/Trailer Ordinance.

Council referred this matter to City Staff to develop a proposed ordinance that addresses the parking of vehicles and trailers, other than cars and pickups, on City streets.

Subsequent to the referral, City staff undertook an analysis of the parking of vehicles and trailers on City streets. Analysis confirmed that nearly all complaints lodged by residents come from residential neighborhoods. In addition, analysis determined that far and away the biggest issue of parking of vehicles other than cars and pickups on residential streets involves commercial trucks and trailers.

The proposed ordinance is limited to residential streets as defined. In addition, the ordinance is drafted to address only the parking of commercial trucks and commercial trailers, other than cars and pickups. Exceptions are included for commercial trucks and trailers involved in work at or nearby to residential premises.

This ordinance would not affect the 48 hour time limitation for the parking of all vehicles on city streets, which would remain in place.

Please feel free to contact me if you have any questions.

**ORDINANCE NO. 2979**

AN ORDINANCE AMENDING 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, BY ENACTING A NEW SECTION 23-388, COMMERCIAL TRUCKS AND TRAILERS PROHIBITED

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

*Section 1.* 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, is hereby amended by adding a new Section 23-388, titled Commercial Trucks and Trailers Prohibited, as follows:

**Sec. 23-388. – Commercial trucks and trailers prohibited.**

No person shall park on the street or in the right-of-way in a residential block a commercial truck, other than a pick-up, or a commercial trailer, except for a person actively loading or unloading, or a person actively engaged in providing authorized services or conducting authorized activities for or upon adjacent or nearby premises, provided that such person is otherwise legally parked. For purposes of this section “residential block” means a city block in which at least half the structures are permanent residences. Also for purposes of this section “commercial truck” and “commercial trailer” mean a vehicle designed for carrying persons or property, provided that such vehicle is used in the exchange of goods or services for compensation.

INTRODUCED: \_\_\_\_\_ December 7, 2020

PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_ December 7, 2020

PASSED 2<sup>ND</sup> CONSIDERATION: \_\_\_\_\_ December 21, 2020

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

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

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

ATTEST:

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



## DEPARTMENT OF COMMUNITY DEVELOPMENT

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### MEMORANDUM

#### *Planning & Community Services Division*

**TO:** Honorable Mayor Robert M. Green and City Council  
**FROM:** Karen Howard, AICP, Planning & Community Services Manager  
**DATE:** December 17, 2020  
**SUBJECT:** Subdivision Code Text Amendment – Final plat phasing (TA20-001)

#### BACKGROUND

The stated purpose of the City's Subdivision Code is "to provide minimum standards for the design, development, and improvement of all new subdivisions and re-subdivisions of land, so that existing land uses will be protected, and so that adequate provisions are made for public facilities and services, and so that growth occurs in an orderly manner, consistent with the comprehensive plan, and to promote the public health, safety and general welfare of the citizens of the city." (Sec.20-1(b)). Iowa law states that subdivision platting regulations are intended to "encourage orderly community development and provide for the regulation and control of the extension of public improvements, public services, and utilities, the improvement of land, and the design of subdivisions, consistent with an approved comprehensive plan or other specific community plan." It also states that the purpose of establishing regulations for subdivisions is to "provide for a balance between the land use rights of individual landowners and the economic, social, and environmental concerns of the public when a city or county is developing or enforcing land use regulations." (Iowa Code Section 354.1).

When a property owner desires to divide their land into two or more developable parcels a platting process is required. The preliminary plat is intended to show the layout of streets, blocks and lots and indicate how public improvements will be extended to serve the new lots created with the subdivision. It also identifies any sensitive environmental features that should be preserved and how the new development will be integrated into the larger community of neighborhoods according to the City's Comprehensive Plan. To provide a good understanding how the new development will connect with surrounding neighborhoods and be designed in a manner that will protect the interests of all current and future property owners, the City's subdivision code requires that the preliminary plat include the total contiguous land holdings of the owner (Sec.20-58).

It is the obligation of the owner/developer to design and construct all the public improvements necessary to support the development of homes or other types of buildings on the newly created lots, including all streets, stormwater management facilities, sanitary sewer and water distribution systems, sidewalks and trails, and to provide for the extension of other utilities and communications systems. The cost of these improvements is then incorporated into the price of the lots made available for sale with the final platting of the property. Based on the anticipated

pace of development in the community, the developer may want to develop the subdivision in phases, particularly if the preliminary platted area contains more lots than can be absorbed (sold) within the developer's anticipated timeline.

### STATEMENT OF THE PROBLEM

The subdivision code does not currently include specific rules regarding final plat phasing. While City staff request a development phasing plan with the preliminary plat, it has been largely up to the developer to determine how the subdivision develops over time. This practice has resulted in some critical street connections remaining unfinished in certain areas of the community. The most recent example is in the Prairie Winds and Prairie West subdivisions where the final critical segments of both Ashworth Drive and Ironwood Drive have not been constructed, even though the majority of these subdivisions have been built out with new homes. This incomplete street network has forced a significant amount of traffic to Aldrich Elementary School onto Erik Road. In addition, without a direct connection to Greenhill Road via Ironwood, all commuter traffic to and from these neighborhoods have to use either Erik Road or the one block segment of Harriet Lane, which was never intended to carry a significant traffic load.

Poorly planned subdivision phasing, particularly when combined with excessively long block lengths and few connections between subdivisions create a very inefficient street network. Poorly planned subdivision phasing and lack of street connectivity within and between subdivisions have both short term and long term costs to the community in the form of increased commute times, increased traffic speeds, increased traffic congestion, safety concerns for children along walking routes to school, increased emergency response times, and inefficient routes for utilities, refuse pick-up and snowplowing.

### DISCUSSION OF SOLUTIONS

If a subdivision is designed with a well-connected street pattern of modest-sized blocks, each new area platted would contribute to and expand the connections so there are multiple travel routes through and between neighborhoods to distribute the local traffic so no one street is overburdened. A first step toward improving the City's subdivision regulations to help ensure the orderly growth of the community would be to establish a standard for final plat phasing to ensure that critical infrastructure connections occur in a timely manner and prior to less critical areas of a subdivision. The standard should give flexibility to the developer to propose phasing that meets the pace of market demand, but give discretion to the City to determine if the final plat phase proposed can function as an independent development with all the necessary public improvements and infrastructure extensions; and most importantly will ensure that no essential infrastructure improvements are being circumvented or delayed.

For example, in the case discussed above, if the final plat phase of Prairie Winds that includes the connection of Ashworth Drive to Arbors Drive would have been built earlier, rather than being the last phase of development, it would have provided an additional route to the elementary school close to the time when the new school opened, which would have more evenly distributed traffic and significantly reduced traffic congestion on Erik Road. These issues have also been a topic of discussion for the future West Fork Crossing development. The recommended phasing plan is intended to ensure that areas of the development that include the critical east-west and north-south street connections occur first with other areas of the development to follow in a logical and timely fashion.

As mentioned at the Planning and Zoning Commission's August 12<sup>th</sup> meeting, additional amendments to the subdivision code are warranted to address the issues with street

connectivity described above and also to address allowances for temporary construction access to reduce construction traffic on neighborhood streets. Numerous communities have adopted street connectivity standards that result in a more consistent pattern of development that lowers long term costs to the community. The Commission requested additional information regarding what other cities are doing with regard to street connectivity issues. Proposed subdivision code amendments and research on best practices and examples from other cities will be brought forward for discussion at a future meeting.

However, a logical first step in addressing the issues described above is to insert a paragraph into the City's subdivision code to establish the expectation that each final plat phase will be reviewed on a case by case basis to make sure that critical street and infrastructure extensions are not being unduly circumvented or delayed.

At the meeting on August 26<sup>th</sup>, the Commission inquired about what other cities are doing with regard to final plat phasing. Staff researched and reached out to a number of Iowa communities (Ames, Iowa City, Urbandale, Ankeny, Sioux City, Bettendorf, and Council Bluffs). A number of the cities require phasing plans to be submitted and four of the communities address critical infrastructure through separate development agreements. Iowa City includes a similar clause in their subdivision code as proposed here. It was adopted at the time their subdivision code was rewritten in 2008 to address similar concerns about completion of critical connections. Following is the provision as stated in the Iowa City subdivision code:

*Upon approval by the City, a final plat may include only a portion of the development illustrated on the preliminary plat if that portion can function as a separate development, including access and utilities, and if no essential public infrastructure extensions are delayed. Whether or not said infrastructure is essential in nature shall be determined by the City.*

At the August 26<sup>th</sup> meeting the Commission also expressed a desire to formalize the practice of requiring a phasing plan at the time of preliminary plat. Staff finds that codification of this practice would provide clarity to the review process, so have included such a requirement in the attached ordinance.

## CONCLUSION

In conclusion, staff notes the following for consideration:

- The language below is drafted to ensure that each subdivision will be reviewed on its own merits. All unique circumstances or characteristics can be considered. This is exactly the opposite of a blanket approach. In a sense it is a quality control check reminder for the developer, staff, the Planning and Zoning Commission, and the City Council to review the plat with an eye toward ensuring that critical connections get prioritized in the phasing of a plat.
- Providing clear direction in the code will ensure that the rules are applied consistently and fairly over time.
- Requiring one development phase to occur prior to a less critical phase does not necessarily mean additional cost to the developer. The cost of extending the infrastructure is recaptured with the sale of the lots. The cost of installing a 300-foot segment of street is recaptured with the sale of lots on either side of that street segment. Requiring a different, but more critical 300 foot segment of street to be constructed first would not result in additional cost to the developer, but may result in reduced costs and benefits to the community as a whole as a more efficient travel route is established.

- Finally, the provision will ensure that a subdivision is not platted in a manner that leaves out one small segment of critical infrastructure that is then unlikely to ever be completed except by the City at taxpayer expense.

In summary, staff is bringing the proposed amendments forward to address a problem we are experiencing in Cedar Falls. The City has received numerous complaints from residents and concerns have also been expressed by the City Council about traffic congestion and safety concerns caused by delays in extending critical street segments largely resulting from poor planning during the phasing of development. The proposed amendment will focus attention on this aspect of land development during the review process to avoid such situations in the future.

**RECOMMENDATION**

To prevent future situations where critical public infrastructure is delayed or circumvented, as described above and to ensure that the same standard is applied consistently and fairly to all future subdivisions, staff recommends amending the City’s subdivision code (City Code, Chapter 20) as per the attached ordinance. Staff finds that these amendments will establish a better balance of interests between private property owners and the community’s interest in timely extension of public improvements to serve a neighborhood.

**The Planning and Zoning Commission reviewed the proposed amendments to the subdivision code at their August 12<sup>th</sup>, August 26<sup>th</sup>, and October 28<sup>th</sup> meetings and on a vote of 8-0 recommended approval.**

Note: Subsequent to the Planning and Zoning Commission meetings and after preliminary discussion at the City Council Committee of the Whole meeting on December 7, the language has been further refined for clarity. The substance of the proposed amendments remains the same as reviewed and recommended by the Commission.

**PLANNING & ZONING COMMISSION**

Discussion 8/12/2020	The next item for consideration by the Commission was a text amendment to the subdivision code for Division 3 Final Plat Section 20-100. Chair Holst introduced the item and Ms. Howard provided background information. She explained that the purpose of the subdivision code is to establish “minimum standards for the design, development and improvement of subdivisions so that the existing land uses will be protected, and so that adequate provisions are made for public facilities and services, and so that growth occurs in an orderly manner, consistent with the Comprehensive Plan, and to promote the public health, safety and general welfare of the citizens of the city.” Ms. Howard explained the intent and structure of the subdivision ordinance and the differences between the preliminary and final platting processes. She explained that the subdivision code currently doesn’t include specific rules regarding final plat phasing. While a phasing plan is requested, it has been left largely up to the developer to determine the order of development. In some cases, it has resulted in critical street connections remaining unfinished, which can create short and long term costs to the community from the inefficient or incomplete street pattern. Other issues include increased commute times; overburdening certain streets with excess traffic, impacting homeowners along those routes; safety concerns for pedestrians along the congested routes, particularly children; increased driver frustration and speeding; increased emergency response times; and inefficient routing for utilities and services such as refuse pick-up and snow removal. She displayed examples of incomplete streets and problematic final plat phasing using aerial photographs.
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Ms. Howard discussed the first step, which is to establish a standard for final plat phasing to ensure that critical infrastructure connections occur in a timely manner and prior to less critical areas of a subdivision. While giving flexibility to the developer to propose phasing that meets the pace of market demand, the City would have the discretion to determine if the final plat phase can function as an independent development and ensure that no essential infrastructure improvements are being circumvented or delayed.

The next step would be to adopt street connectivity standards that provide multiple street stubs to subdivision boundaries, allowing continuation of the street pattern on adjacent properties. Block lengths would be limited and existing restrictions on cul-de-sacs would be enforced. A standard for intersection spacing along major roadways would also be established, as well as consideration of construction access. Code amendments to establish these standards will be brought forward for discussion at a future Commission meeting.

Ms. Howard displayed the proposed amendments to the code and brought it to the Commission for discussion. Ms. Prideaux stated that this has been explained well and will ensure the standard is applied fairly and consistently. Mr. Larson noted that case-by-case attention should be maintained as things do change over time. With regard to street connectivity standards, he would like more information about what other communities are doing. He has some skepticism of using a blanket approach. Mr. Leeper stated that these changes are good to consider. Mr. Schrad asked if staff could look at the zoning in Ankeny to see how they are dealing with sprawl in their community. Ms. Saul wants to see research regarding street connectivity standards in other communities and how it has affected them and what changes we could make to keep up with their growth.

Discussion  
8/26/2020

The first item of business was a text amendment to the Subdivision Code Division 3 Final Plats. Chair Holst introduced the item and Ms. Houk Sheetz provided background information. She explained that the item was considered at the last meeting and gave a brief refresher on the previous discussion, reiterating the purpose of the code and the platting process for preliminary and final plats. She also discussed the issues with the current language and process and provided an example situation. Ms. Houk Sheetz brought forward potential solutions for discussion with the Commission, and displayed the section for consideration at this time (Section 20-100).

Mr. Larson stated that he recalled that samples from other similar communities were requested for the Commission to look over. He moved to table the item until those samples are provided. Ms. Sheetz stated that she can speak to the subject or the motion could go forward. Ms. Saul seconded the motion to table the discussion.

Ms. Sheetz explained that a planner did reach out to several Iowa communities (Ames, Urbandale, Ankeny, Sioux City, Bettendorf and Council Bluffs) and provided the information that was received. While none of the communities have specific language regarding the phasing of a final plat, Ames does have language requiring commercial, industrial and multi-family subdivision to do an integrate site plan with a development agreement. Urbandale requires phasing plans for preliminary plats, Sioux City is updating its subdivision regulations to require phasing plans, but there is no specific language regarding timing in either city. The majority of the cities do use development agreements when critical infrastructure is involved to insure completion, but it is done

on a case-by-case basis. Council Bluffs has no requirement and tries to follow the practices of Omaha to make development easier for the developers who serve the Omaha area. Bettendorf and Iowa City were the most stringent regarding phasing and development of critical infrastructure. There appears to be a variety of ways that communities handle such development.

Ms. Saul stated that she was concerned that the Commission asked for the information to be supplied so that they can read it before the meeting and didn't receive it. She also asked what caused the problems in the examples that were presented (i.e. Prairie West). Ms. Sheetz stated that the projects were some time ago and gave information based on records she has. Mr. Larson noted his concern that a blanket approach could lead to major obstacles where developments wouldn't be viable to pursue. He also pointed out that in the private sector you would never be able to build and presume that someone else would make road connections. He feels that having a phasing proposal submitted with the preliminary plat would be helpful.

Mr. Leeper asked if the City has the discretion to tell the developer which phase should go first. Ms. Houk Sheetz stated that the City has done that in the past. Each case will be different so timing will depend on the specific development. There was further discussion regarding proposed language and definitions to be considered, as well as consequences and enforcement for timelines that are not met. Mr. Schrad stated that he would second that the item should be tabled and that he would like to see some examples from other communities.

Mr. Larson's motion to table the item until the next meeting was again brought forward. Mr. Schrad seconded the motion. The motion was approved unanimously with 8 ayes (Hartley, Holst, Larson, Leeper, Lynch, Prideaux, Saul and Schrad), and 0 nays.

Discussion  
10/28/2020

The Commission then considered subdivision code text amendments for final plat phasing. Chair Holst introduced the item and Ms. Howard provided information. She explained that the subdivision code is intended to establish minimum standards for the design, development and improvement of subdivisions so that adequate provisions are made for public facilities and services to serve existing and future needs. It should allow growth to occur in an orderly manner, consistent with the Comprehensive Plan and to promote public health, safety and general welfare of the citizens. She explained the purpose of the preliminary plat, noting that it shows the layout of streets, blocks and lots, as well as indicating how public improvements will be extended to serve the new lots created. It identifies sensitive environmental features and how those will be protected or their loss mitigated, and shows how the new development will fit into the larger community of neighborhoods. Preliminary plats also ensure that the design will protect the interests of current and future property owners. The Code requires the owners to include the entirety of their contiguous holdings on the plat to ensure the goals are met.

Ms. Howard explained that the final plat is the next step, noting that it is the obligation of the owner/developer to design and construct all the public improvements necessary to support the proposed development. The cost of the improvements is incorporated into the price of the lots made available for sale with the final plat approval. For larger subdivisions, the land is often final platted in phases based on the pace of development, as the construction of the improvements is an upfront cost that is re-captured with the sale of the lots.



She noted that there have been complaints from residents and concerns expressed by City Council concerning final plat phasing, as there are no specific rules regarding the phasing and it has been left largely up to the developer to determine the order. In some cases critical street connections have remained unfinished and this has short term and long term costs to the community. Ms. Howard discussed the results of poorly planned subdivision phasing. She provided the example of the Ironwood connection to Greenhill and the phasing of the Prairie Winds subdivision and the added congestion it created along Erik Road because the phasing wasn't well-planned. She showed the phasing plat that was provided as an example of the issues that can create if the phasing isn't completed so the critical connections are completed earlier in the development of the subdivision. She noted that these are just a couple of examples. She also showed street patterns within the city and how the lack of street connectivity can create hidden costs to the community in the form of increased commute times, increased traffic congestion, pedestrian safety issues, increased driver frustration and speeding, increased emergency response times, inefficient routing of utilities and services.

Ms. Howard discussed the solutions, which start with establishing a standard for final plat phasing to ensure that critical infrastructure connections occur prior to less critical areas of the subdivision. The developer would be given flexibility to propose phasing that meets the pace of market demand, but the City will have the discretion to determine if the final plat phase can function as an independent development. This will ensure that no essential infrastructure improvements are being circumvented or delayed.

The next steps would be consideration of street connectivity standards that would provide multiple street stubs to subdivision boundaries to allow continuation of the street pattern on adjacent properties. Limiting block lengths, enforcing existing restrictions on cul-de-sacs and establishing standards for intersection spacing along major roadways would also be considered. Consideration of requirements for temporary construction access to reduce construction traffic on existing streets would also be made. Code amendments to establish these standards will be brought forward for discussion at a future Commission meeting.

Ms. Howard discussed staff research of other cities and how they phase their final plats. A number of the cities require phasing plans as part of the submittal process, and four of the communities address critical infrastructure through separate development agreements. However, she noted that the development agreement process can be lengthy and that it may not be necessary for every subdivision.

She noted that at the last meeting, the Commission requested language to formalize the practice of requiring a phasing plan at the time of preliminary plat. Staff agrees that codification of the practice would provide clarity to the review process, so have drafted an amendment for consideration.

Ms. Howard stated that staff is bringing the proposed amendments to address issues currently being experienced. The proposed language is drafted to ensure that each subdivision will be reviewed on its own merits and all unique circumstances can be considered. It will serve as a quality control reminder for all parties to review the plat with an eye toward ensuring that critical connections are prioritized in the phasing process. Providing clear direction in the code helps to ensure that rules are fairly and consistently applied over time. Requiring one development phase prior to a less critical phase will not necessarily mean additional cost to the developer and provided an example. The provision will ensure that a subdivision is not platted in a manner that

leaves out one small segment of critical infrastructure that will then be unlikely to be completed unless by the City at taxpayer expense. Ms. Howard provided the proposed amendment to the Code. Staff recommends that the Commission discuss and make a recommendation to City Council.

Mr. Holst asked for clarification on what is being considered. Ms. Howard explained that at this time two new paragraphs are proposed; one requiring a the phasing plan at the time of preliminary plat submittal; and another paragraph that codifies review of a proposed final phasing as stated in the staff report. She explained the second paragraph purpose and what would be considered when a final plat is proposed. Mr. Larson questioned verbiage in the second paragraph being discussed, and asked if it means that a phase would need to stand on its own. Ms. Howard confirmed that was the case and gave further information. Mr. Larson asked how this new segment would have helped with Prairie Winds and Prairie West had it been in place at that time. Ms. Howard noted the original phasing plan for Prairie Winds that showed phase V that included the Ashworth connection to Aldrich Elementary School. However, an alternative phasing was allowed that split that phase at the request of the developer. This phase V did not include the critical connection of Ashworth to Arbors Drive. If the amendment had been in place, the issue of the critical street connection may have been considered more carefully.

Mr. Holst noted that requiring a phasing plan should help but only if they want to vary from the plan. Howard noted that this would help in those situations that alternate needs are present at the final plat phase and allows more flexibility for developer to request alternate phasing to be considered at that point and P&Z and Council can consider. Mr. Larson asked how much fluctuation there can be from a preliminary plat to a final plat without having to resubmit and approve the preliminary plat. Ms. Howard stated that the preliminary plat has to be in substantial compliance with preliminary plat, including the street pattern and layout of the lots. Saul asked a question about how this would have applied in Prairie Winds. Howard explained how it might have helped to have that discussion at P&Z and Council. A phasing plan hasn't always been a requirement in the past, but this Code update would ensure that staff and Council have a chance to review all the aspects being considered.

Howard also noted that the City Council will be the ultimate decision maker in the process. Mr. Larson asked what measures are in place to enforce the timing of phase completion. Ms. Howard stated that each project will be considered on its own merits at that time. The developer is making decisions based on their specific project timelines, so it will help to have the phases laid out appropriately, but it will be on a case-by-case basis. She noted the more clear and objective standards we have in the code the more clear the process is for everyone. Mr. Holst noted the benefits of having the opportunity to consider the phasing to prevent connectivity problems. Mr. Larson expressed some additional concerns. Howard noted that there is nothing in this proposal to force a developer to build a road in an area that is not yet platted or being considered for development. Ms. Saul asked about whether this would prevent development. Prideaux clarified her understanding. Mr. Larson asked other questions about street connectivity. Howard clarified that his concerns were related to general street connectivity and is different than the issue being considered with this paragraph. Mr. Larson agreed that including additional tools in the toolbox is a good thing. He then asked a question about the specific language in the second paragraph about a development standing on its own. Howard clarified what that clause means. She gave an example of making sure stormwater management is handled so that it doesn't affect other properties around them. She noted that the phase has to have the infrastructure necessary to support the

homes in that phase and allows the neighborhood to function properly, including storm water management, sewer and water connections, and streets.

Holst requested a motion. Ms. Prideaux made a motion to approve the item. Ms. Lynch seconded the motion. Mr. Holst expressed the reasons for his support of these amendments. Ms. Saul stated that she feels this will help the overall process, but doesn't want to see it hinder projects. She stated that she thinks we have a pretty good understanding now so should be helpful in the process of review.

**The motion was approved unanimously with 8 ayes (Hartley, Holst, Larson, Leeper, Lynch, Prideaux, Saul and Schrad), and 0 nays.**

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

**ORDINANCE NO. 2980**

AN ORDINANCE **(1)**. AMENDING SECTION 20-58, INFORMATION REQUIRED TO BE SHOWN, OF DIVISION 2, PRELIMINARY PLAT, BY ENACTING A NEW UNTITLED PARAGRAPH (21) AND RENUMBERING EXISTING UNTITLED PARAGRAPHS (21) THROUGH (23) IN SAID SECTION ACCORDINGLY; AND **(2)**. REPEALING SECTION 20-100, SUBMISSION REQUIRED, AND SECTION 20-105, PROCEDURE FOR APPROVAL; DISAPPROVAL TO STATE REASONS, OF DIVISION 3, FINAL PLAT, AND ENACTING IN LIEU THEREOF NEW SECTIONS 20-100 AND 20-105, WITH THE SAME TITLES; ALL OF ARTICLE II, PLATS, OF CHAPTER 20, SUBDIVISIONS, OF THE CODE OF ORDINANCES OF THE CITY OF CEDAR FALLS, IOWA.

WHEREAS, the purpose of the City's subdivision code is to provide minimum standards for the design, development, and improvement of all new subdivision of land, so that existing land uses will be protected, and so that adequate provisions are made for public facilities and services, and so that growth occurs in an orderly manner consistent with the Comprehensive Plan, and to promote the public health, safety and general welfare of the citizens of the city; and

WHEREAS, the Cedar Falls Subdivision Code does not include specific rules regarding final plat phasing; and

WHEREAS, the absence of rules for phasing of subdivisions has resulted generally in poor street connectivity, and critical street connections remaining unfinished in certain areas of the community; and

WHEREAS, poorly planned subdivision phasing, particularly when combined with excessively long block lengths and few street connections between subdivisions create an inefficient street network that results in both short term and long term costs to the community in the form of increased commute times, increased traffic speeds, increased traffic congestion, safety concerns for pedestrians, increased emergency response times, and inefficient routes for utilities, refuse pick-up and snowplowing; and

WHEREAS, it is in the best interests of the community to adopt rules for phasing of subdivisions to ensure adequate and timely street connectivity within and between neighborhoods; and

WHEREAS, providing clear direction in the code will ensure that the rules are applied consistently and fairly; and

WHEREAS, the Planning and Zoning Commission has reviewed the proposed ordinance amendments (under land use tracking # TA20-001), and recommends approval.

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

*Section 1.* Section 20-58, Information Required to be Shown, of Division 2, Preliminary Plat, of Article II, Plats, of Chapter 20, Subdivisions, of the Code of Ordinances of the City of Cedar Falls, Iowa, is hereby amended by adding a new untitled paragraph (21), and renumbering existing paragraphs (21) through (23) in said section accordingly, as follows:

**Sec. 20-58. - Information required to be shown.**

The preliminary plat shall be clearly marked "preliminary plat" and shall present the total land holdings of the owner on adjacent land or abutting the area intended for immediate development unless said larger property area is allowed to be excluded from the preliminary plat presentation by the city engineer. The preliminary plat shall show or have attached thereto, the following:

- (1) Title, scale, north arrow and date.
- (2) Proposed name of the subdivision, which shall not duplicate or resemble existing subdivision names in the county, as approved by the county auditor.
- (3) The name and address of the owner and the name, address and profession of the person preparing the plat. The agent, if any, representing the owner must be clearly identified with name, address and profession.
- (4) A key location map showing the general location of the proposed subdivision in relation to surrounding development and in relation to the city boundaries.
- (5) The names and locations of adjacent subdivisions and the names of record owners and location of adjoining parcels of unplatted land shall be shown on the plat. A list of all owners of record of property located within 200 feet of the subdivision boundary shall be attached. The addresses of all record owners within 200 feet shall also be provided. These addresses may be provided on a separate sheet.
- (6) The location of existing property lines, streets and alleys, easements, buildings, utilities, watercourses, tree masses, and other existing features affecting the plat.
- (7) Existing and proposed zoning of the proposed subdivision and adjoining property with a statement of minimum required building setbacks on each lot as specified in the zoning chapter.
- (8) Topographic elevations and contours at vertical intervals of not more than two feet accompanied by a note on the plat briefly describing the nature and extent of any topographic changes.
- (9) The legal description of the area being platted.
- (10) The boundary of the area being platted, shown as a dark line, with the approximate length of boundary lines and the approximate location of the property in reference to known section lines.
- (11) The layout, numbers and approximate dimensions and area of proposed lots. Building setback lines as specified in the zoning chapter must be illustrated on each lot adjacent to all proposed public rights-of-way.
- (12) The location, width and dimensions of all streets and alleys proposed to be dedicated for public use. If boulevard streets are proposed, said boulevards must be

clearly illustrated and indicated whether the boulevard is to be landscaped or made up of other material, specifying such material.

- (13) Illustrate the location of all existing and proposed public sidewalks, trails or other pedestrian pathways.
- (14) The proposed names of all streets in the area being platted. Proposed street names shall not resemble or duplicate the names of existing streets within the city unless the proposed street is a continuation of an existing street.
- (15) Present and proposed utility systems, including sanitary and storm sewers, other drainage facilities, water lines, gas mains, electric utilities.
- (16) Present and proposed easements, showing locations, widths, purposes and limitations.
- (17) Parcels of land proposed to be dedicated or reserved for schools, parks, playgrounds, or other public, semi-public or community purposes, or shown for such purpose in the comprehensive plan or other adopted plans.
- (18) Regulatory flood elevation data. Limits of the 500-year floodplain boundaries including floodway and floodway fringe, original and revised, must be shown upon the plat.
- (19) The location and dimensions of any and all wetland areas, as defined herein, shall be clearly shown. Provisions regarding the disposition of such lands shall be stated.
- (20) The plat shall be accompanied by a written and signed statement or deed of dedication in which the subdivider sets forth the proposed restrictions, easements, building lines, public improvements and other features, within the area of the plat. Any tracts or outlots illustrated on the plat but not intended to be developed must be identified in the owner's statement or deed of dedication as to their intended usage, future maintenance and ownership.
- (21) If the proposed preliminary plat area will be developed in phases, a subdivision phasing plan shall be submitted for review and approval, with an emphasis on ensuring the timely connection of streets and other infrastructure within the development; and to ensure a well-connected street pattern with multiple, direct routes between neighborhood destinations; and to ensure that critical street routes are completed first to reduce traffic congestion, encourage safe walking and biking, improve emergency access and response times, and allow the timely provision of essential infrastructure.
- (22) The plat shall be accompanied by an aerial photograph of the proposed development site with soil types identified on said photograph. A soils analysis shall also be provided which describes soil types present on the site along with a description of the key characteristics of each soil type.
- (23) Any other pertinent information, including, but not limited to, traffic reports, or more detailed soils reports, geotechnical soils reports as specified by the city engineer.
- (24) The fee, as required by the city's fee schedule for subdivision plats.

*Section 2.* Section 20-100, Submission Required, and Section 20-105, Procedure for Approval; Disapproval to State Reasons, both of Division 3, Final Plat, of Article II,

Plats, of Chapter 20, Subdivisions, of the Code of Ordinances of the City of Cedar Falls, Iowa, are hereby repealed in their entirety, and new Sections 20-100 and 20-105 are enacted in lieu thereof, as follows:

**Sec. 20-100. - Submission required.**

(a) The subdivider shall, within two years from the date of approval of the preliminary plat, unless such time period has been extended by the city council, prepare and file with the city planner, six unsigned copies of the proposed final plat and required attachments, as set forth in this division along with at least one reproducible-size copy (no larger than 11 inches by 17 inches) of the final plat. An electronic copy of the plat in an approved AutoCAD program must also be submitted. The proposed deed of dedication or owner's statement shall be submitted along with the plat fee. Sewer tapping fees, if any, shall be submitted at the time of initial plat submittal. Except for a final plat for a minor subdivision as set forth herein, no final plat shall be considered by the city council until and unless a preliminary plat for the area included in the proposed final plat has been approved. The final plat shall be in substantial conformance with the approved preliminary plat as determined by the city engineer. Furthermore, a final plat shall not be accepted for consideration by city staff until all required construction plans and specifications for all required improvements and public infrastructure as indicated on the approved preliminary plat, including cost estimates, have been submitted and approved by the city engineer. In addition a written environmental report shall be submitted and approved by the city engineer prior to final plat submittal. Lien waivers and mortgage releases of all interested parties shall be provided to the city prior to final plat approval.

(b) The subdivider may file with the city planner a proposed final plat of only a portion of an approved preliminary plat, if said final plat phase can function as a separate development, including, but not limited to adequate street access, stormwater management and utilities, and if no essential public infrastructure extensions are delayed. All submittals and information for final plats shall be required. Such phased submissions shall follow the phasing plan submitted and approved with the preliminary plat, unless, based on the conditions present at the time of submittal of the proposed final plat, the city determines that alternate phasing of a subdivision is necessary to ensure the standards of this paragraph are met and to ensure timely extension and connection of essential infrastructure. Whether or not said infrastructure is essential in nature shall be determined by the city.

**Sec. 20-105. - Procedure for approval; disapproval to state reasons.**

- (a) Six copies of the final plat, signed by a state licensed land surveyor, together with three copies of a signed owner's statement or deed of dedication shall be submitted to the city planning and zoning commission, accompanied by a nonrefundable fee as stated within the city fee schedule. Appropriate city council resolution forms must also be submitted by the developer (three copies each). There shall forthwith be referred one copy of the plat, together with a copy of the owner's statement, to the city engineer. The city engineer shall carefully examine said plat as to its compliance with the approved preliminary plat, and shall submit the engineer's findings to the commission together with the copy of the plat received.
- (b) When the engineer's report is received by the commission, it shall, as soon as possible, consider the report and pass upon the plat. When the final plat has been reviewed by the commission, six copies of the plat shall forthwith be transmitted to the city council, together with a copy of the owner's statement, a copy of the engineer's report and a signed copy of its approval to the city council.

- (c) When the final plat has been approved by the city council and all six copies duly certified, one copy shall be delivered to the city planner, one to the city engineer, one to the city clerk, two to Cedar Falls Utilities and the sixth copy to the owner or subdivider for filing with the county recorder.
- (d) Following final approval of the final plat, the owner shall supply to the city engineer a reproducible copy of the approved plat in paper form and in electronic AutoCAD format.
- (e) The city council shall apply reasonable standards and conditions in accordance with applicable state statutes and city ordinances for the review and approval of preliminary and final plats of subdivisions.
  - (1) The city council shall determine whether the subdivision conforms to the comprehensive plan, and shall give consideration to the possible burden on public improvements and to a balance of interests between the owner, future purchasers, and the public interest in the subdivision, when reviewing the proposed subdivision plat, and when requiring the installation of public improvements in conjunction with approval of a subdivision plat. The city council shall not issue final approval of a subdivision plat unless the subdivision plat conforms to all applicable city ordinances and state statutes, including Iowa Code §§ 354.6, 354.11 and 355.8.
  - (2) In the case of a final plat of only a portion of an approved preliminary plat, in addition to application of the above standards and conditions, the city council shall only approve said final plat phase if it can function as a separate development, i.e. that street access, storm water management, utilities, and other essential infrastructure improvements are adequate to serve the area under consideration; and if essential public infrastructure extensions into the area under consideration and into and through the remaining areas within the approved preliminary plat will not be delayed. Whether or not said infrastructure is essential in nature shall be determined by the city.
- (f) If said plat is disapproved by the council, such disapproval shall point out wherein the proposed plat is objectionable.
- (g) Upon completion of the necessary improvements, reproducible as-built plans for all improvements shall be supplied to the city engineer in paper form and electronic AutoCAD format.

INTRODUCED: \_\_\_\_\_ December 21, 2020

PASSED 1<sup>ST</sup> CONSIDERATION: \_\_\_\_\_ December 21, 2020

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

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

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

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

ATTEST:

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





ROBERT M. GREEN

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

**MEMORANDUM**  
 Office of the Mayor

**FROM:** Mayor Robert M. Green  
**TO:** City Council  
**DATE:** December 29, 2020  
**SUBJECT:** Designation of Mayor Pro Tem for CY2021  
**REF:** (a) Iowa Code 372.14: The mayor – the mayor pro tem  
 (b) Code of Ordinances, City of Cedar Falls §2-1879(b)(9)

1. In accordance with references (a) and (b), I hereby designate Council Member Simon Harding as mayor pro tem for CY2021.
2. During 2020, Council Member Harding has demonstrated that he possesses the maturity, energy, dedication and facilitation skills required to serve ably as mayor pro tem.
3. As mayor pro tem, Council Member Harding shall be the vice president of the council as specified in reference (a), and shall perform the duties of the mayor in cases of my absence or inability, with the exception of actions as described in reference (b).
4. I also thank and commend Council Member Frank Darrah for his service as mayor pro tem for CY2020. He advised me on a variety of topics, including the creation of a formalized boards & commissions appointment process, and recommendation (as part of various selection committees) of highly-qualified citizens for board and commission appointments. His efforts will have a positive impact on the community in the years ahead, and I'm grateful to have had his experience and enthusiasm as a public servant during this very challenging 2020.

XC: City Administrator  
 City Attorney

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ROBERT M. GREEN

CITY OF CEDAR FALLS, IOWA  
220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
319-273-8600  
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**MEMORANDUM**  
Office of the Mayor

**FROM:** Mayor Robert M. Green  
**TO:** City Council  
**DATE:** December 28, 2020  
**SUBJECT:** CY2021 Appointment of Standing Committees  
**REF:** (a) Code of Ordinances, City of Cedar Falls, Iowa §2-68  
(b) Robert’s Rules of Order, Newly Revised  
(c) Cedar Falls Administrative Rule #07

1. In accordance with reference (a), I hereby appoint the following standing committees of - the Cedar Falls City Council for Calendar Year 2021:
  - a. **Administration Committee:** Simon Harding, Frank Darrah, Susan deBuhr, Kelly Dunn, Daryl Kruse, Mark Miller, David Sires.
  - b. **Community Relations and Planning Committee:** Frank Darrah, Susan deBuhr, Kelly Dunn, Simon Harding, Daryl Kruse, Mark Miller, David Sires.
  - c. **Public Works:** Mark Miller, Frank Darrah, Susan deBuhr, Kelly Dunn, Simon Harding, Daryl Kruse, David Sires.
2. As required by reference (a), the first person named on each committee shall be the chair of that committee.
3. Standing Committees shall be guided by references (a) through (c) in the proper conduct of committee deliberations and actions under parliamentary procedure.

#



MAYOR ROBERT M. GREEN

**CITY OF CEDAR FALLS, IOWA**

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www.cedarfalls.com

Item 11.

**TO:** City Council  
**FROM:** Mayor Robert M. Green *Robert Green*  
**DATE:** December 30, 2020  
**SUBJECT:** Annual Council Appointments to City Appeals Boards for CY 2021  
**REF:** (a) Code of Ordinances, City of Cedar Falls §7-20(11): Board of Appeals  
(b) Code of Ordinances, City of Cedar Falls §7-50(g): Board of Electrical Appeals  
(c) Code of Ordinances, City of Cedar Falls §7-414(11): Board of Mechanical Appeals  
(d) Code of Ordinances, City of Cedar Falls §7-170(8): Board of Plumbing Appeals  
(e) Iowa Code §69.16A: Gender balance

1. City code requires or allows in references (a) through (d) that a City Council member be appointed annually to each of the city’s four appeals boards. I am appointing the following members to these boards for terms expiring December 31, 2021.

- **Board of Appeals:** Council Member Daryl Kruse (Ward 3)
- **Board of Electrical Appeals:** Council Member Kelly Dunn (At Large)
- **Board of Mechanical Appeals:** Council Member Susan deBuhr (Ward 2)
- **Board of Plumbing Appeals:** Council Member Susan deBuhr (Ward 2)

2. These council member appointments have been made in accordance with the gender balance requirements of reference (e). I will continue to actively seek out and recruit qualified female citizen applicants for our boards and commissions in 2021, though the technical/professional nature of appeals board qualifications makes this a continual challenge.

Xc: City Administrator  
Director, Community Development

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**MAYOR ROBERT M. GREEN**

**CITY OF CEDAR FALLS, IOWA**

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Item 12.

**TO:** City Council  
**FROM:** Mayor Robert M. Green *Robert Green*  
**DATE:** December 29, 2020  
**SUBJECT:** Nomination for Appointments and Reappointments to the Board of Plumbing Appeals  
**REF:** (a) Code of Ordinances, City of Cedar Falls §7-170(8)

1. In accordance with the requirements of reference (a), I hereby reappoint the following plumbing company owner, officer, director, shareholder or employee to the Board of Plumbing Appeals for a four-year term, as the current term expires on December 31, 2020:
  - Mr. John Gadow (Reappointment) – Term ends 12/31/2024
  
2. In accordance with the requirements of reference (a), I hereby appoint the following public member to the Board of Plumbing Appeals to fill the remainder of a vacant four-year term:
  - Mr. Nathan Gruber (New Appointment) – Term ends 12/31/2023
  
3. The board chair, staff liaison and I have discussed these appointments, and no concerns were noted. Mr. Gruber's general application is attached as enclosure (1); I am not requiring a candidate questionnaire for this appointment because the questions on that form pertain to technical plumbing expertise which the 'public member' of this board is not expected to possess. Please contact me if you have any additional questions.

Encl: (1) General Application for Mr. Nathan Gruber

Xc: City Administrator  
Director, Community Development

###

APPLICATION FOR APPOINTMENT TO BOARDS AND COMMISSIONS

The City of Cedar Falls appreciates your interest in serving the community and welcomes your application. Please complete all sections of this application. If you have any questions, please contact City Hall at (319) 273-8600. The City of Cedar Falls is committed to providing equal opportunity for citizen involvement.

Name: Nathan J. Gruber Gender: M Date: 08/29/2019
Home Address: 4228 Maryhill Dr Phone: (563) 451-6065
Work Address: Phone:
Email Address: njgruber@gmail.com Cell: (563) 451-6068
Employer: Cedar Falls Community Schools Position/Occupation: Substitute Teacher
If Cedar Falls resident, length of residency: 4 years Ward: 5-3

NOMINEE FOR THE FOLLOWING (check any that apply):

- Art & Culture Board Board of Adjustment Board of Appeals Board of Electric Examiners & Appeals
Board of Mechanical Examiners & Appeals Board of Plumbing Examiners & Appeals
Board of Rental Housing Appeals Civil Service Commission Community Center & Senior Services Board
Health Trust Fund Board Historic Preservation Commission Housing Commission
Human Rights Commission Library Board of Trustees Parks & Recreation Commission
Planning & Zoning Commission Utilities Board of Trustees Visitors & Tourism Board

COMMUNITY INVOLVEMENT: Please describe your present and past community involvement including voluntary, social, city, church, school, business and professional that are applicable. (Include dates of involvement, and any offices or leadership positions held.)

