

**REGULAR CITY COUNCIL MEETING
TUESDAY – OCTOBER 1, 2019 – 6:00 PM
EVANSDALE CITY HALL**

AGENDA

1. Call to order
2. Pledge of Allegiance
3. Roll call
4. Approval of the October 1, 2019 agenda
5. Approval of the Consent Agenda – All items listed under the consent agenda will be enacted by one motion. There will be no separate discussion of these items unless a request is made prior to the time Council votes on the motion
 - a. Approval of September 10, 2019 special meeting minutes and September 17, 2019 regular meeting minutes
6. Resolution 6352 authorizing payment of bills and transfers
7. Resolution 6353 approving FY2019 Urban Renewal Report
8. Request to reschedule the November 5, 2019 council meeting to November 6, 2019 due to the city election
9. Council to consider approval of Audio/Video system quote
10. Request from Public Works Director to approve the removal and replacement of asphalt on Elmer Avenue from W. Gilbert to the entrance of Angels Park in the amount of \$24,145 with ASPRO
11. Request from Public Works Director to complete the 4000-hour service on the John Deere 544K in the amount of \$3,785.36
12. Request from Waste Water Foreman to approve an auxiliary pump connection on the force main from the Michigan Avenue Lift Station in an amount not to exceed \$6,500
13. Request to renew a ten (10) year lease agreement with Lamar Advertising
14. Setting the date of Trick or Treat for October 31st from 6 p.m.-8 p.m.
15. Public discussion: non-agenda items
16. Mayor/Council Reports
17. Adjournment

CITY HALL
EVANSDALE, IOWA, SEPTEMBER 10, 2019
CITY COUNCIL
DOUG FAAS, MAYOR, PRESIDING

The City Council of the City of Evansdale, Iowa met in special session, according to law, the rules of said Council and prior notice given each member thereof, in the Council Chambers of City Hall of Evansdale, Iowa at 6:00 p.m. on the above date. Council members present in order of roll call: Dewater, Seible, Bender, Walker, and Loftus. Quorum present.

Loftus/Seible to approve September 10, 2019 agenda. Ayes-Five. Motion carried.

Walker/Loftus to approve Resolution 6347 approving the sale of City Property (as amended). Mayor Faas stated that there was a scrivener's error and an amendment to the buyer's legal name. Roll call vote: Ayes-Five.

Mayor Faas thanked public works department, police department, and volunteer fire fighters for all their efforts with cleaning the debris off the streets and their efforts to keep the city safe after the storm last evening.

Council will consider approval of Waste Water Treatment Plant Design. Mayor Faas stated that there were still questions that haven't been answered from our previous WWTP discussions that would be addressed first and then have McClure Engineering and the Iowa Department of Natural Resources (IDNR) representatives available for questions by the council.

Discussion Questions: Can our City regionalize with the City of Waterloo WWTP: It is feasible from a technical standpoint, but there are many other issues to resolve to determine ultimate feasibility. Cost: estimated to be approximately \$14.5 million; timing: 5 to 10 years for regionalization; organizational structure, ownership and management issues, operational and maintenance questions, legal issues, political feasibility, and does not address the issue of a new lift station still in the floodway. Referendum—public vote on wastewater plant: the Iowa Supreme Court in 1995 held that general law cities are prohibited from adopting local initiative and referendum measures. State of Iowa code (364) grants municipal legislation to city councils, and a city provision allowing electorate-initiated ordinances would improperly contradict Iowa code. Why hasn't the city created a capital improvement fund to offset some of the proposed rate increases: a \$15 dollar per month increase in the sewer fees was proposed in the summer/fall of 2016, but after lengthy discussions the council decided on a \$5 per month increase (\$15 per quarter) instead, hearing and discussing much of the same arguments as today (residents can't afford it, wait until we are mandated to make improvements, etc.) the \$5 per month increase has generated approximately \$324,555 in additional revenue in the 2.75 years it has been in effect. During that same time frame, over \$198,000 was spent to repair the arbutus lift station alone. Other unanticipated aging infrastructure repairs, and routine maintenance and repair projects system-wide have reduced our current sewer reserve to \$281,000 from a balance of \$366,000 in the fall of 2016. As a city, we are going backwards in our capital improvement reserves. For a point of comparison, the City of Elk Run Heights has been collecting a capital improvements fee

in the amount of \$50 per quarter for the last five years in anticipation of that city building a new WWTP. To date they have accumulated approximately \$500,000 in the fund, which is only approximately 8.3% of their anticipated cost. If the City of Evansdale had been collecting the same \$50 per quarter for capital improvement funds for the last 5 years, the fund balance would be approximately \$1.66 million subtracting the above noted repair expenditures. This is approximately 12.7% of anticipated cost. Waste of money to purchase combo truck and televising unit: from 2012 to 2017 (before we purchased both the combo truck and televising unit) the city was spending an average of \$6,661 per year on outside contractors for these services. These actual costs would have been much higher if we had been doing routine lift station and other preventative maintenance as was being reported. In all of 2018 and year to date 2019 we have spent \$355.30 on outside contractor services and parts, approximately an 87.5% reduction in yearly costs.

Alex Potter with McClure Engineering spoke regarding the questions that were presented to the IDNR and the feedback that was received as follows: If Evansdale were to construct a UV disinfection system, would they be required to install a standby power system? IDNR responded yes, new and upgraded facilities must meet this requirement. Will the City be required to protect structures from physical damage from the 100-year flood per 14.2.4.a. of the IWDS? IDNR responded yes. Will the City be required to protect structures from physical damage from the 100-year flood plus 1'-0" as outlined in rule 567-72.5(1)(b)(455B) of the Iowa Administrative Code? IDNR responded yes, this is a requirement for new or modified structures per the IDNR Floodplain Section, which is more stringent than the current IWDS. Also, the protection level is 500-year plus 1'-0" for any fuel storage facility that may accompany an electrical generator. Will the City be required to provide wheeled access to the WWTP during a 10-year flood event as outlined in IWDS 14.2.4.a.? IDNR responded yes. Will the City be required to provide wheeled access during the 25-year flood event as outlined in 14.2.6.b. of the DRAFT design standards? IDNR responded no. The 25-year requirement is a proposed modification to our design standards. The City would not be required to comply at this time. Will the City be required to provide wheeled access during the 100-year flood event as outlined in rule 567-72.5(3)(b)(455B) of the Iowa Administrative Code? Yes, however the City may apply for a variance to this requirement if equivalent effectiveness is provided. Remote operation was discussed at our meeting in January of 2018 using SCADA controls in high water events. It was decided during that meeting this would be an acceptable variance. Without a Q100 access route, we will also need information on the flood warning, fueling needs (if required), duration, and response time with respect to the wastewater plant operation throughout an event. Will the City be required to provide a means of remote operation (i.e. SCADA system) if the WWTP cannot be safely accessed during a major flood event? IDNR responded yes, if a variance to the access road requirement is requested, SCADA would be considered equivalent. Would Evansdale be permitted to propose a delayed implementation schedule for nutrient removal? IDNR responded, yes. The nutrient reduction feasibility study requires the permittee to submit an analysis of feasible and reasonable options for reducing nutrients and provide a schedule to implement those options. The scheduled timeline must take affordability and other priorities into account. Delayed schedules have been approved with appropriate justification. If the City were to propose a substantial plant upgrade, expansion or replacement, then anti-deg may require nutrient removal capabilities be included at that time. What is the IDNR's position on approving future wastewater

treatment projects when the risk of catastrophic flooding is unavoidable? IDNR responded, as stated above, if the IDNR Wastewater and Floodplain Section Design Standards are met, these projects can be constructed. Is there an initiative or position in the foreseeable future where Iowa IDNR would require communities like Evansdale, Elk Run Heights, and Raymond to regionalize treatment with the City of Waterloo? IDNR responded, No. While the NPDES permit's compliance schedule only requires disinfection, the Iowa IDNR may require a plan of action in the future due to the Wastewater Treatment Plant's physical age. An evaluation of the current plant's reliability is recommended. Mr. Potter stated that all options that have been discussed for the WWTP are still viable options.

