

COMMITTEE OF THE WHOLE

City Hall – Council Chambers

January 19, 2021

The Committee of the Whole met at City Hall via teleconference at 5:00 p.m. on January 19, 2021, 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 teleconferenced in from all City Departments. Amie Rivers with the *Waterloo Courier*, as well as members of the community teleconferenced in.

Mayor Green called the meeting to order and introduced the first item on the agenda, Community Development Block Grant (CDBG) Sidewalk Infill Project. Stephanie Houk Sheetz Director of Community Development reviewed the adopted Federal Fiscal Year 2019-2023 Consolidated Plan. She stated this is developed through community engagement and may change once it is presented to Department of Housing and Urban Development. She said this was the case for the planned neighborhood recreational amenities projects for two City parks, which didn't qualify under the low-moderate income (LMI) guidelines. Ms. Sheetz stated the project was changed to another neighborhood accessibility improvements project, which is the Sidewalk Infill Project. She explained staff looked at the LMI areas in the City, safe routes to schools maps and projects in the capital improvement plan. Staff identified four sidewalk infill locations within the city which met these criteria within the funding available for the project; W. 20th Street, Tucson Drive, Walnut Street, and W. 3rd Street. Ms. Sheetz reviewed maps of the locations and estimated costs for each of these segments. She reviewed the next steps in the process for the project; develop construction documents, notify neighborhoods of the project, public bidding and contract, and construction will begin this spring and be completed by September 2021. Frank Darrah motioned for approval of the staff recommendation to proceed with the CDBG Sidewalk Infill Project. Mark Miller seconded the motion. After a brief discussion, the motion carried unanimously.

Mayor Green introduced item two, FY22 Budget Presentation. Jennifer Rodenbeck Director of Finance and Business Operations reviewed the budget process and the steps leading up to tonight. She explained new legislation was passed in 2019 (SF634) requiring an additional hearing and a resolution establishing the maximum property tax levy dollars. Ms. Rodenbeck stated the assessed valuations increased \$74 million, or a 2% increase over last year. She reviewed the rollback rates; commercial property remains at 90%, residential rate is up, set at 56.41% and multi-residential is in the 8-year phase in and down to 67.5%. She stated for the FY2022 budget staff is proposing the property tax rate of \$11.38, which is down from \$11.43. She said residential properties will see a 1.98% increase, commercial/industrial properties will see a .44% decrease and multi-residential properties will see a 5.68% decrease. Ms. Rodenbeck stated the new step of the maximum levy doesn't show the whole picture of the budget, since it doesn't include all the levies. She continued with the review of other budget factors, including certain levies which aren't utilized; projected salary increases and retirement benefit rates. She stated the FY2022 budget is projected for 50% reduction in Hotel/Motel tax revenues, due to the pandemic, which will have an impact on outside agency funding. She stated MET Transit requested 3.0% increase. She stated staff

will continue to monitor sewer and stormwater rates and health insurance costs. Ms. Rodenbeck explained that tonight we will set the Maximum Levy Public Hearing for February 1, the Public Hearing for the FY2022 Budget will be held on February 15 and we must certify the budget to Black Hawk County by March 31st.

Mayor Green opened it for council discussion. Councilmember Kruse asked about hotel/motel tax revenues. Ms. Rodenbeck stated these revenues are paid quarterly, for the previous quarter quarterly. She explained these revenues are distributed by council resolution, 50% Visitor and Tourism and 50% cultural, park and recreation activities. Mayor Green opened it up for public comment. Jim Skain 2215 Clay Street asked about the financial partnership with Cedar Falls Utilities. Ms. Rodenbeck stated Cedar Falls Utilities doesn't pay property taxes, but does make a payment in lieu of property taxes, which is transferred the general fund to help keep property taxes down. There being no more public comments, Mayor Green brought it back to council discussion. Councilmember Sires commented on the street light fee on the utility bill. Ms. Rodenbeck explained this cost was moved to the utility and they collect and pay for the street lighting, explaining the fee is passed on to all utility bills, even tax exempt properties. Frank Darrah motioned to proceed with the next steps in the budget process. Simon Harding seconded to the motion. The motion passed 6 to 1 (Aye-Darrah, deBuhr, Dunn, Harding, Kruse, and Miller; Nay-Sires).

There being no further discussion, Mayor Green adjourned the meeting at 6:54 p.m.

Minutes by Lisa Roeding, Controller/City Treasurer