Vice Chair, Black Hawk County Democrats (2017-Present), Green Iowa AmeriCorps (2019), Iowa Heartland Habitat for Humanity (2019), University of Northern Iowa Panther Marching Band Alumni Committee (2015-Present), Dubuque Envision 2010 Millwork District Committee (2006-2007),

SPECIAL QUALIFICATIONS: Please list any special qualifications for serving on a board, including skills, training, licenses and certificates that are applicable.

Master of Public Policy (UNI, 2019), Certificate in Public Administration (2019), Iowa Public Notary (Commission # 801653), Iowa Substitute Teaching License (Folder # 982661), Asian Pacific American Institute for Congressional Studies National Leadership Academy

List reasons why you would like to be appointed and what contributions you believe you can make.

I am interested in public service and serving the City of Cedar Falls in positions that allow me to contribute my skills, training, and expertise in public policy. I believe that I will bring a balanced and analytical approach to the evaluation of policy and other decisions that are made by the city's boards and commissions.

Are you aware of any conflict of interest, or potential conflict of interest, that may prevent you from carrying out your responsibilities on this Board/Commission in the best interest of the City of Cedar Falls? If so, please describe.

No known conflicts of interest



**MAYOR ROBERT M. GREEN**

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Item 12.

**TO:** City Council  
**FROM:** Mayor Robert M. Green *Robert Green*  
**DATE:** December 29, 2020  
**SUBJECT:** Reappointment to the Board of Mechanical Appeals  
**REF:** (a) Code of Ordinances, City of Cedar Falls §7-414(11)

1. In accordance with the requirements of reference (a), I hereby reappoint the following contracting company owner, officer, director, shareholder or employee to the Board of Mechanical Appeals to a four-year term, as the current term expires on December 31, 2020:
  - Mr. Dave Krejchi (Reappointment) – Term ends 12/31/2024
2. Please contact me if you have any questions about this appointment.

Xc: City Administrator  
Director, Community Development

###



**MAYOR ROBERT M. GREEN**

**CITY OF CEDAR FALLS, IOWA**

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Item 12.

**TO:** City Council  
**FROM:** Mayor Robert M. Green *Robert Green*  
**DATE:** December 29, 2020  
**SUBJECT:** Nomination for Reappointments to the Board of Electrical Appeals  
**REF:** (a) Code of Ordinances, City of Cedar Falls §7-50(g)

1. In accordance with the requirements of reference (a), I hereby reappoint the following electrical contractor to the Board of Electrical Appeals to a four-year term, as his current term expires on December 31, 2020:

- Tom Stickfort (Reappointment) – Term ends 12/31/2024

2. Please contact me if you have any questions about this nomination.

Xc: City Administrator  
Director, Community Development

###

## COMMITTEE OF THE WHOLE

City Hall – Council Chambers

December 21, 2020

The Committee of the Whole met in the Council Chambers at 6:30 p.m. on December 21, 2020, with the following Committee persons in attendance: Mayor Robert M. Green, Frank Darrah, Susan deBuhr, Kelly Dunn, Simon Harding, Daryl Kruse, Mark Miller, and Dave Sires. Staff members attended from all City Departments. Planning and Zoning Commission members attended, as well as members of the community.

Mayor Green called the meeting to order and introduced the only item on the agenda, Capital Improvements Program (CIP). Jennifer Rodenbeck Director of Finance and Business Operations stated the CIP is a planning document and does not authorize funding of the project. She stated there are 212 projects totaling over \$328 million. She stated the document incorporates council goals and includes both infrastructure as well as quality of life projects. She also noted there are 50 different funding sources. Ms. Rodenbeck then reviewed various projects and the timing of them. She stated there are 10 Stormwater projects totaling \$2.6 million and 21 Sewer project totaling \$104 million. She stated the City continue's to have a low use of the debit capacity, between 9-10%. Ms. Rodenbeck stated the formal Public Hearing will be set for January 4, 2021. Mayor Green opened it for comment from the Council. Chase Schrage Public Works Director and Ron Gaines City Administrator answered questions with regards to various street construction projects.

There being no further discussion, Mayor Green adjourned the meeting at 6:52 p.m.

Minutes by Lisa Roeding, Controller/City Treasurer



## CITY COUNCIL WORK SESSION

Cedar Falls Council Chambers

December 21, 2020

The City Council held a special work session at City Hall via teleconference at 5:00 p.m. on December 21, 2020, with the following persons in attendance: Mayor Robert M. Green, Frank Darrah, Susan deBuhr, Kelly Dunn, Simon Harding, Daryl Kruse, Mark Miller, and Dave Sires. Staff members attended from all City Departments.

Mayor Green introduced the first item on the agenda, discussion of proposed ordinance changes for the Mayor and City Administrator duties and responsibilities.

Mayor introduced City Attorney Kevin Rogers.

Attorney Rogers stated that review of certain code ordinances regarding clarification of the duties of the Mayor and the City Administrator. Changes will clarify the Mayor as the Chief Executive Officer and the City Administrator as the Chief Administrative Officer; eliminate duplication and inconsistencies to ensure duties are clearly identified. The duties required by the Code of Iowa to be retained by the Mayor will be and duties that are administrative will shift to the City Administrator position, although not many were shifted. Most were clarified: for example, things that are purely administrative such as cemetery permits and some nuisance things were shifted from the Mayor. Attorney Rogers stated a review of other positions in the organizational chart, starting with Department Directors and Managers in terms of appointments and removals. One aspect is the idea of City Officers and certain positions are held by City Officers, such as appointments to Boards and Commissions, there for a term of years; some are designated. In terms of personnel, some of our ordinance provisions were not clear as to which positions are held by City Officers and which are not. Several are identified such as City Attorney, City Administrator, and City Clerk; some are not very clear. Some of the trappings [of being a City Officer] are taking an oath or posting a bond; some are identified as a City Officer but do not require taking an oath or posting a bond. A decision was made to clarify as City Officers those which are specifically called out in the Code of Ordinances. Department Directors are identified as City Officers. Appointment authority was reviewed as well as removal authority. In the current Code of Ordinances, Department Directors are appointed by Council upon recommendation; under proposed changes appointment would be by the City Administrator. Attorney Rogers states that Mayor Green agrees with these proposed changes, and that there will be a separate conversation regarding part-time/full-time Mayor and salary. Staff recommends updating the ordinance change for clarification of job duties. Attorney Rogers states that the Iowa Code of Ordinances gives Council the authority to designate offices, terms, and duties. Proposal of Ordinance amendments is: Council appoints City Administrator on recommendation of Mayor; City Administrator appoints the four Department Directors; Department Directors appoint employees in their respective departments. This creates a classic pyramid organization to clarify who the appointing and removing authority is for each position. Attorney Rogers asked for questions.

Mayor stated as a presiding officer he encourages Councilmembers to engage in conversation, but ask questions of Mayor as needed. Goal is to give Council and citizens education about what these changes entail. Mayor read a statement explaining discrepancies in the City Code which stem from the creation of the City Administrator position in 2015. The proposed amendments ensure the Mayor is focused on executive duties rather than administrative tasks. The change eliminates duplication of duties and clarifies lines of authority. These changes will reflect actual practice and set clear expectations of Mayor and City Administrator. The current City Ordinance improperly gives both the Administrator and Mayor some of the same responsibilities. The current code also states that the Mayor directly supervises the departments, but then code states the City Administrator directly supervises the departments. Mayor proposes changing the ordinance to directly supervise the City Administrator and the Administrator supervises the departments. Mayor agrees with the pyramid arrangement. Mayor opposes any effort to take away the Mayor's executive powers by reassigning them to the City Administrator. The City's legislative and executive authorities must ultimately remain with the elected officials, not appointed officials or city employees. These amendments provide proper distinction between the Chief Executive Officer and the Chief Administrative Officer while preserving and asserting the Mayor's executive powers. Mayor asks the Council to come to a consensus to move forward with these necessary changes. Mayor opened the meeting for discussion.

Councilmember Harding stated he agrees with clarifying the duties, but has concerns about taking out Council approval on director appointments; also, what's the definition of just cause and who determines just cause in a legal sense. Councilmember Miller agrees with Councilmember Harding on the director appointments; also, is there another layer that Council approves the appointment. Attorney Rogers stated it's lawful for Council to appoint director and this change was for direct accountability due to the City Administrator having direct supervisory function and that person would be in the best position to recruit, appoint and work with that person and therefore has appointing/removal authority. The law presumes the appointing authority and also has removal authority. Just cause is any reasonable basis for removal, a higher standard and has to be a rational reason. The personnel policies will dictate if someone has violations of the personnel policies and constitute as removal. Mayor asked in the case of the City Administrator who would be the determiner of just cause, is that the Council. Attorney Rogers stated under the proposed change the City Administrator would have peremptory authority to remove for cause and that person who is subject to removal would have a hearing (name clearing hearing) to challenge that removal. Initially the decision would be the City Administrator's; the accountability there is if the Mayor isn't happy with how the City Administrator handles those types of disciplinary matters then the City Administrator would answer to the Mayor and ultimately City Council. Mayor clarified in proposing this we are keeping the Administrator on track and if we have a problem with a director we should be addressing that with the Administrator. If the Administrator isn't taking action then that would be just cause for removal of the Administrator. Mayor stated he needs to make sure the City Administrator's job is being done and done properly and less about if the people are doing the job. If the job's not being done properly, then you deal with the people. Mayor stated by law we have to do a different process for police chief and fire chief, same as the recent police chief

appointment was done. Mayor recommends police/fire chief to Council then Council appoints. Attorney Rogers stated police chief and fire chief are dictated by Code of Iowa as is a City Clerk position (3 exceptions). Councilmember Miller asked in terms of just cause how that relates to the City Administrator. Attorney Rogers stated that would be another change: right now it's specifically stated without cause by a majority of Council and that was changed to just cause as well. Attorney Rogers stated it was changed due to the fact that everyone that the City Administrator is supervising is under a just cause standard, therefore the person supervising them should be under the same removal standard. Councilmember Harding referred to the statement that said with just cause and recommendation of the Mayor. Councilmember Harding stated what if Council wants to remove the City Administrator, but Mayor doesn't recommend removal of the City Administrator. Mayor stated there have been questions about the Mayor losing executive authority. Councilmember deBuhr asked about the Mayor being beholden to the Council. Attorney Rogers stated that legally the position of Mayor and Councilmembers are elected positions they have their own standards for accountability and removal. Accountability in all elected officials is with the voters ultimately, removal standard is quite different in that statutory and ordinance. If Council is unhappy about the Mayor's actions, the remedy ultimately is removal; otherwise the elected position of Mayor is a separate elected entity and that's why in the Code of Iowa and Code of Ordinances this executive authority is stated as such. The Mayor still remains the Chief Executive Officer, but Council remains the ultimate authority in terms of running the departments in the city and that's in the ordinances. Councilmember deBuhr referenced page 9. Mayor Green posed the question of if the Mayor should not be involved in the police and fire chief process. Councilmember deBuhr stated those are directed by state code. Mayor stated should the Mayor's recommendation be removed and allowing it be the Council only. Councilmember deBuhr stated that's what it said before the change was made. Mayor Green agreed that's what it said before the proposed change. Mayor Green stated if there's no consensus to move forward that portion can be stricken. Councilmember Harding asked if Mayor has to recommend the removal of police chief as well. Attorney Rogers stated the removal currently for officers is under section 2-159 on pages 4-5 and identifies the Mayor and Council as the appointing authority for positions appointed by Council (Police Chief, Fire Chief, City Clerk, and City Administrator). City Administrator Gaines stated from a practical standpoint regarding the police and fire chief, if they were being investigated remember they are under chapter 80F in the Code of Iowa and there would be an investigation from the Public Safety Director who will recommend to the City Administrator who would bring information to Mayor and Council. This is due to the supervisory aspect, since Mayor and Council don't oversee daily supervision of that police or fire chief and will not be conducting annual evaluations. Councilmember Dunn is uncomfortable with just cause portion and it opens up legal problems. Citizens would like power to remain with Mayor and Councilmember Dunn agrees with the citizens. Councilmember Dunn stated appointing authority and removal needs to stay with Council. Attorney Rogers clarified that the ordinance currently states (2-159a, Page 4-5) for purposes of this section the term "appointing authority" means the Mayor and the City Council; a "determination decision or vote" of the appointing authority as described in this section shall mean a determination decision or vote made upon the recommendation of the Mayor with

approval of the City Council. This is what the ordinance currently states and that's what would remain. Councilmember Sires stated the Mayor should remain with all his powers and remain as full-time Mayor. Councilmember Sires would like to return to before we had City Administrator. The citizens are entrusted in us and voted for us; the more power we keep as a Council and Mayor is the most important part of government. The power needs to stay with the voting citizens. Councilmember Miller stated Mr. McAlister was previously doing the functions of a City Administrator and it made sense to move to the module. The power needs to stay with the voting officials, whether that's Mayor or Council. Mayor Green stated the Mayor's roll is purposeful, but there are limits. Councilmember Miller stated the Mayor's roll is to influence and we are clarifying on the books what happens every day. Councilmember Miller would like Councilmembers to remain sitting in on director's interviews. Mayor Green believes we have no objections on keeping that same process and removed the item. Mayor would like discussion on duties, responsibilities and the budget of the Mayor as described on page 7. Mayor asked Councilmembers if there's an expectation of the Mayor attending all department/staff meetings, this has not happened previously with prior Mayors. Councilmember deBuhr and Sires agreed the Mayor should be attending these meetings. Councilmember Sires also supports sub-committees. Councilmember Miller understands why these meeting have been not opened up to Councilmembers due to social media receiving information pertaining to department meetings. Councilmember Darrah agreed these changes are just clarifying the practice we have been performing and believes going to these directors meetings are inappropriate. Councilmember deBuhr stated she expects the Mayor to go to these directors meetings. Councilmember Darrah clarified with City Administrator Gaines that Mayors have not gone to these directors meetings in the past and City Administrator Gaines stated previous Mayors did not attend. Mayor Green stated he reviews the departmental monthly reports in detail to make sure he knows what's happening in each department and is very engaged. Mayor Green stated the City Administrators job is attending these department meetings. Councilmember Harding agreed on clarifying this document. We need to make sure the people still have the power and make sure citizens understand what the Mayor does. Councilmember Darrah agrees with Councilmember Harding. Councilmember Kruse agrees with clarifying the document and agrees with Councilmember Sires on attending the directors meetings; Councilmembers should be able to choose to go and shouldn't be banned. Councilmember Kruse would like to have outside legal review of the documents/pyramid and have citizens review and gain their feedback. Attorney Rogers questioned what legal aspects are being questioned, but it can be sent for outside review. Councilmember Kruse stated we are changing the pyramid and it should be reviewed by a second opinion. Attorney Rogers stated that there's the policy part that council is in charge of, and the legal part which I'm in charge of. The Council establishes its offices and terms, so ultimately it's Council's decision how the pyramid is set up or how it's not set up and who it appoints. Councilmember Harding suggested reviewing other city's structures instead of another law firm. Mayor Green will remove just cause so it's not under consideration. Attorney Rogers stated just cause is in the ordinance presently. Councilmember Kruse stated he wants citizens to review documents. Attorney Rogers can pull together ordinances from other cities that have a Mayor and City Administrator. Councilmember deBuhr objects to a part-

time Mayor (2-186) and 2-222 regarding appointments-ordinance vs. policy: does the policy need to be changed to reflect the team concept (council interviews directors). Mayor Green stated it will be removed. Councilmember Miller stated that there's a validity to clarifying Councilmembers interviewing directors. Councilmember deBuhr asked if it's in policy, does it need to be in the ordinance; she wants it to remain the same as it is done presently. Councilmember Harding agreed with Councilmember deBuhr on keeping this process. Mayor Green would like to place this into the ordinance. Councilmember deBuhr questioned the salary of Mayor. Attorney Rogers stated this is included in the second part of the agenda, but these are easy changes to make if Council doesn't wish to go in that direction. Councilmember Dunn stated citizens envision Mayor is attending all meetings and working with staff. Mayor Green clarified he doesn't work with the City Administrator; he's his boss and evaluates, supervises, and meets with him regularly to discuss city topics and Mayor's concerns. Councilmember Dunn stated that our public needs to be educated as to the role of the Mayor. Councilmember Sires reiterated the importance of sub-committees. Councilmember Kruse encourages ride-alongs with Public Works and Public Safety. Councilmember Darrah stated he would observe department meetings, but we need to leave the decisions to professionals that the city hires. Councilmember Harding recommended going over the document section by section. Councilmember Kruse stated this would be micromanaging and would like citizens to review all information and get their feedback after a couple months. Councilmember Harding agreed with having the citizens' review. Councilmember Harding asked about the Council moving forward and working together. Mayor Green stated an additional work session is in order. Attorney Roger and Mayor will make suggested changes and it can be distributed to the Council and public. Councilmember Harding supports another draft. Councilmember Kruse suggested a February meeting. Councilmember Dunn doesn't want to rush and wants citizens' suggestions. Councilmember deBuhr agrees with February date. Councilmember deBuhr suggested rewriting back in #7 (page 8) the Mayor's goal is to have written or oral reports to Councilmembers. Mayor Green agreed to re-add #7, but it won't take the place of the departmental monthly report. Councilmember Harding posed the question of taking out part-time Mayor. Mayor Green agreed to taking out part-time Mayor at this time, but it will be discussed at a later date.

There being no further discussion, Mayor Green adjourned the meeting at 6:22 p.m.

Minutes by Kim Kerr, Administrative Supervisor



ROBERT M. GREEN

CITY OF CEDAR FALLS, IOWA  
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CEDAR FALLS, IOWA 50613  
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**MEMORANDUM**  
Office of the Mayor

**FROM:** Mayor Robert M. Green  
**TO:** City Council  
**DATE:** December 30, 2020  
**SUBJECT:** Departmental Monthly Reports Submission – November 2020  
**REF:** (a) Code of Ordinances, City of Cedar Falls, Iowa §2-187(b)7

1. As required by reference (a), that the Mayor “*make oral or written reports to the city council at the first meeting of the month*”, I have reviewed and attached the monthly departmental reports as enclosure (1).
2. Please contact the City Administrator, Ron Gaines or me with any questions about the activities of city staff contained in this monthly report.

Encl: (1) City of Cedar Falls Departmental Monthly Reports, November 2020

###

# CITY OF CEDAR FALLS

## DEPARTMENTAL MONTHLY REPORTS



November 2020

**NOVEMBER 2020 MONTHLY REPORTS**  
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**Finance & Business Operations  
Financial Services  
November 2020**

**Treasury**

The Finance Division is responsible for maintaining accounting and cashflow as it relates to the city treasury, monitoring securities held by the City Clerk and investing idle cash to provide safe investments while maximizing interest earnings. Currently, the City has \$68,442,000 invested in CD's and \$5,300,000 in a liquid money market.

<u>Investments</u>	<u>Transactions</u>	<u>Amount</u>
CD's Matured	1	\$4,000,000.00
CD's Purchased	1	\$4,000,000.00
PFMM Withdrawal	0	0.00
CD/Investment Interest		\$91,297.74

**FY21 Capital Improvements Plan**

All departments submitted their FY2021-2026 Capital Improvement Plan (CIP) requests. The CIP will be presented to the Committee of the Whole and the public hearing set in December with formal approval occurring in January.

**FY22 Budget**

The FY22 budget process was started in November. All departments submitted their budget requests. The budgets will be compiled in December and January and revenue projections will also be completed at that time.

**TIF & Urban Renewal Reporting**

Certifications for the five active TIF districts were filed with Black Hawk County prior to the December 1<sup>st</sup> deadline. The annual Urban Renewal Report was also filed with the Iowa Department of Management before the December 1<sup>st</sup> deadline.

**Miscellaneous Financial Activities**

For November, 23 payroll checks and 659 direct deposits were processed. Accounts receivable were processed and 127 invoices were mailed out to customers. 1,281 transactions for accounts payable were processed and approved by the City Council for payment and 420 checks were mailed out to vendors.

### **Benefit & Compensation Activities**

1. City Council approved an agreement to move the City's cafeteria plan and health reimbursement arrangement administration to ISolved Benefit Services, Inc. A signed termination letter was prepared and provided to Holmes Murphy to send to Advantage Administrators when appropriate to end the City's relationship with Advantage Administrators. Advantage Administrators will continue to administer the City's run out period and grace period related to the 2020 plan year through March 31, 2021.
2. Cafeteria benefit plan enrollment materials were assembled and distributed for the plan year beginning January 1, 2021. Enrollment materials are due back from employees in December. Upon receipt, staff will enter employee elections into the payroll system and upload to ISolved Benefit Services.
3. Staff met with new Recreation Programs Manager to discuss the City's wellness program and Recreation's role and involvement in the wellness program.

### **Civil Service Commission & Employment Related Activities**

1. Recruitment, testing preparations, testing, list certification, backgrounds, physicals, new hire meetings, or job classification/reclassification processing took place for the following FT positions: Civil CAD Technician, Engineering Technician I, Human Resources Manager, Maintenance Worker, Police Captain-PSO, Public Safety Officer, Wastewater Treatment Plant Operator I; PT positions: Administrative Assistant (PW), Community Service Officer, Crossing Guard (substitute and part-time), Library Assistant and Interns; and seasonal and special purpose positions for the Community Development and Public Works departments.
2. Follow-up to and preparations for the November 4<sup>th</sup> and December 2<sup>nd</sup> Civil Service Commission meetings took place. An updated Appendix B to the Cedar Falls Civil Service Rules & Regulations was approved and revisions to the Rules & Regulations continued by FBO staff.
3. Miscellaneous employment, benefits/wellness, and salary survey requests were completed.

## Finance and Business Operations Information Systems Division Monthly Report November 2020

### Summary of projects, training and staff activities

- The staff was busy with helping users to switch to remote work, we purchased additional licensing for VPN, additional laptops, and additional licensing for our phone system to allow telework with our current desk phones. In total we have 31 employees doing their jobs remotely.
- Staff also prepared for the installation and of a new county-wide CJIS system. The hardware for the system will be placed in our public safety building and additional purchases (paid for by the county) were ordered. A kick off meeting will be held in December for all staff.
- Our document management replacement software has been prepared with many requirement gathering meetings with users from different departments. We installed the new software on a server on premise. We were instructed on the installation process for users and worked on integrations with our existing software.
- Other Staff activities
  - Assisted with zoom moderation with 4 public meetings along and prep work needed for the goal setting sessions.
  - Did monthly phishing test and training campaigns, created a new USB drive test.

### Software Purchase/Installation/Upgrade Activities

- 45 software installations for 11 different departments
- 24 software upgrades for 4 different departments
- Installed 4 new software for 3 departments

### Equipment Purchase/Installation/Upgrade Activities/Repairs

- A 2 switch stack was configured to replace 3 switches at Public Works.
- A faulty MDC was replaced in PD Car 21.
- 7 new pieces of equipment purchased for 2 different departments and inventory.
- 22 new equipment installations for 3 different departments.
- 2 equipment repair for 2 different departments

### Problem Resolution Activities & Assistance Activities

- The camera at 1<sup>st</sup>/Franklin went offline after a storm. The breaker on the electrical outlet had tripped and needed reset by traffic operations.
- The Falls Aquatic Center NVR encoder was reset, manually, after we'd lost connection to it.
- The Network Administrator was assisted with issues with Internet access, city-wide.
- 44 problem resolution or assistant activities took place for 14 different departments

### Graphic Design Activities

- Hearst Center: Annual letter, speaker flier, vinyl labels, Social media campaign, winter brochure
- Tourism: Event Facilities Guide, event flier, Streetscape plaque, Historic Route tee shirt design, holiday card, magazine ad
- Other: website and social media maintenance/graphics, business cards, miscellaneous printing, trimming laminating, TV slides, Currents, promotional/communications assistance, PS greeting cards, Currents, HPC flier

### Channel 15 Programming Activities

- Cable TV Summary of projects
  - Jeremy Ott became re-certified as a registered drone pilot.
- Televised live programs from City Hall:
  - Two Cedar Falls City Council meetings using Zoom
  - One Committee of the Whole meeting using Zoom
  - Two Planning & Zoning meeting using Zoom
  - Two Cedar Falls School Board meeting
- Produced/aired 21 regular educational, community and sport productions.
- Produced and aired 16 City News Stories

### Geographical Information Systems (GIS) Activities

- GIS Summary of projects
  - Met with staff to prepare documents and proposal for removal of century link easement along Cedar Heights Drive
  - Met with EMA, county and vendor staff to discuss project for dispatch system upgrade
  - Met with staff and provided gps data for a potential project along island park
  - Met with staff from NRCS to discuss community outreach for dry run creek watershed
  - Met with staff to discuss updating the best management practices application and data
- 5 web and database projects were completed for 3 different departments
- Completed 4 different data requests for 4 different entities.
- Created 3 new maps for 2 different departments.
- Created 36 new addresses for development.
- Acquired 348 gps shots on new infrastructure.

**FINANCE & BUSINESS OPERATIONS  
LEGAL SERVICES  
November 2020**

**REPORT FROM SWISHER & COHRT – SAM ANDERSON, LUKE JENSON:**

**Traffic Court:**

City Cases Filed: 105 (this number includes both City and State tickets)

Cases Set: 10 (Traffic) 2 (Code Enforcement)

Trials Held: 2 (Traffic) 0 (Code Enforcement)

**REPORT FROM KEVIN ROGERS, CITY ATTORNEY**

- Review, Revise and Advise on 7 agreements
- Develop standard “gig” contract form
- Drafting of CenturyLink easement agreement
- Drafting of Mayor, City Administrator ordinance amendments
- Drafting of E-bike, other ordinance amendments

**REPORT FROM COLLEEN SOLE, PERSONNEL SPECIALIST:**

- Risk Management Committee – November 4 and 18
- Reviewed 3 contracts/agreements for required insurance
- Review and follow-up of 4 Public Event Permits
- Human Rights Commission – November 9; City Council Work Session  
November 16

**FINANCE & BUSINESS OPERATIONS  
PUBLIC RECORDS  
NOVEMBER 2020**

**Public Records Activity**

Staff prepared agendas, minutes and electronic packets for two Regular City Council meetings, two Council Committee of the Whole meetings, one Council Work Session, two Council Goal Setting Sessions, one Board of Adjustment, two Planning & Zoning Commission and two Technical Review meetings. Meeting follow-up communications, minutes and legal documents were drafted, processed and filed.

**Licenses and Permits**

1	Mobile Merchant
0	Tables & Chairs
41	Pet licenses
8	Annual "Paw Park" permits
0	Public Event permit
62	Parking permits
0	Dumpster permits
10	Cemetery Interment Rights Certificates
5	Liquor licenses and beer/wine permits.
0	Tobacco permits

The unemployment rates for the month of October 2020 were 3.1% for the Waterloo-Cedar Falls Metropolitan Area, 3.6% in Iowa, and 6.6% in the U.S.

**Parking Activity**

November was the first full month following implementation of the final phase of the parking study recommendations, which included paid parking in municipal lots in both the Downtown and College Hill areas.

**Enforcement**

1,264 – Parking citations issued.  
\$14,152.67 – Citations paid.

**Collection Efforts**

\$ 0.00 – Collections from delinquent parking accounts.  
\$ 0.00 – Vehicle immobilizations.

There were no collection efforts in November due to the migration of parking citation data to the new system.

**FINANCE & BUSINESS OPERATIONS  
LIBRARY & COMMUNITY CENTER  
NOVEMBER 2020**

**Library Activity**

<b>Usage Statistics</b>	<b>September 2020</b>	<b>October 2020</b>	<b>October 2019</b>
<b>Customer Count</b>	3,579*	4,668*	19,476
<b>Circulation</b>	25,740	27,614	39,462
<b>Event Attendance</b>	1,750**	2,110**	2667

\*Curbside customers plus browsing appointments in the building

\*\*Virtual events via Facebook Live and Zoom.

Special events in November included the following:

- NaNoWriMo (National Novel Writing Month) events
- Around the Bend: The Life of Laura Ingalls Wilder, presented by Sarah Uthoff for a virtual series of programs through the Hoover Presidential Library
- Take-and-make holiday card kits for adults
- Community Read virtual book discussion sessions on *How to Be an Antiracist*
- Virtual storytimes and tween events.

Special events were funded by the Friends of the Cedar Falls Public Library.

The Community Center was closed to the public in November in response to Black Hawk County's status in the red/high risk category on for the spread of COVID-19, according to the Black Hawk County Public Health Department's *COVID-19 Response* page.

City of Cedar Falls  
 Community Development Services  
 Inspection Services Division  
 Monthly Report for:

Nov-20

Total for Month **\$3,678,017.00**  
 Total for Fiscal Year **\$54,000,530.00**  
 Total Same Month - LAST YEAR **\$9,396,430.00**  
 Total for Fiscal Year - LAST YEAR **\$39,425,937.00**

Construction Type	Monthly Summary				Yearly Summary			
	Issued	Dwelling Units	Valuations	Fees	Issued	Dwelling Units	Valuations	Fees
Single Family New Construction	8	0	\$2,540,747.00	\$18,476.90	50	0	\$15,112,521.00	\$110,844.70
Multi-Family New Construction								
Res Additions and Alterations	50	0	\$899,635.00	\$12,450.85	453	0	\$5,423,710.00	\$91,004.10
Res Garages	4	0	\$41,600.00	\$838.00	31	0	\$352,867.00	\$6,187.75
Commercial/Industrial New Construction					6	0	\$25,808,500.00	\$117,625.30
Commercial/Industrial Additions and Alterations	9	0	\$196,035.00	\$2,701.54	45	0	\$4,879,461.00	\$36,724.79
Commercial/Industrial Garages								
Churches					1	0	\$2,423,471.00	\$12,005.15
Institutional, Schools, Public, and Utility								
Agricultural/Vacant								
Plan Review	7	0	\$0.00	\$1,506.00	35	0	\$0.00	\$101,024.00
<b>Total</b>	<b>78</b>	<b>0</b>	<b>\$3,678,017.00</b>	<b>\$35,973.29</b>	<b>621</b>	<b>0</b>	<b>\$54,000,530.00</b>	<b>\$475,415.79</b>



City of Cedar Falls  
 Community Development Services  
 Inspection Services Division  
 Monthly Report for:

Nov-20

Construction Type	Monthly Summary					Yearly Summary				
	Issued	Dwelling Units	Valuations	Fees	Issued	Dwelling Units	Valuations	Fees		
Electrical	44	0	\$0.00	\$3,530.40	331	0	\$0.00	\$34,278.90		
Mechanical	63	0	\$0.00	\$5,121.00	428	0	\$0.00	\$39,952.00		
Plumbing	69	0	\$0.00	\$5,037.00	357	0	\$0.00	\$36,825.50		
Refrigeration					4	0	\$0.00	\$396.00		
<b>Total</b>	<b>176</b>			<b>\$13,688.40</b>	<b>1120</b>			<b>\$111,452.40</b>		
Constructor Registrations	Monthly Summary					Yearly Summary				
	Issued	Dwelling Units	Valuations	Fees	Issued	Dwelling Units	Valuations	Fees		
Electrical	1	0	\$0.00	\$150.00	3	0	\$0.00	\$300.00		
Mechanical					1	0	\$0.00	\$150.00		
Plumbing					5	0	\$0.00	\$600.00		
Refrigeration										
<b>Total</b>	<b>1</b>			<b>\$150.00</b>	<b>9</b>			<b>\$1,050.00</b>		
<b>Building Totals</b>	<b>78</b>	<b>0</b>	<b>\$3,678,017.00</b>	<b>\$35,973.29</b>	<b>621</b>	<b>0</b>	<b>\$54,000,530.00</b>	<b>\$475,415.79</b>		
<b>Grand Total</b>	<b>255</b>	<b>0</b>	<b>\$3,678,017.00</b>	<b>\$49,811.69</b>	<b>1750</b>	<b>0</b>	<b>\$54,000,530.00</b>	<b>\$587,918.19</b>		

**PLANNING & COMMUNITY SERVICES DIVISION  
MONTHLY REPORT  
November 2020**

**MONTHLY MEETINGS:**

**Planning & Zoning Commission** – Meetings were held on November 11, 2020 and November 24, 2020.

<b>Applicant</b>	<b>Project</b>	<b>Recommendation</b>	<b>Action Taken</b>
Brightwork Real Estate	HWY-1 Site Plan Review – Tidal Wave at 416 Brandilynn (SP20-010)	November 11, 2020 Discussion and Approval	Approved
Special Presentation	Review of the <i>Imagine Downtown!</i> Vision Plan in preparation for the downtown code revisions	November 11, 2020 Discussion	None
BKND, Inc.	Master Plan Amendment – Autumn Ridge Development	November 24, 2020 Introduction and Discussion	Continued to a future meeting
BKND, Inc.	Preliminary Plat – Autumn Ridge 9th Addition (PP20-004)	November 24, 2020 Introduction and Discussion	Continued to a future meeting
BKND, Inc.	Preliminary Plat – Autumn Ridge 10 <sup>th</sup> Addition (PP20-006)	November 24, 2020 Introduction and Discussion	Continued to a future meeting

**Group Rental Committee** – A meeting was held on November 3, 2020.

<b>Address</b>	<b>Unit</b>	<b>Owner</b>	<b>Requested Occupancy</b>	<b>Approved for</b>	<b>GRC</b>	<b>BRHA</b>
408 N Division	1	Rachel Proffitt	3	3	11/3/2020	

**Board of Rental Housing Appeals** – No meeting was held on in November.

**Board of Adjustment** – A meeting was held on November 17<sup>th</sup> 2020.

<b>Applicant</b>	<b>Project</b>	<b>Recommendation</b>	<b>Action Taken</b>
Ben & Brooke Porter 1518 Cottage Row Rd	Second Story addition to a residential structure in the Cedar River Floodway	Denial	Approve

**Other Commissions, Board Meetings & Staff Liaison Responsibilities:**

	<b>Date</b>	<b>Notes/Actions</b>
Bicycle and Pedestrian Advisory Committee	No Meeting	Meeting was cancelled due to Election Day.

College Hill Partnership	11/09/20 Via Videoconference	Topics of discussion included: UNI student project for more wheatpastings in the spring to celebrate the history of the Hill; discussion of the improvements to Pettersen Plaza and extended walkway over the City's culvert project; re-cap of the College Hill Vision Plan charrette results; discussion of progress on the "Light Up College Hill" project to string lights over College Street.
Historic Preservation Commission	11/10/2020 Via Videoconference	Updates on Commission research related to the history of the 16 <sup>th</sup> Street brick street were discussed. City staff provided updates with sharing the presentation that was prepared for educational event and discussed few areas that required revisions. City staff will be working to get the agenda out, schedule the virtual event for "History of Cedar Heights" and do a reaching out through various media and Hearst center. Commission discussed briefly about at risk building sites.
Housing Commission	11/10/20 Via Videoconference	Discussion of Section 8 program status and update on Housing Choice Voucher Program. Updates on CDBG Service Agency Awards for FFY20. The Commission also provided recommendation to City Council on the amendment to the FFY Annual Action Plan to include CARES Act round #3 of funding.
Community Main Street Design Committee	No Meeting	Meeting was canceled as the committee was working on holiday decorations.
Parking Committee – Downtown and College Hill (combined)	11/17/20 Via Videoconference	CMS and CHP discussed the concerns and grievances of the local businesses as parking has been one more deterrent in the year of COVID that they believe has kept people from coming out and patronizing local business. City staff reiterated the very low cost and suggested further education and reaching out to help get people past the issue of inconvenience.

## **LAND USE INQUIRIES AND PERMITTING**

- In sum 241 walk in and query and staff responses with information/assistance.
- 73 land use permits were issued.

## **OTHER PROJECTS FOR NOVEMBER INCLUDED:**

- Bike/Ped Plan update project is ongoing. Staff is preparing updates to the plan in response to input from the Bike-Ped Committee.
- Code amendment to reasonably accommodate adaptive reuse of religious and civic buildings in residential and similarly restrictive zones. Approved by P&Z. Proposal is scheduled for presentation at Committee of the Whole on December 7th.
- Amendments to the subdivision code to address timeliness of infrastructure improvements with subdivision phasing plans and street connectivity. Approved by P&Z. Proposal is scheduled for presentation at Committee of the Whole on December 7th.
- Downtown zoning code update under staff review based on *Imagine Downtown!* Vision Plan.
- Town Hall Meeting held November 10, 2020
- Ongoing effort to address enforcement of rental paving ordinance.

## **ECONOMIC DEVELOPMENT:**

- Continue ongoing discussions with several companies on potential business expansion projects in the West Viking Road Industrial Park and the Northern Cedar Falls Industrial Park.
- Continued coordination with consultant on design work for the expansion of the West Viking Road Industrial Park.
- Made several business retention and expansion visits or calls with Cedar Falls businesses.
- Reviewed annual TIF expenditures for the annual report to the County and State.
- City Council set the date of consultation and public hearing for amendments to the Downtown Development Area Urban Renewal Plan and Unified Highway 58 Corridor Urban Renewal Plan.
- City Council approved tax abatements for several different businesses that recently completed industrial projects in the Cedar Falls Industrial Park.
- Received FY2022 Economic Development Grant Fund and Façade Grant Fund applications.
- Economic development consultant sent out the first of 4 economic development marketing e-mailers to site consultants and developers across the country.
- Held consultation meeting with taxing entities as it relates to the amendments to the Unified Highway 58 Corridor Urban Renewal Plan and Downtown Development Area Urban Renewal Plan.

## **CDBG**

- Planning is ongoing with regard to 2<sup>nd</sup> and 3<sup>rd</sup> round of federal CARES funds anticipated to assist with COVID-related needs in the community. Working with HUD and INRCOG on administering the funds for projects. The Annual Action Plan and Consolidated Plan to include funds from CARES Round 3, which will provide rent and mortgage assistance for those impacted by the pandemic.

## **HOUSING CHOICE VOUCHER PROGRAM**

Waiting List

224

HAP Payments

\$104,017

<b>New Applications Taken</b>	16	<b>Utility Payments</b>	\$ 1,373
<b>Units under Contract</b>	216	<b>Admin Fees</b>	\$ 13,198.80
<b>Initial Vouchers Issued</b>	2		
<b>Mover Vouchers Issued</b>	0	<b>Lease Up Goal</b>	235
<b>New Admissions</b>	4		

**New software update:** We continue to have new applications submitted online. We have gradually been scanning files into the new paperless software and continue to have participants and applicants sign up for the online system.

Ongoing Projects:

- Updating Administrative Plan.
- Scanning all files into system

**ADD A DOLLAR REPORT**

There were 0 applications reviewed for utility assistance in November. A total of \$0 was provided, for an average of \$0 per household. There was a balance of \$16,934.63 as of November 30, 2020.



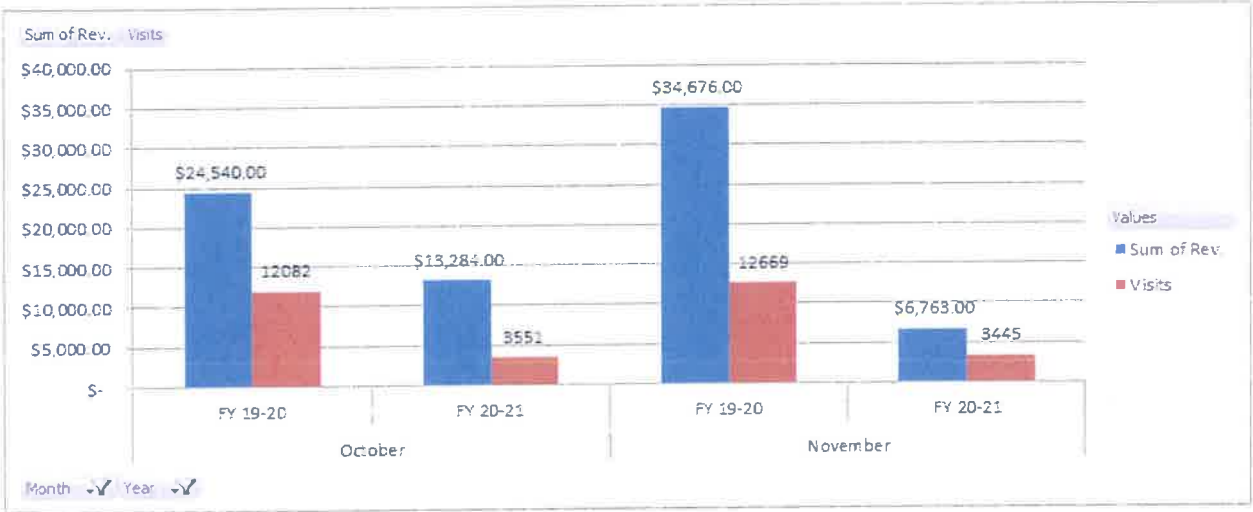
### Recreation & Community Programs Monthly Report 2020

The Recreation Team is continuing to brain-storm new and innovative program ideas for the first of the year and beyond. We look forward to being able to create programs internally as well as work with external organizations. It is important that we provide the Cedar Falls community with an opportunity to recreate this winter, whether it is at home, outdoors, or in our facilities.