Mayor Faas explained the results of the AECOM analysis of the no-rise alternatives. Chris Even, Waste Water Foreman stated that the IDNR has reviewed our no-rise alternative but they have to be approved by FEMA and the U.S. Army Corps of Engineers (USACE). Councilor Seible questioned if the USACE had to approve the plans. Mr. Potter responded that once the design was prepared it would be sent to the IDNR, FEMA, and to USACE. Seible stated that he had several pictures showing that the WWTP did not go under water in the 2008 flood event and questioned if there was an alternate access to the north of the plant that would be explored and wondered if we were still considering all the options originally chosen to explore. Mr. Potter responded that they haven't explored an alternate access to the plant, but all the options council had chosen are still viable options. Seible also questioned why the City isn't pursuing regionalization with the City of Waterloo and if it was a viable option. Mr. Potter stated that the capital cost to merge with the City of Waterloo would be upwards of \$14.5 million as stated in the regionalization plan prepared by AECOM. Seible also questioned what the operating cost increases would be to operate a new WWTP. Mr. Potter responded upwards of \$60,000 per year. Councilor Bender questioned if it would be clarified what the basic cost would be for the City to comply with the IDNR mandates at our current location. Mr. Potter responded that the 1st option, upgrading the current WWTP was in the amount of \$7.4 million and included the following improvements; e Coli disinfection, site work, improvement to the access road, standby power, and SCADA system costs that were approximately \$3.3 million; other items included in that option was to extend a new force main to the plant from the East End lift station, headworks upgrade, replacing blowers in the blower building and repairing a leaking roof in the amount of \$3.3 million; additionally an additional storage garage and much needed improvements to the lab amounting to \$880,000. Seible questioned if it was a viable option to merge with Waterloo. Bret Myers, IDNR, stated that if the City was seriously looking at combining with the City of Waterloo it should be documented on paper and that Waterloo has operational issues that may prevent the City from combining with them at this time. Mayor Faas stated that regionalization wouldn't be an option for approximately 10 years; if we were to combine with the City of Waterloo any sooner, we would become a customer of the City of Waterloo. Seible stated that he would like to have the options reviewed to ensure they are viable options and that if the IDNR knows we are working toward a plan would they allow lenience to their time frame. Derek Anderson, McClure Engineering, stated that we would need concept plans in place in order for the IDNR, USACE, and FEMA to approve the elevation of the plan the City chose. Mayor Faas questioned the time line for preparation of the plans for each option chosen. Anderson responded that it would be a few months but regardless if you went down that path we would have to present and clarify to the IDNR what the City's plan is to move forward. Walker questioned how the IDNR would

respond to our request. Anderson responded that all the elements would have to be in place and present the IDNR with a revised schedule. Anderson also questioned if the City wanted to spend and invest millions of dollars at the existing site that ultimately would have to be updated with nutrient reduction costing close to \$11 million. Councilor Dewater questioned if in a flood event high water was the only issue. Anderson responded that there are levels of a flood event that effect the hydraulic profile that needs to be achieved to pump water from the plant and when the water backs up in the plant the hydraulics' have to be able to operate during those flood levels. Walker questioned what option would be in the best interest of the city and would that option be approved by the IDNR. Anderson responded that as a part of the process a plan is chosen, the design is prepared, and the IDNR would evaluate the plan at that time. He also stated that if the council wanted both plans to be considered the costs for engineering would increase and the city would face not being in compliance. Mr. Myers, IDNR, stated that the compliance schedule is set and if the city chose to push it down the road they would be out of compliance and that the permit is federal, and the EPA would then become involved. After a lengthy deliberation Dewater/Walker to approve moving forward with the option to build a new WWTP on the dry side of the levee. Roll call vote: Ayes: Three. Nays: Two (Seible and Bender).

There being no further discussion, Seible/Bender to adjourn the meeting at 7:51 p.m. Ayes-Five. Motion carried.

ATTEST:

Doug Faas, Mayor

DeAnne Kobliska, City Clerk

CITY HALL
EVANSDALE, IOWA, SEPTEMBER 17, 2019
CITY COUNCIL
DOUG FAAS, MAYOR, PRESIDING

The City Council of the City of Evansdale, Iowa met in regular session, according to law, the rules of said Council and prior notice given each member thereof, in the Council Chambers of City Hall of Evansdale, Iowa at 6:00 p.m. on the above date. Council members present in order of roll call: Seible, Bender, Walker, Loftus, and Dewater. Quorum present.

Walker/Loftus to approve September 17, 2019 agenda. Ayes-Five. Motion carried.

Seible/Bender to approve the following items on the September 17, 2019 consent agenda. a. Approval of September 3, 2019 regular meeting minutes. b. Accept and place on file the minutes and reports from the following Departments, Boards, and Commissions (n/a = not available): Ambulance & Fire Report (Aug), Building Inspection Report (Aug), Clerk/Treasurer Report (Aug), Code Enforcement Report (Aug), Evansdale Municipal Housing (Aug), Library (Aug), Parks & Rec Dept. (Aug), Planning & Zoning (n/a), Police Dept. (Aug), Storm Water Commission (n/a), and Water Works (Aug). c. Tobacco Permit: (a) New Permit-Station Mart #1-Effective 10/01/2019. Roll call vote: Ayes-Five.

Walker/Dewater to approve New Liquor License-Station Mart #1 3594 Lafayette Rd. effective 10/01/2019. Roll call vote: Ayes-Five.

Loftus/Seible to approve Resolution 6351 authorizing payment of bills and transfers. Roll call vote: Ayes-Five.

Walker/Seible to approve request from Public Works Director to hydro-seed areas throughout the city as follows: Ellendale Rd., N. Evans/Lafayette, Morrell St., Joy Dr., the levee behind the carwash, Meyers Lake tank area, coverage where six (6) trees were removed, and an area around the boat ramp in the amount of \$1,400. Ayes-Five. Motion carried.

Discussion: Black Hawk County Gaming Commission Grant – Playground Equipment. Mayor Faas stated that the City had received a LAWCON grant in the amount of \$137,250 at 50% match and a Black Hawk County Gaming Association (BHCGA) grant in the amount of \$150,000 at 50% match, both to be utilized for replacement of playground equipment. The LAWCON grant is site specific to be used at Angels Park while the BHGA grant may be utilized at any of the parks. We can use \$68,625 of the BHCGA grant for the match on the LAWCON grant but will still need \$81,375 in matching funds either obtained by grants, donations, or city funds. The projects would have to be completed within a year of receipt, September 2020. Councilor Seible questioned if the packet of information received contained information on the playground equipment replacement. Mayor Faas responded that it was a study commissioned by the Parks Department after the city received the review of our park's equipment in an insurance audit. Councilor Dewater stated that it appeared that all our equipment needed to be replaced. Mayor Faas responded that there were over 126 out of 334 issues identified as priority where potential injury is life threatening or debilitating. Equipment replacement would be as low as \$400,000 up to \$525,000. All replacement equipment and playground area will have to comply with 2010 ADA standards. It also had been recommended that equipment be removed until repaired or replaced. He asked the council to review the report and playground equipment in efforts to move forward with this project. Dewater questioned what the Park Board had recommended. Faas responded that they hadn't given a recommendation at this time. Seible questioned if we were under any compliance time frame for completion. Faas responded that we had a year to utilize the grants and that the insurance company has the report on file and is expecting repairs, replacement, or fence off the parks we aren't using.