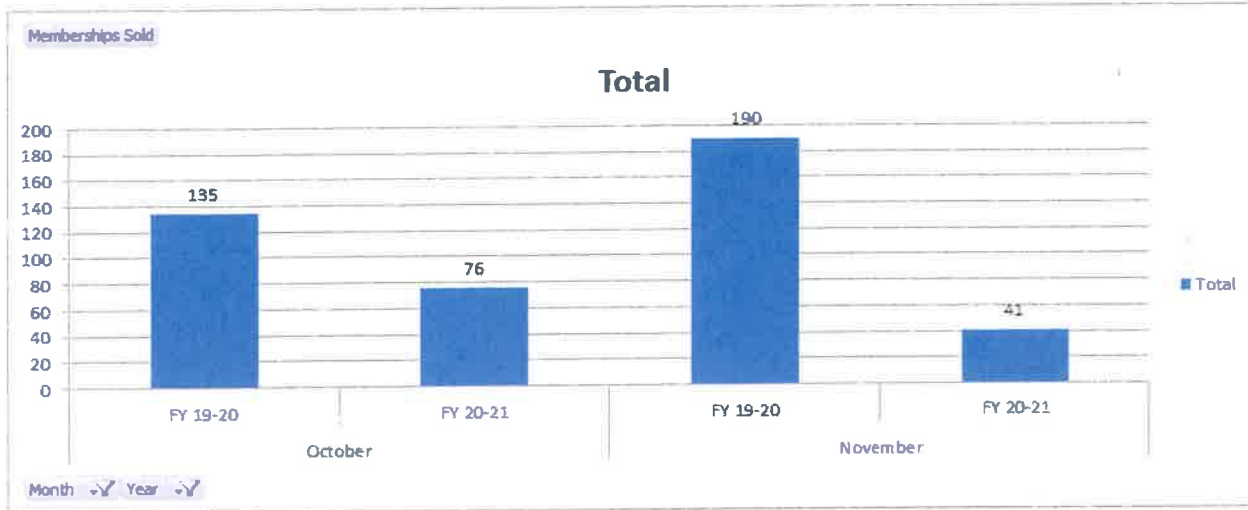
Sincerely,

J.J. Lillibridge  
Recreation and Community Programs Manager

#### Recreation Center Usage & Revenue



**Recreation Membership Packages Sold**



	October (2020)	November (2020)	November (2019)
<b>Recreation Programs</b>			
Fitness Classes Offered	68	58	267
Fitness Class Attendance	326	336	3250
Personal Training Sessions	28	21	257
Massages	28	29	37.5
	<b>This Season</b>	<b>Last Season</b>	
Youth Basketball	79	176	
Adult Mixed Volleyball	8	45	
<b>Sales</b>	<b>Last Month</b>	<b>This Month</b>	<b>November (2019)</b>
Swim Pass Sold	12	3	12
<b>Swimming</b>	<b>Last Month</b>	<b>This Month</b>	<b>November (2019)</b>
Open Rec Swim/Lap Swim Numbers	540	267	424
Aquatic Program Usage	1785	739	1486
<b>Rentals</b>	<b>Last Month</b>	<b>This Month</b>	<b>November (2019)</b>
Total	34	5	1

**CEDAR FALLS TOURISM & VISITORS BUREAU**  
**Monthly Report**  
**November 2020**



	<p><b>Meetings, Conferences and Business Travel Marketing</b></p> <ul style="list-style-type: none"> <li>▪ Made significant design improvements for meeting planners on CedarFallsTourism.org.</li> <li>▪ Started a new weekly Monday Motivation emails to keep in touch with planners.</li> <li>▪ Created a “When You’re Ready, We’re Ready” video campaign illustrating COVID accommodations.</li> <li>▪ Working on Iowa Parks and Recreation Association Conference proposal.</li> </ul>
	<p><b>Sports Related Marketing</b></p> <ul style="list-style-type: none"> <li>▪ Coordinated volunteers for Iowa High School Football Playoffs. Unfortunately spectator attendance was reduced at the last minute due to a surge in COVID cases in the state.</li> <li>▪ Visitors and Tourism Board awarded a grant to Iron Strengthens Iron Wrestling camps that will take place in June and July 2021 and should result in \$560,000 direct spending.</li> <li>▪ Working on 7-in-7 Football proposal.</li> </ul>
	<p><b>Leisure Travel Marketing</b></p> <ul style="list-style-type: none"> <li>▪ Produced and published 3 Find Your Happiness videos and 7 blogs; Festival of Trees, Thanksgiving Dinner, Magical Holiday Lights, Holiday Shopping Guide, What’s the Hoopla for the Holidays, COVID Accommodations, and Birding.</li> </ul>
	<p><b>Tourism Related Business and Organization Coordination and Collaboration</b></p> <ul style="list-style-type: none"> <li>▪ Began efforts to host third annual Volunteers on Tap event January 19, 2021.</li> <li>▪ Attended several partner board meetings.</li> <li>▪ Published Hospitality Highlights newsletter x5</li> </ul>
	<p><b>Asset Development</b></p> <ul style="list-style-type: none"> <li>▪ Worked with John DeGroot to apply for funding for 360 photography.</li> <li>▪ Coordinated a Cedar Valley Tour of Lights for Cedar Valley residents.</li> <li>▪ Worked with INRCOG to realign the American Discovery Trail to match the Great American Rail Trail for safety.</li> </ul>
	<p><b>Group Tour Marketing</b></p> <ul style="list-style-type: none"> <li>▪ Participated in Iowa Group Travel Association virtual FAM Tour</li> <li>▪ Participated in a virtual Travel Iowa Marketplace.</li> <li>▪ Mailed itineraries and calendars to 692 planners.</li> </ul>
	<p><b>Increase Community Support</b></p> <ul style="list-style-type: none"> <li>▪ Managed distribution of Community Betterment grants.</li> </ul>

**Focus for December**

- Finish set up and promote Cedar Valley Tour of Lights.
- Finalize a script for a virtual FAM Tour for meeting planners.

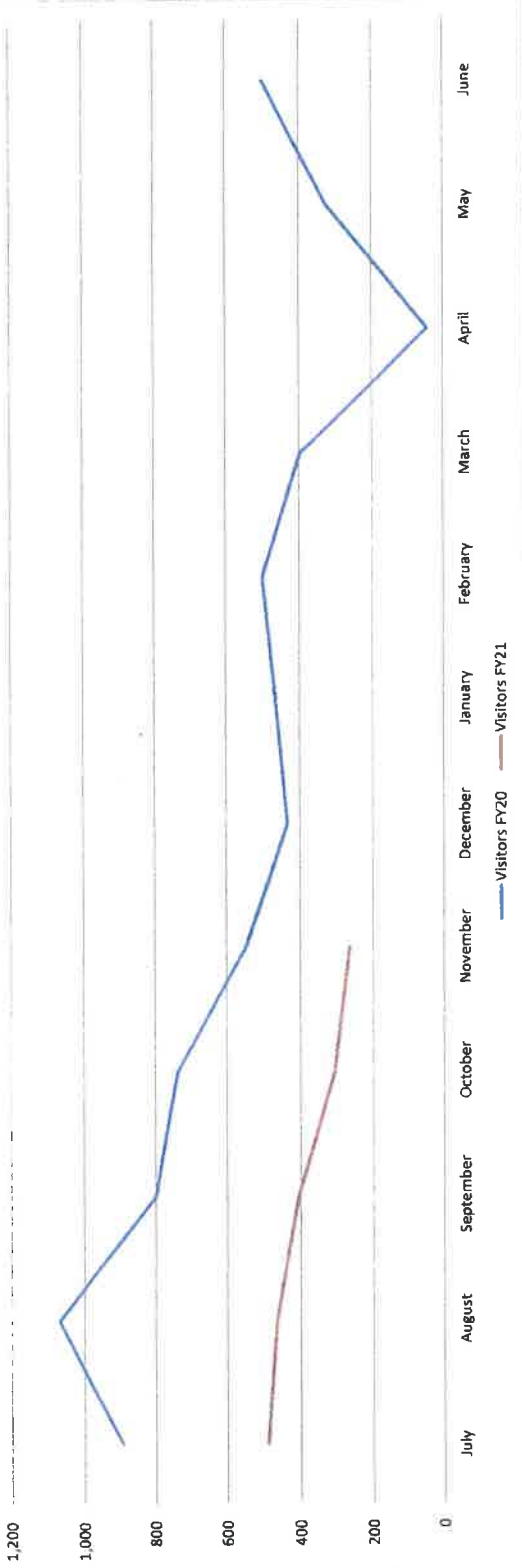
Respectfully Submitted,

Kim Manning, Visitors, Tourism and Cultural Programs Manager

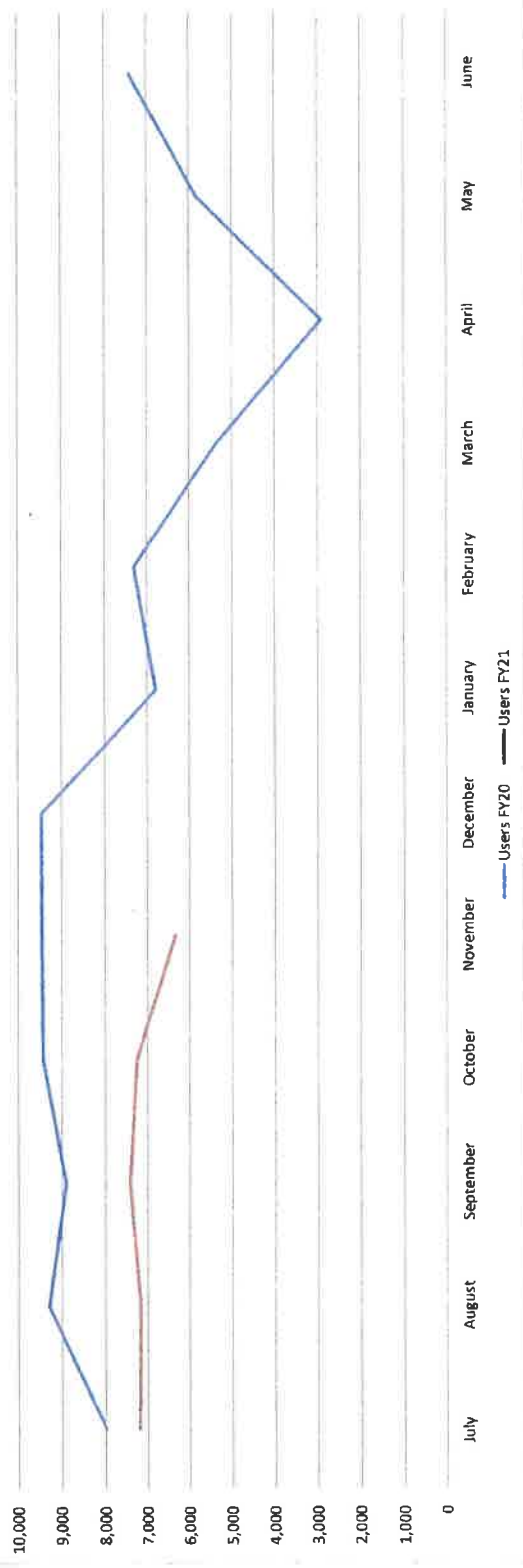


# Monthly Activity Report for Cedar Falls Tourism & Visitors Division

## Visitor Center Traffic, Door Counter



## Website Traffic, Users



**CEDAR FALLS CULTURAL PROGRAMS**

Monthly Report | November 2020



- We launched our year-end campaign, which includes a “Giving Tuesday” series of promotions. Collected donations are held by Friends of the Hearst. Last year Friends funded a visiting artist program, the new marquee sign, staff development and more.
- The Art and Culture Board awarded \$1000 to two Upper Iowa University professors via the Community Sponsorship Fund. The Hearst will partner to host an element of the larger grant-funded project.
- Staff developed a season of offerings for the Winter 2020 brochure, spanning January through April. We are planning a digital-only release to be able to better update it as conditions change.
- Hearst virtual programming in November included: Final Thursday Readers Series, Lunchtime Concert, author’s talk with Ken Lyftogt, and a virtual conversation with an artist.
- Heather met with representatives from our Kosovar sister city to discuss program collaborations; hoping to launch a pen pal program in early 2021, and a possible traveling exhibition, in addition to one cultural festival exchange throughout the year.
- We are partnering with the Waterloo Center for the Arts on a winter “Art Hunt” for community members to find micro works of art in parks around the Cedar Valley.

	Last Month	This Month	Last Year
<b>Hearst Center Usage Statistics</b>	Oct FY21	Nov FY21	Nov FY20
In-Person and Virtual Attendance*	1307	1156	1631
Off-site Ed/Outreach Encounters	0	0	0
Public Programs Offered**	4	4	8
Exhibition walk-in Viewers	205	148	211
Classes/Workshops Offered***	9	4	3
Rentals/Birthday Parties	1	0	3
Volunteers/# of Hours	1/8	1/3	5/24
Facebook Views	21593	24573	23335
Facebook Followers	2267	2274	2024
Instagram Followers	588	607	0
Ads, videos, press releases, articles	5	3	5
Friends Members/new or renewed	271/4	6/273	15/223

\*includes door counter, estimated garden attendance, and virtual program attendance

\*\*includes on-site and virtual programs; \*\*\*includes themed take-home kits and virtual classes/workshops

Respectfully submitted,

Heather Skeens, Cultural Programs Supervisor

**ENGINEERING DIVISION  
PROJECT MONTHLY REPORT - November 2020**

Item 15.

<i>Project</i>	<i>Description</i>	<i>Status</i>	<i>Budget</i>	<i>Contractor/ Developer</i>
<b>2019 Street Construction</b>	Street Repair	Complete	\$4,800,000	Engineering Division PCI
<b>2020 Sidewalk Assessment</b>	Sidewalks	Construction Underway	TBD	Engineering Division
<b>2020 Street Construction</b>	Street Repair	Construction Underway	\$3,385,340.30	Engineering Division PCI
<b>Cedar Heights Drive Reconstruction</b>	Street Repair	Design/R.O.W.	\$6,000,000	Snyder
<b>Cedar River Safety &amp; Recreation</b>	Recreation	Design	\$50,000	Engineering Division
<b>Center Street Trail</b>	Trails	Final Out Remains	\$450,000	Engineering Division Cunningham Construction
<b>Highway 58 Corridor Study</b>	Study and Design Greenhill Road to HWY 20	Construction Underway	\$2,500,000	IDOT/AECOM Engineering Division
<b>South Main Parking Lot</b>	New Parking Lot Construction	Final Out Remains	\$160,000	Engineering Division / Snyder & Cunningham

**ENGINEERING DIVISION  
SUBDIVISION MONTHLY REPORT - November 2020**

<b>Project Title</b>	<b>Description</b>	<b>Status</b>	<b>Budget</b>	<b>Contractor/ Developer</b>
Arbors Fourth Addition	New Subdivision	Construction Underway	-----	Skogman/CGA
Autumn Ridge 8th Addition	New Subdivision	Maintenance Bond	-----	BNKD Inc. Shoff Engineering
Autumn Ridge 9th Addition	New Subdivision	Preliminary Plat	-----	BNKD Inc./CGA
Autumn Villages Phase II & III	New Subdivision	Maintenance Bond	-----	CGA
Gateway Business Park	New Subdivision	Maintenance Bond	-----	Shive Hattery Baker Construction
Greenhill Village Townhomes II	New Subdivision	Under Review	-----	Panther Farms/CGA
Greenhill Village Estates	New Subdivision	Construction Underway	-----	Nelson Construction & Development
Panther West - 1st Addition	New Subdivision	Preliminary Plat	-----	Panther Farms/CGA
Park Ridge Estates	New Subdivision	Maintenance Bond	-----	Brian Wingert CGA
Pheasant Hollow 7th Addition	New Subdivision	Construction Underway	-----	CGA
Prairie Winds 4th Addition	New Subdivision	Maintenance Bond	-----	Brian Wingert CGA
Prairie Winds 5th Addition	New Subdivision	Final Out Remains	-----	Brian Wingert CGA
River Place Addition	New Subdivision	Construction Underway	-----	Kittrell/AECOM
Sands Addition	New Subdivision	Maintenance Bond	-----	Jim Sands/VJ

**ENGINEERING DIVISION  
COMMERCIAL CONSTRUCTION MONTHLY REPORT - November 2020**

<i>Project</i>	<i>Description</i>	<i>SWPPP Status</i>	<i>Detention Calcs Status</i>	<i>Developer/ Engineer</i>	<i>Project Status</i>
918 Viking Road	918 Viking Road	Under Review	Approved	Final Out Remains	Active
Cedar Falls Gospel Hall	1302 Walnut	Under Review	Approved	Claassen Engineering	Active
Community Bank and Trust	312 W. 1st Street	Approved	Approved	VJ Engineering	Active
Creekside Condos	-----	Under Review	Under Review	Fehr Graham Engineering	Under Review
Immanuel Lutheran Church	4820 Oster Pkwy	Approved	Approved	ISG	Active
Ridge Development Dupaco CCU	126 Brandilynn Blvd	Under Review	Under Review	CGA	Not Started
River Rec Area and Bank Improvements	-----	Under Review	Under Review	City of Cedar Falls	Under Review

# Department of Public Works

## Operations and Maintenance Division

### Monthly Report for November 2020

#### Streets Section:

- Installed sub drain on Cottage Row Road
- Reconstructed intake on Maplewood Drive
- Replaced culvert on S. Riverside Trail
- Completed snow fence installation
- Logs and debris were removed from drainage ways and culverts
- Performed leaf vacuum service at 104 locations. Also performed several cleanings at City Hall
- Assisted Rec Division with ball field maintenance

#### Traffic Operations:

- 130 traffic control signs were repaired or replaced
- 18 repairs were made to signalized intersections.
- Installed safety upgrades to the crosswalk on Waterloo Rd & Hawthorne
- Replaced batteries in Civil Defense siren at NC School
- Installed receptacles for Parkade Christmas lighting

#### Fleet Maintenance:

- Processed 126 work orders on various equipment
- Used 13,076 gallons of fuel (5738 ethanol, 7,338 diesel)
- Finished up calibration of deicing equipment to ensure proper quantities are being distributed.

#### Public Buildings:

- Continued building sanitation per COVID protocol
- Performed energy conservation upgrades on City buildings (LED lighting conversions)
- Installed UV light fans at the recreation center

#### Parks:

- 47 stumps were removed in November
- Installed ice rink at Gateway Park
- Ash tree removal continues - 25 trees removed for the month
- Seeded pollinator areas as part of the Cedar Valley Pollinator Project
- New park entrance signs were installed at Eldorado Park and Ulrich Park
- Removed docks at Big Woods Lake and Island park for the winter months

#### Cemetery:

- Performed eight (8) interments (one (1) cremation)
- 3 spaces sold

#### Refuse:

- 603 tons of residential solid waste was collected. 6,554 yard waste carts collected. Total of 765, 3 yard container dumps. Responded to 85 bulk collections
- A total of 227.75 tons of recyclable material was collected
- The Transfer Station hauled 66 loads of solid waste to the Black Hawk County Landfill totaling 930.85 tons.

DEPARTMENT OF PUBLIC WORKS  
WATER RECLAMATION DIVISION  
MONTHLY REPORT - NOVEMBER 2020

### PLANT OPERATIONS

Plant performance for November was very good with all permit requirements being met.

The ultraviolet disinfection process is not required after November 15th. We began the shutdown of the system the week of the 23<sup>rd</sup>. During winter months maintenance and repair work is conducted in preparation for the next year's startup.

### BIOSOLIDS

We were able to deliver 172,000 gallons of liquid biosolids to fertilize local area farm fields during the month. An additional 198,600 gallons of material were processed through the belt filter press.

Each year we store dried biosolids processed through the belt filter press in designated areas at the plant for later application on the farm fields. In November, staff hauled and applied several dried tons to the City owned farm fields.

There were 2.54 tons of gritty, inorganic materials hauled to the landfill during November.

### INDUSTRIAL WASTE PRETREATMENT PROGRAM

Annual scheduled inspections were conducted at Viking Pump. Unscheduled inspections were conducted at Universal Industries and Viking Pump. No violations were found.

### SEWER COLLECTION SYSTEM - CALLS AND SERVICE

We received 276 sewer locate requests from the Iowa One Call system, 76 of which were pertinent and required markings by our field staff.

There were four sewer service calls received in November, none of which involved a problem in the city's main or a sanitary sewer overflow. There was one lift station alarm call for the month.

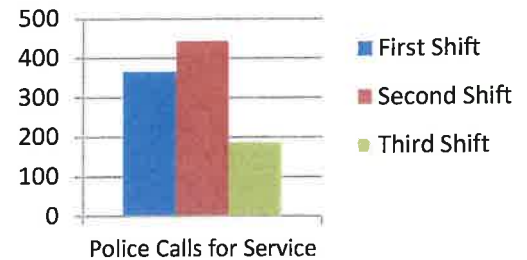
Crews cleaned 11,200 feet of sanitary sewer lines in November. This brings our total mileage for the year to 36.3.

We inspected 958 feet of sanitary sewer lines with our televising unit. This brings our total mileage for the year to 5.3.

**DEPARTMENT OF PUBLIC SAFETY  
MONTHLY REPORT  
NOVEMBER 2020**

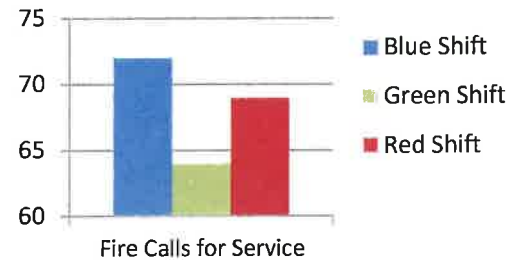
**CEDAR FALLS POLICE**

<u>Police Statistics</u>	First Shift	Second Shift	Third Shift
Calls for Service	367	444	188
Traffic Stops	67	129	94
Arrests	19	15	18
Accidents	26	33	6



**CEDAR FALLS FIRE**

<u>Fire Statistics</u>	Blue Shift	Green Shift	Red Shift
Calls for Service	72	64	69
Fire	8	4	1
Rescue/Medical	49	45	40
Service Call	4	3	7
Good Intent	2	2	10
False Alarm/Call	7	8	10
Hazardous Condition	2	1	1



**INVESTIGATIONS**

**CSI**

- 11/3/20 - Assisted 1<sup>st</sup> shift officers with processing a recovered vehicle stolen from Merner Avenue (20-083414)
- 11/5/20 - Assisted 1<sup>st</sup> shift officers with processing a recovered vehicle stolen from Big Woods Road (20-084147)
- 11/13/20 - Assisted 1<sup>st</sup> officers with processing a garage burglary on Stanwood Drive (20-086770)
- 11/22/20 - Assisted 2<sup>nd</sup> shift officers and investigators with processing a shots fired incident at Birdsall Park (20-089300)
- 11/23/20 - Assisted 1<sup>st</sup> shift officers with processing an accident scene on Hudson Road (20-089454)
- 11/28/20 - Assisted 3<sup>rd</sup> shift officers and investigators with processing a shots fired incident at Five Seasons Mobile Home Park (20-090623)
- 11/30/20 - Assisted 1<sup>st</sup> shift officers with processing a recovered vehicle stolen from Maplewood Drive and found in Waterloo (20-088024)

**Crime Lab:**

- 8 items of evidence were taken to the State Crime Lab for processing

**Outgoing Property:**

- 17 items of property were released back to their owners

**Property Room:**

- The monthly random property audit was completed for November

**Evidence / Property:**

- 97 Items of physical evidence entered:
- 16 items of found property were entered
- 7 items of property held for safekeeping
- 72 CD's entered by Officers:
- 56 Attorney video copies sent:
- 2 Attorney requests (not video)
- 46 Building videos archived



**POLICE RESERVE UNIT – Lieutenant Brooke Heuer**

- 174.25 Total Hours

**POLICE TRAINING EVENTS – Lieutenant Marty Beckner**

- National Crime Information Center (NCIC) recertification exams were taken for those close to their expiration dates
- Police In-Service training in November consisted of Defensive Tactics training, review of new and updated police division policies and Cellbrite training
- One PSO attended Technical Collision investigation school at the Iowa Law Enforcement Academy
- Two PSO's continue their training at the Iowa Law Enforcement Academy
- Three PSO's attended a Multidisciplinary training on police investigations with juveniles hosted by Allen CPC

**POLICE STATISTICS:**October 2020Total 2020

Group A Crimes		
Kidnapping/Abduction	0	1
Forcible Rape/Sodomy/Fondling	1	24
Robbery	0	2
Assault	9	137
Intimidation	4	23
Arson	0	3
Extortion/Blackmail	0	2
Burglary/B&E	12	95
Theft	41	411
Motor Vehicle Theft	4	39
Counterfeit/Forgery	2	45
Fraud	9	59
Stolen Property	1	1
Vandalism	9	159
Drug Offenses	5	109
Porno/Obscene Material	0	1
Prostitution	0	1
Weapon Law Violation	0	12
Group B Crimes		
Bad Checks	0	8
Disorderly Conduct	4	29
Driving Under Influence	8	111
Drunkenness	6	133
Non-Violent Family Offense	1	12
Liquor Law Violation	0	3
Runaway	1	12
Trespassing	2	14
All Other Offenses	21	142
Group A Total:	97	1025
Group B Total:	43	430
Total Reported Crimes:	140	1455
Traffic Accidents		
Fatality	0	3
Personal Injury	0	20
Property Damage	3	197
Total Reported Accidents	3	218
Driving Offenses		
Driving While License Barred	0	9
Driving While Denied/Cancelled/Suspended/Revoked	0	15
Eluding Police Vehicle	0	5
Total Driving Offenses	0	27
Alcohol/Tobacco Violations	0	110
Calls for Service	1475	15,811
Total Arrests	58	663

**FIRE TRAINING EVENTS – Lieutenant Marty Beckner**

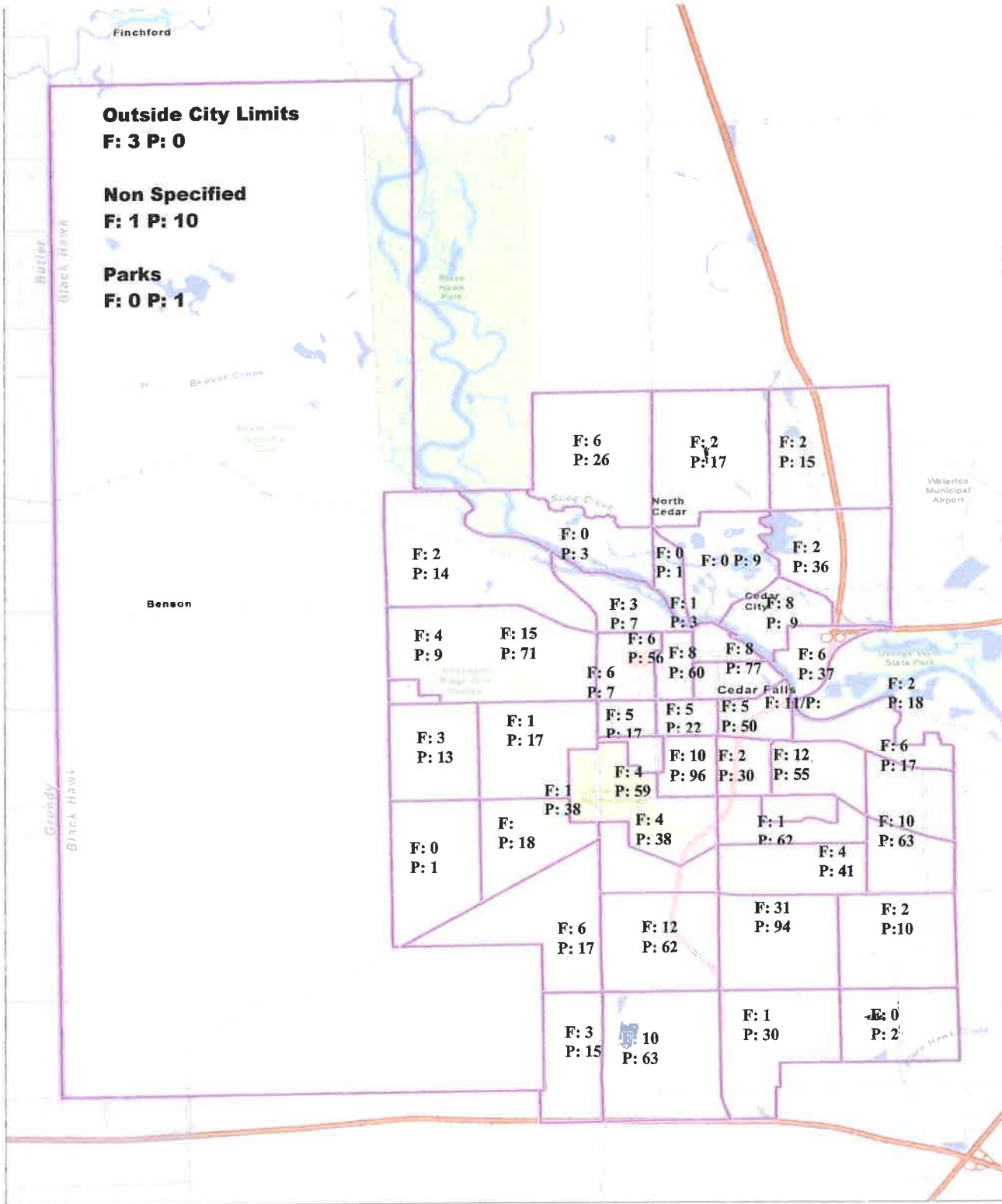
- PSO's completed their monthly checklist of knowledge and performance tasks
- PSO's continued their Fire Fighter 2 and Driver/Operator Pumper certification testing
- No Fire In-Service training was held this month due to the increase in Covid 19 rates
- Three PSO's continued their EMT training at Hawkeye Community College
- Three PSO's attended Fire Instructor 1 training in Van Meter, Iowa

**FIRE RESCUE CALLS FOR SERVICE**

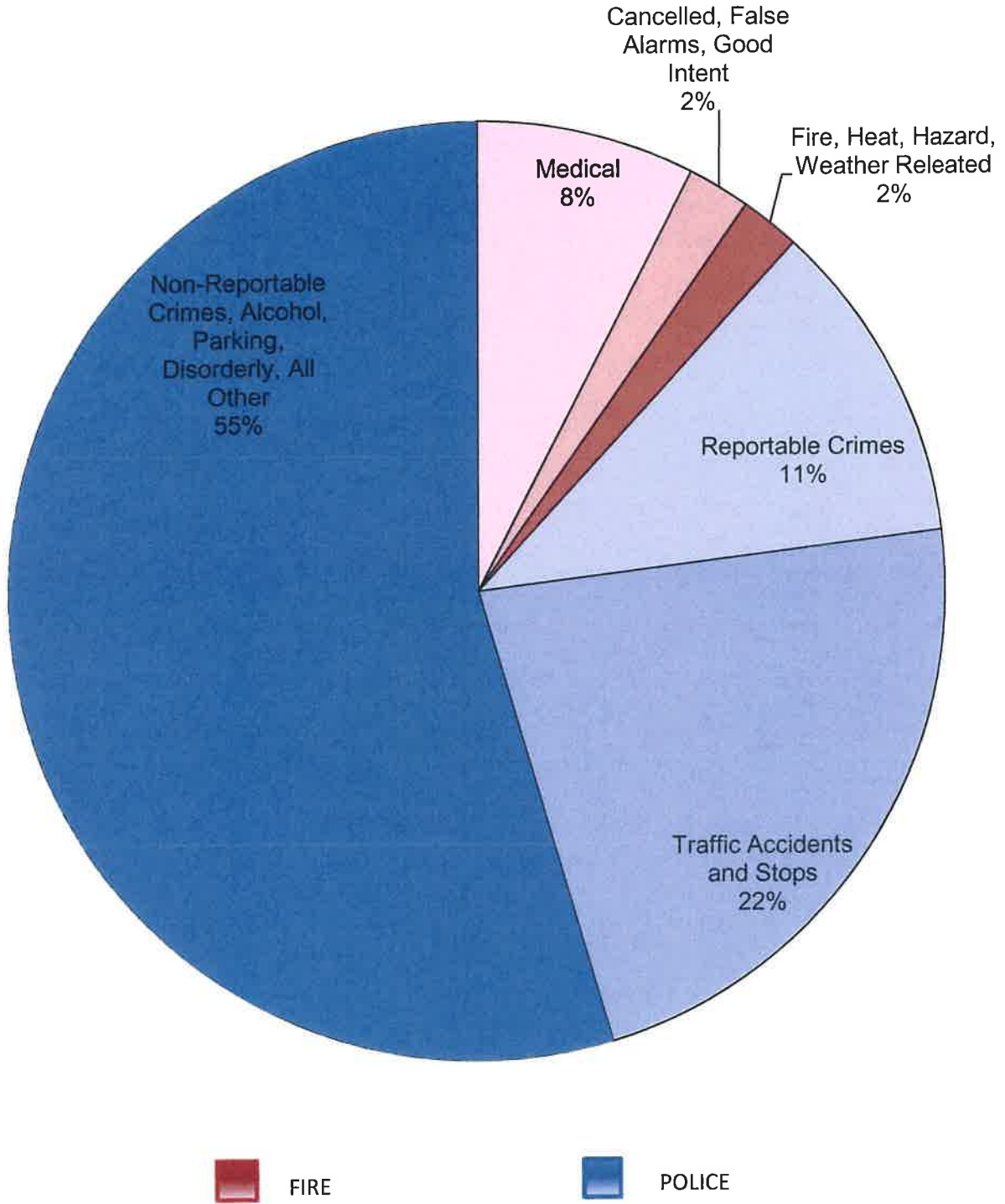
Type of Incident (Monthly)	Jan '20	Feb '20	Mar '20	Apr '20	May '20	Jun '20	Jul '20	Aug '20	Sep '20	Oct '20	Nov '20	Dec '20
Medical & Rescue	124	124	98	87	74	95	118	133	115	110	134	
Cancelled, False Alarms, Good Intent	42	54	44	58	57	54	59	46	43	40	39	
Fire, Heat, Hazard, Weather Related & Other	12	8	13	13	13	20	35	8	15	23	37	
Totals	178	186	155	158	144	169	212	187	173	173	210	

Type of Incident (per year)	2011	2012	2013	2014	2015	2016	2017	2018	2019
Non-Medical CFS	991	1,056	1,052	948	840	911	900	772	841
Rescue / EMS Related	1,021	1,047	1,049	1,051	1,367	1,570	1,437	1,022	1,272
Totals	2,012	2,103	2,101	1,999	2,207	2,481	2,337	1,794	2,113

# Cedar Falls Public Safety Grid Map



### Cedar Falls Public Safety Experience Survey (November)





**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:** December 30, 2020  
**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) Cedar Falls Family Restaurant, 2627 Center Street, Special Class C liquor - renewal.
- b) Sharky's Fun House, 2223 College Street, Class C liquor & outdoor service - renewal.



**MAYOR ROBERT M. GREEN**

**CITY OF CEDAR FALLS, IOWA**

220 CLAY STREET  
CEDAR FALLS, IOWA 50613  
PHONE 319-273-8600  
FAX 319-268-5126  
www.cedarfalls.com

**TO:** City Council  
**FROM:** Mayor Robert M. Green *Robert Green*  
**DATE:** December 30, 2020  
**SUBJECT:** Changes to Administrative Policy #7 for Approval

1. Please find as Enclosure (1) proposed changes to Admin Policy #7, for your consideration.
2. The first change, under Rule 8, would move the Public Forum from the end of the agenda to near the beginning, immediately after any Special Presentations. This change was discussed with consensus at the Council Goal Setting Session in November; as I understand it, the intent is to allow public speakers the opportunity to present matters of concern to the Council without having to wait through the duration of the entire meeting, which can run anywhere from fifteen minutes to two hours or more, depending on the agenda. I support this change (as a trial for 2021) as a means to encourage wider public participation in Public Forum.
3. Additionally, in Goal Setting the consensus of council members was to change the time limits of the speakers from five minutes to three minutes. I have included this change as directed by council; for the record, I object to this reduction in speaker time, as it is directed toward one individual. I do not believe it is appropriate to create rules and regulations based on the actions of one person.
4. Finally, many section citations have been changed to show their correct updated locations in the City Code. This is merely a clerical correction, not a change in policy or directive. This change is to help readers to better understand the origin of many of the rules.
5. The City Attorney has reviewed these changes, and has expressed no legal concerns.
6. If desired, council members may also move to make additional amendments to Administrative Rule #7 when this item is up for consideration.

Encl: (1) Admin Policy #7 (including proposed changes)

Xc: City Administrator

###



# Administrative Policy No. 07

**Subject:** City Council Meeting Procedures

**Adopted:** 01/28/91 **Amended:** 04/2003; 10/2006; 12/2013, 09/15/2014, 10/06/2014, 03/07/2016, 03/06/2017, 04/03/2017, 04/16/2018, 01/04/2020

## Introduction:

Ordinance No. 566, adopted on March 25, 1927, establishes the rules of conduct for Cedar Falls City Council meetings and the passage of motions, resolutions and ordinances.

## Purpose:

This policy is intended to describe the steps necessary to comply with the rules of conduct described by ordinance.

## Procedure:

### Part I. General Provisions

Rule 1. Scope of rules. These rules shall govern the conduct of the council and shall be interpreted to insure fair and open deliberations and decision-making.

Rule 2. Applicability of Robert's Rules of Order. In all cases not provided for by the Cedar Falls code of Ordinances, or not specifically provided for in these rules, Robert's Rules of Order shall govern all points of order arising during a city council meeting, but failure to comply with such rules shall not affect the legality of any action of the council in any manner or to any extent.

Rule 3. Matters not covered. Any matter of order or procedure not covered by these rules shall be referred to the presiding officer, who shall decide the matter with the assistance and advice of the city attorney or his/her representative in conformity with the purpose of these rules in a fair and expeditious manner. The decision of the presiding officer may be reversed by a majority vote of the council.

Rule 4. Interpretation. These rules are intended to supplement and shall be interpreted to conform to the statutes of the State of Iowa and the ordinances of the City of Cedar Falls.



## Part II. Time and Place of Meeting

Rule 5. Regular meetings. Regular meetings of the Cedar Falls City Council shall be held the first and third Monday of each month at 7:00 P.M. in the City Hall Council Chambers, except when Monday falls on a legal holiday, then the meeting shall be held at the regular hour on the next succeeding day not a holiday, provided, however, council may, by resolution, reschedule any regular meeting to another date and time, or may cancel a meeting. All hearings shall be scheduled for 7:00 P.M. the day of a regular meeting. ~~(Sec. 2-41(a))~~ (Sec. 2-45(a))

Rule 6. Special meetings. Special meetings may be called by the mayor or by any four councilmembers. A call for a special meeting shall be filed with the city clerk. The agenda for the special meeting shall specify the day, hour and subject of the meeting and shall be posted in City Hall and notice given to the media 24 hours in advance. ~~(Sec. 2-41(b))~~ (Sec. 2-45(b))

Rule 7. Quorum. A majority of all members elected to the City Council shall constitute a quorum for transaction of business. ~~(Sec. 2-42)~~ (Sec. 2-46)

## Part III. Agenda

Rule 8. Preparation of agenda. Prior to each council meeting the city clerk shall prepare an agenda that contains all items the council anticipates acting upon at the meeting. The order of business shall be as follows:

- a) Approval of Minutes.
- b) Agenda Revisions.
- c) Special Presentations, if necessary.
- ~~e)d)~~ Public Forum
- ~~e)e)~~ Special Order of Business, primarily public hearings and related actions.
- ~~e)f)~~ Old Business.
- ~~f)g)~~ New Business:
  - 1) Consent Calendar.
  - 2) Resolution Calendar.
  - 3) New ordinances that do not require public hearings.
- ~~g)h)~~ Bills and Payroll.
- ~~h)i)~~ City Council Referrals.
- ~~i)j)~~ City Council Updates.
- ~~j)k)~~ Executive Session, if necessary.
- ~~k)l)~~ Public Forum.
- ~~l)m)~~ Adjournment.

Rule 9. Consent Agenda. In preparing an agenda, the city clerk shall separately designate items as Consent Calendar or Resolution Calendar, which may be acted upon by the council under Rule 61. These items shall consist of routine non-controversial items that in the city clerk's determination can be appropriately considered

in bulk at the council meeting or a listing of resolutions which are subject to council action on that date.

Rule 10. Hearings and Special Order of Business. The city clerk shall prepare as a separate portion of the agenda a schedule of hearings and special presentations or items of business.

Rule 11. Agenda deadline. Any member of the council, the city administrator, city attorney, city clerk, or departmental director, with the mayor's approval, may have an item included upon the agenda by requesting the city clerk to include the item by noon on the Thursday preceding the council meeting. Agendas will be available to the public at 4:00 P.M. on the Friday preceding the council meeting. Council packets will be assembled and distributed to councilmembers, department directors, mayor, city administrator, city attorney and official newspaper by 5:00 P.M. on the Friday preceding the council meeting, and the public may request copies of materials related to council items on the Monday of the council meeting during normal office hours unless otherwise prescribed by public notice.

Rule 12. Extra items. Items requested or filed after noon on the Thursday preceding a council meeting shall not be included upon the agenda unless the mayor shall deem the item of sufficient urgency to warrant immediate council action.

Rule 13. Sponsor required. The city clerk shall not place upon the agenda any matter for reconsideration unless sponsored by the mayor, a councilmember who voted on the originally prevailing side or a council member who was absent at the time of the original action (Rules 40, 52 and 53 also address motions to reconsider). The renewal of a previous motion that is still applicable shall be placed upon the agenda of a subsequent council meeting upon the sponsorship of any member of the council.

Rule 14. Mayor withdrawal of items. The mayor may withdraw any item prior to the council meeting, but in withdrawing the item shall state to the council the reason therefore. An item withdrawn by the mayor may nonetheless, in the discretion of the council, be acted upon in its regular order.

Rule 15. Council action to defer, continue or not act. A member of the council may not withdraw any item prior to the start of council meetings, provided however, a council member wishing council to defer action or continue an item has a right to have a motion to continue, defer or not act on any item considered before any other action which council may consider.

Rule 16. Public agenda requests. Someone from the public may request to have an item placed on the agenda by filing such request in writing with the mayor prior to noon on the Thursday preceding the regular council meeting. The mayor may either grant the request by placing it on the next agenda or deny the request for stated reasons, conveyed to the requester. Anyone may utilize the Public Forum portion of the meeting agenda to raise any issue not on the formal agenda, which issue shall then be

governed by the rules set forth in Part X.

Any visual aids that a speaker desires to have displayed during City Council or Committee meetings must be submitted to the City Clerk by 10:00 a.m. on the day of the Council meeting for Mayor review and approval.

#### Part IV. Conduct of Meetings.

Rule 17. Roll call. Before proceeding with the business of the council, the city clerk shall call the roll call of councilmembers present and enter those names in the minutes. The city clerk shall determine the presence of a quorum as required by law and these rules.

Rule 18. Call to order. The mayor or mayor pro tem shall call the meeting to order at the appointed hour. In the absence of the mayor or mayor pro tem, the city clerk shall call the meeting to order and a temporary presiding officer shall then be selected under Rule 19.