Mayor/Council Reports. Faas stated he had received an email from Chris Schares, Public Works Director that our front loader is due for the 4,000-hour checkup. Wanted to let council know it will be on the next agenda.

There being no further discussion, Seible/Loftus to adjourn the meeting at 6:18 p.m. Ayes-Five. Motion carried.

ATTEST:

Doug Faas, Mayor

Megan Wells, Deputy City Clerk

RESOLUTION 6352

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EVANSDALE, IOWA, THAT
THE FOLLOWING BILLS BE PAID AND THE TRANSFERS ARE HEREBY ALLOWED**

ADVANCED AUTOMOTIVE	PD-REPLACE DOOR HANDLE #14	197.00
	PD-LOF #17	36.26
	PD-STRUTS #14	890.85
	PD-CONTROL ARM #11	264.40
	TOTAL	1,388.51
AUTO PLUS	FD-PWR STEERING/WIPER FLUI	7.41
	RU-BACKUP ALARM	31.44
	TOTAL	38.85
BH COUNTY TREASURER	2ND QTR FY20 DISPATCH FEES	20,687.80
	PD-SW MOBILE FY20	950.00
	TOTAL	21,637.80
BLACK HAWK ELECTRICAL	RU-CK STREET LIGHTS	119.00
BOUND TREE MEDICAL	FD-MEDICAL SUPPLIES	58.33
	FD-MEDICAL SUPPLIES	56.88
	FD-MEDICAL SUPPLIES	457.78
	FD-MEDICAL SUPPLIES	8.37
	FD-MEDICAL SUPPLIES	19.98
	TOTAL	601.34
CENTRAL SERVICE & SUPPLY	SR-SUCTION HOSE	546.17
CENTURY LINK	SR-INTERNET	78.99
CITY LAUNDERING	LIB-MONTHLY MATS	44.28
	CH-MONTHLY MATS	77.15
	TOTAL	121.43
COVENANT MEDICAL CENTER	FD-MEDICAL SUPPLIES	2.69
CREATIVE IMPACT	AC-TAHOE DECALS	25.00
DIAMOND VOGEL PAINT	RU-GLASS BEADS	206.50
DDHKC-ATTORNEY	PD-LEGAL FEES	428.75
EMBLEM ENTERPRISES	PD-PATCHES	552.00
FAREWAY	PD-CLEANING SUPPLIES	7.98
	FD-CLEANING SUPPLIES	7.98
	SR-DISTILLED WATER	7.92
	SR-PAPER TOWELS/TISSUE	57.96
	TOTAL	81.84
FASTENAL COMPANY	SR-SCREWS	13.78
FOX APPARATUS REPAIR	FD-PRIMER REPAIR #201	668.64
IOWA ONE CALL	RU-AUGUST LOCATES	12.03
	SR-AUGUST LOCATES	12.03
	TOTAL	24.06
A-05/07/2019 KLUESNER CONSTRUCTION	RU-DEERWOOD CAMPGROUND ROA	4,788.00
A-06/18/2019	RU-DEERWOOD CAMPGROUND ROA	1,386.00
	TOTAL	6,174.00
LENTZ, RAELENE KAY	FD-REFUND OVERCHARGE	180.23
MEDIACOM	PD-INTERNET/83849500300902	123.45
	FD-INTERNET/83849500300902	123.45
	BI-INTERNET/83849500300904	47.38
	CH-INTERNET/83849500300904	47.38
	RU-INTERNET/83849500300903	96.90
	RU-INTERNET/83849500300001	136.90
	RU-INTERNET/83849500300904	47.38
	SR-INTERNET/83849500300904	47.38
	TOTAL	670.22
MENARDS	RU-PAINT SPRAYER HOSE/TOWE	19.98
MUTUAL WHEEL	RU-SHOP SUPPLIES	46.10
NEUMAN, BEN	PD-LODGE/MEAL RMBRSMNT	92.01
OVERHEAD DOOR	PD-WASH BAY DOOR	47.50
	FD-WASH BAY DOOR	47.50
	TOTAL	95.00

P & K MIDWEST	RU-LANDPRIDE MOWER BLADES	95.25
	RU-SERVICE UNIT #65	363.72
	RU-OIL/FILTERS UNIT #65	222.39
	RU-FILTERS UNIT #65	91.08
	TOTAL	772.44
POWERPLAN	RU-WIPER ARM/REVERSE ALARM	456.03
	RU-AIR FILTER UNIT #63	61.04
	TOTAL	517.07
PPG ARCHITECTURAL FINISHES	RU-PUMP REPAIR/PARTS	295.88
SHIVE-HATTERY	RU-LAFAYETTE RD REHAB	19,600.00
STANLEY STEEMER	LIB-CLEAN CARPETS	118.75
	CH-CLEAN CARPETS	294.50
	TOTAL	413.25
STATE INDUSTRIAL PRODUCTS	SR-ENZYMES	234.00
TAPCO	RU-MPH SIGNS	68.63
TESTAMERICA LABORATORIES	SR-QUALITY CONTROL TESTING	75.00
	SR-MTHLY TESTING	566.00
	TOTAL	641.00
THE SLED SHED	PD-WEED EATER/CHAINSAW PART	21.07
	FD-WEED EATER/CHAINSAW PART	36.51
	TOTAL	57.58
TIFCO INDUSTRIES	RU-10 HYDRO FITTINGS	161.91
U.S. CELLULAR	FD-CELL PHONE	68.20
	BI-CELL PHONE	88.00
	PK-CELL PHONE	36.27
	RU-CELL PHONE	193.07
	SR-CELL PHONE	101.02
	TOTAL	486.56
WEX BANK	PD-FUEL	1,212.01
	FD-FUEL	340.68
	BI-FUEL	64.01
	PK-FUEL	160.94
	RU-FUEL	1,708.36
	SR-FUEL	504.98
	TOTAL	3,990.98
WINDSTREAM	PD-PHONE	109.74
	FD-PHONE	77.29
	LIB-PHONES	39.54
	CH-PHONE	92.77
	EWV-OFFICE	34.56
	RU-PHONE	39.39
	SR-PLANT PHONE	46.89
	TOTAL	440.18
	001 GENERAL FUND	28,401.27
	002 CAPITAL IMPROVEMENT	552.00
	005 STREETS	25,989.90
	110 ROAD USE TAX	4,257.08
	610 SEWER FUND	2,292.12
	GRAND TOTAL:	61,492.37

PREPAYS:

84399	BAKER & TAYLOR	LIB-BOOKS/DVD'S	459.47
84400	CAPITOL ONE	LIB-POSTAGE/MONITOR	101.96
84401	CENTURION	LIB-FY20 ANTIVIRUS RNWL	56.00
84402	RAND, DENISE	LIB-MILEAGE/MEAL RMBRSMNT	167.08
84403	STATE LIBRARY OF IOWA	LIB-PLM CLASS	50.00
84404	STOREY KENWORTHY	LIB-OFFICE SUPPLIES	130.55
84405	IAWEA	SR-CONFERENCE	60.00
84406	COLLECTION SRV CNTR	RU-P/R DEDUCTION	219.00
84407	AFLAC	P/R DEDUCTION	76.44
DRAFT	ADVANTAGE ADMIN	HEALTH INS	3,303.22
DRAFT	IPERS	RETIRMENT	9,013.89

84408	METLIFE	LIFE/DENTAL/VISION	2,692.81
84409	MFPRSI	RETIRMENT	10,083.54
84410	POLICE ASSOC	P/R DEDUCTION	60.00
DRAFT	TREAS-STATE OF IA	P/R DEDUCTION	5,830.00
84411	WELLMARK	HEALTH INS	17,852.73
DRAFT	VISA	PD-TASER INSTRUCTOR CLASS	495.00
		PD-CAR PRINTER PAPER	180.12
		PD-BATTERY FOR LAPTOP	39.99
		PD-RETURN PIC FRAME	-9.00
		PD-PIC FRAME	19.99
		PD-STAMPS	110.72
		PD-TRANSCRIPTS-JONES	10.10
		FD-EMT CLASS SUPPLIES	310.76
		FD-AMB COLLEC US SERCH	19.95
		AC-KENNEL CLAMPS	64.00
		PK-WEED EATER STRING	46.67
		CLRK-TRAINING EXCEL	347.00
		FY20 IMFOA CONFERENCE	125.00
		PY-STAMPS	166.08
		PY-RECORD FRICKSON ZONING	17.51
		FY20 MEMBERSHIP DUES	50.00
		CH-SUBSCRIPTION	15.75
		PD-ACADEMY UNIFORM	225.00
		RU-2-LITTER P/U TOOL	76.78
		TOTAL	2,311.42
		TOTAL PREPAYS	52,468.11
		SEPTEMBER PAYROLL	
		EFTPS	39,470.66
		BIWEEKLY PR	67,769.80
		FIRE PAYROLL	2,169.37
		SPECIAL/RESERVES PAYROLL	20,753.74
		TOTAL	130,163.57

**PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF EVANSDALE, IOWA, ON THIS
1ST DAY OF OCTOBER 2019**

ATTEST:

Doug Faas, Mayor

DeAnne Kobliska, City Clerk

RESOLUTION 6353

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EVANSDALE, IOWA APPROVING THE URBAN RENEWAL REPORT FOR THE FISCAL YEAR 2019 AND AUTHORIZING THE CITY CLERK TO SUBMIT SAID REPORT

WHEREAS, new Urban Renewal Area reporting requirements have become effective beginning July 1, 2012 and require cities with active Urban Renewal Areas to provide specified information concerning active Urban Renewal Areas and any associated Tax Increment Financing Districts.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Evansdale, Iowa that the attached Urban Renewal Area Report for the fiscal year 2019 is hereby approved.

BE IT FURTHER RESOLVED that the City Clerk is hereby authorized to submit said Urban Renewal Area Report to the Iowa Department of Management.

PASSED AND APPROVED THIS 1ST DAY OF OCTOBER 2019

ATTEST:

Doug Faas, Mayor

DeAnne Kobliska, City Clerk

Levy Authority Summary

Local Government Name: EVANSDALE
 Local Government Number: 07G049

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
EVANSDALE EAST URBAN RENEWAL	07003	2
EVANSDALE NW IND URBAN RENEWAL	07004	3
EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL	07018	1
EVANSDALE HOUSING UR	07046	2
EVANSDALE HOUSING URBAN RENEWAL AREA	07900	0

TIF Debt Outstanding: 4,477,192

TIF Sp. Rev. Fund Cash Balance as of 07-01-2018:	68,651	0	Amount of 07-01-2018 Cash Balance Restricted for LMI
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TIF Revenue:	589,866
TIF Sp. Revenue Fund Interest:	2,230
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	22,264
Total Revenue:	614,360

Rebate Expenditures:	0
Non-Rebate Expenditures:	632,414
Returned to County Treasurer:	0
Total Expenditures:	632,414

TIF Sp. Rev. Fund Cash Balance as of 06-30-2019:	50,597	0	Amount of 06-30-2019 Cash Balance Restricted for LMI
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Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 3,794,181

Urban Renewal Area Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE EAST URBAN RENEWAL
 UR Area Number: 07003
 UR Area Creation Date: 02/1982

The East Urban Renewal Plan's main goal is to design and construct public infrastructure to promote private development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
EVANSDALE CITY/WATERLOO SCH/EVANSDALE EAST UR TIF INCR	07101	07102	2,060,794
EVANSDALE CITY AG/WATERLOO SCH/EVANSDALE EAST UR TIF INCR	07103	07104	0

Urban Renewal Area Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	223,250	54,491,890	9,163,770	1,408,655	0	-137,048	65,150,517	0	65,150,517
Taxable	121,556	30,308,870	8,247,393	1,267,789	0	-137,048	39,808,560	0	39,808,560
Homestead Credits									319

TIF Sp. Rev. Fund Cash Balance as of 07-01-2018:

43,169

0

Amount of 07-01-2018 Cash Balance Restricted for LMI

TIF Revenue: 58,975
 TIF Sp. Revenue Fund Interest: 502
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 59,477

Rebate Expenditures: 0
 Non-Rebate Expenditures: 78,401
 Returned to County Treasurer: 0
Total Expenditures: 78,401

TIF Sp. Rev. Fund Cash Balance as of 06-30-2019:

24,245

0

Amount of 06-30-2019 Cash Balance Restricted for LMI

Projects For EVANSDALE EAST URBAN RENEWAL

TIMBERCREEK ESTATES

Description:	GRANT TO DEVELOPER TO FUND IMPROVEMENTS
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

PRAIRIE INDUSTRIAL PARK

Description:	DORIS DRIVE EXTENSION AND ECONOMIC DEVELOPMENT GRANT
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

URBAN RENEWAL REVIEW

Description:	URBAN RENEWAL LEGAL REVIEW
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

2015 GENERAL OBLIGATION BOND

Description:	2007 REFUNDING BOND
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

CDBG PROGRAM

Description:	HOUSING REHABILITATION
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

INTERNAL LOAN

Description:	INTERNAL LOAN
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	Yes

Debts/Obligations For EVANSDALE EAST URBAN RENEWAL

2010 GO CORP PURP BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	105,000
Interest:	4,565
Total:	109,565
Annual Appropriation?:	No
Date Incurred:	09/16/2010
FY of Last Payment:	2020

CDBG HOUSING PROGRAM

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	3,000
Interest:	0
Total:	3,000
Annual Appropriation?:	No
Date Incurred:	09/15/2015
FY of Last Payment:	2019

INTERNAL LOAN

Debt/Obligation Type:	Internal Loans
Principal:	22,264
Interest:	0
Total:	22,264
Annual Appropriation?:	No
Date Incurred:	06/01/2019
FY of Last Payment:	2019

Non-Rebates For EVANSDALE EAST URBAN RENEWAL

TIF Expenditure Amount:	31,924
Tied To Debt:	2010 GO CORP PURP BONDS
Tied To Project:	TIMBERCREEK ESTATES

TIF Expenditure Amount:	21,213
Tied To Debt:	2010 GO CORP PURP BONDS
Tied To Project:	PRAIRIE INDUSTRIAL PARK

TIF Expenditure Amount:	3,000
Tied To Debt:	CDBG HOUSING PROGRAM
Tied To Project:	CDBG PROGRAM

TIF Expenditure Amount:	22,264
Tied To Debt:	INTERNAL LOAN
Tied To Project:	INTERNAL LOAN

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area
during FY 2019

TIF Taxing District Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE EAST URBAN RENEWAL (07003)
 TIF Taxing District Name: EVANSDALE CITY/WATERLOO SCH/EVANSDALE EAST UR TIF INCR
 TIF Taxing District Inc. Number: 07102