Rule 19. Presiding officer. The mayor, or in the mayor's absence or incapacity the mayor pro tem, shall be the presiding officer at all council meetings. If both the mayor and mayor pro tem are absent, the most senior council member present shall preside. In the event two or more members equally possess the greatest seniority, then the eldest person among them shall preside.

Rule 20. Control of discussion. The presiding officer shall control discussion of the council on each agenda item to assure full participation in accordance with these rules.

Rule 21. Mayor to decide question of priority of business. A question relating to the priority of business shall be decided by the mayor without debate. ~~(Sec. 2-82)~~ (Sec. 2-104)

Rule 22. Order required when question is being put. While the mayor is putting the question, no one shall walk across or out of the council room. ~~(Sec. 2-83)~~ (Sec. 2-105)

Rule 23. Speaking on questions restricted. No councilmember shall speak more than twice on one question before the council without leave of the council, nor more than once in any case until every member choosing to speak shall have spoken. ~~(Sec. 2-84)~~ (Sec. 2-106)

Rule 24. Mayor to recognize speaker. When two or more councilmembers rise at once to speak at a council meeting, the mayor shall name the member who is to speak. ~~(Sec. 2-86)~~ (Sec. 2-108)

Rule 25. Calling member to order; appeal. A member of the council called to order while speaking at a council meeting shall immediately cease speaking unless permitted to explain. If there is no appeal, the decision of the chair shall be conclusive, but if the member appeals the decision of the chair, the council shall decide the question without debate. ~~(Sec. 2-87)~~ (Sec. 2-109)

Rule 26. Order required while others are speaking. While a member is speaking, no member shall hold any private discourse. ~~(Sec. 2-88)~~ (Sec. 2-110)

Rule 27. Motions to be seconded; when to be written. No motion shall be put or debated unless seconded. When a motion is seconded, it shall be stated by the mayor before debate and every motion shall be reduced to writing if required by the mayor or any councilmember. ~~(Sec. 2-89)~~ (Sec. 2-111)

Rule 28. Gaining the floor. Every councilmember, previous to speaking, shall address the mayor, and say, "Mr./Madam Mayor," and shall not proceed with remarks until recognized and named by the chair. ~~(Sec. 2-85)~~ (Sec. 2-107)

Rule 29. Order of consideration of agenda. Except as otherwise provided in these rules, each agenda item shall be considered in the numerical order assigned by the city clerk. Each agenda item shall be separately announced by the presiding officer, or city clerk, for purposes of discussion and consideration. To announce an item, it shall be sufficient to identify the item by the number assigned by the city clerk, unless greater specificity is requested by some person in attendance. This rule shall not apply to consideration of items under Rule 61 or Rule 62.

Rule 30. Discussion. A councilmember shall speak only after being recognized by the presiding officer. A councilmember recognized for a specific purpose shall limit remarks to that purpose. A councilmember, after being recognized, shall not be interrupted except by the presiding officer to enforce these rules.

Rule 31. Presiding officer's right to enter into discussion. The mayor (or other presiding officer) may enter into any discussion.

Rule 32. Limit on remarks. Each councilmember shall limit his or her remarks to a reasonable length.

Rule 33. Presiding officer's right to speak last. The presiding officer has the right to close debate and speak last on any item.

Rule 34. Closing debate. Discussion, including public participation, shall be closed on any item by the presiding officer with the concurrence of a majority of the council. Except as provided by Rule 46, a call for the vote shall not close discussion if any member of the council still wishes to be heard or the presiding officer determines the continued participation of the public will be helpful to the council.

#### Part V. Public Participation

Rule 35. Public's right to address council. Persons other than councilmembers shall be permitted to address the council only upon items listed on the agenda, unless excluded under Part X.

Rule 36. Manner of addressing council. A person desiring to address the council shall first be recognized by the presiding officer and then shall step to the podium, state his or her name, address, and group affiliation (if any) and speak clearly into the microphone.

Rule 37. Time limit on speaker remarks. Speakers shall be limited to ~~five~~three minutes speaking time per item, unless additional time is granted by the presiding officer. The presiding officer will advise the speaker when one minute remains. Total speaker input on any subject under council consideration can be limited to a fixed period by the presiding officer. A majority vote of the council may extend the time limitations of this rule.

Rule 38. Remarks of speaker to be germane. Speaker comments must remain civil and be directed to the subject under consideration. The presiding officer shall rule on the germaneness of speaker comments. Speakers making comments that could be construed to be a personalized attack, impertinent or slanderous remarks towards another party shall be barred by the presiding officer from further comment before the council during the meeting.

#### Part VI. Council Action

Rule 39. Motion required. All action requiring a vote shall be moved by a member of the council.

Rule 40. Motion to reconsider. A motion to reconsider must be made by a council member who was on the prevailing side in the original action or by a councilmember absent at the time of the original action.

Rule 41. Rule 40 of these Rules notwithstanding, when less than seven members of the council are in attendance at a meeting and an agenda item fails to receive a majority of affirmative or negative votes of those in attendance, then the agenda item shall, upon the request of any councilmember in attendance at the meeting, be placed by the city clerk on the agenda for the next council meeting, and continued thereafter upon the agenda for subsequent meetings until it shall receive a

majority of affirmative or negative votes of those in attendance. In the event an item continued under this rule is consideration of an ordinance, the ordinance shall not be considered to have been read or considered for its first or any subsequent passage unless it shall receive four affirmative votes.

Rule 42. Majority vote required for adoption. No resolution or ordinance shall be adopted without a concurrence of a majority of all of the members of the council by call of the ayes and nays that shall be recorded. Passage of a motion requires a majority vote of a quorum of the council. As used in this section, "all of the members of the council" refers to all of the seats of the council including a vacant seat and a seat where the member is absent, but does not include a seat where the councilmember declines to vote by reason of a conflict of interest. (Sec. 2-107)  
(~~Sec. 2-128~~)

Rule 43. Preferential motions.

a) When a question is under debate the only motions in order shall be:

First	To adjourn.
Second	The previous question.
Third	To lay on the table.
Fourth	To postpone indefinitely.
Fifth	To adjourn to a certain day.
Sixth	To refer.
Seventh	To amend.

b) Such motions shall be given precedence in the order herein arranged, the first three (3) to be decided without debate. (~~Sec. 2-94~~) (~~Sec. 2-116~~)

Rule 44. When motion to adjourn is in order. A motion to adjourn the council shall be in order except:

- a) When a member is in possession of the floor.
- b) While the members are voting.
- c) When adjournment was the last preceding motion.
- d) When it is decided that the previous question shall be taken. (~~Sec. 2-95~~)  
(~~Sec. 2-117(a)~~)

Rule 45. Amendment, debate of motions to adjourn. A motion to adjourn simply cannot be amended, but a motion to adjourn to a given time may be and is open to debate. (~~Sec. 2-95~~) (~~Sec. 2-117(b)~~)

Rule 46. Putting the previous question; call for vote. When a council member desires to make a motion to cease debate and to proceed to a vote on the pending question, the member shall make a motion as follows: "Shall the main question be now put?" If this is carried, all proposed amendments and all further motions, debates and

public participation shall be excluded, and the question put without delay. This motion requires a two-thirds vote of the council members present for its adoption. ~~(Sec. 2-96)~~ (Sec. 2-118)

Rule 47. Debate of motions to table, amendment. A motion to lay a question on the table simply is not debatable, but a motion to lay on the table and publish, or with any other condition, is subject to amendment and debate. ~~(Sec. 2-97)~~ (Sec. 2-119)

Rule 48. Indefinite postponement of motions. When a motion is postponed indefinitely, it shall not be taken up again during the same meeting. ~~(Sec. 2-98)~~ (Sec. 2-120)

Rule 49. Precedence of motions to refer to committee. A motion to refer to a standing committee shall take precedence over a similar motion for a special committee. ~~(Sec. 2-99)~~ (Sec. 2-121)

Rule 50. Motions to amend.

a) A motion to amend an amendment shall be in order, but a motion to amend an amendment to an amendment shall not be entertained. ~~(Sec. 2-100 (a))~~ (Sec. 2-122)

b) An amendment modifying the intention of a motion shall be in order, but an amendment relating to a different subject shall not be in order. ~~(Sec. 2-100 (b))~~ (Sec. 2-122)

Rule 51. Motions to strike and insert. On a motion to strike out and insert, the paragraph to be amended shall first be read as it stands, then the words proposed to be struck out and those to be inserted, and finally the paragraph as it would stand if so amended. ~~(Sec. 2-101)~~ (Sec. 2-123)

Rule 52. When motion may be reconsidered; renewal of motion. A motion may be reconsidered at any time during the same meeting at which the motion was made, or at the first meeting held thereafter. A motion for reconsideration, being once made and decided in the negative, shall not be renewed before the next meeting. ~~(Sec. 2-102 (a))~~ (Sec. 2-124 (a))

Rule 53. Who may move to reconsider. A motion to reconsider must be made and seconded by the members who voted on the prevailing side, or by those who were absent and did not vote upon the motion to be reconsidered. ~~(Sec. 2-102 (b))~~ (Sec. 2-124 (b))

Rule 54. Withdrawal of motions. After a motion or resolution is stated by the mayor, it shall be deemed to be in the possession of the council, but may be withdrawn at any time before decision, but if any amendment has been proposed or adopted, it shall be withdrawn without the consent of the mover of such amendment. ~~(Sec. 2-91)~~ (Sec. 2-113)

Rule 55. Duty to vote; conflict of interest. Each councilmember who is present

when a question is stated from the chair of the council shall vote thereon unless he/she is directly interested in the question, in which case he/she shall not vote. In case any member refuses to vote when not excused, his/her vote shall be recorded in the negative. ~~(Sec. 2-93)~~ (Sec. 2-115)

Rule 56. Applicability of Robert's Rules of Order. In all cases not herein provided for, Robert's Rules of Order shall govern all points of order arising not governed by these rules, but failure to comply with such rules shall not affect the legality of any action of the council in any manner or to any extent. ~~(Sec. 2-108)~~ (Sec. 2-129)

Rule 57. Consent required to suspend, amend rules. The foregoing rules may be temporarily suspended by consent of three-fourths of the councilmembers present, but shall not be repealed, altered or amended unless by concurrence of two-thirds of all the councilmembers elected. ~~(Sec. 2-109)~~ (Sec. 2-130)

Rule 58. No motions by presiding officer. If the presiding officer is a councilmember, they shall not make a motion.

Rule 59. Division of question containing distinct propositions. If a question in debate contains several distinct propositions, any member may have the same divided prior to the vote thereon when the sense of it requires such division. ~~(Sec. 2-92)~~ (Sec. 2-114)

Rule 60. Separate consideration. Except as otherwise allowed by these rules, each agenda item shall be voted upon separately and shall be recorded by the city clerk.

Rule 61. Action on Consent Agenda. Except as herein provided, the Consent Agenda comprised of the Consent and Resolution Calendars shall be considered in bulk and voted upon in single motion or resolution. Each councilmember shall advise the presiding officer of any matter on the Consent Agenda upon which he/she wishes to speak or to vote no. At the time of consideration of the Consent Agenda, the presiding officer shall announce the items upon which councilmembers have indicated they wish to speak or vote no; items upon which any councilmember wishes to speak shall be considered separately and not as a portion of any motion calling for action upon the remainder of the Consent Agenda. The city clerk, on all matters contained in the Resolution Calendar shall record the yes and no votes on each item separately as if each item had been moved and voted upon separately. Rule 29 shall not apply here.

Rule 62. Action on multiple items. With the consent of a majority of the council, Rule 60 hereof notwithstanding, the council may consider for voting purposes more than one item, but in such event the vote upon each item will be separately recorded by the city clerk noting specific yes or no votes of each councilmember on each item.

Rule 63. Consideration out of order. With the consent of the council, any agenda item may be considered out of order at the request of a councilmember.



Rule 64. Recording names of moving members. The city clerk shall record the name of the councilmember making each motion. ~~(Sec. 2-90)~~ (Sec. 2-112)

Rule 65. Consideration of matters not on agenda. Except as to matters that by law require the publication of notice before consideration by the council, any member of the council may, at the close of the regular agenda, bring a matter not on the agenda to the council's attention. Council may act upon such matter only if it does not conflict with the Iowa Open Meetings Law or may direct such matter be included upon a later agenda.

#### Part VII. Miscellaneous

Rule 66. Motions. At any appropriate place on the agenda, any member of the council may make a motion for the council to act upon any matter if the motion is germane to the matter under consideration.

Rule 67. Applicability of rules. These rules shall apply to the council when meeting in any form.

Rule 68. Hearings. Any other rule to the contrary notwithstanding, unless required by statute or necessary to conform to proceedings required for a special purpose, a hearing shall commence when declared open by the presiding officer and shall close when closed by the presiding officer or by other formal action of the council.

Rule 69. Informal requests. A member of the council, before or during the consideration of any matter, or in the course of a hearing, may request and receive information, explanations or the opinions of the mayor, city administrator, city attorney, city clerk or any departmental director.

#### Part VIII. Committee Structure

Rule 70. Appointment of committees; standing committees enumerated. All standing committees shall be appointed by the mayor and all special committees shall be appointed by the mayor unless specifically directed by the council. All standing committees of the council shall be appointed by the mayor annually at the first regular meeting of the council in January of each year, or as soon thereafter as practicable, and the first person named on each committee shall be the chair of such committee. (Sec. 2-68)

The following shall be the standing committees:

- a) Administration.
- b) Committee of the Whole.

Except for matters which the Cedar Falls Code of Ordinances, or the express provisions

of these rules, specifically direct be submitted to the Administration Committee, or except as otherwise directed by the council, it is the desire and intent of the council that all matters which are referred, or which are to be referred, to a committee of the council, shall be referred to the council's Committee of the Whole.

Rule 71. Number of committee members.

The standing committees of the council shall consist of all seven members, with the Mayor serving as non-voting chair of the committee of the whole. All special committees shall consist of five members each, unless some other number is specified.

~~(Sec. 2-62)~~ ~~(Sec. 2-69)~~

Rule 72. Procedure for committees to report. Standing and special committees of the council to whom references are made, in all cases, shall report in writing the state of facts, with their opinion, which opinion shall be summed up in the form of an order, resolution or recommendation, unless otherwise ordered by the council. ~~(Sec. 2-64)~~

~~(Sec. 2-71)~~

Rule 73. City clerk to forward papers to committees employed. The city clerk shall forward all the papers to the appropriate committees and officers as soon as possible after the reference shall have been made. ~~(Sec. 2-63)~~ ~~(Sec. 2-70)~~

Rule 74. Acceptance of final report discharges special committees. On the acceptance of a final report from a special committee of the council, the committee shall be considered discharged without a vote, unless otherwise ordered. ~~(Sec. 2-65)~~ ~~(Sec. 2-72)~~

~~(Sec. 2-72)~~

Part IX. Ordinance Adoption

Rule 75. Ordinances to be presented in writing. All ordinances shall be presented in writing before being considered by the council. ~~(Sec. 2-103)~~ ~~(Sec. 2-125)~~

Rule 76. Consideration and passage of ordinances. Ordinances must be considered and voted upon for passage at three separate council meetings, unless this requirement is suspended by a recorded vote of not less than three-fourths of all of the members of the council. ~~(Sec. 2-104)~~ ~~(Sec. 2-126)~~

Rule 77. Procedure for passage of ordinances. The following procedure shall be followed by the council in the passage of all ordinances:

- a) A motion to pass the ordinance upon its first consideration or a motion to suspend the rules requiring ordinances to be considered at three (3) separate council meetings.
- b) In the event the ordinance is passed upon its first consideration, the ordinance shall be given the second and third considerations either in adjourned meetings of the meeting of its passage on first reading, or at some following special or regular meetings of the council.

- c) In the event that a motion to suspend the rules has passed, a motion shall be made to adopt the ordinance upon its third and final consideration.
- d) Upon the passage of the third and final consideration of the ordinance, the mayor shall declare the ordinance duly passed and adopted.

Rule 78. Contents of amendments to ordinances. An amendment to an ordinance must specifically repeal the ordinance, or the section, subsection, paragraph, or subpart to be amended, and must set forth the ordinance, section, subsection, paragraph, or subpart as amended. ~~(Sec. 2-105)~~ (Sec. 2-127)

#### Part X. Public Participation Procedures

The City of Cedar Falls encourages the attendance and participation of the public at its meetings. Public participation is permitted through the four following areas:

- 1) Anyone may address the council during the Public Forum segment of the agenda regarding any issue not on the agenda that is an issue exclusively related to City operations or business. No formal action on the subject presented by the speaker may be taken by the council, other than a referral to City staff or a council committee or placement on an upcoming council agenda, as restricted by State statute. Public Forum is not to be used as a platform for individuals running for elected office at any governmental level.
- 2) A speaker may address the council on any public hearing item specifically listed on the council agenda during that portion of the public hearing when the presiding officer is soliciting public input.
- 3) A speaker may address the council on any item listed under Old or New Business or under the Consent or Resolution Calendars of the council agenda.
- 4) Anyone may request an item be placed on the council agenda by filing such a request in writing with the mayor prior to noon on the Thursday preceding a regularly scheduled council meeting. The request shall then be processed in accordance with Rule 16 of the adopted City Council Meeting Procedures.

However, to avoid violating adopted personnel policies, Iowa law, and Iowa collective bargaining laws, employees and collective bargaining groups will not be recognized to speak about employment related issues during City Council meetings. Employees and collective bargaining groups should utilize the processes specifically defined and granted by Iowa Code and adopted City personnel policies.

Public participation through any of the four areas described above shall be in compliance with the following rules:

- 1) Anyone desiring to address the council shall first be recognized by the presiding officer and then shall step to the podium, state his or her name, address, and group affiliation, if applicable, the item of city council business to which the person desires to speak, and speak clearly into the microphone.

- 2) Each speaker shall be limited to ~~five~~ three-minutes speaking time per item, unless additional time is granted by the presiding officer. The presiding officer will advise the speaker when one minute remains. Total speaker input on any subject under council consideration may be limited to a fixed period of time by the presiding officer. A majority vote of the council may extend the time limitations imposed by this rule.
- 3) Speaker comments must remain civil and be directed to the subject under consideration. The presiding officer shall rule on the germaneness of speaker comments. Any speaker making comments that could be construed to be a personalized attack, impertinent, or slanderous remarks towards another party shall be barred by the presiding officer from further comment before the council during the council meeting.
- 4) No issue raised by a speaker under the rules of this Part X shall be debated by the City Council.

(Previously #91-0001)



310 East 4th Street  
Cedar Falls, IA 50613

Phone: 319-277-0213  
[www.communitymainstreet.org](http://www.communitymainstreet.org)

**2020-2021  
Board of Directors:**

Crystal Ford - Chair  
Natalie Brown  
Wynette Froehner  
Lexie Heath  
Ty Kimble  
Audrey Kittrell  
Dan Lynch  
Amy Mohr  
Clark Rickard  
Stephanie Sheetz  
Julie Shimek  
Mark Schowalter  
Brad Strouse

December 30, 2020

Ms. Jennifer Rodenbeck  
Finance Manager/City Clerk  
City of Cedar Falls  
220 Clay Street  
Cedar Falls, IA 50613

Re: Downtown Cedar Falls Self-Supported Municipal Improvement District

Dear Ms. Rodenbeck:

The downtown SSMID was originally established in 1987 with the purpose to provide funding for Community Main Street, Inc. (CMS). Downtown property owners have opted to renew SSMID, as required by the State statute, every five years since inception with the intent to continue financial support of CMS.

Community Main Street has initiated the renewal process to continue the established SSMID. Pending this renewal, provisions of the SSMID district for the period of July 1, 2017 and ending June 30, 2022, Cedar Falls Community Main Street is responsible to determine the SSMID millage rate each year. CMS would propose that the SSMID collected for the 2021/2022 fiscal year at the rate of \$3.89 per \$1000 of assessed property value for commercial properties within the district. This rate provides funding equal to the previous SSMID period.

Please feel free to contact me at 277-0213 if you have any questions. Thank you.

Sincerely,

Kim Bear, Executive Director  
Community Main Street, Inc.





## 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:** December 30, 2020  
**SUBJECT:** Condemnation settlement

Attached to this Memorandum please find a proposed settlement agreement and release with James Lown Properties, LLC. This settlement arises out of an appeal of a condemnation award involving property located at 1311 & 1315 W. 1<sup>st</sup> Street in Cedar Falls. The property was condemned for the W. 1<sup>st</sup> Street Reconstruction Project.

The condemnation award was \$98,012.00. The owner appealed the award to District Court, seeking \$200,000.00. The case was settled for the sum of \$20,000.00 over and above the condemnation award that was already paid.

Staff recommends approval of this settlement. The settlement resolves all claims relating to the W. 1<sup>st</sup> Street Reconstruction Project as pertaining to these properties.

Please feel free to contact me if you have any questions.

**SETTLEMENT AGREEMENT AND RELEASE**

This Settlement Agreement and Release (“Agreement”) is made and entered into by and between James Lown Properties, LLC, its members, managers, agents, employees, successors and assigns (collectively “JAMES LOWN PROPERTIES, LLC”) and the City of Cedar Falls, Iowa, its officers, employees, agents, predecessors, heirs, executors, successors, related entities and assigns (collectively “City”). JAMES LOWN PROPERTIES, LLC and the City will be referred to jointly as the “Parties.”

**WHEREAS**, JAMES LOWN PROPERTIES, LLC is an Iowa limited liability company with its principal place of business in Black Hawk County, Iowa; and

**WHEREAS**, the City is an Iowa municipal corporation located in Black Hawk County, Iowa; and

**WHEREAS**, the City has ordered construction of certain public improvements in connection with its West 1st Street Reconstruction Project, which includes paving and utility improvements (“Project”); and

**WHEREAS**, the City required a temporary easement (0.1 acre), permanent utility easement (0.04 acres), and fee simple interest (0.04 acres) from JAMES LOWN PROPERTIES, LLC in order to complete Project; and

**WHEREAS**, an Application for Condemnation affecting a portion of JAMES LOWN PROPERTIES, LLC’s property was filed by the City on December 11, 2018. The Application for Condemnation sought the following legally-described property interests from portions of JAMES LOWN PROPERTIES, LLC’s property:

The fee simple title granted is to land described as follows:

A part of Lot 5, a part of Lot 6, and a part of Lot 7 of, Block 8, O.E. Mullarkey's addition to Cedar Falls, Iowa, an official plat now included in and forming a part of the City of Cedar Falls, Black Hawk County, Iowa and described as follows:

Beginning at the Southeast corner of said Lot 6, Block 8, O.E. Mullarkey's Addition to Cedar Falls, Iowa; thence South 89°21'22" West along the South line of said Lot 6 and Lot 5 of Block 8, a distance of 132.01 feet to the Southwest corner of said Lot 5; thence North 00°46'35" West along the West line of said Lot 5, a distance of 29.73 feet; thence Southeasterly along a curve concave Northeasterly whose radius is 20.00 feet, whose arc length is 31.28 feet and whose chord bears South 45°35'20" East, 28.19 feet; thence North 89°35'56" East, 178.11 feet to the East line of said Lot 7; thence South 00°47'01" East along said East line, 9.02 feet to the Southeast corner of said Lot 7; thence South 89°21'22" West along said

South line, 65.97 feet to the point of beginning and containing 0.04 AC. (1,954 S.F.)

Property subject to any and all easements of record; and

The Temporary easement described as follows:

A part of Lot 5, a part of Lot 6, and a part of Lot 7 of, Block 8, O.E. Mullarkey's Addition to Cedar Falls, Iowa, an official plat now included in and forming a part of the City of Cedar Falls, Black Hawk County, Iowa and described as follows:

Commencing at the Southeast corner of said Lot 7, Block 8, O.E. Mullarkey's Addition to Cedar Falls, Iowa; thence North 89°21'22" East along the South line of said Lot 7, a distance of 65.97 feet to the Southeast corner of said Lot 7; thence North 00°47'01" west along the East line of said Lot 7, a distance of 9.02 feet to the point of beginning; thence South 89°35'56" West, 178.11feet; thence Northwesterly along a curve concave Northeasterly whose radius is 20.00 feet, whose arc length is 31.28 feet and whose chord bears North 45°35'20" West, 28.19 feet to the West line of said Lot 5; thence North 00°46'35" West along said West line, 33.54 feet; thence South 90°00'00" East,9.64 feet; thence South 00°40'52" East, 36.84 feet; thence North 89°35'56" East, 77.65 feet; thence North 00°00'00" East, 9.00 feet; thence North 89°35'56" East, 8.58 feet; thence North 00°00'00" East, 18.61 feet; thence North 89°35'56" East, 41.52 feet; thence South 00°00'00" West, 34.11feet; thence North 89°35'56" East, 60.74 feet to said East line of Lot 7; thence South 00°47'01" East along said East line, 10.00 feet to the point of beginning and containing 0.10 AC. (4,366 S.F.)

Property subject to any and all easements of record; and

Easement granted for public utility described as follows:

A part of Lot 5, a part of Lot 6, and a part of Lot 7 of, Block 8, O.E. Mullarkey's Addition to Cedar Falls, Iowa, an official plat now included in and forming a part of the City of Cedar Falls, Black Hawk County, Iowa and described as follows:

Commencing at the Southwest corner of said Lot 7 of, Block 7, O.E. Mullarkey's Addition to Cedar Falls, Iowa; thence North 89°21'22" East along the South line of said Lot 7, a distance of 65.97 feet to the Southeast corner of said Lot 7; thence North 00°47'01" West along the East line of said Lot 7, a distance of 9.02 feet to the point of beginning; thence South



89°35'56" West, 178.11 feet; thence Westerly along a curve concave Northerly whose radius is 20.00 feet, whose arc length is 20.94 feet and whose chord bears North 60°24'04" West, 20.00 feet; thence North 89° 35'56" East, 195.36 feet to said East line; thence South 00°47'01" East along said East line, 10.00 feet to the point of beginning and containing 0.04 AC. (1,904 S.F.)

Property subject to any and all easements of record. (“Condemned Property Interests”); and

**WHEREAS**, The Chief Judge of the First Judicial District appointed Black Hawk County compensation commissioners to assign the value of the acquisitions; and

**WHEREAS**, on March 12, 2019, the appointed Black Hawk County compensation commission met and awarded JAMES LOWN PROPERTIES, LLC \$98,012 for the property interests the City requires for its public purpose (“Condemnation Award”); and

**WHEREAS**, on April 11, 2019, JAMES LOWN PROPERTIES, LLC filed an appeal of the award in District Court in and for Black Hawk County, which is pending as Black Hawk County Case No. CVCV137203 (“Lawsuit”); and

**WHEREAS**, the Parties desire to settle all matters related to and arising out of the Project and Condemnation Award.

**NOW, THEREFORE**, for and in consideration of the mutual releases, covenants, and undertakings hereinafter set forth, and for other valuable consideration, which each party acknowledges, it is agreed as follows:

**1. PAYMENT.** In exchange for the promises and releases made herein and subject to City Council approval, the City shall pay the sum of Twenty Thousand Dollars and No Cents (\$20,000), to JAMES LOWN PROPERTIES, LLC, LLC. This amount is in addition to the Condemnation Award, which has already been accepted by JAMES LOWN PROPERTIES, LLC.

**2. VALID CONSIDERATION.** With the exception of the payments issued pursuant to the Condemnation Award, JAMES LOWN PROPERTIES, LLC expressly agrees and acknowledges that the payments described above are not payments to which JAMES LOWN PROPERTIES, LLC or its agents are otherwise entitled. Except as stated above in Paragraph 1 of this Agreement, JAMES LOWN PROPERTIES, LLC shall not be entitled to any compensation, remuneration, benefits, or other payments from the City.

**3. DISMISSAL.** In exchange for the receipt of the payment provided to JAMES LOWN PROPERTIES, LLC pursuant to Paragraph 1, JAMES LOWN PROPERTIES, LLC will take the steps necessary to dismiss the Lawsuit with prejudice,

within ten (10) business days of JAMES LOWN PROPERTIES, LLC's receipt of such payments.

**4. TAXES.** JAMES LOWN PROPERTIES, LLC is not relying on any information provided by the City, its employees, or its attorneys concerning the tax consequences of payments made under this Agreement. JAMES LOWN PROPERTIES, LLC acknowledges and agrees that JAMES LOWN PROPERTIES, LLC is solely and entirely responsible for the payment and discharge of all federal, state, and local taxes, if any, which may, at any time, be found to be due upon or as a result of any amount that is paid by the City under this Agreement. JAMES LOWN PROPERTIES, LLC agrees to indemnify, defend, and hold the City harmless from any claim or liability asserted against the City for any taxes and related penalties or interest, relating to the manner in which payments of the payments under Paragraph 1 are allocated and paid under this Agreement

**5. LIABILITY NOT ADMITTED.** The Parties agree and acknowledge that this Agreement is the result of a compromise and shall never be construed as an admission by either Party of any liability, wrongdoing, or responsibility on its part or on the part of its predecessors, successors, assigns, agents, representatives, parents, subsidiaries, affiliates, officers, directors, or employees. The Parties expressly deny any such liability, wrongdoing, or responsibility and the City affirmatively continues to contend it has eminent domain authority to acquire a temporary easement in the Property. It is expressly understood and agreed that neither Party shall be deemed to be a "prevailing party" for the purposes of any fee-shifting statute, rule, or agreement.

**6. RELEASE OF ALL CLAIMS.** The Parties, and both of their respective agents, employees, representatives, successors, and assigns, hereby release and forever discharge each other, its elected representatives, members, directors, officers, executives, employees, insurers, predecessors and/or successors in interest, attorneys, agents, heirs, successors and assignees, past or present ("Released Parties"), of and from any and all matters, claims, complaints, charges, demands, damages, causes of action, debts, liabilities, controversies, judgments, and suits of every kind and nature whatsoever arising out of the Project, Condemnation Award, the Lawsuit, or related to the Condemned Property Interests which are known or reasonably known as of the date of this Agreement, including but not limited to, the exercise of eminent domain authority and the condemnation of property interests held by JAMES LOWN PROPERTIES, LLC. If either Party violates this Agreement by suing the other Party for any reason for which suit is precluded by this Agreement, the breaching Party agrees to pay all costs and expenses incurred by the other Party in defending such a lawsuit, including reasonable attorneys' fees as described in Paragraph 7 of this Agreement.

**7. ATTORNEYS' FEES AND COSTS.** The Parties agree that their execution of this Agreement resolves all claims by either party against the other for attorney's fees and expenses related to any claim released herein. JAMES LOWN PROPERTIES, LLC shall be responsible for court costs associated with the Lawsuit. In the event of any legal action for breach or to enforce the terms of this Agreement, the

losing party shall reimburse the prevailing party for all reasonable attorney fees and all litigation costs and expenses that the prevailing party incurred in enforcing their rights hereunder.

**8. ENTIRE AGREEMENT.** This Agreement constitutes the entire agreement, written and oral, of the Parties hereto, and it supersedes and replaces all prior negotiations, proposed agreements, understandings, representations, and agreements, written or oral. No Party hereto is relying on any statement or representation of any other Party hereto except those expressly set forth herein.

**9. BINDING ON SUCCESSORS.** This Agreement inures to the benefit of, and is binding on, the Parties and their respective heirs, personal representatives, successors, and assigns.

**10. WARRANTY OF NO ASSIGNMENT.** JAMES LOWN PROPERTIES, LLC warrants and represents that it has neither made nor suffered to be made any assignment or transfer of any right, claim, demand, or cause of action covered by the release in this Agreement and that it is the sole and absolute owner thereof.

**11. EXECUTION IN COUNTERPARTS.** This Agreement may be executed in one or more counterparts, all of which, taken together, shall constitute one and the same instrument. Scanned or faxed copies of signatures shall be the equivalent of originals.

**12. CHOICE OF LAW.** This Agreement shall be governed by and construed in accordance with the laws of the state of Iowa.

**13. SEVERABILITY.** If any provision of this Agreement shall be finally determined to be invalid or unenforceable by a court of competent jurisdiction, that part shall be ineffective to the extent of such invalidity or unenforceability only, without in any way affecting the remaining parts of said provision or the remaining provisions of this Agreement.

**14. JOINTLY DRAFTED.** Because the Parties have had a full opportunity to consider this Agreement and negotiate its terms, this Agreement is deemed to have been jointly prepared by the Parties, and any uncertainty or ambiguity existing in it shall not be interpreted against any Party as the primary drafter of the Agreement.

**15. AMENDMENT AND MODIFICATION.** This Agreement may not be amended, modified, or terminated, nor may any obligation under it be waived, orally. No amendment, modification, termination, or waiver shall be effective for any purpose unless it is in writing and signed by the Party against whom enforcement is sought.

**16. NON-WAIVER.** No delay or failure by any Party to exercise any right under this Agreement, and no partial or single exercise of that right, shall constitute a

waiver of that or any other right, unless otherwise expressly provided herein.

**17. APPROVAL OF CITY COUNCIL.** This Agreement is expressly conditional upon the approval of the Cedar Falls City Council. This Agreement is of no force and effect unless and until such approval by formal action of the City Council occurs.

**IN WITNESS WHEREOF,** the Parties have fully executed this Agreement as of the date of the last signature below.

**CITY OF CEDAR FALLS, IOWA:**

**JAMES LOWN PROPERTIES, LLC:**

By: \_\_\_\_\_

By: James M Lown

Name: \_\_\_\_\_

Name: James M Lown

Title: \_\_\_\_\_

Title: President

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

Date: 12-2-20

**ATTEST:**

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

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



## DEPARTMENT OF FINANCE AND BUSINESS OPERATIONS

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

---

**INTEROFFICE MEMORANDUM**  
Information Systems Division

**TO:** Mayor Rob Green and City Council Members  
**FROM:** Julie Sorensen, Information Systems Manager  
**DATE:** December 28, 2020  
**SUBJECT:** Server Operating System Upgrade

Our current server operating system, Windows Server 2008 R2 is end of life. In order to have our systems stay compliant and secure we need to upgrade our operating system. We currently have 26 servers that need upgraded and feel the best option would be to purchase an Enterprise license with Microsoft. This will come with 3 years of software assurance so that we will be able to upgrade to the newest version of the operating system going forward. This item was included the 2020 CIP plan for network upgrades.

We utilized the State of Iowa Government Contract and the price is \$40,097.94 for all servers. This comes to \$514.07 per server per year.

I feel the software assurance is the best solution for the infrastructure. It gives us the ability to keep abreast of the most recent security releases with no unexpected expenditures for the next three years.

If you have any questions or concerns regarding this purchase, please feel free to contact me at 268-5111.



## 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:** December 29, 2020

**SUBJECT:** Cedar Heights Drive Reconstruction Project  
 City Project Number: RC-000-3171  
 Property Acquisitions & Temporary Easements

The City of Cedar Falls is in the final design phase of the Cedar Heights Drive Reconstruction Project, acquisitions of the necessary right of way needs are underway to meet the Iowa DOT and City's funding years for construction. The utilities and other infrastructure work will be started early next year. The Cedar Heights Drive Reconstruction project will include reconstruction of Cedar Heights Drive from East Viking Road to East Greenhill Road. The existing two-lane rural roadway will be replaced with a two-lane urban roadway that has a raised median from East Viking Road to Prairie Street, two-lane urban roadway that has a designated southbound left turn lane from Prairie Street to Huntington Road, and a two-lane urban roadway that has a center left turn lane from Huntington Road to East Greenhill Road. The project will include improvements to the sanitary sewer, water main, storm sewer, and other miscellaneous roadway items. This project also includes the replacement of the existing traffic signal at the Cedar Heights Drive/East Greenhill Road intersection with a multilane roundabout and will include the construction of a single lane roundabout at the Cedar Heights Drive/Huntington Road intersection. The project identifies the need for total acquisitions from six (6) properties and partial acquisitions from 24 properties.

Appraisals and offers are gradually being sent to the properties affected by this corridor reconstruction project. The owners of the following properties have accepted our offer.

Parcel #	Owner	Address	Acquisition Type
36	JDM Property Holdings, LLC	8913-29-151-008	Temporary Easement

Attached is a map that identifies the location of these properties.

The City will use General Obligation funds for the design and right of way portion of this project. The City entered into a Professional Services Agreement with Snyder and Associates, of Cedar Rapids, Iowa, on September 5, 2017 for property acquisition and design services. Funds for this project are identified in the Cedar Falls Capital Improvements Program in FY20, FY21 and FY 22 under item number 123. If approved, the

City Attorney will prepare the necessary closing documents and staff will complete the acquisition process for these parcels.

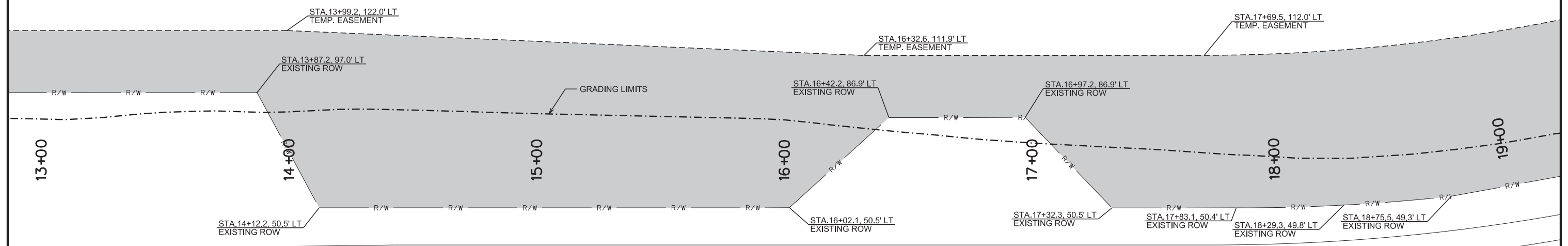
Staff recommends that the City Council state their support in the form of a resolution approving the acquisitions and authorize the Mayor to execute the agreements for the Cedar Heights Drive Reconstruction project.

If you have any questions or need additional information, please feel free to contact me.