TIF Taxing District Base Year:	1982	UR Designation	
FY TIF Revenue First Received:	1985	Slum	No
Subject to a Statutory end date?	No	Blighted	02/1982
		Economic Development	02/1982

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	54,491,890	9,163,770	1,408,655	0	-137,048	64,927,267	0	64,927,267
Taxable	0	30,308,870	8,247,393	1,267,789	0	-137,048	39,687,004	0	39,687,004
Homestead Credits									319

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	14,092,700	39,687,004	2,060,794	37,626,210	1,021,313

FY 2019 TIF Revenue Received: 58,975

TIF Taxing District Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE EAST URBAN RENEWAL (07003)
 TIF Taxing District Name: EVANSDALE CITY AG/WATERLOO SCH/EVANSDALE EAST UR TIF INCR
 TIF Taxing District Inc. Number: 07104

TIF Taxing District Base Year:	1982	UR Designation	
FY TIF Revenue First Received:	1985	Slum	No
Subject to a Statutory end date?	No	Blighted	02/1982
		Economic Development	02/1982

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	223,250	0	0	0	0	0	223,250	0	223,250
Taxable	121,556	0	0	0	0	0	121,556	0	121,556
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	365,540	0	0	0	0

FY 2019 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE NW IND URBAN RENEWAL
 UR Area Number: 07004
 UR Area Creation Date: 08/1978

UR Area Purpose: This plan was implemented to finance a buyout of several residential properties to construct an industrial park.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
EVANSDALE CITY/WATERLOO SCH/EVANSDALE NW UR TIF INCR	07095	07096	4,690,251
EVANSDALE CITY AG/WATERLOO SCH/EVANSDALE NW UR TIF INCR	07167	07168	0
EVANSDALE CITY/WATERLOO SCH EVANSDALE NORTHWEST INDUSTRIAL TIF AMD1 INCR	07325	07326	2,366,586

Urban Renewal Area Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	46,950	1,573,070	13,660,320	1,070,080	0	0	16,589,320	0	16,589,320
Taxable	25,563	874,957	12,294,289	963,072	0	0	14,346,013	0	14,346,013
Homestead Credits									8

TIF Sp. Rev. Fund Cash Balance as of 07-01-2018: **504** **0** **Amount of 07-01-2018 Cash Balance Restricted for LMI**

TIF Revenue: 192,289
 TIF Sp. Revenue Fund Interest: 564
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 192,853

Rebate Expenditures: 0
 Non-Rebate Expenditures: 178,684
 Returned to County Treasurer: 0
Total Expenditures: 178,684

TIF Sp. Rev. Fund Cash Balance as of 06-30-2019: **14,673** **0** **Amount of 06-30-2019 Cash Balance Restricted for LMI**

Projects For EVANSDALE NW IND URBAN RENEWAL

DUBUQUE ROAD PROJECT

Description:	2010 DUBUQUE ROAD RECONSTRUCTION
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

DUBUQUE ROAD BRIDGE PROJECT

Description:	2015 DUBUQUE ROAD BRIDGE PROJECT
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

URBAN RENEWAL REVIEW

Description:	URBAN RENEWAL LEGAL REVIEW
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

EVANSDALE INVESMENTS

Description:	DEVELOPMENT AGREEMENT
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

DUBUQUE RD PROJECT

Description:	DUBUQUE ROAD BRIDGE PROJECT
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2017 ST REHABILITATION PROJ

Description:	2017 STREET REHABILITATION PROJECT
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

ACQUISTION OF BLIGHT PROPERTY

Description:	ACQUISTION OF BLIGHT PROPERTY
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For EVANSDALE NW IND URBAN RENEWAL

2010 GO CORP PURP BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	50,000
Interest:	2,137
Total:	52,137
Annual Appropriation?:	No
Date Incurred:	09/16/2010
FY of Last Payment:	2020

2015 GENERAL OBLIGATION BOND

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	355,000
Interest:	44,100
Total:	399,100
Annual Appropriation?:	No
Date Incurred:	05/05/2015
FY of Last Payment:	2026

2017A GENERAL OBLIGATION

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	270,000
Interest:	36,715
Total:	306,715
Annual Appropriation?:	No
Date Incurred:	08/29/2018
FY of Last Payment:	2029

2017B GENERAL OBLIGATION

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	510,000
Interest:	52,365
Total:	562,365
Annual Appropriation?:	No
Date Incurred:	08/29/2018
FY of Last Payment:	2025

Non-Rebates For EVANSDALE NW IND URBAN RENEWAL

TIF Expenditure Amount:	26,579
Tied To Debt:	2010 GO CORP PURP BONDS
Tied To Project:	DUBUQUE ROAD PROJECT

TIF Expenditure Amount:	48,963
Tied To Debt:	2015 GENERAL OBLIGATION BOND
Tied To Project:	DUBUQUE RD PROJECT

TIF Expenditure Amount:	25,707
Tied To Debt:	2017A GENERAL OBLIGATION
Tied To Project:	2017 ST REHABILITATION PROJ

TIF Expenditure Amount:	77,435
Tied To Debt:	2017B GENERAL OBLIGATION
Tied To Project:	ACQUISTION OF BLIGHT PROPERTY

Rebates For EVANSDALE NW IND URBAN RENEWAL

3550 LAFAYETTE RD

TIF Expenditure Amount:	0
Rebate Paid To:	EVANSDALE INVESTMENTS
Tied To Debt:	2015 GENERAL OBLIGATION BOND
Tied To Project:	EVANSDALE INVESMENTS
Projected Final FY of Rebate:	2018

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area
during FY 2019

TIF Taxing District Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE NW IND URBAN RENEWAL (07004)
 TIF Taxing District Name: EVANSDALE CITY/WATERLOO SCH/EVANSDALE NW UR TIF INCR
 TIF Taxing District Inc. Number: 07096

TIF Taxing District Base Year:	1978	UR Designation	
FY TIF Revenue First Received:	1981	Slum	No
Subject to a Statutory end date?	No	Blighted	08/1978
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	1,573,070	11,071,680	1,029,180	0	0	13,912,830	0	13,912,830
Taxable	0	874,957	9,964,513	926,262	0	0	11,953,864	0	11,953,864
Homestead Credits									8

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	2,055,532	11,857,298	4,690,251	7,167,047	194,540

FY 2019 TIF Revenue Received: 192,289

TIF Taxing District Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE NW IND URBAN RENEWAL (07004)
 TIF Taxing District Name: EVANSDALE CITY AG/WATERLOO SCH/EVANSDALE NW UR TIF INCR
 TIF Taxing District Inc. Number: 07168

TIF Taxing District Base Year:	1978	UR Designation	
FY TIF Revenue First Received:	1981	Slum	No
Subject to a Statutory end date?	No	Blighted	08/1978
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	46,950	0	0	0	0	0	46,950	0	46,950
Taxable	25,563	0	0	0	0	0	25,563	0	25,563
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	44,860	2,090	0	2,090	46

FY 2019 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE NW IND URBAN RENEWAL (07004)
 TIF Taxing District Name: EVANSDALE CITY/WATERLOO SCH EVANSDALE NORTHWEST INDUSTRIAL
 TIF AMD1 INCR
 TIF Taxing District Inc. Number: 07326
 TIF Taxing District Base Year: 2014
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,588,640	40,900	0	0	2,629,540	0	2,629,540
Taxable	0	0	2,329,776	36,810	0	0	2,366,586	0	2,366,586
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	2,588,640	40,900	2,366,586	-2,325,686	-63,128

FY 2019 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL
 UR Area Number: 07018
 UR Area Creation Date: 04/1967

This plan was set up under the Housing Act of 1949 to provide financial assistance to carry out urban renewal projects.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