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

1  
OSTER FAMILY LIMITED PARTNERSHIP

1  
OSTER FAMILY LIMITED PARTNERSHIP



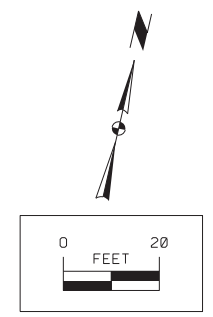
CEDAR HEIGHTS DRIVE

GRADING LIMITS

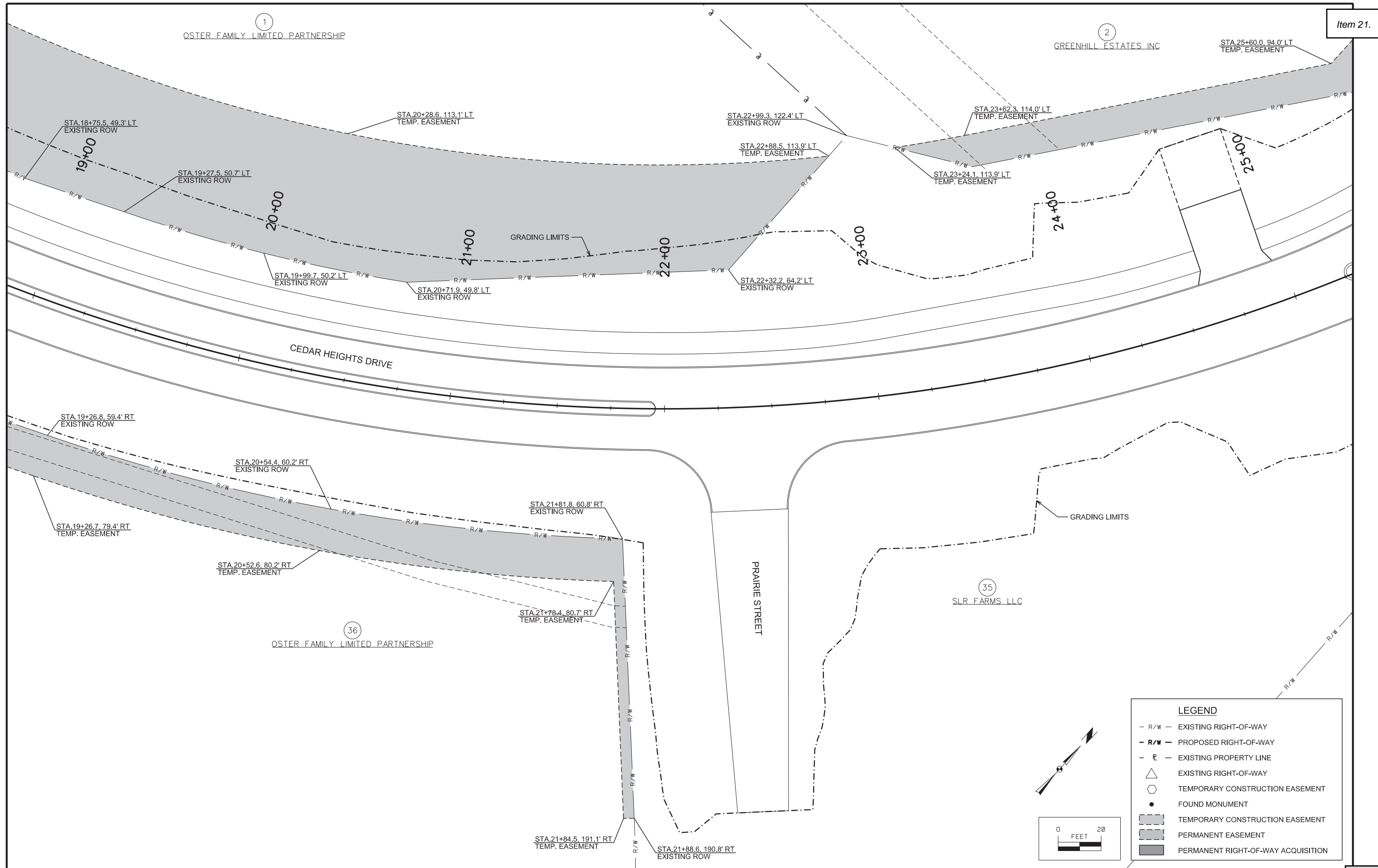
36  
OSTER FAMILY LIMITED PARTNERSHIP

**LEGEND**

- R/W - EXISTING RIGHT-OF-WAY
- **R/W** - PROPOSED RIGHT-OF-WAY
- $\text{R}$  - EXISTING PROPERTY LINE
- $\triangle$  EXISTING RIGHT-OF-WAY
- $\square$  TEMPORARY CONSTRUCTION EASEMENT
- $\bullet$  FOUND MONUMENT
- TEMPORARY CONSTRUCTION EASEMENT
- PERMANENT EASEMENT
- PERMANENT RIGHT-OF-WAY ACQUISITION

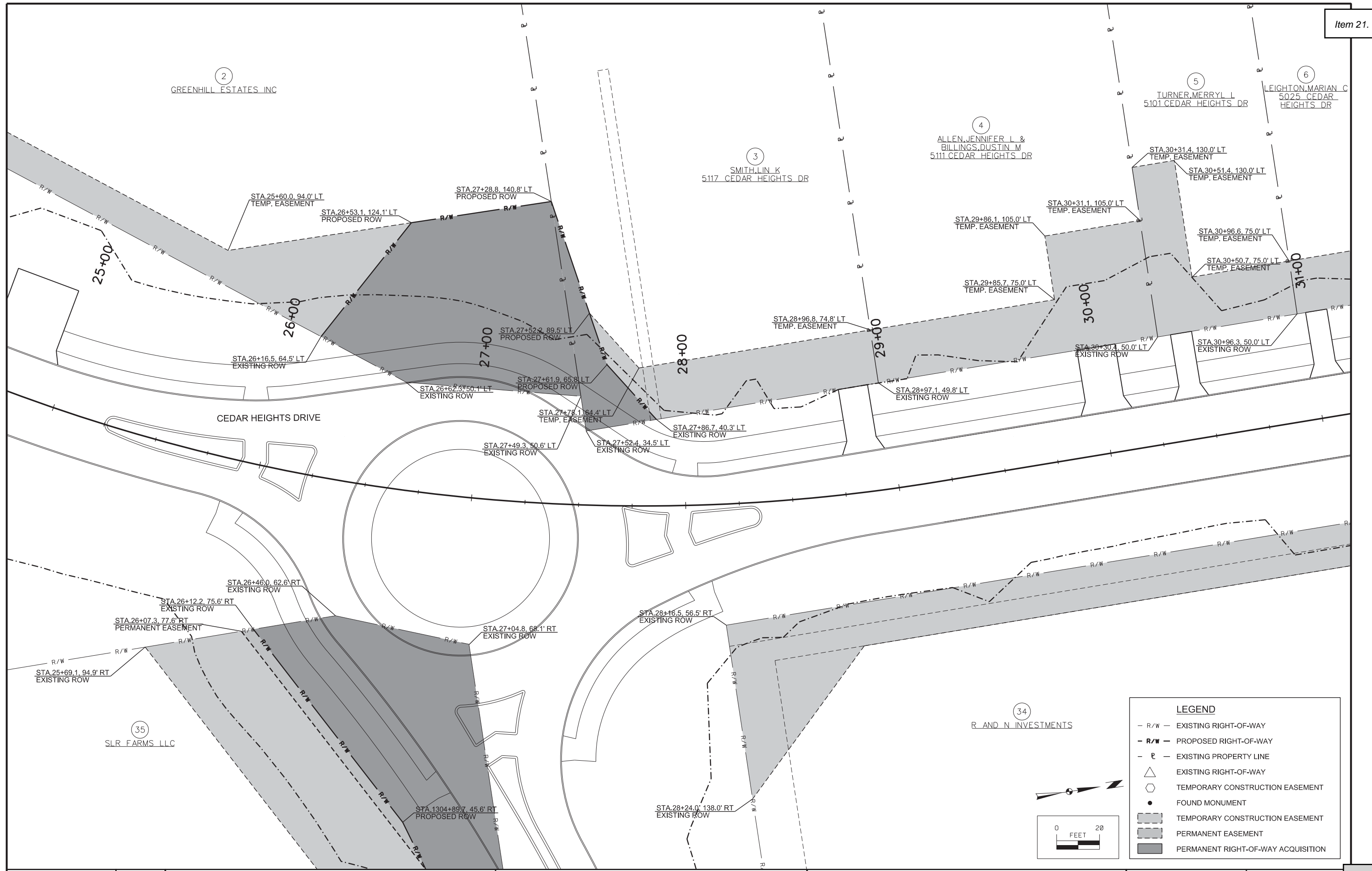






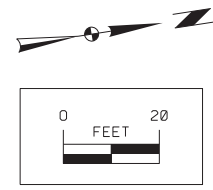
**LEGEND**

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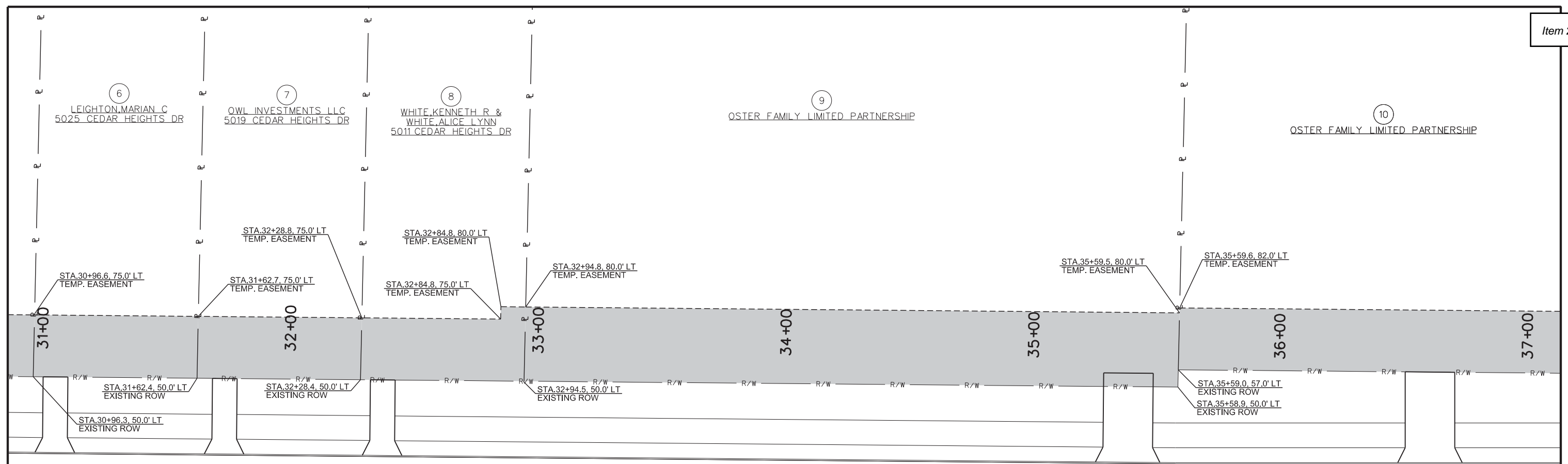


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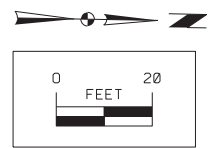
CEDAR HEIGHTS DRIVE

34  
R. AND N. INVESTMENTS

34  
R. AND N. INVESTMENTS

**LEGEND**

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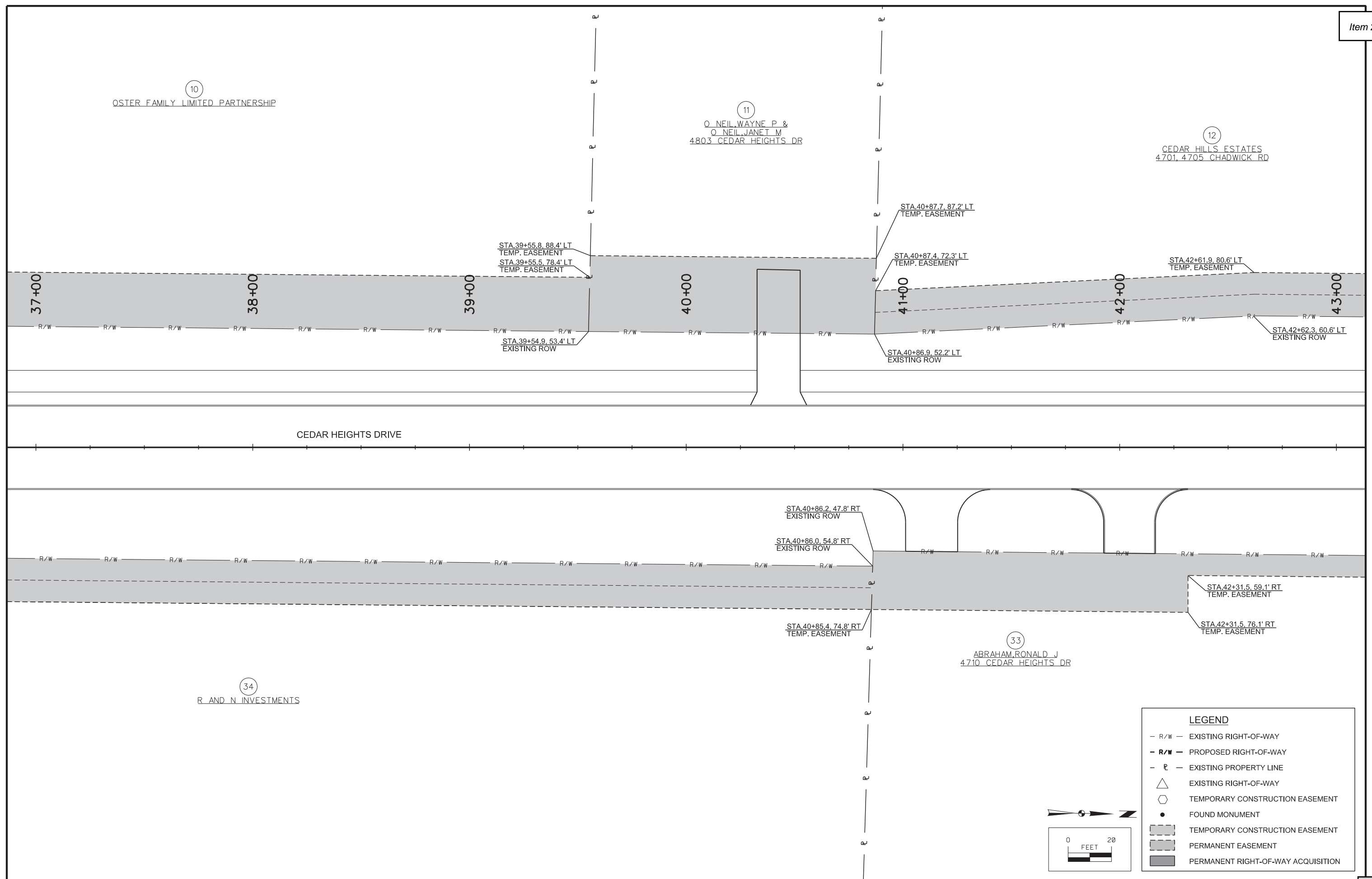
10  
OSTER FAMILY LIMITED PARTNERSHIP

11  
O. NEIL WAYNE P. &  
O. NEIL JANET M  
4803 CEDAR HEIGHTS DR

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CEDAR HILLS ESTATES  
4701, 4705 CHADWICK RD

34  
R AND N INVESTMENTS

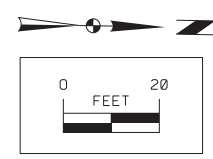
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ABRAHAM RONALD J  
4710 CEDAR HEIGHTS DR

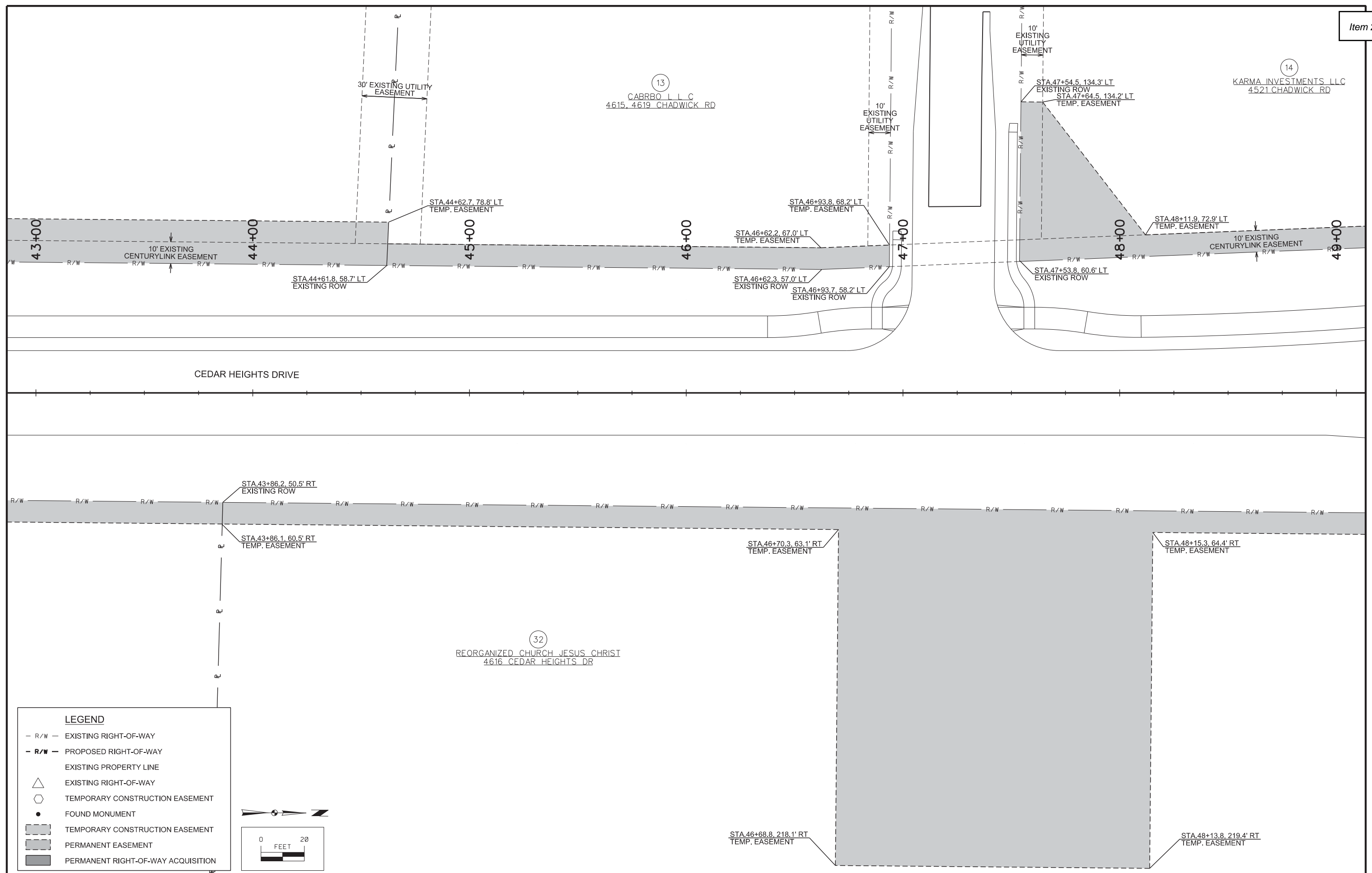


CEDAR HEIGHTS DRIVE

**LEGEND**

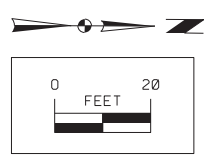
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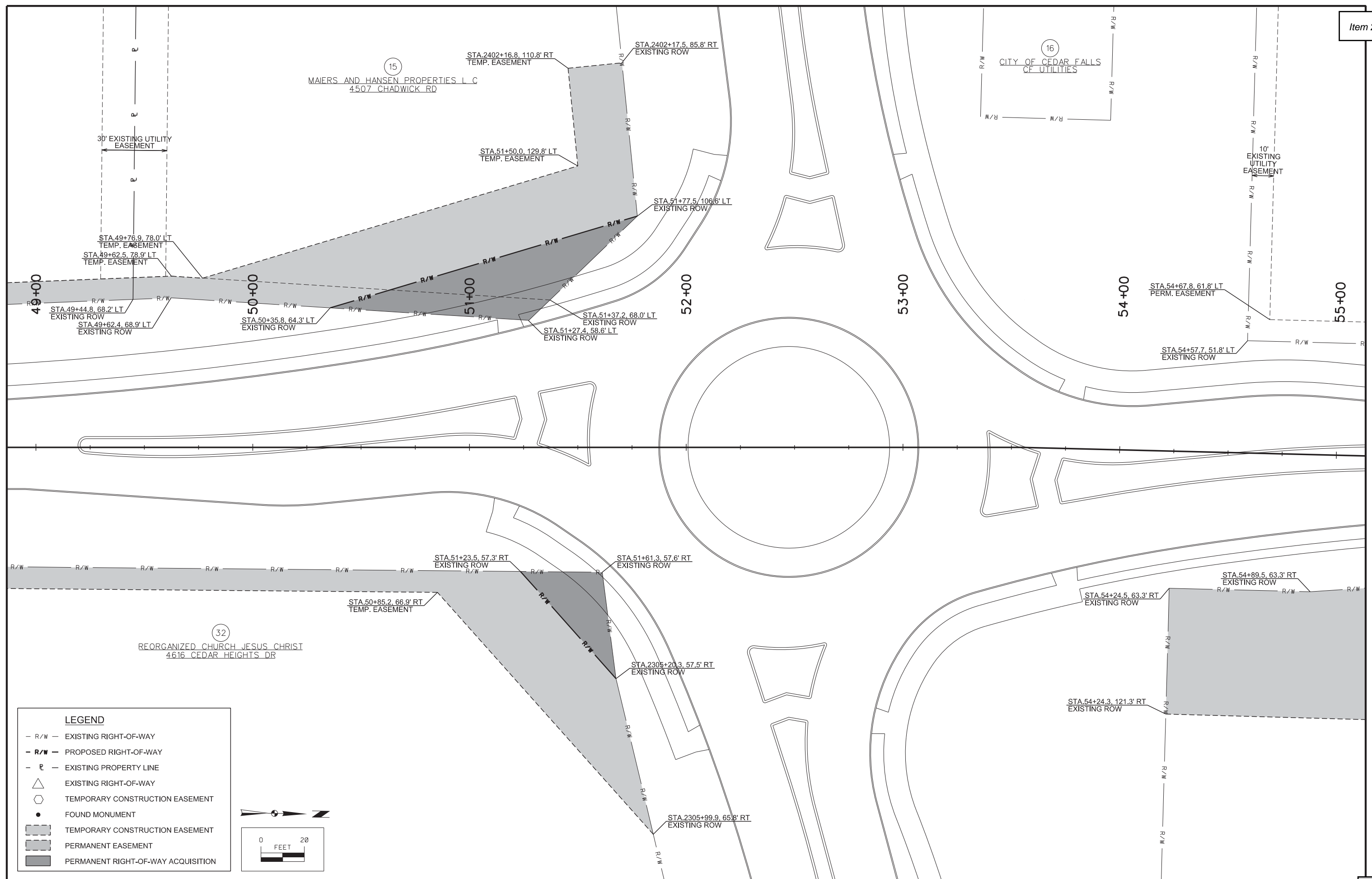




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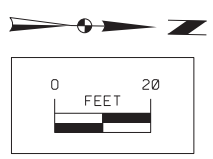
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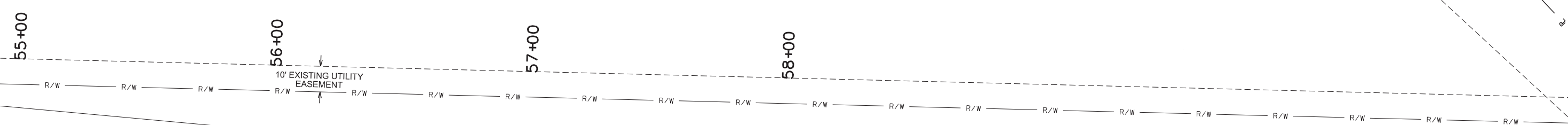


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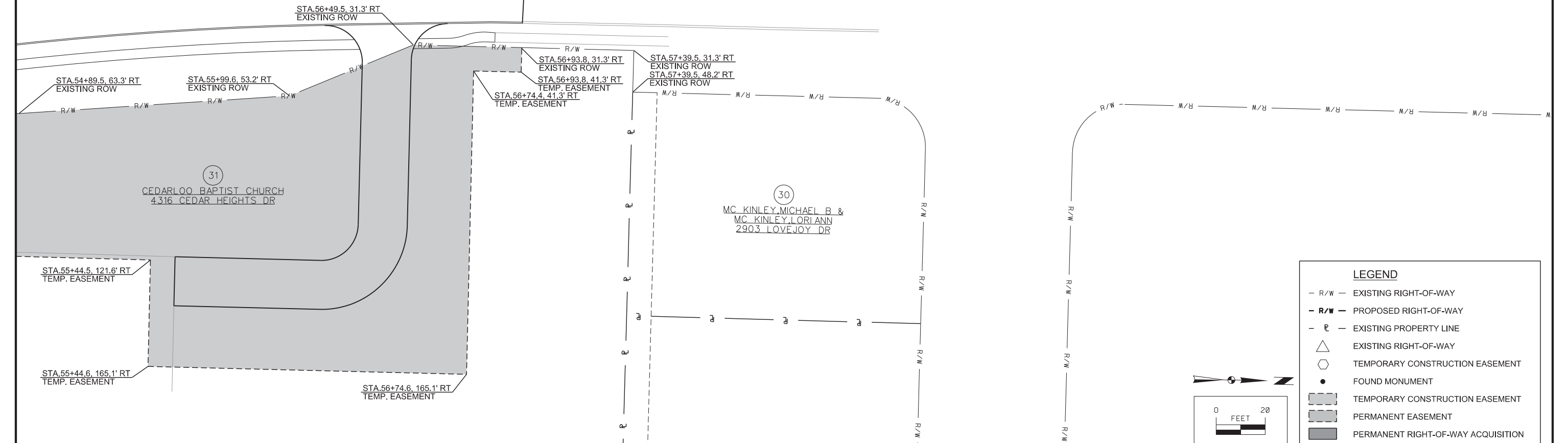
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17  
Creekside Condos

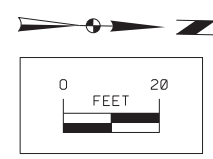


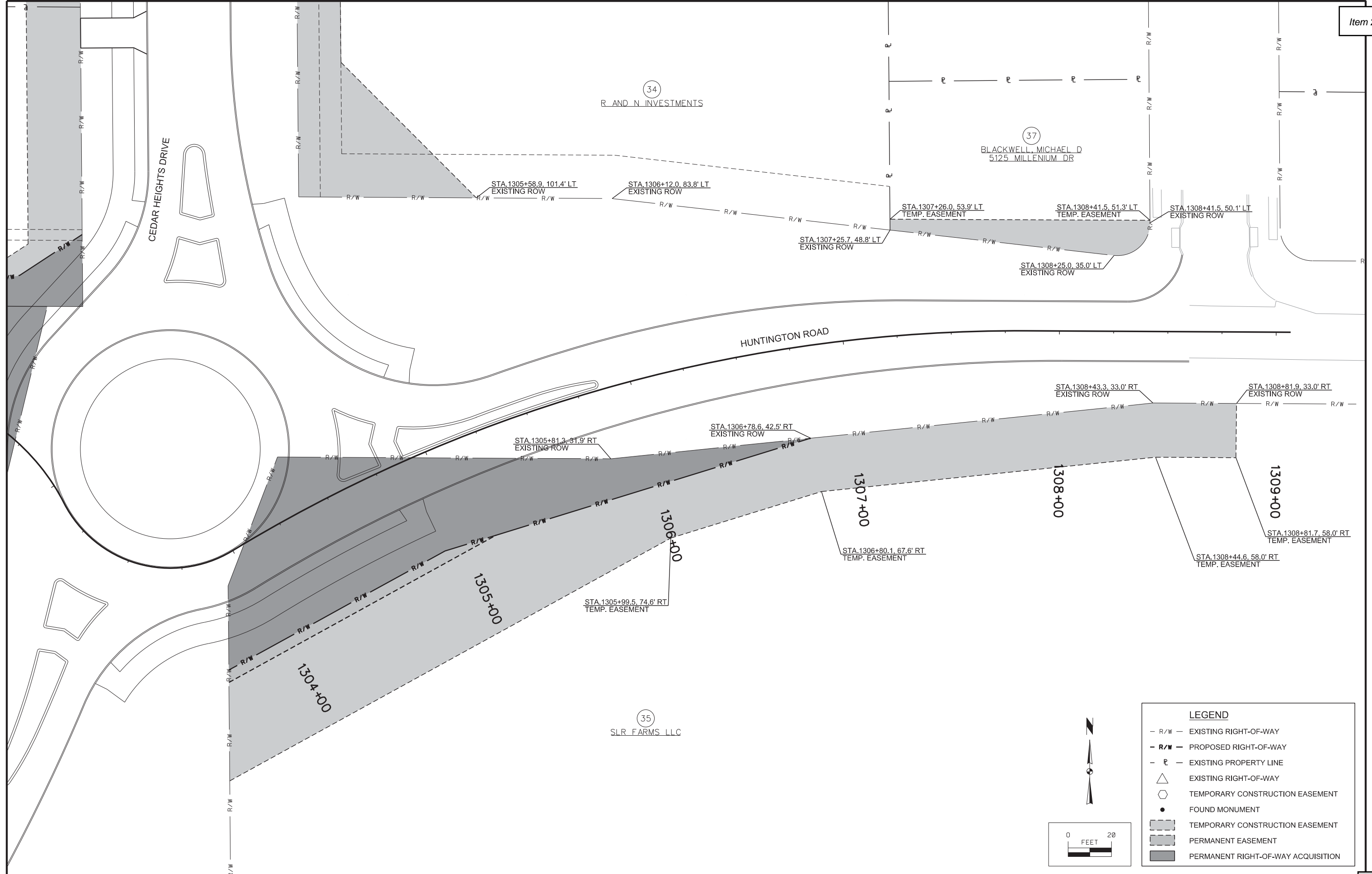
CEDAR HEIGHTS DRIVE



**LEGEND**

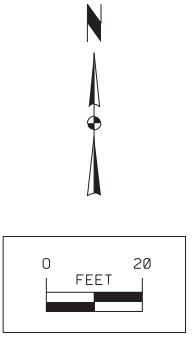
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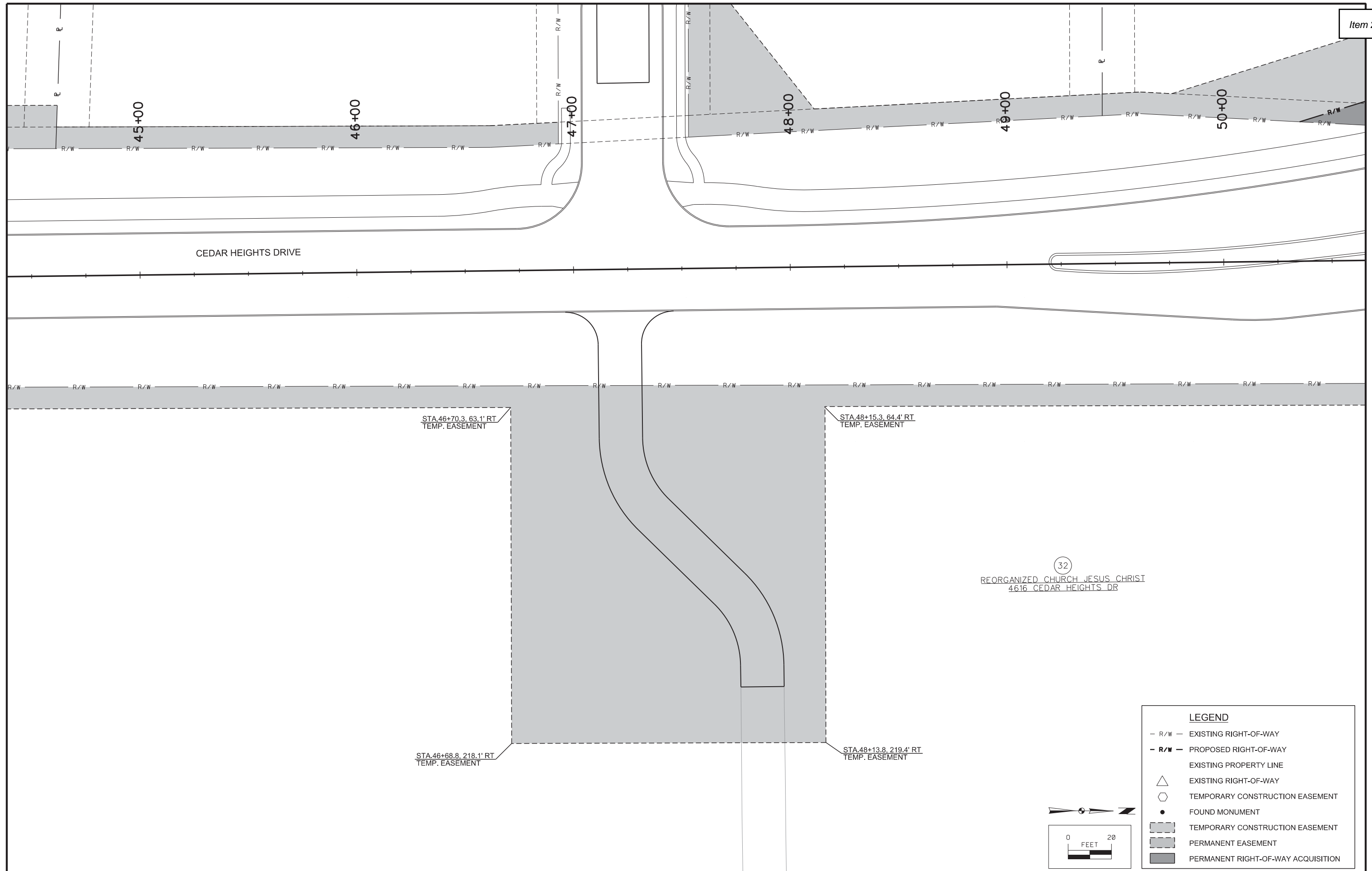


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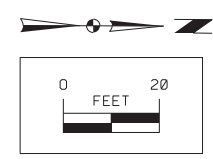




32  
 REORGANIZED CHURCH JESUS CHRIST  
 4616 CEDAR HEIGHTS DR

**LEGEND**

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CITY OF CEDAR FALLS  
OWNER PURCHASE AGREEMENT

Property Address: \_\_\_\_\_  
Parcel Number: 36

County Tax Parcel No: 8913-29-151-008  
Project Name: CEDAR HEIGHTS DRIVE  
PCC PAVEMENT RECONSTRUCTION

Project Number: STBG-SWAP-1185()-SG-07

THIS OWNER PURCHASE AGREEMENT is entered into on this \_\_\_\_\_ day of \_\_\_\_\_, 2020,  
by and between JDM PROPERTY HOLDINGS, LLC, Seller, and the City of Cedar Falls, Iowa, Buyer.

- 1. Buyer hereby agrees to buy and Seller hereby agrees to convey Seller's interests in the following real estate, hereinafter referred to as the "Premises":

See Attached Temporary Easement Area(s)

together with all improvements of whatever type situated on the Premises.

- 2. The Premises conveyed includes all of the Seller's estates, rights, title and interests in the Premises, including any easements as are described herein. Seller consents to any change of grade of the adjacent roadway and accepts payment under this Agreement for any and all damages arising therefrom. Seller acknowledges full settlement and payment from Buyer for all claims according to the terms of this Agreement and discharges Buyer from any and all liability arising out of this Agreement and the construction of the public improvement project identified above ("Project").
- 3. In consideration of Seller's conveyance of Seller's interest in the Premises to Buyer, Buyer agrees to pay to Seller the following:

Payment Amount	Agreed Performance	Date
\$ _____	on right of possession	_____
\$ _____	on conveyance of title	_____
\$ _____	on surrender of possession	_____
\$ <u>2,080.00</u>	on possession and conveyance	<u>60 days after Buyer approval</u>
\$ <u>2,080.00</u>	TOTAL LUMP SUM	

BREAKDOWN: ac. = acres		sq. ft. = square feet		
Land by Fee Title	<u>0</u>	sq. ft.		\$ <u>0.00</u>
Underlying Fee Title	<u>0</u>	sq. ft.		\$ <u>0.00</u>
Temporary Easement	<u>10,488</u>	sq. ft.		\$ <u>2,080.00</u>
Permanent Easement	<u>0</u>	sq. ft.		\$ <u>0.00</u>
Buildings				\$ <u>0.00</u>
Severance Damages				\$ <u>0.00</u>

- 4. Seller grants to the City a Fee Acquisition, and Temporary and/or Permanent Easements as shown on the attached acquisition plat and/or temporary easement plat and/or permanent easement plat. Seller also agrees to execute a Warranty Deed, Temporary Easement Agreement and/or Permanent Easement Agreement, in the forms attached hereto. Any Temporary Construction Easement shall terminate upon completion of the Project unless otherwise specified in the temporary easement agreement.

- 5. Possession of the Premises is the essence of this Agreement and Buyer may enter and assume full use and enjoyment of the Seller's interest in the Premises according to the terms of this Agreement, immediately upon approval of this Agreement by the City Council of the City of Cedar Falls, Iowa, unless a different date is specified in Paragraph 3 above. Notwithstanding the above, Seller grants to Buyer the immediate right to enter the Premises for the purpose of gathering survey and soil data.
- 6. This Agreement shall apply to and bind the assigns and successors of the Seller.
- 7. This Agreement and all attachments hereto constitute the entire agreement between the Buyer and the Seller related to the subject matter and there is no agreement to do or not to do any act or deed except as specifically provided for herein.
- 8. The Seller states and warrants that, to the best of the Seller's knowledge, there is no known burial site, well, solid waste disposal site, private sewage disposal systems, hazardous substance or underground storage tank on the premises, except:
 

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- 9. The 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 Section 6B.52 of the Code of 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.

SELLER: JDM PROPERTY HOLDINGS, LLC

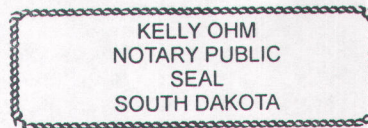
Steve Kerian      10/6/20      [Signature]  
 Seller                                  Date                                  By: Name

State of SOUTH DAKOTA

County of UNION

This record was acknowledged before me on the 6<sup>TH</sup> day of OCTOBER, 2020 by  
STEVE KERIAN as MANAGER of JDM  
 PROPERTY HOLDINGS, LLC

[Signature]  
 Signature of notarial officer



KELLY OHM  
 Printed name of notarial officer

10/10/2023  
 My commission expires

BUYER'S APPROVAL

By: \_\_\_\_\_  
Robert M Green, Mayor (date)

ATTEST:

By: \_\_\_\_\_  
Jacqueline Danielsen, MMC (date)  
City Clerk

STATE OF IOWA, COUNTY OF BLACK HAWK, ss:

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by James P. Brown, Mayor, and Jacqueline Danielsen, MMC, City Clerk, of the City of Cedar Falls, Iowa.

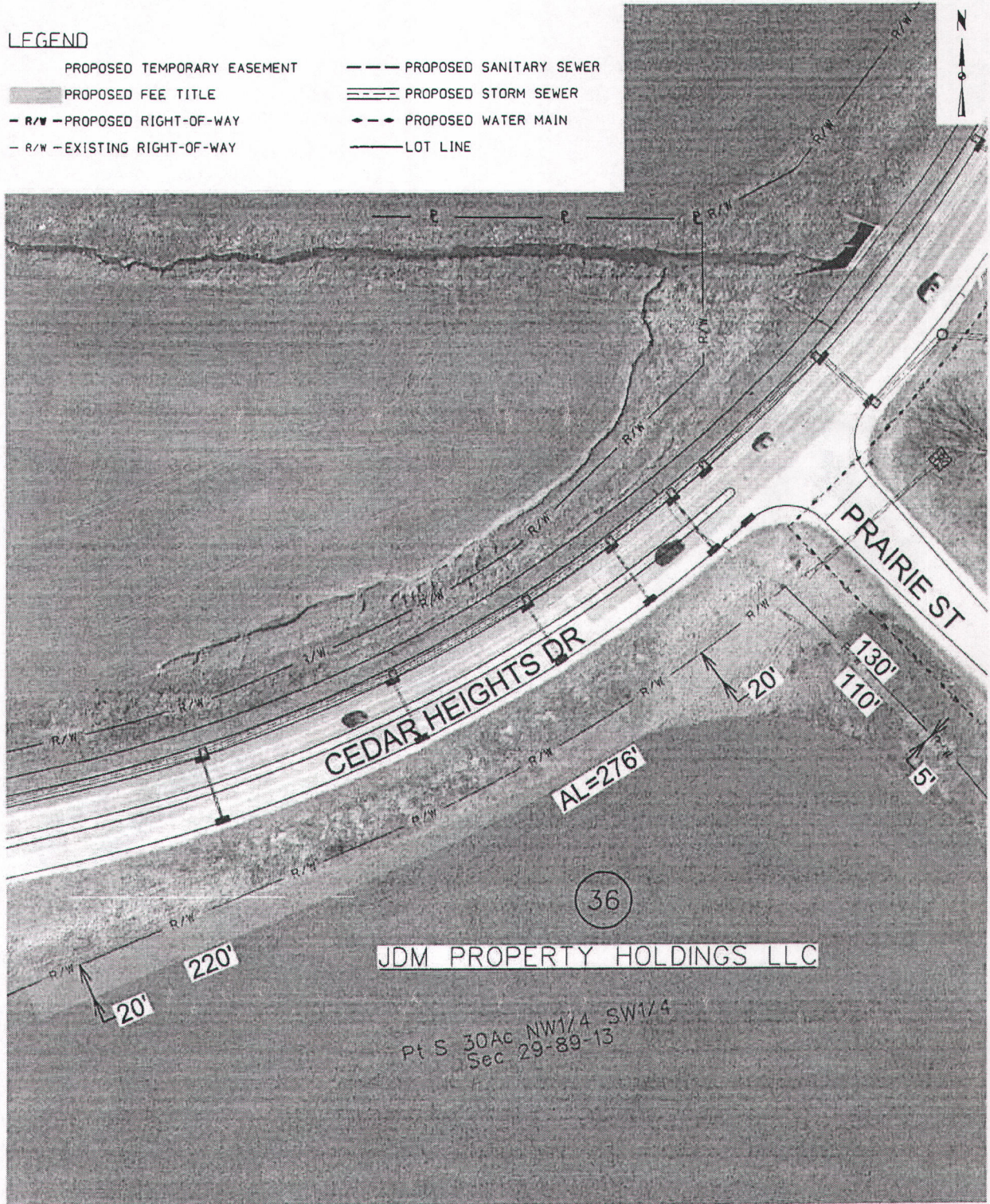
\_\_\_\_\_  
Notary Public in and for the State of Iowa

My Commission Expires:

\_\_\_\_\_

**LEGEND**

- PROPOSED TEMPORARY EASEMENT
- PROPOSED FEE TITLE
- R/W - PROPOSED RIGHT-OF-WAY
- R/W - EXISTING RIGHT-OF-WAY
- PROPOSED SANITARY SEWER
- PROPOSED STORM SEWER
- PROPOSED WATER MAIN
- LOT LINE



PROJECT NAME: CEDAR HEIGHTS DRIVE PCC PAVEMENT RECONSTRUCTION  
**PARCEL 36 - JDM PROPERTY HOLDINGS LLC**

SCALE:  
1" = 80'

DATE:  
10/01/2019

PROJECT #:  
STBG-SWAP-1185()-SG-07



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 9/14/2020  
 TWALLACE

Preparer Information: Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, IA 50613: (319)273-8600

### TEMPORARY CONSTRUCTION EASEMENT AGREEMENT

This Temporary Construction Easement Agreement ("Agreement") is made this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by JDM PROPERTY HOLDINGS, LLC ("Grantor"), and the City of Cedar Falls, a municipality organized under the laws of the State of Iowa ("Grantee"). In consideration of the sum of one dollar (\$1.00), and other valuable consideration, the receipt of which is hereby acknowledged, Grantor hereby sells, grants and conveys unto Grantee a temporary easement under, through, and across the following described real estate which is owned by Grantor:

See Exhibit A attached (the "Easement Area").

1. Purpose. This temporary construction easement is granted for the purpose of entering, using, occupying, sloping, grading, clearing, grubbing, excavating and storing of materials and equipment during the construction of a public improvement project near the Easement Area, as well as the right of ingress and egress along and over the Easement Area and for any other reasonable purpose deemed by the Grantee to be necessary for said public improvement project.

2. Restoration of Easement Area. Grantee agrees to restore at Grantee's cost the Easement Area in a timely manner after completion of the public improvement project, including any necessary repairs. Such restoration shall be limited to restoration of lawns by seeding, restoration of any driveways, fences or other structures modified as a requirement of the construction, and repair of any of Grantor's property damaged as set forth in Paragraph 6 below.

3. No Obstructions. Grantor does hereby agree not to cause or permit any building or structure to be constructed within the Easement Area, or to cause or permit any other obstruction or condition of any kind or character within the Easement Area that will interfere with the Grantee's exercise and enjoyment of the easement rights hereinabove conveyed.

4. Grantee's Use. The Grantee, its successors and assigns, shall have the right to use and enjoy the Easement Area for the purposes identified hereinabove, it being specifically understood and agreed, however, that in no event shall the Grantee have any right to erect buildings or similar structures on or over any portion of the Easement Area. If the Grantee should abandon said easement or fail to use the same for a continuous period of two (2) years after removal of its facilities, then said easement, along with any and all rights and interests granted to the Grantee under this Agreement, shall cease and terminate, and all the rights and interests hereby granted shall be vested in the then owner of the fee simple title of the Easement Area. Furthermore, unless resulting from the exercise of the rights granted herein, the Grantee shall not, without Grantor's prior written approval, diminish access, ingress or egress to any portion of the Grantor's Property.

5. Grantor's Use. Grantee shall use reasonable efforts to coordinate with Grantor prior to any construction, maintenance or other work within the Easement Area and shall furthermore provide Grantor reasonable prior notice with regard to any such work. No excavated dirt or debris may be left within the Easement Area following completion of construction, reconstruction, maintenance, repair or replacement work for the public improvement project. All excavated materials shall be properly disposed of by the Grantee following completion of the public improvement project.

6. Liability for Damage. Except for the work described in Paragraph 1 above and other work deemed reasonable or necessary by Grantee for the public improvement project, Grantee shall be liable to Grantor for any damage to real or personal property, and for injury to or death of any persons, proximately caused by the acts or omissions of Grantee, or its employees, agents, contractors or subcontractors, arising out of the exercise of any rights granted to Grantee in this Agreement. The provisions of this paragraph shall terminate upon completion of the public improvement project and final acceptance of public improvements by the City Council of Grantee.

7. Expiration of Temporary Easement. This Agreement and the easements in favor of Grantee shall expire upon the earlier of (a) 15 months commencing March 1, 2022; or (b) the date on which Grantee completes the public improvement project and final acceptance of the public improvements by the City Council of the Grantee.

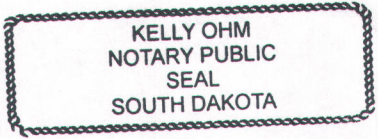
8. Successors and Assigns. This Agreement shall inure to the benefit of and be binding upon the parties' respective successors and assigns.

GRANTOR: JDM PROPERTY HOLDINGS, LLC

By: Steve Kerian  
Name: Steve Kerian  
Title: mgr

State of SOUTH DAKOTA )  
County of Union )

This record was acknowledged before me on the 6TH day of OCTOBER,  
2020, by STEVE KERIAN, as MANAGER of  
JDM PROPERTY HOLDINGS, LLC.



Kelly Ohm  
Signature of notarial officer

My commission expires: 6/6/2023



ACCEPTANCE OF TEMPORARY CONSTRUCTION EASEMENT AGREEMENT

The City of Cedar Falls, Iowa ("Grantee"), does hereby accept and approve the foregoing Temporary Construction Easement Agreement.

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

GRANTEE:

CITY OF CEDAR FALLS, IOWA

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

ATTEST

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

State of \_\_\_\_\_ )









County of \_\_\_\_\_ )

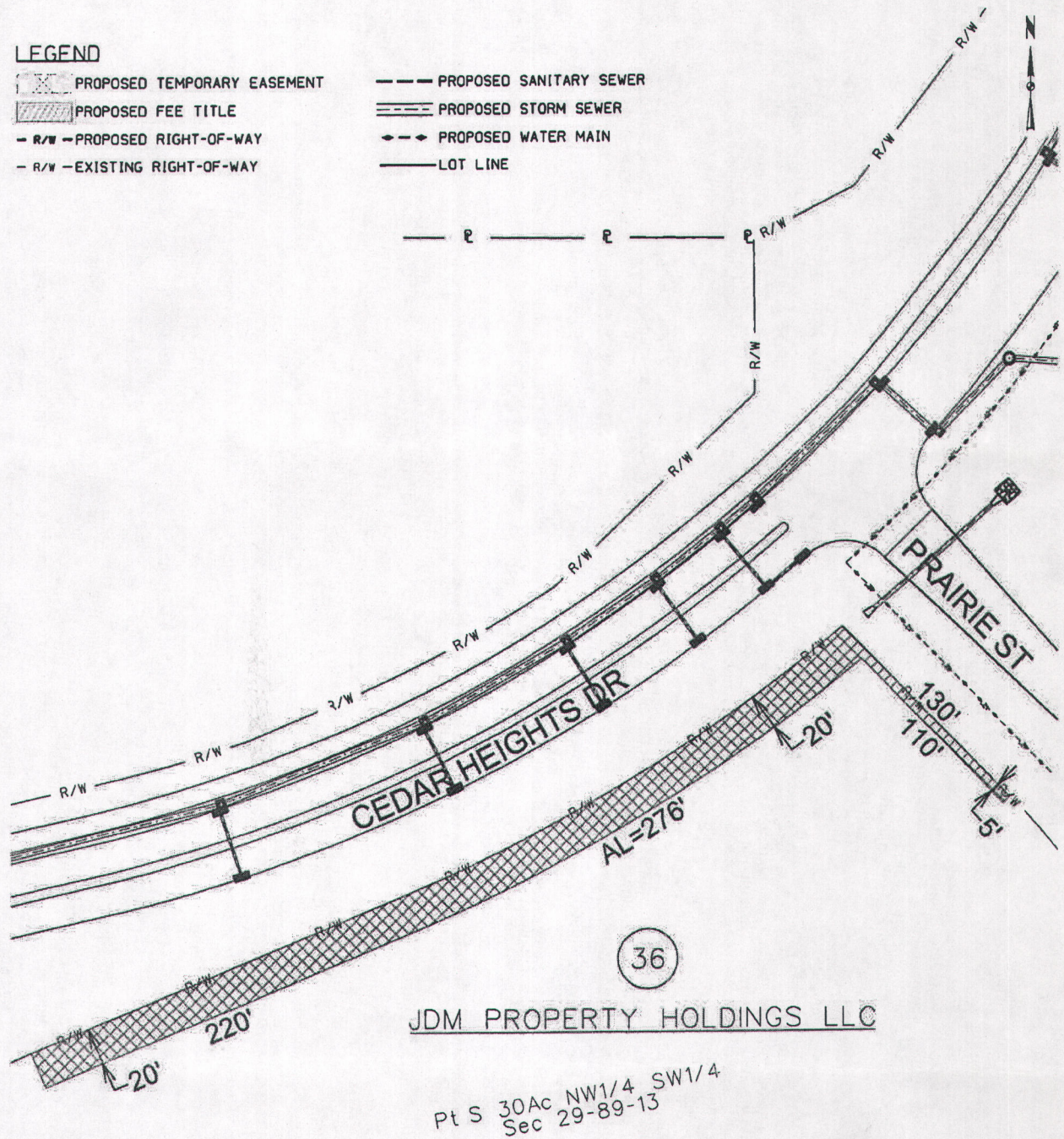
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City of Cedar Falls, Iowa.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

My Commission Expires:  
\_\_\_\_\_

**LEGEND**

-  PROPOSED TEMPORARY EASEMENT
-  PROPOSED FEE TITLE
-  - R/W - PROPOSED RIGHT-OF-WAY
-  - R/W - EXISTING RIGHT-OF-WAY
-  --- PROPOSED SANITARY SEWER
-  === PROPOSED STORM SEWER
-  - - - PROPOSED WATER MAIN
-  ——— LOT LINE



JDM PROPERTY HOLDINGS LLC

Pt S 30Ac NW1/4 SW1/4  
Sec 29-89-13

PROJECT NAME: CEDAR HEIGHTS DRIVE PCC PAVEMENT RECONSTRUCTION  
**PARCEL 36 - JDM PROPERTY HOLDINGS LLC**

SCALE:  
1" = 80'

DATE:  
10/01/2019

PROJECT #:  
STBG-SWAP-1185()-SG-07



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 10/1/2019  
 TWALLACE



## 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:** December 29, 2020

**SUBJECT:** Oak Park Sanitary Sewer Repair  
 City Project Number SA-002-3182  
 Property Acquisitions & Temporary Easements

The City of Cedar Falls is in the final design phase of the Pak Park Sanitary Sewer Repair Project, acquisitions of the necessary right of way needs are underway to meet the City's funding years for construction. The project will require the acquisition of temporary and permanent easements from 8 properties to complete repairs.

Appraisals and offers are gradually being sent to the properties affected by this corridor reconstruction project. The owners of the following properties have accepted our offer.

Parcel #	Owner	Address	Acquisition Type
11	James D. & Connie M. Snodgrass	3019 Minnetonka Drive	Permanent Easement Temporary Easement Severance Damages

The City will use Sewer Rental Funds for the design and right of way portion of this project. The City entered into a Professional Services Agreement with Snyder and Associates, of Cedar Rapids, Iowa, on April September 6<sup>th</sup>, 2020 for property acquisition and design services.

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 Oak Park Sanitary Sewer Repair 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, PE, City Engineer

**CITY OF CEDAR FALLS  
OWNER PURCHASE AGREEMENT**

**Property Address:** 3019 Minnetonka Drive **County Tax Parcel No:** 8913-29-151-011 \_\_\_\_\_

**Parcel Number:** 11 \_\_\_\_\_

**Project Name:** OAK PARK SANITARY  
SEWER REPAIR PROJECT

**Project Number:** SA-002-3182

**THIS OWNER PURCHASE AGREEMENT is entered into on this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by and between JAMES D. AND CONNIE M. SNODGRASS, Seller, and the City of Cedar Falls, Iowa, Buyer.**

- 1. Buyer hereby agrees to buy and Seller hereby agrees to convey Seller's interests in the following real estate, hereinafter referred to as the "Premises":

See Attached Permanent Easement Area(s)  
See Attached Temporary Easement Area(s)

together with all improvements of whatever type situated on the Premises.

- 2. The Premises conveyed includes all of the Seller's estates, rights, title and interests in the Premises, including any easements as are described herein. Seller consents to any change of grade of the adjacent roadway and accepts payment under this Agreement for any and all damages arising therefrom. Seller acknowledges full settlement and payment from Buyer for all claims according to the terms of this Agreement and discharges Buyer from any and all liability arising out of this Agreement and the construction of the public improvement project identified above ("Project").
- 3. In consideration of Seller's conveyance of Seller's interest in the Premises to Buyer, Buyer agrees to pay to Seller the following:

Payment Amount	Agreed Performance	Date
\$ _____	on right of possession	_____
\$ _____	on conveyance of title	_____
\$ _____	on surrender of possession	_____
\$ <u>13,068.00</u>	on possession and conveyance	<u>60 days after Buyer approval</u>
\$ <u>13,068.00</u>	TOTAL LUMP SUM	

BREAKDOWN: ac. = acres		sq. ft. = square feet		
Land by Fee Title	<u>0</u>	sq. ft.		\$ <u>0.00</u>
Underlying Fee Title	<u>0</u>	sq. ft.		\$ <u>0.00</u>
Temporary Easement	<u>983</u>	sq. ft.		\$ <u>79.00</u>
Permanent Easement	<u>2,983</u>	sq. ft.		\$ <u>10,739.00</u>
Buildings				\$ <u>0.00</u>
Severance Damages (2 oak trees)				\$ <u>2,250.00</u>

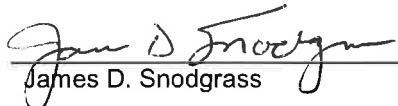
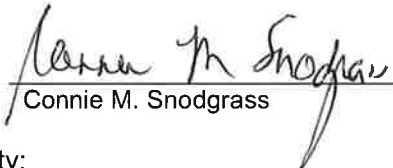
- 4. Seller grants to the City a Fee Acquisition, and Temporary and/or Permanent Easements as shown on the attached acquisition plat and/or temporary easement plat and/or permanent easement plat. Seller also agrees to execute a Warranty Deed, Temporary Easement Agreement and/or Permanent Easement Agreement, in the forms attached hereto. Any Temporary Construction Easement shall terminate upon completion of the Project unless otherwise specified in the temporary easement agreement.

- 5. Possession of the Premises is the essence of this Agreement and Buyer may enter and assume full use and enjoyment of the Seller's interest in the Premises according to the terms of this Agreement, immediately upon approval of this Agreement by the City Council of the City of Cedar Falls, Iowa, unless a different date is specified in Paragraph 3 above. Notwithstanding the above, Seller grants to Buyer the immediate right to enter the Premises for the purpose of gathering survey and soil data.
- 6. This Agreement shall apply to and bind the assigns and successors of the Seller.
- 7. This Agreement and all attachments hereto constitute the entire agreement between the Buyer and the Seller related to the subject matter and there is no agreement to do or not to do any act or deed except as specifically provided for herein.
- 8. The Seller states and warrants that, to the best of the Seller's knowledge, there is no known burial site, well, solid waste disposal site, private sewage disposal systems, hazardous substance or underground storage tank on the premises, except:
 

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- 9. The 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 Section 6B.52 of the Code of 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.

SELLER:


11/12/2020     
 
11/12/2020  
 James D. Snodgrass      Date      Connie M. Snodgrass      Date

For an acknowledgment in an individual capacity:

State of Iowa

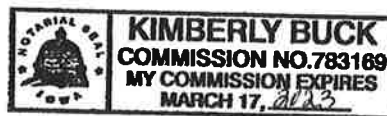
County of Black Hawk

This record was acknowledged before me on 12<sup>th</sup> day of November, 2020

by JAMES D. SNODGRASS and CONNIE M. SNODGRASS.

  
 Signature of notarial officer

My Commission Expires:  
March 17, 2023



BUYER'S APPROVAL

By: \_\_\_\_\_  
Robert M. Green, Mayor (date)

ATTEST:

By: \_\_\_\_\_  
Jacqueline Danielsen, MMC (date)  
City Clerk

STATE OF IOWA, COUNTY OF BLACK HAWK, ss:

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_, by Robert M. Green, Mayor, and Jacqueline Danielsen, MMC, City Clerk, of the City of Cedar Falls, Iowa.

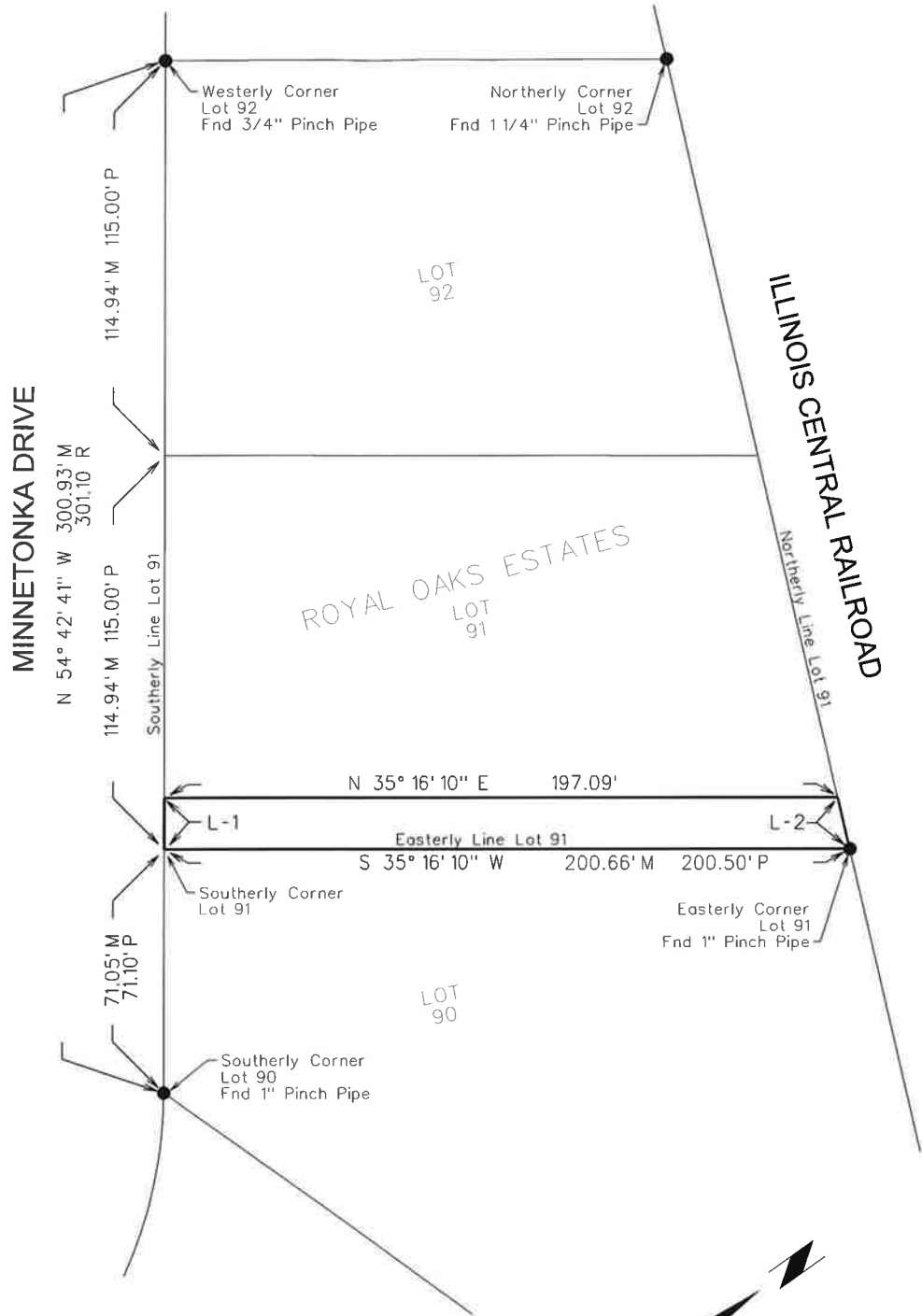
\_\_\_\_\_  
Notary Public in and for the State of Iowa

My Commission Expires:

\_\_\_\_\_

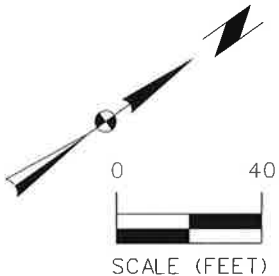


# PERMANENT SANITARY SEWER EASEMENT EXHIBIT



**LINE TABLE**

LINE NO.	BEARING	DISTANCE
L-1	N 54° 42' 41" W	15.00'
L-2	S 68° 06' 22" E	15.42'



REVISED 7/15/2020

<b>PERMANENT SANITARY SEWER EASEMENT EXHIBIT</b>	SHEET 2 OF 2
	PN: 1190115
<b>LOT 91, ROYAL OAKS ESTATES</b>	FLD BK: PG:
	DATE: 07/26/19
<b>S</b> SNYDER & ASSOCIATES	PM/TECH: TWF

V:\Projects\1190115\1190115.dwg 3/15/2020 11:00 AM



<p><b>INDEX LEGEND</b></p> <p>SURVEYOR'S NAME / RETURN TO:          SNYDER &amp; ASSOCIATES, INC.          5005 BOWLING ST. SW SUITE A          CEDAR RAPIDS, IOWA 52404          319-362-9394          twforinash@snyder-associates.com</p> <p>SERVICE PROVIDED BY:          SNYDER &amp; ASSOCIATES, INC.</p> <p>SURVEY LOCATED:          LOT 91          ROYAL OAKS ESTATES</p> <p>REQUESTED BY:          CITY OF CEDAR FALLS</p>	
--	--

**TEMPORARY CONSTRUCTION EASEMENT EXHIBIT**

**EASEMENT DESCRIPTION**

THE EASTERLY 5.00 FEET OF THE WESTERLY 20.00 FEET OF LOT 91, ROYAL OAKS ESTATES, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, CONTAINING 0.02 ACRES (983 SQUARE FEET) MORE OR LESS, SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

**LEGEND**

<u>Survey</u>	<u>Found</u>	<u>Set</u>
Section Corner	▲	△
1/2" Rebar (Unless Otherwise Noted)	●	○
ROW Rail	■	
Calculated Point	+	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Centerline	-----	
Section Line	=====	
1/4 Section Line	-----	
1/4 1/4 Section Line	-----	
Easement Line	-----	

**DATE OF SURVEY**

06-03-2019

**OWNER**

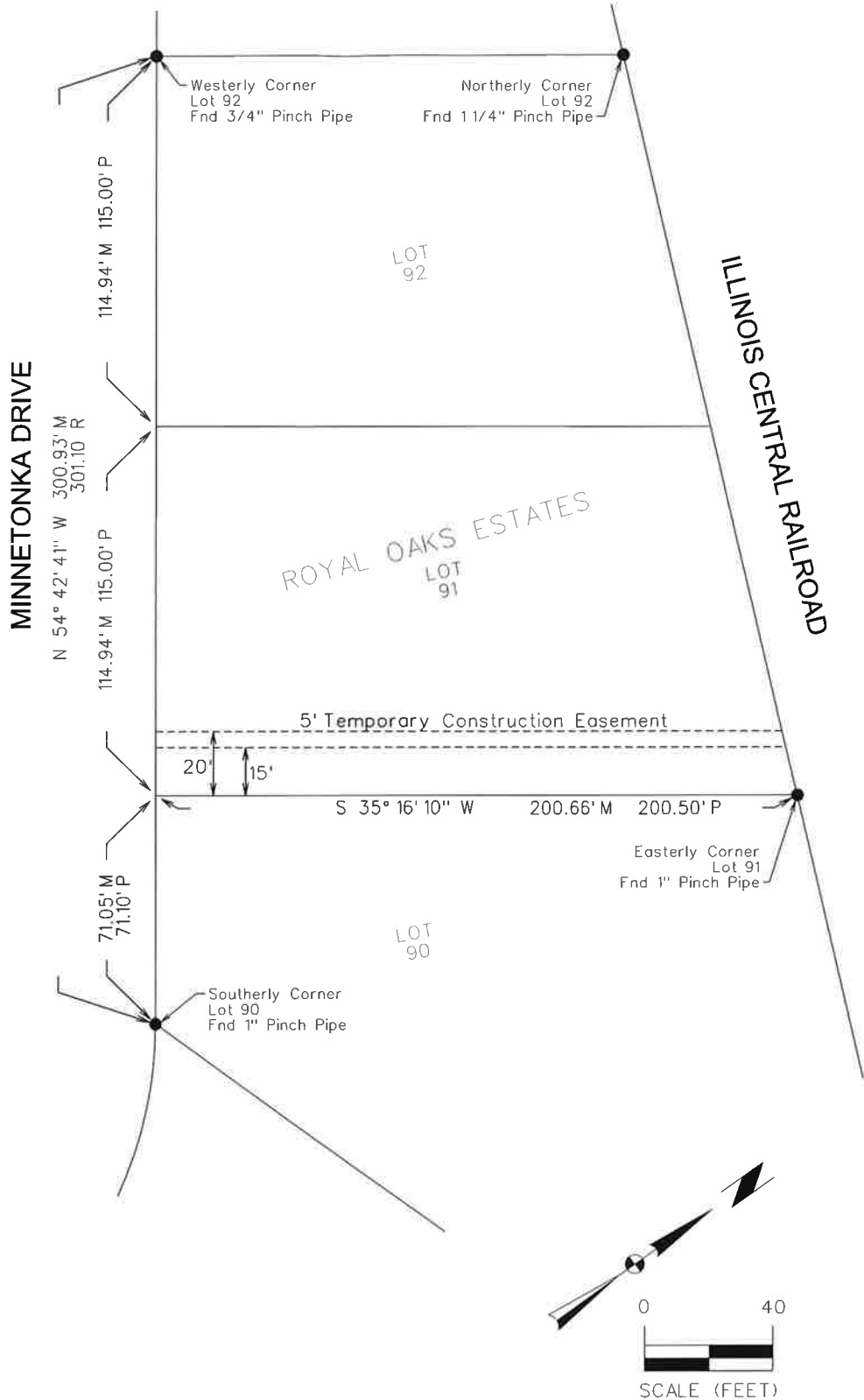
JAMES D. SNODGRASS  
 CONNIE M. SNODGRASS

**BASIS OF BEARING**

THE SOUTHERLY LINE OF LOT 90, 91 & 92  
 IS ASSUMED TO BEAR NORTH 54°42'41" WEST

<b>TEMPORARY CONSTRUCTION EASEMENT EXHIBIT</b>	SHEET 1 OF 2
	PN: 1190115
<b>LOT 91, ROYAL OAKS ESTATES</b>	FLD BK: PG:
	DATE: 07/15/20
<b>S</b> SNYDER & ASSOCIATES	PM/TECH: TWF

# TEMPORARY CONSTRUCTION EASEMENT EXHIBIT



## TEMPORARY CONSTRUCTION EASEMENT EXHIBIT LOT 91, ROYAL OAKS ESTATES



5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404 (319) 362-9394

SHEET	2 OF 2
PN:	1190115
FLD BK:	PG:
DATE:	07/15/20
PM/TECH:	TWF

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Snyder

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1/15/2020  
TWG/BASH

Preparer Information: Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, Iowa 50613 (319) 273-8600

### PERMANENT SANITARY SEWER EASEMENT AGREEMENT

This Permanent Sanitary Sewer Easement Agreement ("Agreement") is made this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by and between James D. Snodgrass and Connie M. Snodgrass, husband and wife ("Grantors"), and the City of Cedar Falls, Iowa, an Iowa municipality ("City"). In consideration of the sum of one dollar (\$1.00), and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantors and the City hereby agree as follows:

1. Grant of Easement. Grantors hereby sell, grant and convey unto the City a permanent easement under, through, and across the following described real estate which is owned by Grantors:

See Exhibit A attached (the "Easement Area").

2. Purpose of Easement. This permanent easement is granted to the City for the purpose of constructing, reconstructing, repairing, replacing, enlarging, operating, inspecting and maintaining, a sanitary sewer and all attendant structures, under, through and across the Easement Area.

3. No Obstructions. Grantors hereby agree not to erect any fence or other structure under, over, on, through, across or within the Easement Area, or cause or permit the same, or to cause or permit any planting, material or other obstruction or condition of any kind or character within the Easement Area that will interfere with the City's exercise and enjoyment of the easement rights granted herein.

4. Change of Grade Prohibited. Grantors shall not change the grade, elevation or contour of any part of the Easement Area without obtaining the prior written consent of the City. The City shall have the right to restore changes in grade, elevation or contour without the prior consent of the Grantors.

5. Right of Access. The City shall have the right of access to the Easement Area and shall have all rights of ingress and egress along, over and to the Easement Area reasonably necessary for the use and enjoyment of the easement rights granted herein, which may include, but not be limited to, the right to remove any unauthorized fences, structures, plantings, materials or obstructions placed or erected under, over, on, through, across or within the Easement Area.

6. Property to be Restored. The City shall restore the Easement Area after exercising the easement rights granted herein, provided, however, that the City's duty of restoration shall be limited to grading and replacing grass, sod or any other ground cover (but not including any structures, trees or shrubs). The City shall not be responsible for any construction, reconstruction, replacement, repair or maintenance of any improvements located within the Easement Area.

7. Liability. Except as may be caused by the negligent acts or omissions of the City, its employees, agents or its representatives, the City shall not be liable for injury or property damage

occurring in or to the Easement Area or to the property abutting the Easement Area, or for property damage to any improvements or obstructions thereon resulting from the City's exercise of the easement rights granted herein. Nothing stated in the Agreement shall be construed as a waiver of governmental immunity, nor shall anything stated in this Agreement be construed to grant any rights to any third party.

8. Easement Benefit. The rights granted herein shall be for the benefit of the City, its successors and assigns, and its permittees and licensees.

9. Easement Runs with Land. The rights granted herein shall be deemed perpetual in nature and to run with the land and shall be binding on Grantors and on Grantors' heirs, successors and assigns.

10. Approval by City Council. This Agreement shall not be binding until it has received the final approval and acceptance by the City Council of Cedar Falls, Iowa, by Resolution.

11. Authority. Grantors hereby covenant that Grantors hold the Easement Area by title in fee simple; that Grantors have good and lawful authority to sell and convey the easement interests herein; that said Easement Area is free and clear of all liens and encumbrances whatsoever, except as may be herein stated; and that Grantors covenant to warrant and defend the Easement Area against any claims of right, title or interest by all persons whomsoever, except as may be herein stated.

By: James D. Snodgrass  
James Snodgrass

Date: 11/12/2020

STATE OF IOWA )  
 ) ss.  
COUNTY OF BLACK HAWK )

This instrument was acknowledged before me on November 12, 2020, by James Snodgrass.

Kimberly Buck  
Notary Public in and for the State of Iowa

My Commission Expires: 3/17/23

By: Connie Snodgrass  
Connie Snodgrass

Date: 11.12.2020

STATE OF IOWA )  
 ) ss.  
COUNTY OF BLACK HAWK )

This instrument was acknowledged before me on November 12, 2020, by Connie Snodgrass.

Kimberly Buck  
Notary Public in and for the State of Iowa

My Commission Expires: 3/17/23

**City of Cedar Falls, Iowa**

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

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

By: \_\_\_\_\_  
Jacqueline Daniels, MMC, City Clerk

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

**ACKNOWLEDGMENT  
AND  
PARTIAL RELEASE OF REAL ESTATE MORTGAGE**

The undersigned hereby acknowledges receipt and review of the foregoing Permanent Sanitary Water Easement Agreement ("Agreement") and being the present owner of the mortgage(s) hereinafter described, for valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby declare that the Easement Area as described in the foregoing Agreement is hereby released from the lien of the Real Estate Mortgage executed by James D. Snodgrass and Connie M. Snodgrass, husband and wife, Grantors in the foregoing Agreement, which was recorded on the \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, in the records of the Recorder of the County of Black Hawk, Iowa, and recorded as Document # \_\_\_\_\_, but specifically reserving and retaining the mortgage lien and all mortgage rights against all of the remaining property embraced in each mortgage described herein.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_ (lender)

By: \_\_\_\_\_

Its: \_\_\_\_\_

STATE OF IOWA                    )  
  ) ss.  
COUNTY OF BLACK HAWK    )

This instrument was acknowledged before me on \_\_\_\_\_, 2020, by \_\_\_\_\_ as \_\_\_\_\_ of \_\_\_\_\_, an Iowa \_\_\_\_\_.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

My Commission Expires: \_\_\_\_\_

**INDEX LEGEND**

SURVEYOR'S NAME / RETURN TO:  
 SNYDER & ASSOCIATES, INC.  
 5005 BOWLING ST. SW SUITE A  
 CEDAR RAPIDS, IOWA 52404  
 319-362-9394  
 twforinash@snyder-associates.com  
 SERVICE PROVIDED BY:  
 SNYDER & ASSOCIATES, INC.  
 SURVEY LOCATED:  
 LOT 91  
 ROYAL OAKS ESTATES  
 REQUESTED BY:  
 CITY OF CEDAR FALLS

**PERMANENT SANITARY SEWER EASEMENT EXHIBIT**

**EASEMENT DESCRIPTION**

A PART OF LOT 91, ROYAL OAKS ESTATES, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE EASTERLY CORNER OF SAID LOT 91; THENCE SOUTH 35°16'10" WEST ALONG THE EASTERLY LINE OF SAID LOT 91, A DISTANCE OF 200.66' TO THE SOUTHERLY CORNER OF SAID LOT 91; THENCE NORTH 54°42'41" WEST ALONG THE SOUTHERLY LINE OF SAID LOT 91, A DISTANCE OF 15.00 FEET; THENCE NORTH 35°16'10" EAST, 197.09 FEET TO THE NORTHERLY LINE OF SAID LOT 91; THENCE SOUTH 68°06'22" EAST ALONG SAID NORTHERLY LINE, A DISTANCE OF 15.42 FEET TO THE POINT OF BEGINNING, CONTAINING 0.07 ACRES (2,983 SQUARE FEET) MORE OR LESS, SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

**LEGEND**

<u>Survey</u>	<u>Found</u>	<u>Set</u>
Section Corner	▲	△
1/2" Rebar (Unless Otherwise Noted)	●	○
ROW Rail	■	
Calculated Point	+	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Centerline	----	
Section Line	====	
1/4 Section Line	----	
1/4 1/4 Section Line	----	
Easement Line	----	

**DATE OF SURVEY**

06-03-2019

**OWNER**

JAMES D. SNODGRASS  
 CONNIE M. SNODGRASS

**BASIS OF BEARING**

THE SOUTHERLY LINE OF LOT 90, 91 & 92 IS ASSUMED TO BEAR NORTH 54°42'41" WEST

REVISED 7/15/2020

**PERMANENT SANITARY SEWER EASEMENT EXHIBIT**

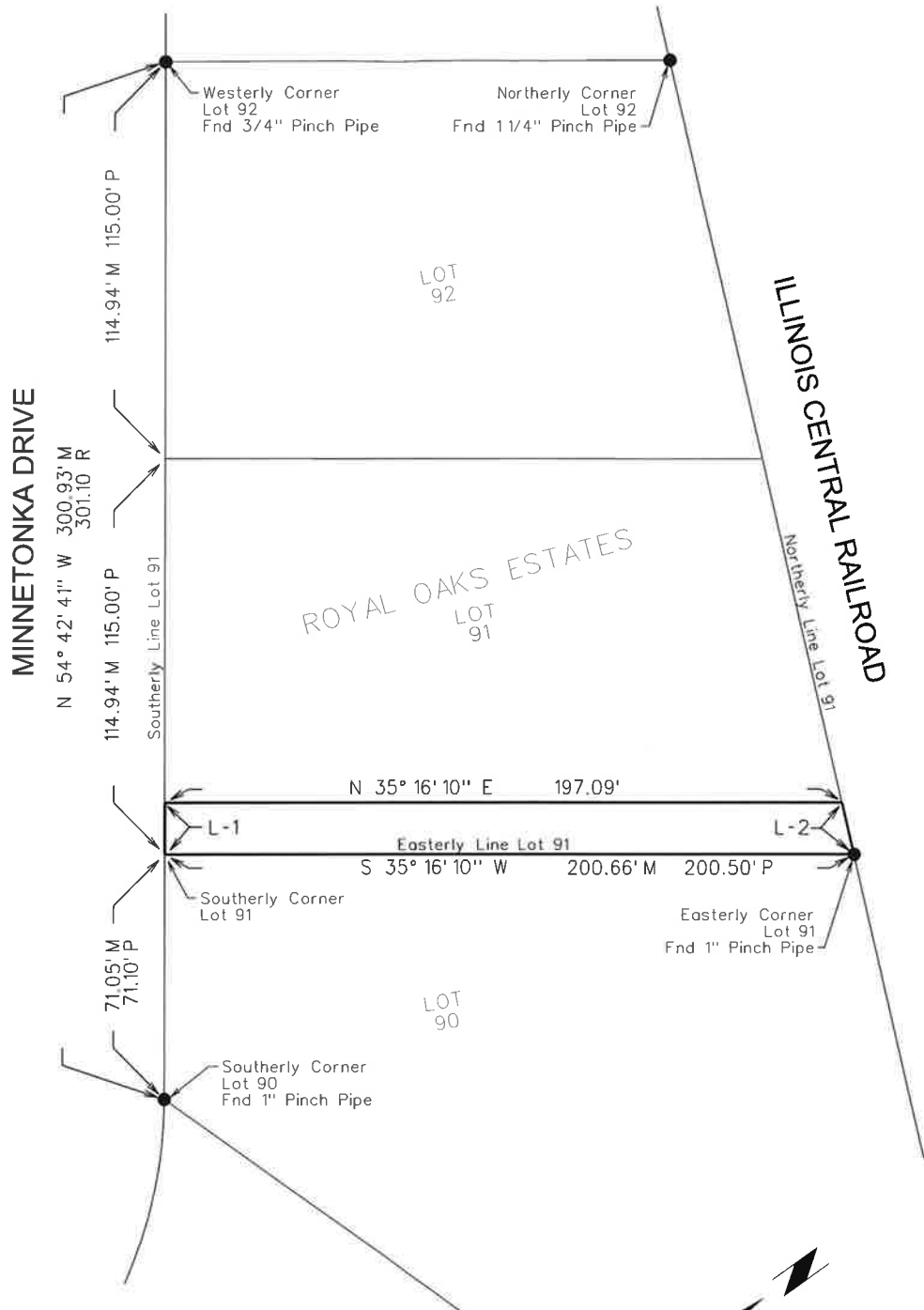
**LOT 91, ROYAL OAKS ESTATES**



5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404 (319) 362-9394

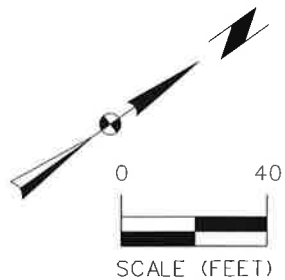
SHEET	1 OF 2
PN:	1190115
FLD BK:	PG:
DATE:	07/26/19
PM/TECH:	TWF

# PERMANENT SANITARY SEWER EASEMENT EXHIBIT



**LINE TABLE**

LINE NO.	BEARING	DISTANCE
L-1	N 54° 42' 41" W	15.00'
L-2	S 68° 06' 22" E	15.42'



REVISED 7/15/2020

**PERMANENT SANITARY SEWER EASEMENT EXHIBIT**  
**LOT 91, ROYAL OAKS ESTATES**



5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404 (319) 362-9394

SHEET	2 OF 2
PN:	1190115
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PM/TECH:	TWF

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V:\Projects\190115\190115.dwg 7/15/2020 11:00:00 AM

Preparer Information: Kevin Rogers, City Attorney, 220 Clay Street, Cedar Falls, IA 50613; (319)273-8600

## **TEMPORARY CONSTRUCTION EASEMENT AGREEMENT**

This Temporary Construction Easement Agreement (“Agreement”) is made this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by JAMES D. AND CONNIE M. SNODGRASS (“Grantor”), and the City of Cedar Falls, a municipality organized under the laws of the State of Iowa (“Grantee”). In consideration of the sum of one dollar (\$1.00), and other valuable consideration, the receipt of which is hereby acknowledged, Grantor hereby sells, grants and conveys unto Grantee a temporary easement under, through, and across the following described real estate which is owned by Grantor:

See Exhibit A attached (the “Easement Area”).

1. Purpose. This temporary construction easement is granted for the purpose of entering, using, occupying, sloping, grading, clearing, grubbing, excavating and storing of materials and equipment during the construction of a public improvement project near the Easement Area, as well as the right of ingress and egress along and over the Easement Area and for any other reasonable purpose deemed by the Grantee to be necessary for said public improvement project.

2. Restoration of Easement Area. Grantee agrees to restore at Grantee’s cost the Easement Area in a timely manner after completion of the public improvement project, including any necessary repairs. Such restoration shall be limited to restoration of lawns by seeding, restoration of any driveways, fences or other structures modified as a requirement of the construction, and repair of any of Grantor’s property damaged as set forth in Paragraph 6 below.

3. No Obstructions. Grantor does hereby agree not to cause or permit any building or structure to be constructed within the Easement Area, or to cause or permit any other obstruction or condition of any kind or character within the Easement Area that will interfere with the Grantee’s exercise and enjoyment of the easement rights hereinabove conveyed.



4. Grantee's Use. The Grantee, its successors and assigns, shall have the right to use and enjoy the Easement Area for the purposes identified hereinabove, it being specifically understood and agreed, however, that in no event shall the Grantee have any right to erect buildings or similar structures on or over any portion of the Easement Area. If the Grantee should abandon said easement or fail to use the same for a continuous period of two (2) years after removal of its facilities, then said easement, along with any and all rights and interests granted to the Grantee under this Agreement, shall cease and terminate, and all the rights and interests hereby granted shall be vested in the then owner of the fee simple title of the Easement Area. Furthermore, unless resulting from the exercise of the rights granted herein, the Grantee shall not, without Grantor's prior written approval, diminish access, ingress or egress to any portion of the Grantor's Property.

5. Grantor's Use. Grantee shall use reasonable efforts to coordinate with Grantor prior to any construction, maintenance or other work within the Easement Area and shall furthermore provide Grantor reasonable prior notice with regard to any such work. No excavated dirt or debris may be left within the Easement Area following completion of construction, reconstruction, maintenance, repair or replacement work for the public improvement project. All excavated materials shall be properly disposed of by the Grantee following completion of the public improvement project.

6. Liability for Damage. Except for the work described in Paragraph 1 above and other work deemed reasonable or necessary by Grantee for the public improvement project, Grantee shall be liable to Grantor for any damage to real or personal property, and for injury to or death of any persons, proximately caused by the acts or omissions of Grantee, or its employees, agents, contractors or subcontractors, arising out of the exercise of any rights granted to Grantee in this Agreement. The provisions of this paragraph shall terminate upon completion of the public improvement project and final acceptance of public improvements by the City Council of Grantee.

7. Expiration of Temporary Easement. This Agreement and the easements in favor of Grantee shall expire upon the earlier of (a) 12 months following the execution of this Agreement; or (b) the date on which Grantee completes the public improvement project and final acceptance of the public improvements by the City Council of the Grantee.

8. Successors and Assigns. This Agreement shall inure to the benefit of and be binding upon the parties' respective successors and assigns.

GRANTOR:

James D. Snodgrass 11/12/2020 Connie M. Snodgrass 11-12-2020  
 James D. Snodgrass Date Connie M. Snodgrass Date

For an acknowledgment in an individual capacity:

State of IOWA

County of BLACK HAWK

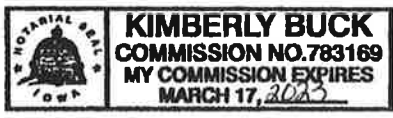
This record was acknowledged before me on Nov. 12, 2020

By JAMES D. AND CONNIE M. SNODGRASS Name(s) of individual(s)

Kimberly Buck  
 Signature of notarial officer

Kimberly Buck  
 Printed name of notarial officer

3/17/2023  
 My commission expires



ACCEPTANCE OF TEMPORARY CONSTRUCTION EASEMENT AGREEMENT

The City of Cedar Falls, Iowa ("Grantee"), does hereby accept and approve the foregoing Temporary Construction Easement Agreement.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020.

GRANTEE:

CITY OF CEDAR FALLS, IOWA

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

ATTEST

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

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before me on \_\_\_\_\_, 2020, by Robert M. Green, Mayor, and Jacqueline Danielsen, MMC, City Clerk, of the City of Cedar Falls, Iowa.

\_\_\_\_\_  
Notary Public in and for the State of Iowa

My Commission Expires:

\_\_\_\_\_

**INDEX LEGEND**

SURVEYOR'S NAME / RETURN TO:  
 SNYDER & ASSOCIATES, INC.  
 5005 BOWLING ST. SW SUITE A  
 CEDAR RAPIDS, IOWA 52404  
 319-362-9394  
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 SERVICE PROVIDED BY:  
 SNYDER & ASSOCIATES, INC.  
 SURVEY LOCATED:  
 LOT 91  
 ROYAL OAKS ESTATES  
 REQUESTED BY:  
 CITY OF CEDAR FALLS

**TEMPORARY CONSTRUCTION EASEMENT EXHIBIT**

**EASEMENT DESCRIPTION**

THE EASTERLY 5.00 FEET OF THE WESTERLY 20.00 FEET OF LOT 91, ROYAL OAKS ESTATES, CITY OF CEDAR FALLS, BLACK HAWK COUNTY, IOWA, CONTAINING 0.02 ACRES (983 SQUARE FEET) MORE OR LESS, SUBJECT TO ANY AND ALL EASEMENTS OF RECORD.