Base No.	Increment No.	Increment Value Used
07093	07094	11,851,878

EVANSDALE CITY/WATERLOO SCH/ EVANSDALE HOME ACRES UR TIF INCR

Urban Renewal Area Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	113,644,700	3,629,305	0	0	-307,432	119,785,378	0	119,785,378
Taxable	0	63,210,169	3,266,375	0	0	-307,432	68,388,923	0	68,388,923
Homestead Credits									709

TIF Sp. Rev. Fund Cash Balance as of 07-01-2018:

24,978

0

Amount of 07-01-2018 Cash Balance Restricted for LMI

TIF Revenue: 321,970
 TIF Sp. Revenue Fund Interest: 1,129
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 323,099

Rebate Expenditures: 0
 Non-Rebate Expenditures: 336,617
 Returned to County Treasurer: 0
Total Expenditures: 336,617

TIF Sp. Rev. Fund Cash Balance as of 06-30-2019:

11,460

0

Amount of 06-30-2019 Cash Balance Restricted for LMI

Projects For EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL

CRC BUILDING CONSTRUCTION

Description:	THE CONSTRUCTION OF THE COMMUNITY RESPONSE CENTER (POLICE AND FIRE DEPT)
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

URBAN RENEWAL REVIEW

Description:	URBAN RENEWAL LEGAL REVIEW
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

RIVER FOREST ROAD RECONSTRUCTION

Description:	RECONSTRUCT RIVER FOREST RD
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

RIVER FOREST RD BIKE TRAIL

Description:	CONSTRUCT BIKE TRAIL
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2017 STREET REHABILITATION PROJ

Description:	OVERLAY & RECONSTRUCT CITY STREETS
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL

2013 REFUNDING BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	375,000
Interest:	18,307
Total:	393,307
Annual Appropriation?:	No
Date Incurred:	07/02/2013
FY of Last Payment:	2022

2015 GENERAL OBLIGATION BOND

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	850,000
Interest:	104,775
Total:	954,775
Annual Appropriation?:	No
Date Incurred:	05/05/2015
FY of Last Payment:	2026

2017A GO BOND

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,130,000
Interest:	152,590
Total:	1,282,590
Annual Appropriation?:	No
Date Incurred:	08/29/2017
FY of Last Payment:	2029

2017B GO BOND NW TIF

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	8,924
Total:	8,924
Annual Appropriation?:	No
Date Incurred:	08/29/2017
FY of Last Payment:	2018

Non-Rebates For EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL

TIF Expenditure Amount:	97,110
Tied To Debt:	2013 REFUNDING BONDS
Tied To Project:	CRC BUILDING CONSTRUCTION

TIF Expenditure Amount:	121,250
Tied To Debt:	2015 GENERAL OBLIGATION BOND
Tied To Project:	RIVER FOREST ROAD RECONSTRUCTION

TIF Expenditure Amount:	118,257
Tied To Debt:	2017A GO BOND
Tied To Project:	2017 STREET REHABILITATION PROJ

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area
during FY 2019

TIF Taxing District Data Collection

Local Government Name:	EVANSDALE (07G049)	
Urban Renewal Area:	EVANSDALE WATERLOO HOME ACRES URBAN RENEWAL (07018)	
TIF Taxing District Name:	EVANSDALE CITY/WATERLOO SCH/ EVANSDALE HOME ACRES UR TIF INCR	
TIF Taxing District Inc. Number:	07094	
TIF Taxing District Base Year:	1967	UR Designation
FY TIF Revenue First Received:	1970	Slum 04/1967
Subject to a Statutory end date?	No	Blighted 04/1967
		Economic Development 04/1967

TIF Taxing District Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	113,644,700	3,629,305	0	0	-307,432	119,785,378	0	119,785,378
Taxable	0	63,210,169	3,266,375	0	0	-307,432	68,388,923	0	68,388,923
Homestead Credits									709

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2019	6,866,258	68,388,923	11,851,878	56,537,045	1,534,622

FY 2019 TIF Revenue Received: 321,970

Urban Renewal Area Data Collection

Local Government Name: EVANSDALE (07G049)
 Urban Renewal Area: EVANSDALE HOUSING UR
 UR Area Number: 07046

UR Area Creation Date: 12/2014

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
EVANSDALE CITY/WATERLOO SCH/EVANSDALE NEW RESIDENTIAL INCR	07351	07352	610,720
EVANSDALE CITY AG/WATERLOO SCH/EVANSDALE NEW RESIDENTIAL INCR	07353	07354	9,010

Urban Renewal Area Value by Class - 1/1/2017 for FY 2019

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	18,900	22,425,500	0	0	0	-64,820	23,573,060	0	23,573,060
Taxable	10,290	12,473,270	0	0	0	-64,820	13,358,605	0	13,358,605
Homestead Credits									143

TIF Sp. Rev. Fund Cash Balance as of 07-01-2018: **0** **0** **Amount of 07-01-2018 Cash Balance Restricted for LMI**

TIF Revenue:	16,632
TIF Sp. Revenue Fund Interest:	35
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	22,264
Total Revenue:	38,931

Rebate Expenditures:	0
Non-Rebate Expenditures:	38,712
Returned to County Treasurer:	0
Total Expenditures:	38,712

TIF Sp. Rev. Fund Cash Balance as of 06-30-2019: **219** **0** **Amount of 06-30-2019 Cash Balance Restricted for LMI**

Projects For EVANSDALE HOUSING UR

NORMA AVE EXTENSION PROJECT

Description:	CONSTRUCT ROAD ON NORMA AVE FOR NEW DEVELOPMENT
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For EVANSDALE HOUSING UR

2015 GO BOND

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	330,000
Interest:	52,450
Total:	382,450
Annual Appropriation?:	No
Date Incurred:	05/05/2015
FY of Last Payment:	2028

Non-Rebates For EVANSDALE HOUSING UR

TIF Expenditure Amount:	38,712
Tied To Debt:	2015 GO BOND
Tied To Project:	NORMA AVE EXTENSION PROJECT

MAXIMUM SIGHT & SOUND

4017 UNIVERSITY AVE
 WATERLOO, IA 50701
 USA

QUOTATION

Quote Number: AUDIO

Quote Date:

Page: 1

Voice: 319-234-0344

Fax: 319-234-8582

Quoted To:

EVANSDALE CITY COUNCIL
 123 N EVANS ROAD
 EVANSDALE, IA 50707

Customer ID	Good Thru	Payment Terms	Sales Rep
EVANSDALE CITY COUN	9/28/19	Net 10 Days	

Quantity	Item	Description	Unit Price	Amount
400.00	WIRE 18/2 SHLD GRAY	SHLD GRAY MICROPHONE WIRE	0.50	200.00
8.00		MALE XLR SOLDER ON ENDS	8.00	64.00
8.00		FEMALE XLR SOLDER ON ENDS	8.00	64.00
8.00		SHURE MX418D/C GOOSENECK MIC	288.00	2,304.00
1.00		BEHRINGER X AIR 16 DIGITAL MIXER	449.00	449.00
1.00		SHURE MX890 WIRELESS GOOSENECK TRANSMITTER	389.00	389.00
1.00		SHURE SLX RECEIVER	380.00	380.00
1.00		SHURE MX415LP/S 15" SUPERCARDIOID MIC	212.00	212.00
1.00		CROWN G160MA 70 VOLT AMP	319.00	319.00
6.00		ATLAS SD72 70 VOLT SPEAKER	45.00	270.00
6.00		ATLAS TILE BRIDGE	11.50	69.00
150.00	WIRE 18/2 STRANDED	18/2 STRANDED	0.40	60.00
1.00		6' SECTION OF FLOOR RAIL WIRE MOLDING	25.00	25.00
1.00		LABOR TO INSTALL AND SETUP	1,180.00	1,180.00
			Subtotal	5,985.00
			Sales Tax	418.95
			TOTAL	6,403.95