**LEGEND**

<u>Survey</u>	<u>Found</u>	<u>Set</u>
Section Corner	▲	△
1/2" Rebar (Unless Otherwise Noted)	●	○
ROW Rail	■	
Calculated Point	+	
Platted Distance	P	
Measured Bearing & Distance	M	
Recorded As	R	
Deed Distance	D	
Calculated Distance	C	
Centerline	----	
Section Line	=====	
1/4 Section Line	=====	
1/4 1/4 Section Line	=====	
Easement Line	-----	

**DATE OF SURVEY**

06-03-2019

**OWNER**

JAMES D. SNODGRASS  
 CONNIE M. SNODGRASS

**BASIS OF BEARING**

THE SOUTHERLY LINE OF LOT 90, 91 & 92  
 IS ASSUMED TO BEAR NORTH 54°42'41" WEST

**TEMPORARY CONSTRUCTION EASEMENT EXHIBIT**

**LOT 91, ROYAL OAKS ESTATES**



5005 BOWLING STREET S.W.  
 CEDAR RAPIDS, IA 52404 (319) 362-9394

SHEET 1 OF 2

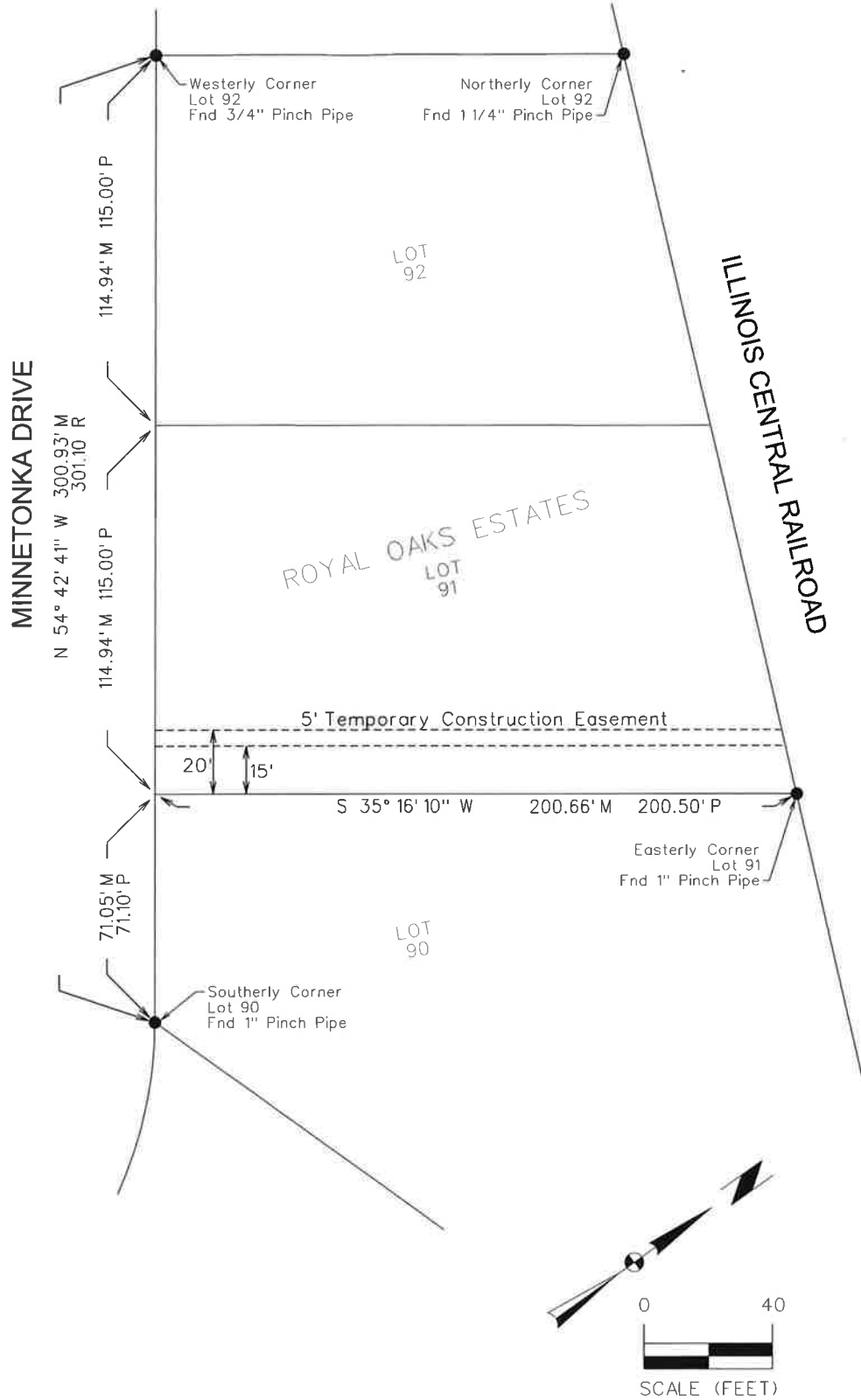
PN: 1190115

FLD BK: PG:

DATE: 07/15/20

PM/TECH: TWF

# TEMPORARY CONSTRUCTION EASEMENT EXHIBIT



## TEMPORARY CONSTRUCTION EASEMENT EXHIBIT LOT 91, ROYAL OAKS ESTATES



5005 BOWLING STREET S.W.  
CEDAR RAPIDS, IA 52404 (319) 362-9394

SHEET	2 OF 2
PN:	1190115
FLD BK:	PG:
DATE:	07/15/20
PM/TECH:	TWF



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

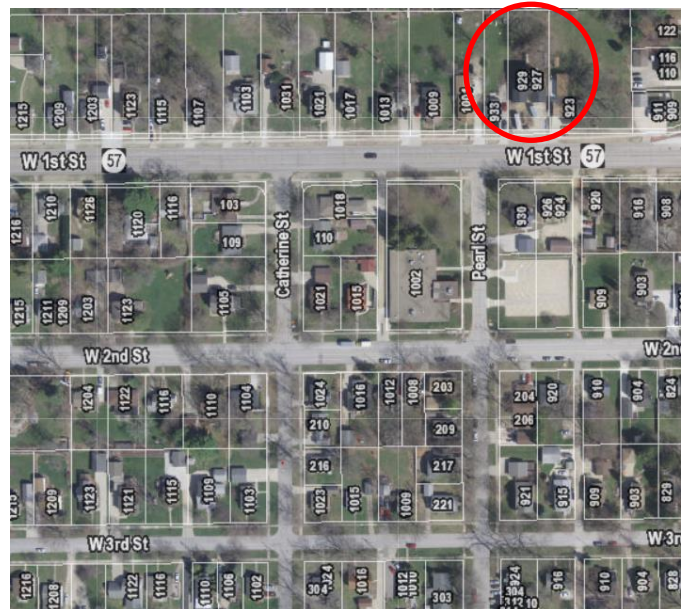
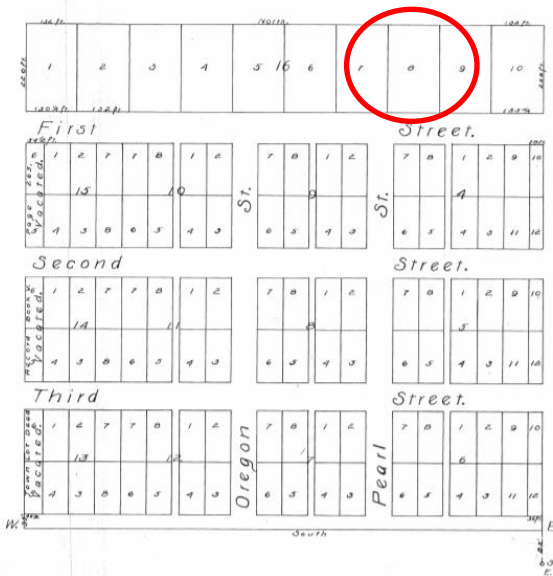
TO: Honorable Mayor Robert M. Green and City Council
FROM: Michelle Pezley, Planner III
Matthew Tolan, EI, Civil Engineer II
DATE: December 28, 2020
SUBJECT: Carolan Minor Plat

REQUEST: Request to approve the Carolan Minor Plat (Case # MP20-001)
PETITIONER: Aaron and Jolene Carolan, Owners
LOCATION: 927 and 929 W 1st Street

PROPOSAL

The property owner of the duplex addressed as 927 and 929 W 1st Street propose to divide the property into two residential lots, which will convert the existing duplex into two single unit bi-attached dwellings. A minor plat is required to split the original single lot into two lots. The parcel is within the R2 Zoning District.

A. Mullarkey's Add. to Cedar Falls, Iowa.
Town Lots Record C. Page 330 Scale: 150ft.=1in.



## BACKGROUND

The parcel was originally created by the A. Mullarkey's Add. to Cedar Falls, Iowa in 1857. As shown by the aerial photo of this area (page one) there has been a lot of reconfigurations of lots in the area.

There was a very small house on the property which was removed in 2017. In 2019, the previous owners applied for a building permit for the duplex. The duplex was completed and City issued a certificate of occupancy in November of 2020.

## ANALYSIS

927 and 929 W 1<sup>st</sup> Street property is located in the R-2 Residence Zoning District. One-unit bi-attached dwellings require a minimum size of 4,000 square feet and a minimum lot width of 35 feet. The existing lot is 74 x 212 feet or 15,688 square feet in area. The petitioner proposes a minor plat to create two lots: Parcel E (929 W 1<sup>st</sup> Street) will have a lot width of 38.43 feet and a north/south depth of approximately 212 feet with an area of 7,954 square feet. Parcel D will have a lot width of 35.15 feet and a north/south depth of approximately 212 feet with an area of 7,607 square feet.

The drawing to the right graphically depicts the lot split and building locations. The building setbacks in the R-2 district require a 25-foot front yard and a 30-foot rear yard area. The side yard areas are 10% of the width of the lot. The proposed plat shows a 25-foot front yard based on the platted building line. The existing building will comply with the R-2 standards. The final plat shows the 10-foot utility easement along the frontage of the lot, shows the shared 10 foot utility easement, and shows the topography with 2-foot contour lines.

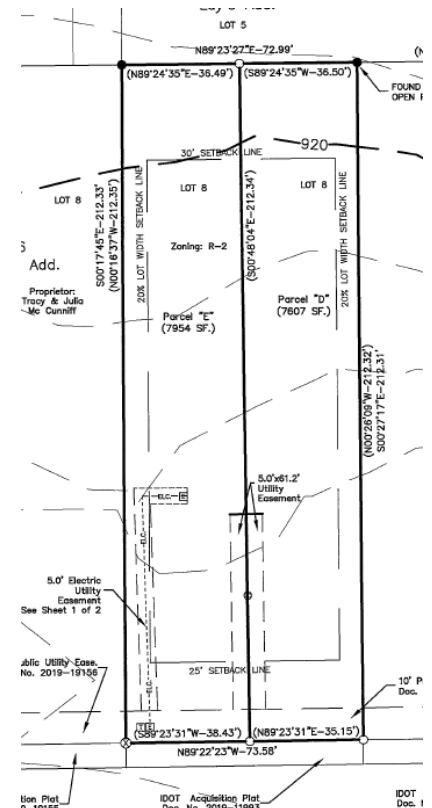
By applying the setbacks on this lot, the bi-attached dwellings are built to meet the setbacks within the R-2 Zoning District. This building area is similar in size to other dwellings in the neighborhood. The area of both lots will be similar sizes to the other lots within the neighborhood. Both lots meet all zoning ordinance requirements.

## TECHNICAL COMMENTS

City technical staff, including Cedar Falls Utilities (CFU) personnel, has reviewed the proposed plat. Water, electric, gas, and communications utility services are available to the proposed minor plat. During the construction of W. 1<sup>st</sup> Street/Highway 57, services and driveways were installed to match into the new construction as part of the Iowa Department of Transportation's project. Utility easements requested as part of the original subdivision have been carried over into the proposed minor plat.

The property is located outside the floodplain overlay district.

A courtesy mailing was sent to the neighboring property owners on December 14, 2020



### RECOMMENDATION

The proposed Carolan Minor Plat is consistent with the City standards and City Code. Staff reviewed Minor Plat case #MP20-001, and recommend approval with the following stipulations: Any comments or direction specified by the Planning and Zoning Commission and conformance with all city staff recommendations and technical requirements.

Planning and Zoning Commission recommended approval of the submitted final plat for Carolan Minor Plat at their regular meeting on December 22, 2020 with a vote of 8 ayes and 0 nays.

### PLANNING & ZONING COMMISSION

Discussion 12/22/2020 The Planning and Zoning Commission considered the Carolan Minor Plat. Chair Holst introduced the item and Ms. Pezley provided background information. She explained the location of the property, how the proposal meets the criteria, and the current duplex will convert into a bi-attached dwelling. Chair Holst stated that the duplex would have to meet the fire ratings between units and Ms. Pezley said correct. Staff recommends approval of the plat with the stipulations outlined in the staff report. Commissioner Schrad made a motion to approve the plat and Commissioner Lynch seconded the motion. Motion passed unanimously (8-0).

#### Attachments:

Carolan Minor Plat  
Owners' statement



INDEX LEGEND

General Description: Part of Lot 8, Block 16, A. Mullarky's Add., Cedar Falls  
Surveyor: David L. Scheil (#16775)  
Surveying Company: Wayne Claassen Engineering & Surveying, Inc.  
2705 University Avenue (P.O. Box 898)  
Waterloo, Iowa 50704  
(319)235-6294

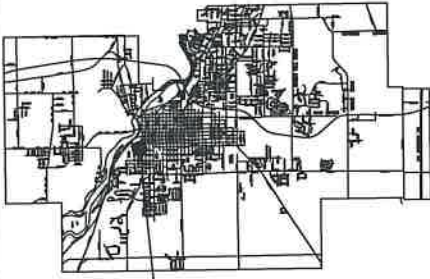
Survey Requested By: Aaron & Jolene Carolan

Proprietor: Aaron & Jolene Carolan

For County Recorder's use.

# PLAT OF SURVEY

Carolan Minor Plat No. 1



KEY MAP:  
CEDAR FALLS, IA.

SHEET 1 OF 2

## LEGAL DESCRIPTION Parcel "D"

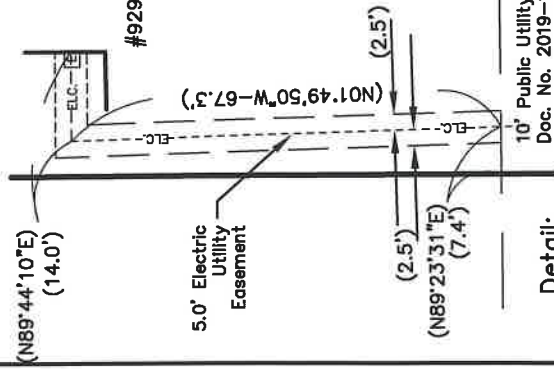
That part Lot Eight (08), Block Sixteen (16), A. Mullarky's Addition to Cedar Falls, Black Hawk County, Iowa, described as follows:

Beginning at the Northwest corner of Lot One (01), Humbert Addition; thence S89°24'35"W Thirty-six and Fifty Hundredths (36.50) feet along the North line of aforesaid Lot Eight (08); thence S00°48'04"E Two Hundred Twelve and Thirty-four Hundredths (212.34) feet to the North right-of-way line of Iowa Department of Transportation Acquisition plat in Document No. 2019-11993 in the Black Hawk County Recorder's Office; thence N89°23'31"E Thirty-five and Fifteen Hundredths (35.15) feet along said North right-of-way line to the West line of aforesaid Lot One (01); thence N00°26'09"W Two Hundred Twelve and Thirty-two Hundredths (212.32) feet along said West line to the point of beginning containing 7607 square feet.

## LEGAL DESCRIPTION Parcel "E"

That part Lot Eight (08), Block Sixteen (16), A. Mullarky's Addition to Cedar Falls, Black Hawk County, Iowa, described as follows:

Commencing at the Northwest corner of Lot One (01), Humbert Addition; thence S89°24'35"W Thirty-six and Fifty Hundredths (36.50) feet along the North line of aforesaid Lot Eight (08) to the point of beginning; thence S00°48'04"E Two Hundred Twelve and Thirty-four Hundredths (212.34) feet to the North right-of-way line of Iowa Department of Transportation Acquisition plat in Document No. 2019-11993 in the Black Hawk County Recorder's Office; thence S89°23'31"W Thirty-eight and Forty-three Hundredths (38.43) feet along said North right-of-way line to the West line of parcel described in Document No. 2020-08739 in aforesaid Recorder's Office; thence N00°16'37"W Two Hundred Twelve and Thirty-five Hundredths (212.35) feet along said West line to the Northwest corner of said parcel; thence N89°24'35"E Thirty-six and Forty-nine Hundredths (36.49) feet along the North line of aforesaid Lot Eight (08) to the point of beginning containing 7954 square feet.



Detail:

No Scale

10' Public Utility Easement.  
Doc. No. 2019-11992

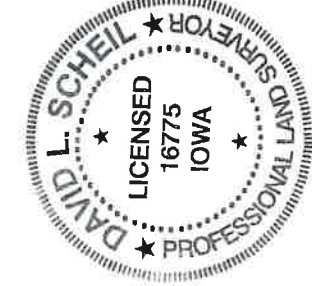
### NOTES:

- The basis of bearings for this Plat of Survey is the North line of subject property assigned a bearing of N89°24'35"E as per Iowa State Plane Coordinate System, North Zone, 2011 adjustment.
- Owner/Subdivider  
Aaron & Jolene Carolan  
5232 Metz Road  
Cedar Falls, Iowa 50613
- Zoning: R-2 One & Two Family Residential
- Error of closure is better than 1:10,000

This Plat or Subdivision has been reviewed by (City of Cedar Falls)

Signature of (City of Cedar Falls)  
Zoning Ordinance Administrator

Date



### CERTIFICATION

I hereby certify that this land surveying document was prepared and the related survey work was performed 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.

Date of Survey: November 12, 2020

Signature: David L. Scheil, P.L.S.

Date: DEC 29, 20 20 License No. 16775

Pages or Sheets Covered by this Seal: 2

My license renewal date is December 31, 2020



**OWNER'S STATEMENT OF RESTRICTIONS AND EASEMENTS  
FOR  
CAROLAN MINOR PLAT NO. 1,  
CEDAR FALLS, IOWA**

We, Aaron J. Carolan and Jolene R. Carolan, being the legal titleholders of the real estate legally described as follows:

That part of Lot 8, Block 16, A. Mullarkys Addition to Cedar Falls, Iowa, described as follows: Commencing at a point 42 feet East of the Southwest corner of said Lot; thence running North on a line parallel with the West line of said Lot, 220 feet, more or less, to the North line of said Lot; thence East along the North line of said Lot, 73 ½ feet, more or less, to a point 16 ½ feet West of the Northeast corner of said Lot; thence South on a line parallel with the East line of said Lot to the South line of said Lot; thence West on the said South line of said Lot to the place of beginning, except that part conveyed to State of Iowa for right-of-way in Doc. #2019-11993.

And being desirous of selling and dividing said real estate into separate parcels upon approval of this **Carolan Minor Plat No. 1** (the "Minor Plat"), by the City of Cedar Falls, do hereby submit the following statement of restrictions and easements:

**RESTRICTIONS**

1. The zoning and building requirements for the parcels included in the Minor Plat shall be as required by the R-2 Residence District of the Zoning Ordinance of Cedar Falls, Iowa.
2. Building setbacks shall be as shown on the Plat of Survey for the Minor Plat.
3. No further subdivisions of the property will be allowed unless the subdivision of the property is approved by the City of Cedar Falls, Iowa.

**EASEMENTS**

1. The owner of Parcel "D", its contractors and agents, shall have a perpetual easement over, upon, through, beneath and across the area on Parcel "E" that is identified on the Plat of Survey of the Minor Plat as a 5-foot electric utility easement, for installation, repair, maintenance, inspection, replacement and removal of electrical service lines, facilities and equipment.
2. The owner of each Parcel, and their respective contractors and agents, shall have a perpetual easement over, upon, through, beneath and across the area identified for each Parcel, on the Plat of Survey for the Minor Plat, as a 5-foot utility easement, for installation, repair, maintenance, inspection, replacement and removal of water and sewer service lines, facilities and equipment.
3. All easements granted herein shall include reasonable rights of ingress and egress. Except for exigent circumstances, the party desiring to exercise its rights hereunder shall give reasonable advance notice to the owner of the other Parcel. The party exercising its easement rights





## 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:** December 31, 2020  
**SUBJECT:** Request to Set Date of Public Hearing: State award of CARES Act Community Development Block Grant funds (CDBG-CV)

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. Cedar Falls is a CDBG Entitlement Community and will receive \$369,432 of State CDBG-CV funds. After several discussions with the State on eligible projects, the City recently received a contract for a portion of the funds. The City's original proposal for playground equipment and expansion was not eligible for the funds and staff has worked to develop an alternate proposal for the funds. A second hearing is required because the project list changed from the original proposal.

CDBG-CV2 funds are to support activities that prevent, prepare for, and respond to coronavirus. CDBG funds also meet a National Objective such as benefit to low- and moderate- income (LMI) persons; aid in the prevention or elimination of slums or blight; and/or meet an urgent need. Staff worked closely with the State to identify some eligible expenses and also contacted our local schools to create an inventory of what was needed to address urgent needs related to the pandemic.

Staff recommends setting the public hearing for January 19, 2021 on the proposed funding distribution of the State's CDBG-CV funding to Cedar Falls.

Please contact staff with any questions. Thank you.

Xc: Stephanie Houk Sheetz, AICP, Director of Community Development  
 Karen Howard, AICP, Planning & Community Services Manager

# Daily Invoices for Council Meeting 01/04/21

ACCOUNT ACTIVITY LISTING

PREPARED 12/30/2020, 9:42:13  
 PROGRAM GM360L  
 CITY OF CEDAR FALLS

PAGE 1  
 ACCOUNTING PERIOD 06/2021

Item 25.

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1028-441.81-32						PROFESSIONAL SERVICES / TUITION ASSISTANCE				
1037		06/21 AP		12/18/20	0395283	CARMAN, GAVIN TUITION REIMBURSEMENT	1,128.27			12/22/20
						ACCOUNT TOTAL	1,128.27	.00	1,128.27	
101-1199-441.81-03 PROFESSIONAL SERVICES / RECORDING FEES										
1066		06/21 AP		12/28/20	0395308	BLACK HAWK CO.RECORDER	7.00			12/30/20
						RCD:LIEN RELEASE CFM,LLC-1934 MAIN STREET				
1066		06/21 AP		12/28/20	0395308	BLACK HAWK CO.RECORDER	7.00			12/30/20
						RCD:LIEN RELEASE M.SWATOSH-1227 W.22ND ST.				
1066		06/21 AP		12/28/20	0395308	BLACK HAWK CO.RECORDER	7.00			12/30/20
						RCD:LIEN RELEASE DUFF-1804 TREMONT STREET				
1066		06/21 AP		12/28/20	0395308	BLACK HAWK CO.RECORDER	12.00			12/30/20
						RCD:ORDINANCE NO.2976				
1037		06/21 AP		12/21/20	0395282	BLACK HAWK CO.RECORDER	62.00			12/22/20
						RCD:STRM.WTR.MAINT.& RPR. AGRMT.-D & J INVESTMENTS				
						ACCOUNT TOTAL	95.00	.00	95.00	
101-1199-441.89-13 MISCELLANEOUS SERVICES / CONTINGENCY										
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	53.11			12/30/20
						UTILITIES THRU 12/10/20				
						ACCOUNT TOTAL	53.11	.00	53.11	
101-1199-441.89-14 MISCELLANEOUS SERVICES / REFUNDS										
1066		06/21 AP		12/29/20	0395312	MIKE FEREDAY HEATING & AIR CO	390.00			12/30/20
						REFUND-MECHANICAL PERMITS DUPLICATE PAYMENTS				
1052		06/21 AP		12/22/20	0395295	ELSAMILLER ELECTRIC	182.00			12/28/20
						REFUND-ELECTRICAL PERMITS DUPLICATE PAYMENTS				
						ACCOUNT TOTAL	572.00	.00	572.00	
101-2205-432.88-17 OUTSIDE AGENCIES / CEDAR FALLS BAND										
1005		06/21 AP		12/16/20	0395275	CEDAR FALLS MUNICIPAL BAND	1,037.25			12/18/20
						PROPERTY TAX PAYMENT				
						ACCOUNT TOTAL	1,037.25	.00	1,037.25	
101-2253-423.85-01 UTILITIES / UTILITIES										
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	158.27			12/30/20
						UTILITIES THRU 12/10/20				
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	3,148.81			12/18/20
						UTILITIES THRU 12/01/20				

GROUP	PO	ACCTG	----	TRANSACTION	----				
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 101 GENERAL FUND									
101-2253-423.85-01 UTILITIES / UTILITIES <span style="float: right;">continued</span>									
ACCOUNT TOTAL							3,307.08	.00	3,307.08
101-2253-423.85-05 UTILITIES / POOL UTILITIES									
1005		06/21	AP	12/01/20	0395276	CEDAR FALLS UTILITIES UTILITIES THRU 12/01/20	801.72		12/18/20
ACCOUNT TOTAL							801.72	.00	801.72
101-2280-423.85-01 UTILITIES / UTILITIES									
1005		06/21	AP	12/01/20	0395276	CEDAR FALLS UTILITIES UTILITIES THRU 12/01/20	756.77		12/18/20
ACCOUNT TOTAL							756.77	.00	756.77
101-4511-414.73-10 OTHER SUPPLIES / HEADQUARTER SUPPLIES									
1052		06/21	AP	12/22/20	0395296	GETZ, JOSH	29.50		12/28/20
1005		06/21	AP	12/15/20	0395270	RMB:CHAUFFER'S LICENSE ADELMUND, TRYSTON	13.50		12/18/20
1037		06/21	AP	12/15/20	0395283	RMB:CHAUFFER'S PERMIT CARMAN, GAVIN	12.00		12/22/20
1005		06/21	AP	12/01/20	0395274	RMB:CHAUFFER'S LICENSE CARMAN, GAVIN RMB:CHAUFFER'S PERMIT	12.00		12/18/20
ACCOUNT TOTAL							67.00	.00	67.00
101-4511-414.83-05 TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)									
1037		06/21	AP	12/17/20	0395287	MCNAMARA, SHEA	44.38		12/22/20
1055		06/21	AP	12/17/20	0395287	RMB:TRVL.-FIRE INSTR.TEST BURLINGTON, WI MCNAMARA, SHEA RMB:TRVL.-FIRE INSTR.TEST VOID CHECK-PD WITH PCARD		44.38	12/28/20
ACCOUNT TOTAL							44.38	44.38	.00
101-4511-414.85-01 UTILITIES / UTILITIES									
1005		06/21	AP	12/01/20	0395276	CEDAR FALLS UTILITIES UTILITIES THRU 12/01/20	1,115.32		12/18/20
ACCOUNT TOTAL							1,115.32	.00	1,115.32
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES									
1066		06/21	AP	12/10/20	0395309	CEDAR FALLS UTILITIES	32.96		12/30/20

GROUP	FO	ACCTG	---TRANSACTION---				DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT ----
FUND 101 GENERAL FUND									
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued			
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	131.99		12/18/20
						UTILITIES THRU 12/01/20			
						ACCOUNT TOTAL	164.95	.00	164.95
101-5521-415.72-20 OPERATING SUPPLIES / OFFICERS EQUIPMENT									
1052		06/21 AP		12/07/20	0395306	ZOLONDEK, JOHN	91.26		12/28/20
						RMB:OPT.EQUIP-VEST ATTACH			
						AMAZON.COM			
1052		06/21 AP		12/04/20	0395297	HOEFT, MORGAN	42.39		12/28/20
						RMB:OPT.EQUIPMENT-HOLSTER			
						BRAVO CONCEALMENT			
1052		06/21 AP		12/04/20	0395300	REA, KARI	55.16		12/28/20
						RMB:OPT.EQUIPMENT-HOLSTER			
						BRAVO CONCEALMENT			
						ACCOUNT TOTAL	188.81	.00	188.81
101-5521-415.83-05 TRANSPORTATION&EDUCATION / TRAVEL (FOOD/MILEAGE/LOD)									
1005		06/21 AP		11/04/20	0395271	BECKNER, MARTIN	22.87		12/18/20
						RMB:MEALS-DEF.TACT.RECERT			
						JOHNSTON;HERNANDEZ/BECKNE			
1055		06/21 AP		10/21/20	0395072	BECKNER, MARTIN		9.95	12/28/20
						VOID CHECK-PD WITH PCARD			
						RMB:MEAL-EXP.BATON INST.			
						ACCOUNT TOTAL	22.87	9.95	12.92
101-5521-415.89-40 MISCELLANEOUS SERVICES / UNIFORM ALLOWANCE									
1052		06/21 AP		12/02/20	0395306	ZOLONDEK, JOHN	229.99		12/28/20
						RMB:UNIFORM ALLOWANCE			
						INTERSPORTGROUP.COM			
1052		06/21 AP		11/30/20	0395302	SMITH JR, TIMOTHY B	65.74		12/28/20
						RMB:UNIFORM ALLOWANCE			
						LA POLICE GEAR			
1052		06/21 AP		09/06/20	0395297	HOEFT, MORGAN	235.98		12/28/20
						RMB:UNIFORM ALLOWANCE			
						INTERSPORTGROUP.COM			
						ACCOUNT TOTAL	531.71	.00	531.71
101-6613-433.85-01 UTILITIES / UTILITIES									
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	441.96		12/30/20
						UTILITIES THRU 12/10/20			
						ACCOUNT TOTAL	441.96	.00	441.96
101-6616-446.85-01 UTILITIES / UTILITIES									
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	7,209.36		12/18/20
						UTILITIES THRU 12/01/20			
						ACCOUNT TOTAL	7,209.36	.00	7,209.36



GROUP	PO	ACCTG	---TRANSACTION---						CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION	DEBITS	CREDITS	BALANCE
									POST DT
FUND 101 GENERAL FUND									
101-6623-423.85-01 UTILITIES / UTILITIES									
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	308.50		12/30/20
		UTILITIES THRU		12/10/20					
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	1,228.15		12/18/20
		UTILITIES THRU		12/01/20					
		ACCOUNT TOTAL					1,536.65	.00	1,536.65
101-6625-432.72-60 OPERATING SUPPLIES / SAFETY SUPPLIES									
1037		06/21 AP		12/15/20	0395285	FOULK, BRAD	160.00		12/22/20
		RMB:SAFETY BOOTS				BLAIN'S-PO #56567			
		ACCOUNT TOTAL					160.00	.00	160.00
101-6625-432.81-44 PROFESSIONAL SERVICES / USGS RIVER GAUGE									
1029		06/21 AP		11/01/20	0395122	CENTURYLINK		59.03	12/21/20
		INVOICE & DESC CORRECTION				CEDAR RIVER GAUGE-NOV'20			
1029		06/21 AP		11/01/20	0395122	CENTURYLINK	59.03		12/21/20
		CEDAR RIVER GAUGE-OCT'20							
		ACCOUNT TOTAL					59.03	59.03	.00
101-6633-423.85-01 UTILITIES / UTILITIES									
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	761.22		12/30/20
		UTILITIES THRU		12/10/20					
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	1,002.89		12/18/20
		UTILITIES THRU		12/01/20					
		ACCOUNT TOTAL					1,764.11	.00	1,764.11
		FUND TOTAL					21,057.35	113.36	20,943.99
FUND 203 TAX INCREMENT FINANCING									
203-0000-487.50-05 TRANSFERS OUT / TRANSFERS - TIF									
1005		06/21 AP		12/16/20	0395277	DEBT SERVICE	169,567.80		12/18/20
		PROPERTY TAX PAYMENT							
1005		06/21 AP		12/16/20	0395273	CAPITAL PROJECTS FUND	20,010.96		12/18/20
		PROPERTY TAX PAYMENT							
1005		06/21 AP		12/16/20	0395273	CAPITAL PROJECTS FUND	1,622.36		12/18/20
		PROPERTY TAX PAYMENT							
1005		06/21 AP		12/16/20	0395273	CAPITAL PROJECTS FUND	46,797.93		12/18/20
		PROPERTY TAX PAYMENT							
1005		06/21 AP		12/16/20	0395273	CAPITAL PROJECTS FUND	1,312.57		12/18/20
		PROPERTY TAX PAYMENT							
		ACCOUNT TOTAL					239,311.62	.00	239,311.62

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 203 TAX INCREMENT FINANCING										
FUND TOTAL							239,311.62	0.00	239,311.62	
FUND 206 STREET CONSTRUCTION FUND										
206-6637-436.72-56 OPERATING SUPPLIES / FLOOD CONTROL										
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	116.47			12/30/20
UTILITIES THRU 12/10/20										
ACCOUNT TOTAL							116.47	0.00	116.47	
206-6637-436.85-01 UTILITIES / UTILITIES										
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	678.54			12/18/20
UTILITIES THRU 12/01/20										
ACCOUNT TOTAL							678.54	0.00	678.54	
206-6647-436.85-01 UTILITIES / UTILITIES										
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	590.97			12/30/20
UTILITIES THRU 12/10/20										
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	679.27			12/18/20
UTILITIES THRU 12/01/20										
ACCOUNT TOTAL							1,270.24	0.00	1,270.24	
FUND TOTAL							2,065.25	0.00	2,065.25	
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										
1005		06/21 AP		12/01/20	0037240	C & H HOLDINGS LLC	566.00			12/18/20
DEC.HAP PMT.-SONJA ROSS										
ACCOUNT TOTAL							566.00	0.00	566.00	
FUND TOTAL							566.00	0.00	566.00	
FUND 223 COMMUNITY BLOCK GRANT										
223-2224-432.88-33 OUTSIDE AGENCIES / NORTHEAST IOWA FOOD BANK										
1037		06/21 AP		12/18/20	0004608	NORTHEAST IOWA FOOD BANK	15,109.49			12/22/20
CARES FUNDS #1 FFY2019										
PROJECT#: 022351										
1037		06/21 AP		12/18/20	0004608	NORTHEAST IOWA FOOD BANK	3,689.20			12/22/20
CDBG 1ST QTR. FY21										

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 223 COMMUNITY BLOCK GRANT										
223-2224-432.88-33 OUTSIDE AGENCIES / NORTHEAST IOWA FOOD BANK							continued			
ACCOUNT TOTAL							18,798.69	.00	18,798.69	
223-2234-432.89-50 MISCELLANEOUS SERVICES / HOUSING REHAB.										
1066		06/21 AP		12/28/20	0004610	DANIELS HOME IMPROVEMENT 2114 GREEN CREEK ROAD	4,037.50			12/30/20
PROJECT#:		022351								
1066		06/21 AP		12/23/20	0004609	BROTHERS CONST. ENTERPRISES IN 2508 UNION ROAD #50	11,226.00			12/30/20
PROJECT#:		022351								
ACCOUNT TOTAL							15,263.50	.00	15,263.50	
FUND TOTAL							34,062.19	.00	34,062.19	
FUND 224 TRUST & AGENCY										
FUND 242 STREET REPAIR FUND										
FUND 254 CABLE TV FUND										
254-1088-431.89-18 MISCELLANEOUS SERVICES / COMMUNITY PROGRAMMING										
1052		06/21 AP		12/27/20	0395292	BENSON, ERIC CAMERA OPERATOR	170.00			12/28/20
PROJECT#:		756								
1052		06/21 AP		12/27/20	0395303	STOW, CHRISTIAN CAMERA OPERATOR	170.00			12/28/20
PROJECT#:		756								
1052		06/21 AP		12/27/20	0395304	SURMA, JOSEPH EDWARD CAMERA OPERATOR	170.00			12/28/20
PROJECT#:		756								
1052		06/21 AP		12/23/20	0395298	LONGNECKER, JEREMIAH ANNOUNCER	100.00			12/28/20
PROJECT#:		759								
1052		06/21 AP		12/22/20	0395301	SIMPSON, MARK ANNOUNCER	180.00			12/28/20
PROJECT#:		759								
1052		06/21 AP		12/22/20	0395298	LONGNECKER, JEREMIAH ANNOUNCER	180.00			12/28/20
PROJECT#:		759								
1052		06/21 AP		12/22/20	0395294	DEWITT, JASON CAMERA OPERATOR	135.00			12/28/20
PROJECT#:		759								
1052		06/21 AP		12/22/20	0395303	STOW, CHRISTIAN CAMERA OPERATOR	105.00			12/28/20
PROJECT#:		759								
1052		06/21 AP		12/22/20	0395292	BENSON, ERIC CAMERA OPERATOR	105.00			12/28/20
PROJECT#:		759								

GROUP NBR	PO NBR	ACCTG PER.	CD	-----TRANSACTION----- DATE	NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT	
FUND 254 CABLE TV FUND											
254-1088-431.89-18 MISCELLANEOUS SERVICES / COMMUNITY PROGRAMMING						continued					
1052		06/21 AP		12/22/20	0395305	THORN, KEVIN CAMERA OPERATOR	105.00			12/28/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395291	THORN, KEVIN CAMERA OPERATOR	85.00			12/22/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395289	STOW, CHRISTIAN CAMERA OPERATOR	85.00			12/22/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395284	DEWITT, JASON CAMERA OPERATOR	85.00			12/22/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395281	BENSON, ERIC CAMERA OPERATOR	85.00			12/22/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395286	LONGNECKER, JEREMIAH ANNOUNCER	100.00			12/22/20	
		PROJECT#:		759							
1037		06/21 AP		12/18/20	0395288	SIMPSON, MARK ANNOUNCER	120.00			12/22/20	
		PROJECT#:		759							
1005		06/21 AP		12/15/20	0395272	BENSON, ERIC CAMERA OPERATOR	170.00			12/18/20	
		PROJECT#:		756							
1005		06/21 AP		12/15/20	0395278	DEWITT, JASON CAMERA OPERATOR	170.00			12/18/20	
		PROJECT#:		756							
1005		06/21 AP		12/15/20	0395280	STOW, CHRISTIAN CAMERA OPERATOR	170.00			12/18/20	
		PROJECT#:		756							
1037		06/21 AP		12/15/20	0395290	SURMA, JOSEPH EDWARD CAMERA OPERATOR	170.00			12/22/20	
		PROJECT#:		756							
1037		06/21 AP		12/15/20	0395291	THORN, KEVIN CAMERA OPERATOR	150.00			12/22/20	
		PROJECT#:		756							
		ACCOUNT TOTAL						2,810.00	.00	2,810.00	
		FUND TOTAL						2,810.00	.00	2,810.00	
FUND 258 PARKING FUND											
258-5531-435.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE											
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	15.75			12/18/20	
		UTILITIES THRU 12/01/20									
		ACCOUNT TOTAL						15.75	.00	15.75	

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	-----TRANSACTION----- NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 258 PARKING FUND									
FUND TOTAL							15.75	.00	15.75
FUND 261 TOURISM & VISITORS									
FUND 262 SENIOR SERVICES & COMM CT									
262-1092-423.85-01 UTILITIES / UTILITIES									
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	99.05		12/18/20
UTILITIES THRU 12/01/20									
ACCOUNT TOTAL							99.05	.00	99.05
FUND TOTAL							99.05	.00	99.05
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									
FUND 297 REC FACILITIES CAPITAL									
FUND 298 HEARST CAPITAL									
FUND 311 DEBT SERVICE FUND									
FUND 402 WASHINGTON PARK FUND									
FUND 404 FEMA									
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									
443-1220-431.94-33 CAPITAL PROJECTS / PROPERTY ACQUISITION									
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	163.10		12/18/20
UTILITIES THRU 12/01/20									
ACCOUNT TOTAL							163.10	.00	163.10
443-1220-431.94-69 CAPITAL PROJECTS / HEARST CENTER MISC.									
1066		06/21 AP		12/28/20	0395311	JAMES ROSS REED	300.00		12/30/20
REFUND-SECURITY DEPOSIT									

GROUP	PO	ACCTG	---TRANSACTION---				DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT
FUND 443 CAPITAL PROJECTS									
443-1220-431.94-69 CAPITAL PROJECTS / HEARST CENTER MISC.						continued			
ACCOUNT TOTAL							300.00	.00	300.00
FUND TOTAL							463.10	.00	463.10
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									
551-6685-436.85-01 UTILITIES / UTILITIES									
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	41.19		12/30/20
						UTILITIES THRU 12/10/20			
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	1,246.68		12/18/20
						UTILITIES THRU 12/01/20			
ACCOUNT TOTAL							1,287.87	.00	1,287.87
551-6685-436.87-02 RENTALS / MATERIAL DISPOSAL/HANDLIN									
1052		06/21 AP		12/15/20	0395293	BLACK HAWK CO.LANDFILL	23,205.84		12/28/20
						LANDFILL SRV:12/1-12/15			
						12/1-12/15/20			
ACCOUNT TOTAL							23,205.84	.00	23,205.84
FUND TOTAL							24,493.71	.00	24,493.71
FUND 552 SEWER RENTAL FUND									
552-6655-436.85-01 UTILITIES / UTILITIES									
1066		06/21 AP		12/10/20	0395309	CEDAR FALLS UTILITIES	732.66		12/30/20
						UTILITIES THRU 12/10/20			
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES	8,642.07		12/18/20
						UTILITIES THRU 12/01/20			
ACCOUNT TOTAL							9,374.73	.00	9,374.73

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	---TRANSACTION--- NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 552 SEWER RENTAL FUND										
552-6665-436.85-01 UTILITIES / UTILITIES										
1005		06/21 AP		12/01/20	0395276	CEDAR FALLS UTILITIES UTILITIES THRU 12/01/20	14,024.85			12/18/20
ACCOUNT TOTAL							14,024.85	.00	14,024.85	
552-6665-436.86-33 REPAIR & MAINTENANCE / SLUDGE REMOVAL										
1052		06/21 AP		12/15/20	0395293	BLACK HAWK CO.LANDFILL LANDFILL SRV:12/1-12/15	95.18			12/28/20
ACCOUNT TOTAL							95.18	.00	95.18	
FUND TOTAL							23,494.76	.00	23,494.76	
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										
1066		06/21 AP		12/19/20	0395314	VERIZON WIRELESS WIRELESS SRV:12/20-1/19	1,161.21			12/30/20
1066		06/21 AP		12/06/20	0395313	U.S. CELLULAR WIRELESS SRV:12/6-1/5/21	2,467.08			12/30/20
ACCOUNT TOTAL							3,628.29	.00	3,628.29	
FUND TOTAL							3,628.29	.00	3,628.29	
FUND 680 HEALTH INSURANCE FUND										
FUND 681 HEALTH SEVERANCE										
681-1902-457.51-10 INSURANCE / HEALTH SEVERANCE PAYMENTS										
1052		06/21 AP		12/22/20	0395299	LUX, JOSH RMB:HEALTH SEV.1/2 DEC'20	101.19			12/28/20
1052		06/21 AP		12/22/20	0395299	LUX, JOSH RMB:HEALTH SEV.1/2 DEC'20	101.19			12/28/20
ACCOUNT TOTAL							202.38	.00	202.38	
FUND TOTAL							202.38	.00	202.38	

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GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 682 HEALTH INSURANCE - FIRE										
FUND 685 VEHICLE MAINTENANCE FUND										
FUND 686 PAYROLL FUND										
686-0000-222.05-00 PAYROLL LIABILITY / OTHER DEDUCTIONS PAYABLE										
1068		06/21 AP		12/29/20	0395307	ADVANTAGE ADMINISTRATORS	5,942.74			12/30/20
CAFETERIA PLAN:12/31/20										
1068		06/21 AP		12/29/20	0395310	CEDAR VALLEY UNITED WAY	93.29			12/30/20
3RD & 4TH QTR 2020 CONTR.										
ACCOUNT TOTAL							6,036.03	.00	6,036.03	
FUND TOTAL							6,036.03	.00	6,036.03	
FUND 687 WORKERS COMPENSATION FUND										
FUND 688 LTD INSURANCE FUND										
FUND 689 LIABILITY INSURANCE FUND										
FUND 724 TRUST & AGENCY										
724-0000-487.50-01 TRANSFERS OUT / TRANSFERS TO GENERAL FUND										
1005		06/21 AP		12/16/20	0395279	GENERAL FUND	77,845.51			12/18/20
PROPERTY TAX PAYMENT										
ACCOUNT TOTAL							77,845.51	.00	77,845.51	
FUND TOTAL							77,845.51	.00	77,845.51	
FUND 727 GREENWOOD CEMETERY P-CARE										
FUND 728 FAIRVIEW CEMETERY P-CARE										
FUND 729 HILLSIDE CEMETERY P-CARE										
FUND 790 FLOOD LEVY										
GRAND TOTAL							436,150.99	113.36	436,037.63	



# Council Invoices for Council Meeting 01/04/21

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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											
1061		07/21 AP		12/27/20	0000000	COURIER COMMUNICATIONS-ADVERT	67.50			12/30/20	
		JOB AD:CIVIL CAD TECH				COURIER					
1061		07/21 AP		12/26/20	0000000	COURIER COMMUNICATIONS-ADVERT	180.00			12/30/20	
		DIGITAL IMPRESSIONS				ONLINE					
1061		07/21 AP		12/22/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:CIVIL CAD TECH				PULSE					
1061		07/21 AP		12/22/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:MAINTENANCE WORKER				PULSE					
1061		07/21 AP		12/21/20	0000000	COURIER COMMUNICATIONS-ADVERT	39.00			12/30/20	
		SEARCH BOOST				ONLINE					
1061		07/21 AP		12/20/20	0000000	COURIER COMMUNICATIONS-ADVERT	180.00			12/30/20	
		DIGITAL IMPRESSIONS				ONLINE					
1061		07/21 AP		12/20/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:WW PLANT OPERATOR				COURIER					
1061		07/21 AP		12/20/20	0000000	COURIER COMMUNICATIONS-ADVERT	67.50			12/30/20	
		JOB AD:CIVIL CAD TECH				COURIER					
1061		07/21 AP		12/20/20	0000000	COURIER COMMUNICATIONS-ADVERT	267.00			12/30/20	
		DIGITAL IMPRESSIONS				ONLINE					
1061		07/21 AP		12/20/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:MAINTENANCE WORKER				COURIER					
1061		07/21 AP		12/15/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:WW PLANT OPERATOR				PULSE					
1061		07/21 AP		12/15/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:CIVIL CAD TECH				PULSE					
1061		07/21 AP		12/15/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:MAINTENANCE WORKER				PULSE					
1061		07/21 AP		12/13/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:WW PLANT OPERATOR				COURIER					
1061		07/21 AP		12/13/20	0000000	COURIER COMMUNICATIONS-ADVERT	96.50			12/30/20	
		JOB AD:CIVIL CAD TECH				COURIER					
1061		07/21 AP		12/13/20	0000000	COURIER COMMUNICATIONS-ADVERT	51.50			12/30/20	
		JOB AD:MAINTENANCE WORKER				COURIER					
1061		07/21 AP		12/10/20	0000000	COURIER COMMUNICATIONS-ADVERT		29.00		12/30/20	
		CREATIVE CREDIT				COURIER					
1061		07/21 AP		12/08/20	0000000	COURIER COMMUNICATIONS-ADVERT	22.50			12/30/20	
		JOB AD:WW PLANT OPERATOR				PULSE					
1061		07/21 AP		12/06/20	0000000	COURIER COMMUNICATIONS-ADVERT	450.00			12/30/20	
		30K IMPRESSIONS				ONLINE					
1061		07/21 AP		12/06/20	0000000	COURIER COMMUNICATIONS-ADVERT	51.50			12/30/20	
		JOB AD:WW PLANT OPERATOR				COURIER					
		ACCOUNT TOTAL						1,653.00	29.00		1,624.00
101-1028-441.89-82 MISCELLANEOUS SERVICES / SECTION 105											
1047		07/21 AP		12/16/20	0000000	ADVANTAGE ADMIN-SECT.105	3,028.20			12/30/20	
		HRA ADMIN.SERVICES-2021				105 PLAN 3 MONTHS FEES					
		ACCOUNT TOTAL						3,028.20	.00		3,028.20

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-1048-441.81-29 PROFESSIONAL SERVICES / LEGAL CONSULTANTS										
1047		07/21 AP		01/01/21	0000000	AHLERS AND COONEY, P.C.	3,900.00			12/30/20
						LEGAL SERVICES-JAN'21				
1047		07/21 AP		01/01/21	0000000	SWISHER & COHRT, P.L.C.	2,600.00			12/30/20
						LEGAL SERVICES-JAN'21				
						ACCOUNT TOTAL	6,500.00	.00	6,500.00	
101-1048-441.81-30 PROFESSIONAL SERVICES / LEGAL-CODE ENFORCEMENT										
1047		07/21 AP		01/01/21	0000000	SWISHER & COHRT, P.L.C.	1,000.00			12/30/20
						LEGAL SERVICES-JAN'21				
						ACCOUNT TOTAL	1,000.00	.00	1,000.00	
101-1048-441.81-99 PROFESSIONAL SERVICES / CIVIL SERVICE COMMISSION										
1057		07/21 AP		12/14/20	0000000	STANARD & ASSOCIATES, INC.	95.00			12/30/20
						PSO APPLICANT TESTING HANSON/KLANG/LUCK				
						ACCOUNT TOTAL	95.00	.00	95.00	
101-1048-441.83-04 TRANSPORTATION&EDUCATION / DUES & MEMBERSHIPS										
1047		07/21 AP		12/21/20	0000000	CEDAR VALLEY SHRM	100.00			12/30/20
						2021 MEMBERSHIP-C.SOLE				
1047		07/21 AP		12/21/20	0000000	CEDAR VALLEY SHRM	100.00			12/30/20
						2021 MEMBERSHIP-T BABCOCK				
						ACCOUNT TOTAL	200.00	.00	200.00	
101-1199-431.88-01 OUTSIDE AGENCIES / MET - CF DISABLED										
1047		07/21 AP		01/01/21	0000000	METROPOLITAN TRANSIT AUTHORIT	8,535.00			12/30/20
						PAYMENT FOR FY21-3RD QTR				
						ACCOUNT TOTAL	8,535.00	.00	8,535.00	
101-1199-431.88-02 OUTSIDE AGENCIES / MET-RTC										
1047		07/21 AP		01/01/21	0000000	METROPOLITAN TRANSIT AUTHORIT	5,690.00			12/30/20
						PAYMENT FOR FY21-3RD QTR				
						ACCOUNT TOTAL	5,690.00	.00	5,690.00	
101-1199-431.88-11 OUTSIDE AGENCIES / MET TRANSIT AUTHORITY										
1047		07/21 AP		01/01/21	0000000	METROPOLITAN TRANSIT AUTHORIT	80,842.50			12/30/20
						PAYMENT FOR FY21-3RD QTR				
						ACCOUNT TOTAL	80,842.50	.00	80,842.50	

GROUP	PO	ACCTG	----TRANSACTION----				DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER	DESCRIPTION			BALANCE
									POST DT
FUND 101 GENERAL FUND									
101-1199-431.88-12						OUTSIDE AGENCIES / MET CAPITAL REPLACEMENT			
1047		07/21	AP	01/01/21	0000000	VEHICLE MAINTENANCE FUND	3,987.50		12/30/20
						PAYMENT FOR FY21-3RD QTR			
						ACCOUNT TOTAL	3,987.50	.00	3,987.50
101-1199-431.88-19 OUTSIDE AGENCIES / MET-ROUTE 9									
1047		07/21	AP	01/01/21	0000000	METROPOLITAN TRANSIT AUTHORIT	8,425.00		12/30/20
						PAYMENT FOR FY21-3RD QTR			
						ACCOUNT TOTAL	8,425.00	.00	8,425.00
101-1199-441.72-19 OPERATING SUPPLIES / PRINTING									
1061		07/21	AP	12/23/20	0000000	MUNICIPAL CODE CORPORATION	2,511.05		12/30/20
						SUPP #8 CODE OF ORDINANCE			
1047		07/21	AP	12/11/20	0000000	COURIER LEGAL COMMUNICATIONS	19.11		12/30/20
						PH NTC-IMPROVMNT/ACQUIST. W 27TH SAN SEWER PROJECT			
1047		07/21	AP	12/11/20	0000000	COURIER LEGAL COMMUNICATIONS	27.16		12/30/20
						PH NTC-SUBDIVISION CODE FINAL PLAT PHASING			
						ACCOUNT TOTAL	2,557.32	.00	2,557.32
101-1199-441.89-13 MISCELLANEOUS SERVICES / CONTINGENCY									
1061		07/21	AP	12/16/20	0000000	BAAS, TROY	80.00		12/30/20
						PHOTO-LILLIBRIDGE,BABCOCK			
						ACCOUNT TOTAL	80.00	.00	80.00
101-2205-432.88-10 OUTSIDE AGENCIES / BLACK HAWK COUNTY HEALTH									
1047		07/21	AP	01/01/21	0000000	BLACK HAWK CO.HEALTH DEPT.	3,250.00		12/30/20
						PAYMENT FOR FY21-3RD QTR			
						ACCOUNT TOTAL	3,250.00	.00	3,250.00
101-2205-432.88-38 OUTSIDE AGENCIES / CEDAR VALLEY SOCCER									
1047		07/21	AP	01/01/21	0000000	CEDAR VALLEY YOUTH SOCCER ASS	2,500.00		12/30/20
						PAYMENT FOR FY21-3RD QTR			
						ACCOUNT TOTAL	2,500.00	.00	2,500.00
101-2235-412.72-19 OPERATING SUPPLIES / PRINTING									
1042		07/21	AP	12/21/20	0000000	PARKADE PRINTER, INC.	321.40		12/30/20
						CORRECTION NOTICE FORMS			
						ACCOUNT TOTAL	321.40	.00	321.40

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-2280-423.72-71						OPERATING SUPPLIES / GALLERY SUPPLIES				
1048		07/21 AP		12/11/20	0000000	SIGNS BY TOMORROW	152.75			12/30/20
						LABELS FOR NIGHT SOUND EXHIBITION				
						ACCOUNT TOTAL	152.75	.00	152.75	
101-2280-423.81-06 PROFESSIONAL SERVICES / PRINTING & PUBLICATION										
1048		07/21 AP		12/15/20	0000000	KAREN'S PRINT-RITE	319.00			12/30/20
						POSTCARD-NIGHT SOUND EXHIBITION				
						ACCOUNT TOTAL	319.00	.00	319.00	
101-2280-423.89-33 MISCELLANEOUS SERVICES / FRIENDS SUPPORTED PROGRAM										
1048		07/21 AP		12/18/20	0000000	KAREN'S PRINT-RITE	219.00			12/30/20
						POSTCARD-FRIENDS CAMPAIGN SECOND TOUCH				
						ACCOUNT TOTAL	219.00	.00	219.00	
101-4511-414.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1060		07/21 AP		12/14/20	0000000	STOREY KENWORTHY	21.33			12/30/20
						DESK CALENDARS				
						ACCOUNT TOTAL	21.33	.00	21.33	
101-4511-414.72-07 OPERATING SUPPLIES / EMS/RESCUE SUPPLIES										
1060		07/21 AP		12/17/20	0000000	GALLS, LLC	22.94			12/30/20
						FINGER RING CUTTER				
						ACCOUNT TOTAL	22.94	.00	22.94	
101-4511-414.72-09 OPERATING SUPPLIES / EQUIPMENT REPAIR										
1060		07/21 AP		12/09/20	0000000	EQUIPMENT MANAGEMENT COMPANY	672.91			12/30/20
						RAM REPAIR				
						ACCOUNT TOTAL	672.91	.00	672.91	
101-4511-414.72-99 OPERATING SUPPLIES / POSTAGE										
1060		07/21 AP		12/21/20	0000000	SANDRY FIRE SUPPLY, L.L.C.	60.60			12/30/20
						SHIPPING-NOZZLE REPAIRS				
						ACCOUNT TOTAL	60.60	.00	60.60	
101-4511-414.73-10 OTHER SUPPLIES / HEADQUARTER SUPPLIES										

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-4511-414.73-10 OTHER SUPPLIES / HEADQUARTER SUPPLIES						continued				
1057		07/21 AP		12/14/20	0000000	CINTAS FIRST AID & SAFETY	43.64			12/30/20
		RESTOCK FD FIRST AID KIT								
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	120.14			12/30/20
		PARTS & EXPENSES NOV'20								
ACCOUNT TOTAL							163.78	.00		163.78
101-4511-414.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1060		07/21 AP		12/11/20	0000000	FIRE SERVICE TRNG. BUREAU	50.00			12/30/20
		1 CERT.FEE-HAZMAT RETEST2 TRYSTON ADELMUND								
1060		07/21 AP		12/11/20	0000000	FIRE SERVICE TRNG. BUREAU	50.00			12/30/20
		1 CERT.FEE-FF2 RETEST PRESTON RUSSELL								
ACCOUNT TOTAL							100.00	.00		100.00
101-4511-414.89-40 MISCELLANEOUS SERVICES / UNIFORM ALLOWANCE										
1060		07/21 AP		12/11/20	0000000	COVER-ALL EMBROIDERY, INC.	120.00			12/30/20
		EMBROIDER BEANIES								
ACCOUNT TOTAL							120.00	.00		120.00
101-4511-414.93-01 EQUIPMENT / EQUIPMENT										
1060		07/21 AP		12/03/20	0000000	TOYNE, INC.	635.00			12/30/20
		ROLL OUT TRAY-501 EXTRICATION EQUIPMENT								
1060		07/21 AP		12/03/20	0000000	TOYNE, INC.	1,252.00			12/30/20
		SUCTION RACKS-551 PORTABLE TANK FOLD DOWN								
ACCOUNT TOTAL							1,887.00	.00		1,887.00
101-5521-415.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES										
1057		07/21 AP		12/22/20	0000000	STOREY KENWORTHY	21.33			12/30/20
		DESK CALENDARS								
1057		07/21 AP		12/17/20	0000000	STOREY KENWORTHY	14.25			12/30/20
		PAPER COVERS								
ACCOUNT TOTAL							35.58	.00		35.58
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1057		07/21 AP		12/22/20	0000000	GIBSON SPECIALTY CO.	93.50			12/30/20
		MAILBOX & LOCKER NAMETAGS								
1057		07/21 AP		12/15/20	0000000	ABC EMBROIDERY, INC.	26.50			12/30/20
		NAME TAGS-JOHN ZOLONDEK								
1057		07/21 AP		12/15/20	0000000	ABC EMBROIDERY, INC.	26.50			12/30/20
		NAME TAGS-DEREK BROWN								

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-5521-415.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES						continued				
1057		07/21 AP		12/15/20	0000000	ABC EMBROIDERY, INC.	24.00			12/30/20
1057 NAME TAGS-JORDAN HELGESON										
1057		07/21 AP		12/14/20	0000000	CINTAS FIRST AID & SAFETY	60.92			12/30/20
1057 RESTOCK PD FIRST AID KIT										
ACCOUNT TOTAL							231.42	.00		231.42
101-5521-415.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1057		07/21 AP		12/14/20	0000000	IOWA LAW ENFORCEMENT ACADEMY	150.00			12/30/20
1057 DEF.TACT.RECERT-HERNANDEZ						JOHNSTON;12/9/20				
1057		07/21 AP		12/14/20	0000000	IOWA LAW ENFORCEMENT ACADEMY	150.00			12/30/20
1057 DEF.TACT.RECERT-M.BECKNER						JOHNSTON;12/9/20				
ACCOUNT TOTAL							300.00	.00		300.00
101-5521-425.81-20 PROFESSIONAL SERVICES / HUMANE SOCIETY										
1057		07/21 AP		12/07/20	0000000	CEDAR BEND HUMANE SOCIETY	2,667.00			12/30/20
1057 NOV'20 ANIMAL SURRENDER										
ACCOUNT TOTAL							2,667.00	.00		2,667.00
101-6613-433.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1044		07/21 AP		12/22/20	0000000	BENTON BUILDING CENTER	68.80			12/30/20
1044 GARAGE ROOF PINE BOARDS										
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	7.22			12/30/20
1044 PARTS & EXPENSES NOV'20										
ACCOUNT TOTAL							76.02	.00		76.02
101-6616-446.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	1,244.63			12/30/20
1044 PARTS & EXPENSES NOV'20										
ACCOUNT TOTAL							1,244.63	.00		1,244.63
101-6616-446.73-06 OTHER SUPPLIES / BUILDING REPAIR										
1025		07/21 AP		12/15/20	0000000	GROSSE STEEL CO., INC.	10.00			12/30/20
1025 DOOR WEATHER STRIPPING										
PROJECT#: 062503										
1044		07/21 AP		12/15/20	0000000	ECHO GROUP, INC.	1.55			12/30/20
1044 LOW VOLTAGE BOX										
PROJECT#: 062503										
1044		07/21 AP		12/15/20	0000000	MENARDS-CEDAR FALLS	2.98			12/30/20
1044 DATA COUPLER										

GROUP NBR	PO NBR	ACCTG PER.	CD	-----TRANSACTION----- DATE	NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 101 GENERAL FUND									
101-6616-446.73-06 OTHER SUPPLIES / BUILDING REPAIR						continued			
PROJECT#: 062503									
1044		07/21 AP		12/15/20	0000000	MENARDS-CEDAR FALLS BRACKET TO HANG HEATER	13.94		12/30/20
PROJECT#: 062508									
1044		07/21 AP		12/15/20	0000000	MENARDS-CEDAR FALLS DATA WIRE FOR THERMOSTAT	8.49		12/30/20
PROJECT#: 062503									
1044		07/21 AP		12/11/20	0000000	ECHO GROUP, INC. PHOTO EYE LIGHT REPAIR	49.36		12/30/20
PROJECT#: 062503									
ACCOUNT TOTAL							86.32	.00	86.32
101-6616-446.86-02 REPAIR & MAINTENANCE / BUILDINGS & GROUNDS									
PROJECT#: 062506									
1044		07/21 AP		12/17/20	0000000	CITY LAUNDERING CO. MAT SERVICE	40.00		12/30/20
PROJECT#: 062506									
1025		07/21 AP		12/15/20	0000000	CITY LAUNDERING CO. MAT SERVICE	20.00		12/30/20
PROJECT#: 062501									
1025		07/21 AP		11/13/20	0000000	POLK'S LOCK SERVICE, INC. DOOR CLOSERS	1,045.20		12/30/20
PROJECT#: 062506									
1044		07/21 AP		10/23/20	0000000	PRIMARY SYSTEMS ALARM REPAIRS	65.00		12/30/20
PROJECT#: 062511									
ACCOUNT TOTAL							1,170.20	.00	1,170.20
101-6616-446.86-14 REPAIR & MAINTENANCE / MECH EQUIPMENT SERVICING									
PROJECT#: 062507									
1044		07/21 AP		12/09/20	0000000	AIRE SERV.OF THE CEDAR VALLEY HVAC REPAIRS	3,807.31		12/30/20
PROJECT#: 062507									
1044		07/21 AP		12/09/20	0000000	AIRE SERV.OF THE CEDAR VALLEY HVAC REPAIRS	492.26		12/30/20
PROJECT#: 062501									
ACCOUNT TOTAL							4,299.57	.00	4,299.57
101-6616-446.93-01 EQUIPMENT / EQUIPMENT									
PROJECT#: 062503									
1044		07/21 AP		12/07/20	0000000	VAN METER, INC. PARKING LOT LIGHT	484.62		12/30/20
PROJECT#: 062503									
ACCOUNT TOTAL							484.62	.00	484.62

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	---TRANSACTION--- NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 101 GENERAL FUND									
101-6623-423.86-01 REPAIR & MAINTENANCE / REPAIR & MAINTENANCE									
1025		07/21 AP		11/16/20	0000000	TESTAMERICA LABORATORIES, INC	21.00		12/30/20
PRO SHOP WATER TEST									
1025		07/21 AP		09/25/20	0000000	TESTAMERICA LABORATORIES, INC	126.00		12/30/20
PRO SHOP WATER TEST									
ACCOUNT TOTAL							147.00	.00	147.00
101-6625-432.71-01 OFFICE SUPPLIES / OFFICE SUPPLIES									
1041		07/21 AP		12/14/20	0000000	PARKADE PRINTER, INC.	68.58		12/30/20
ENGINEERING GRID FORMS									
ACCOUNT TOTAL							68.58	.00	68.58
101-6625-432.72-17 OPERATING SUPPLIES / UNIFORMS									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	40.87		12/30/20
POLO, SHIRT-B.ARMSTRONG									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	202.80		12/30/20
JACKET, POLOS.PANTS-TOLAN									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	65.85		12/30/20
SHIRT-K.NIEBUHR									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	25.00		12/30/20
SHIRT-D.WICKE									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	20.33		12/30/20
POLO-M.FEUERHELM									
1041		07/21 AP		12/11/20	0000000	SERVICEWEAR APPAREL, INC.	7.33		12/30/20
PACKING CHARGES UNIFORMS									
ACCOUNT TOTAL							362.18	.00	362.18
101-6625-432.83-06 TRANSPORTATION&EDUCATION / EDUCATION									
1056		06/21 AP		10/07/20	0135737	IOWA DEPT-TRANSPORTATION		120.00	12/28/20
VOID CHECK-CANCELLED CLAS									
PCC LEVEL 1 RECERT-FOULK									
1056		06/21 AP		10/05/20	0135739	IOWA DEPT-TRANSPORTATION		120.00	12/28/20
VOID CHECK-CANCELLED CLAS									
PCC LVL 1 RECERT-MCKINNEY									
ACCOUNT TOTAL							.00	240.00	240.00-
101-6633-423.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES									
1025		07/21 AP		12/16/20	0000000	STOKES WELDING	204.98		12/30/20
CHAINSAW PARTS									
1044		07/21 AP		12/11/20	0000000	D & K PRODUCTS	1,862.00		12/30/20
ICE MELT									
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	37.49		12/30/20
PARTS & EXPENSES NOV'20									
1041		07/21 AP		10/08/20	0000000	SIGNS & DESIGNS, INC.	1,660.00		12/30/20



GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 101 GENERAL FUND										
101-6633-423.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES continued										
PETER MELENDY PARK SIGN										
ACCOUNT TOTAL							3,764.47	.00	3,764.47	
FUND TOTAL							147,341.82	269.00	147,072.82	
FUND 203 TAX INCREMENT FINANCING										
FUND 206 STREET CONSTRUCTION FUND										
206-6637-436.73-32 OTHER SUPPLIES / STREETS										
1025		07/21 AP		12/12/20	0000000	ASPRO, INC.	224.96			12/30/20
COLD MIX										
1025		07/21 AP		12/11/20	0000000	BMC AGGREGATES L.C.	142.80			12/30/20
ROADSTONE FOR ALLEYS										
1025		07/21 AP		12/10/20	0000000	CARGILL, INC.	1,876.65			12/30/20
ROAD SALT										
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	210.54			12/30/20
PARTS & EXPENSES NOV'20										
ACCOUNT TOTAL							2,454.95	.00	2,454.95	
206-6637-436.83-06 TRANSPORTATION&EDUCATION / EDUCATION										
1044		07/21 AP		12/16/20	0000000	NIACC	990.00			12/30/20
CDL TRAINING 12/7/20 MCCOY, IVERSON										
ACCOUNT TOTAL							990.00	.00	990.00	
206-6637-436.93-01 EQUIPMENT / EQUIPMENT										
1025		07/21 AP		11/17/20	0000000	TRISTATE TRUCK EQUIPMENT	24,038.01			12/30/20
#245 REPLACE BOX ON PLOW TRUCK										
ACCOUNT TOTAL							24,038.01	.00	24,038.01	
206-6647-436.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES										
1025		07/21 AP		12/11/20	0000000	MENARDS-CEDAR FALLS	33.91			12/30/20
CABLE TIES, PLUGS										
1044		07/21 AP		11/30/20	0000000	NAPA AUTO PARTS	403.21			12/30/20
PARTS & EXPENSES NOV'20										
ACCOUNT TOTAL							437.12	.00	437.12	
206-6647-436.72-62 OPERATING SUPPLIES / PAINT										
1025		07/21 AP		12/15/20	0000000	DIAMOND VOGEL PAINT - #64/#55	89.58			12/30/20
PAINT										

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 206 STREET CONSTRUCTION FUND										
206-6647-436.72-62 OPERATING SUPPLIES / PAINT										
							89.58	.00	89.58	
ACCOUNT TOTAL										
206-6647-436.73-12 OTHER SUPPLIES / TRAFFIC SIGNALS										
1025		07/21 AP		12/02/20	0000000	TRAFFIC CONTROL CORPORATION SENSORS FOR SIGNALS	5,700.00			12/30/20
							5,700.00	.00	5,700.00	
ACCOUNT TOTAL										
206-6647-436.73-20 OTHER SUPPLIES / POSTS										
1044		07/21 AP		12/18/20	0000000	XCESSORIES SQUARED DEV.& MFG. SIGN POSTS	4,573.50			12/30/20
1044		07/21 AP		12/17/20	0000000	XCESSORIES SQUARED DEV.& MFG. SIGN MOUNTING HARDWARE	705.37			12/30/20
							5,278.87	.00	5,278.87	
ACCOUNT TOTAL										
206-6647-436.73-25 OTHER SUPPLIES / TRAFFIC SIGNS										
1044		07/21 AP		12/15/20	0000000	TAPCO SIGN POSTER 2021 MUTCD	100.91			12/30/20
1044		07/21 AP		12/11/20	0000000	SIGNWAREHOUSE, INC. BLADES FOR SIGN PLOTTER	134.99			12/30/20
							235.90	.00	235.90	
ACCOUNT TOTAL										
206-6647-436.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS										
1025		07/21 AP		10/13/20	0000000	MOBOTREX, INC AUBIBLE PUSH BUTTONS FOR 23RD AND COLLEGE	4,955.00			12/30/20
							4,955.00	.00	4,955.00	
ACCOUNT TOTAL										
FUND TOTAL							44,179.43	.00	44,179.43	
FUND 215 HOSPITAL FUND										
FUND 216 POLICE BLOCK GRANT FUND										
FUND 217 SECTION 8 HOUSING FUND										
FUND 223 COMMUNITY BLOCK GRANT										
223-2224-432.72-19 OPERATING SUPPLIES / PRINTING										
1042		07/21 AP		12/15/20	0000000	COURIER LEGAL COMMUNICATIONS	50.80			12/30/20
PROJECT#: CDBG-CV #3 022351							50.80	.00	50.80	
ACCOUNT TOTAL										

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE	POST DT
FUND 223 COMMUNITY BLOCK GRANT										
FUND TOTAL							50.80	.00	50.80	
FUND 224 TRUST & AGENCY										
FUND 242 STREET REPAIR FUND										
242-1240-431.92-44 STRUCTURE IMPROV & BLDGS / STREET RECONSTRUCTION										
1041		07/21 AP		12/23/20	0000000	PETERSON CONTRACTORS	4,180.00			12/30/20
PROJECT#: 023185										
ACCOUNT TOTAL							4,180.00	.00	4,180.00	
242-1240-431.92-85 STRUCTURE IMPROV & BLDGS / UNION ROAD RECONSTRUCTION										
1041		07/21 AP		12/14/20	0000000	FOTH INFRASTRUCTURE & ENVIRON	8,752.30			12/30/20
PROJECT#: 023238										
ACCOUNT TOTAL							8,752.30	.00	8,752.30	
242-1240-431.92-91 STRUCTURE IMPROV & BLDGS / 12TH ST. RECONSTRUCTION										
1041		07/21 AP		12/28/20	0000000	PETERSON CONTRACTORS	26,304.71			12/30/20
PROJECT#: 023196										
ACCOUNT TOTAL							26,304.71	.00	26,304.71	
FUND TOTAL							39,237.01	.00	39,237.01	
FUND 254 CABLE TV FUND										
FUND 258 PARKING FUND										
258-5531-435.81-48 PROFESSIONAL SERVICES / CONTRACT SERVICES										
1047		07/21 AP		10/31/20	0000000	DUNCAN SOLUTIONS, INC.	1,813.32			12/30/20
PROJECT#: 062521										
ACCOUNT TOTAL							1,813.32	.00	1,813.32	
258-5531-435.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS										
1047		07/21 AP		12/09/20	0000000	SIGNS BY TOMORROW	592.10			12/30/20
PROJECT#: 062521										
ACCOUNT TOTAL							592.10	.00	592.10	
FUND TOTAL							2,405.42	.00	2,405.42	

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GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
FUND 261 TOURISM & VISITORS									
261-2291-423.85-23 UTILITIES / BUILDING MAINTENANCE									
1043		07/21 AP		12/17/20	0000000	CITY LAUNDERING CO, MAT SERVICE	10.00		12/30/20
ACCOUNT TOTAL							10.00	.00	10.00
261-2291-423.85-52 UTILITIES / TOURISM MARKETING GRANTS									
1043		07/21 AP		12/18/20	0000000	BEYOND PINK TEAM GRANT: '20 PINK RIBBON RUN FACEBOOK MARKETING	500.00		12/30/20
ACCOUNT TOTAL							500.00	.00	500.00
FUND TOTAL							510.00	.00	510.00
FUND 262 SENIOR SERVICES & COMM CT									
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									
FUND 297 REC FACILITIES CAPITAL									
1036		07/21 AP		09/24/20	0000000	FISCHER BROS, LLC WATER SLIDE RESTORATION	32,408.00		12/30/20
ACCOUNT TOTAL							32,408.00	.00	32,408.00
FUND TOTAL							32,408.00	.00	32,408.00
FUND 298 HEARST CAPITAL									
FUND 311 DEBT SERVICE FUND									
FUND 402 WASHINGTON PARK FUND									
FUND 404 FEMA									
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									

GROUP NBR	PO NBR	ACCTG PER.	CD	DATE	TRANSACTION NUMBER	DESCRIPTION	DEBITS	CREDITS	CURRENT BALANCE POST DT
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							
1067		07/21 AP 12/30/20 0000000				JAMES LOWN PROPERTIES LLC,	20,000.00		12/30/20
		3118-W.1ST ST. RECONST.				SETTLEMENT AGREEMENT			
PROJECT#:		023118							
		ACCOUNT TOTAL					20,000.00	.00	20,000.00
		FUND TOTAL					20,000.00	.00	20,000.00
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							
551-6685-436.72-01		OPERATING SUPPLIES / OPERATING SUPPLIES							
1025		07/21 AP 12/18/20 0000000				MILLER FENCE CO., INC.	64.00		12/30/20
		REMOTE CONTROLS FOR GATES							
		ACCOUNT TOTAL					64.00	.00	64.00
551-6685-436.72-19		OPERATING SUPPLIES / PRINTING							
1025		07/21 AP 12/16/20 0000000				PARKADE PRINTER, INC.	109.65		12/30/20
		BAG TAG TICKETS							
		ACCOUNT TOTAL					109.65	.00	109.65
551-6685-436.73-01		OTHER SUPPLIES / REPAIR & MAINT. SUPPLIES							
1025		07/21 AP 12/16/20 0000000				ARNOLD MOTOR SUPPLY	9.19		12/30/20
		WIPER BLADES							
		ACCOUNT TOTAL					9.19	.00	9.19

GROUP	PO	ACCTG	---TRANSACTION---			DESCRIPTION	DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER			BALANCE	
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POST DT ----									
FUND 551 REFUSE FUND									
551-6685-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT									
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	60.91		12/30/20
						PARTS & EXPENSES NOV'20			
						ACCOUNT TOTAL	60.91	.00	60.91
551-6685-436.87-02 RENTALS / MATERIAL DISPOSAL/HANDLIN									
1025		07/21	AP	12/05/20	0000000	LIBERTY TIRE RECYCLING, LLC	420.59		12/30/20
						SCRAP TIRE RECYCLING			
						ACCOUNT TOTAL	420.59	.00	420.59
						FUND TOTAL	664.34	.00	664.34
FUND 552 SEWER RENTAL FUND									
552-6655-436.73-13 OTHER SUPPLIES / SANITARY SEWERS									
1025		07/21	AP	12/08/20	0000000	STETSON BUILDING PRODUCTS LLC	158.19		12/30/20
						WATER STOP AND MATERIALS FOR BOX OUTS			
						ACCOUNT TOTAL	158.19	.00	158.19
552-6665-436.72-16 OPERATING SUPPLIES / TOOLS									
1039		07/21	AP	12/16/20	0000000	CAMPBELL SUPPLY WATERLOO	8.88		12/30/20
						SOCKET			
						ACCOUNT TOTAL	8.88	.00	8.88
552-6665-436.72-99 OPERATING SUPPLIES / POSTAGE									
1039		07/21	AP	11/25/20	0000000	FEDERAL EXPRESS	3.17		12/30/20
						SHIPPING EARL THOMPSON			
						ACCOUNT TOTAL	3.17	.00	3.17
552-6665-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT									
1039		07/21	AP	12/17/20	0000000	CAMPBELL SUPPLY WATERLOO	41.23		12/30/20
						TOOL/TRACTION-ICE			
1039		07/21	AP	12/14/20	0000000	O'DONNELL ACE HARDWARE	78.80		12/30/20
						ELBOWS, COUPL, PIPE, CAP, STRAP			
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	152.82		12/30/20
						PARTS & EXPENSES NOV'20			
1056		06/21	AP	10/01/20	0135521	O'DONNELL ACE HARDWARE		16.69	12/28/20
						VOID CHECK-LOST BATTERIES			
1056		06/21	AP	09/11/20	0135521	O'DONNELL ACE HARDWARE		15.38	12/28/20
						VOID CHECK-LOST ANTI SEIZE			

GROUP	PO	ACCTG	----TRANSACTION----		DESCRIPTION	DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER			BALANCE
								POST DT ----
FUND 552 SEWER RENTAL FUND								
552-6665-436.73-05 OTHER SUPPLIES / OPERATING EQUIPMENT						continued		
ACCOUNT TOTAL						272.85	32.07	240.78
552-6665-436.73-36 OTHER SUPPLIES / SAN. LIFT STATION SUPP.								
1039		07/21 AP		12/17/20	0000000	1,353.35		12/30/20
PACKING PUMP								
1056		06/21 AP		08/25/20	0135521		20.99	12/28/20
VOID CHECK-LOST								
O'DONNELL ACE HARDWARE								
SUPPLY LINE-LIFT STATION								
ACCOUNT TOTAL						1,353.35	20.99	1,332.36
552-6665-436.86-12 REPAIR & MAINTENANCE / TOWELS								
1039		07/21 AP		12/14/20	0000000	38.75		12/30/20
RUGS								
CITY LAUNDERING CO.								
ACCOUNT TOTAL						38.75	.00	38.75
FUND TOTAL						1,835.19	53.06	1,782.13
FUND 553 2004 SEWER BOND								
FUND 555 STORM WATER UTILITY								
555-6630-432.72-01 OPERATING SUPPLIES / OPERATING SUPPLIES								
1041		07/21 AP		12/11/20	0000000	56.58		12/30/20
SERVICWEAR APPAREL, INC.								
POLOS-M.PEREZ								
1041		07/21 AP		12/11/20	0000000	1.17		12/30/20
SERVICWEAR APPAREL, INC.								
PACKING CHARGES UNIFORMS								
ACCOUNT TOTAL						57.75	.00	57.75
555-6630-432.92-01 STRUCTURE IMPROV & BLDGS / STRUCTURE IMPROV & BLDGS								
1041		07/21 AP		12/09/20	0000000	10,536.31		12/30/20
AECOM TECHNICAL SERVICES, INC								
3215-OLIVE ST BOX CULVERT								
11/07/20-12/04/20								
PROJECT#: 023215								
ACCOUNT TOTAL						10,536.31	.00	10,536.31
FUND TOTAL						10,594.06	.00	10,594.06

GROUP	PO	ACCTG	---TRANSACTION---			DESCRIPTION	DEBITS	CREDITS	CURRENT
NBR	NBR	PER.	CD	DATE	NUMBER			BALANCE	
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POST DT ----									
FUND 570 SEWER ASSESSMENT									
FUND 606 DATA PROCESSING FUND									
606-1078-441.81-70					PROFESSIONAL SERVICES / CONTRACT SERVICES				
1047		07/21	AP	12/21/20	0000000	IP PATHWAYS, LLC	10,000.00		
						ANNUAL BLOCK SUPPORT HRS		12/30/20	
						ACCOUNT TOTAL	10,000.00	.00	10,000.00
606-1078-441.86-10 REPAIR & MAINTENANCE / SOFTWARE SUPPORT AGREEMTS									
1047		07/21	AP	11/13/20	0000000	IP PATHWAYS, LLC	198.50		12/30/20
						CISCO ANY CONNECT SFTWRE			
1047		07/21	AP	10/29/20	0000000	ALADTEC INC	2,995.00		12/30/20
						SCHEDULING ANNUAL SUPPORT			
						FIRE/POLICE 1/1-12/31/21			
						ACCOUNT TOTAL	3,193.50	.00	3,193.50
606-1078-441.93-01 EQUIPMENT / EQUIPMENT									
1047		07/21	AP	12/08/20	0000000	CDW GOVERNMENT, INC.	1,050.00		12/30/20
						24"MONITORS (10)INVENTORY			
						ACCOUNT TOTAL	1,050.00	.00	1,050.00
						FUND TOTAL	14,243.50	.00	14,243.50
FUND 680 HEALTH INSURANCE FUND									
FUND 681 HEALTH SEVERANCE									
FUND 682 HEALTH INSURANCE - FIRE									
FUND 685 VEHICLE MAINTENANCE FUND									
685-6698-446.72-05					OPERATING SUPPLIES / GAS & OIL				
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	368.74		12/30/20
						PARTS & EXPENSES NOV'20			
						ACCOUNT TOTAL	368.74	.00	368.74
685-6698-446.72-16 OPERATING SUPPLIES / TOOLS									
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	770.20		12/30/20
						PARTS & EXPENSES NOV'20			
						ACCOUNT TOTAL	770.20	.00	770.20
685-6698-446.73-04 OTHER SUPPLIES / VEHICLE SUPPLIES									
1044		07/21	AP	12/15/20	0000000	LAWSON PRODUCTS, INC.	138.31		12/30/20
						MISC SHOP SUPPLIES			
1025		07/21	AP	12/08/20	0000000	LAWSON PRODUCTS, INC.	125.67		12/30/20
						MISC SHOP SUPPLIES			



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FUND 685 VEHICLE MAINTENANCE FUND										
685-6698-446.73-04 OTHER SUPPLIES / VEHICLE SUPPLIES						continued				
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	28,470.26			12/30/20
						PARTS & EXPENSES NOV'20				
						ACCOUNT TOTAL	28,734.24	.00	28,734.24	
685-6698-446.86-12 REPAIR & MAINTENANCE / TOWELS										
1044		07/21	AP	12/17/20	0000000	CITY LAUNDRING CO.	35.00			12/30/20
						SHOP TOWELS				
						ACCOUNT TOTAL	35.00	.00	35.00	
685-6698-446.86-15 REPAIR & MAINTENANCE / TIRE REPAIRS										
1044		07/21	AP	11/30/20	0000000	NAPA AUTO PARTS	1,068.16			12/30/20
						PARTS & EXPENSES NOV'20				
						ACCOUNT TOTAL	1,068.16	.00	1,068.16	
685-6698-446.87-08 RENTALS / WORK BY OUTSIDE AGENCY										
1025		07/21	AP	12/09/20	0000000	BLACK HAWK RENTAL	1,151.25			12/30/20
						#2199 REPAIRS-TOOLCAT				
						ACCOUNT TOTAL	1,151.25	.00	1,151.25	
						FUND TOTAL	32,127.59	.00	32,127.59	
FUND 686 PAYROLL FUND										
FUND 687 WORKERS COMPENSATION FUND										
FUND 688 LTD INSURANCE FUND										
FUND 689 LIABILITY INSURANCE FUND										
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	345,597.16	322.06	345,275.10	