MAXIMUM SIGHT & SOUND

4017 UNIVERSITY AVE
 WATERLOO, IA 50701
 USA

QUOTATION

Quote Number: VIDEO

Quote Date:

Page: 1

Voice: 319-234-0344

Fax: 319-234-8582

Quoted To:

EVANSDALE CITY COUNCIL
 123 N EVANS ROAD
 EVANSDALE, IA 50707

Customer ID	Good Thru	Payment Terms	Sales Rep
EVANSDALE CITY COUN	9/28/19	Net 10 Days	

Quantity	Item	Description	Unit Price	Amount
1.00		MATROX MONARCH HD STREAMER	1,049.00	1,049.00
1.00		MARSHALL ELECTRONICS CV350-10X CAMERA	949.00	949.00
1.00		UNIVERSAL CAMERA MOUNT	25.00	25.00
1.00		50' HDMI	129.00	129.00
1.00		3' HDMI	14.95	14.95
30.00	WIRE CAT5E BLACK	CAT5E- BLACK	0.30	9.00
2.00	TEL RJ45 EZ	RJ 45 EZ CRIMP FITTINGS	1.49	2.98
1.00		LABOR TO INSTALL AND SETUP	580.00	580.00
			Subtotal	2,758.93
			Sales Tax	193.13
			TOTAL	2,952.06

Proposal

ASPRO, INC.

3613 Texas Street
PO Box 2620 * Waterloo, Iowa 50704
Phone 319 232-6537 Fax 319 232-6539

Proposal Submitted To Attn: Chris	Phone 493-0644	Date 27-Sep-19
City of Evansdale	Job Name Meyers Lake Entrance	
Street	Job Location Evansdale, IA	
City, State and Zip	publicworks@cityofevansdale.org	Fax Number

We hereby submit specifications and estimates for:

Approx. 302' x 25' - Remove and Replace 4" HMA including necessary grading...

24,145.00

We propose hereby to furnish material and labor for the sum of: \$ **24,145.00**

Payment is to be made as follows: UPON COMPLETION

All material is guaranteed to be as specified. All work to be completed in a Workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above this estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmens' Compensation Insurance.

Authorized
Signature



Brad Blough

This proposal may be withdrawn
if not accepted within:

30 days

Acceptance of Proposal - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made upon completion.

Signature

Date of Acceptance:

Signature

LUCAS ASPHALT PAVING

701 TIMBEROAK RD.
EVANSDALE, IA. 50707

PHONE: 319-234-1157
E-MAIL: LUCASASPHALT@MCHSI.COM

TO: City Of Evansdale
Attn: Chris Schares
Re: Entry road to Meyers Lake

September 18, 2019

We will saw-cut at end of road, complete removal & hauling away of asphalt road. Do necessary grading of existing base for proper drainage. No additional rock is included. Compact base.		
PRICE:	\$5,000.00	
Installation of a new 4" asphalt done in 2 layers. Road is 305' x 25'. 3 mailbox pads included.		
PRICE:	\$21,000.00	
TOTAL:	\$26,000.00	
Debbie Lucas LUCAS ASPHALT PAVING		

Doug Faas

From: Chris Schares
Sent: Tuesday, September 17, 2019 3:23 PM
To: Doug Faas; DeAnne Kobliska
Subject: Fw: 544k -big 4000 hour pm service

FYI

CHRIS SCHARES
DIRECTOR OF PUBLIC WORKS
EVANSDALE, IOWA
PH.319.232.6683
FAX.319.232.1586

From: Ed Chalupsky <echalupsky@murphytractor.com>
Sent: Tuesday, September 17, 2019 11:05 AM
To: Chris Schares <publicworks@cityofevansdale.org>
Cc: Tori Hartema <thartema@murphytractor.com>
Subject: 544k -big 4000 hour pm service

Good morning Chris.

Here is the requested estimate for the 4000 hour pm service. As we discussed you will bring machine to our shop for the best rate. Valve lash adjustment is included in service
Labor= 21.50 hours at \$120.00 hour = \$2580.00
Parts – filters, fluid and crank shaft pulley = \$1205.36
Total without tax = \$3785.36

We appreciate your business!

Ed

Ed Chalupsky
Service Manager

3469 W AIRLINE HWY
WATERLOO IA 50703-9594
Ph: 319-235-7085 • Fax: 319-235-2120
Cell: 319-240-3336 • Toll-Free: 800-772-2019

MURPHY
TRACTOR & EQUIPMENT CO.

murphytractor.com

The content of this e-mail (including any attachments) is strictly confidential and may be commercially sensitive. If you are not the intended recipient, please advise the sender immediately by return e-mail, delete this e-mail and destroy any copies.



To: Mayor Faas and Members of the Evansdale City Council

From: Chris Even, Wastewater Foreman

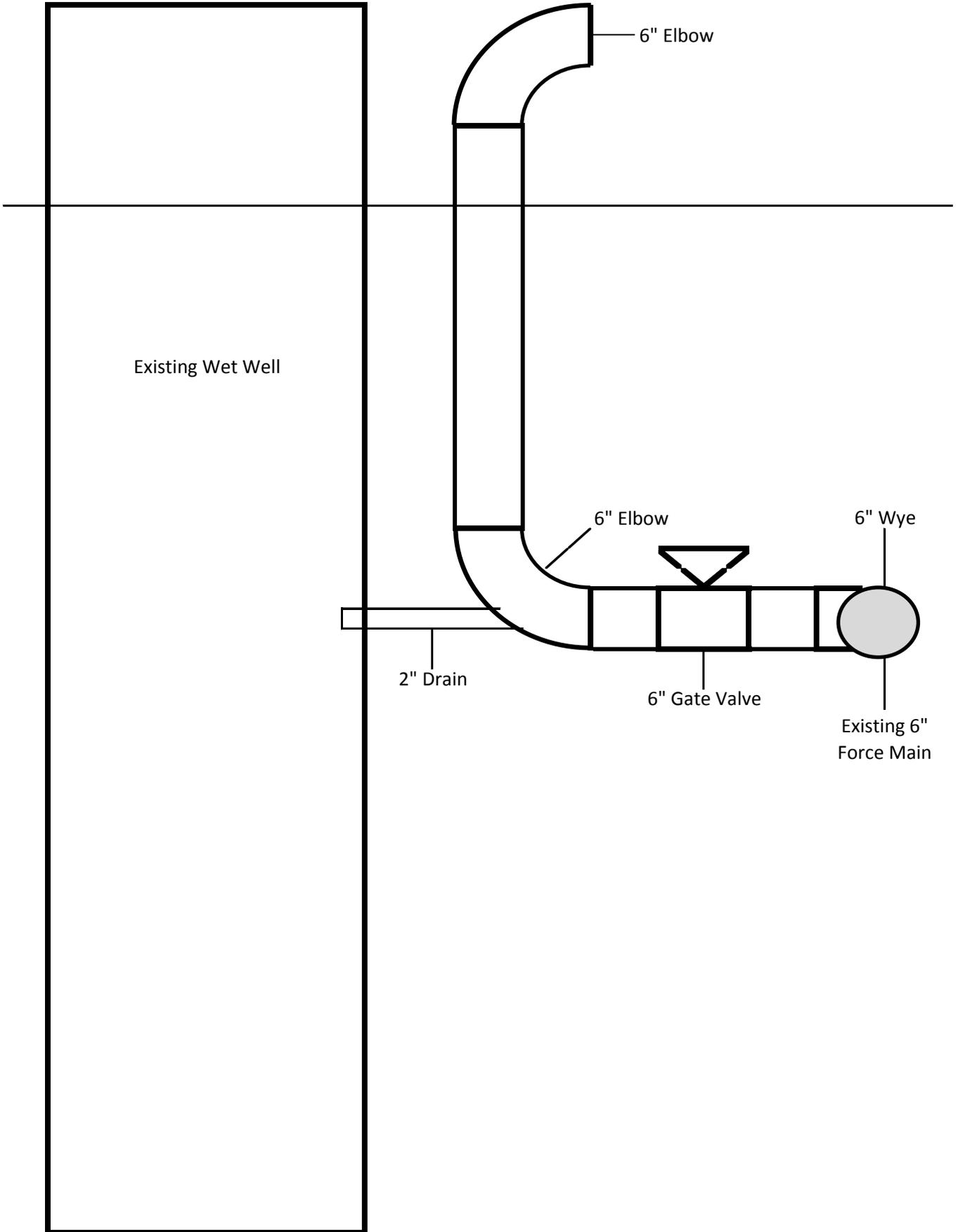
Date: September 25, 2019

Re: Sanitary Sewer Force Main Connection at Michigan Drive Lift Station

All of the city's sanitary sewer lift stations except the Michigan Drive Lift Station have a connection point where a portable pump can be connected to the force main to pump sewage entering the lift station when the primary pumps are without power or otherwise not functioning. Without a connection to the force main, sewage must be either pumped into a tanker or onto the ground when the lift station is out of service. During low flows, the lift station can be out of service for up to 3-4 hours before pumping is necessary, but during high flows the lift station can only be out of service for about 30 minutes. A couple weeks ago when parts of the city lost power for 8 hours, we used the city's combination sewer cleaning truck to pump from the Michigan Drive Lift Station and transport the waste to a gravity sewer on Grand Boulevard. This continued for 5 hours that night. Fortunately flows were fairly low during this time. If flows had been higher, we would not have been able to keep up with the influent flow with only one truck.

We can add valves and a riser pipe to the existing force main from the Michigan Avenue Lift Station that will allow us to use a portable pump to pump sewage from the lift station when the primary pumps are out of service. Utility Equipment quoted the parts that we will need at approximately \$3,300 and Frickson Brothers Excavating provided an estimate of \$2,200 to do the digging. We will do most of the pipe work ourselves. With an additional contingency of \$1,000, I am estimating the cost to install a riser pipe on the force main to be \$6,500.

I am requesting the city council approve installing an auxiliary pump connection on the force main from the Michigan Avenue Lift Station in an amount not to exceed \$6,500.



Existing Wet Well

6" Elbow

6" Elbow

6" Wye

2" Drain

6" Gate Valve

Existing 6" Force Main



Utility Equipment Company

4473 TEXAS STREET
WATERLOO, IA 50702
PHONE: 319-296-2335

QUOTATION

Bid Date: **08/27/2019 01:00 PM**
Quote: **12710**
Quote By: **KEVIN MYSAK**
Page: **1 of 2**

**DEANNE
CITY OF EVANSDALE
EVANSDALE**

Project: **SANITARY SEWER FORCE MAIN PROJECT**
Location: **CITY OF EVANSDALE**
Engineer: **X**
Engineer Phone: **X**

**NOTICE: THEY DO NOT MAKE A 6X3 TAPT PLUG. WE CAN MAKE ONE WITH PARTS
AROUND 250.00**

LINE#	BID ITEM#	QTY	UNIT	DESCRIPTION	UNIT PRICE	EXTENDED PRICE
1		20	FT	6" X 20' SJ CL52 DI PIPE	18.32	366.40
2		2	EA	6" A2361-23 DI BODY MJ X MJ GATE VALVE, L/ACC OPEN LEFT	588.52	1,177.04
3		2	EA	664 COMPLETE 2PC VB SCREW TYP W/ "WATER" LID HEAVY DUTY	76.22	152.44
4		2	EA	6" DI MJ SOLID SLEEVE LP L/ACC	55.35	110.70
5		1	EA	6" DI MJ 45 ELL L/ACC	49.70	49.70
6		1	EA	6" DI MJ 90 ELL L/ACC	60.99	60.99
7		1	EA	6" X 2" DI MJ TAPT PLUG	47.06	47.06
8		16	EA	6" MJ RESTRAINT FOR DIP	19.46	311.36
9		16	EA	6" CORE BLUE MJ BOLT & GASKET PACK W/4" BOLTS	16.22	259.52
10		100	FT	2" X 100' CTS BLUE 250# SDR 9 BLUE	1.68	168.00
11		1	EA	2" B25209 BALL CURB COMP LOW LEAD	341.85	341.85
12		1	EA	2" H15428 CPLG COMP X MIP LOW LEAD	71.47	71.47
13		1	EA	6' AY 5603 CURB BOX L/ROD	48.26	48.26
14		1	EA	42" 5660 ROD	8.37	8.37
15		1	EA	6" X 6" DI MJ WYE L/ACC	116.00	116.00

Total: \$3,289.16



We Are Outdoor.

September 19, 2019

Mayor Doug Faas
City of Evansdale
123 North Evans Rd.
Evansdale, IA 50707

Re: billboard on City property

Dear Mr. Mayor,

I am with Lamar Advertising and we own a billboard on City property near the intersection of Lafayette and Randall St. We have a land lease with the City which for the past several years had been auto renewing year to year at \$1,000 per year. The lease was originally a ten year term.

We feel in fairness to the City it is time to renew the lease at a new rate. Inflation calculators indicate it should be \$1,412 per year. We propose a similar ten year term at slightly more than inflation price and suggest \$1,500 per year. I am sending along a lease agreement with those terms.

I don't know how this works with the City as I was not in this office at the time of the last lease, but if it needs to go before the council or you need me to present anything to a city department, please let me know.

We also noticed that our agreement has never been recorded so I am sending a Memorandum of Lease as well. Please have the "Lessor" portion executed and notarized and returned to me. I can take care of recording the document with the county.

Thanks as always for allowing us to do business with you on your property. If you have any questions please give me a call. I look forward to hearing from you!

Sincerely,

A handwritten signature in black ink, appearing to read "Tom Weber", written in a cursive style.

Tom Weber
Lamar Advertising

THE **LAMAR** COMPANIES

Lamar Co # 232

This Instrument Prepared by:
James R. McIlwain

Lease #232-68-01

James R. McIlwain

5321 Corporate Boulevard
Baton Rouge, Louisiana 70808

James R. McIlwain

Return to: Lamar Advertising 5507 Mildred Lane NE Cedar Rapids, IA 52402

MEMORANDUM AND NOTICE OF LEASE AGREEMENT

The undersigned (hereinafter referred to as "Lessor") has executed and delivered to **THE LAMAR COMPANIES** (hereinafter referred to as "Lessee") a **LEASE AGREEMENT** dated September 19, 2019, leasing a portion of the premises located in the County of Black Hawk, State of Iowa, more particularly described as follows:

RANDALLS ADDITION LOT 36 EXC SELY 62 FT

WHEREAS, said **LEASE AGREEMENT** (hereinafter referred to as "Lease"), provided for an initial term of ten (10) years and a renewal term of year to year. The Lease may be continued in force thereafter in accordance with the provisions set out as well as other rights and obligations of the parties thereto.

NOW, THEREFORE, for the consideration set out in the Lease, Lessor hereby grants, leases and lets to Lessee all rights as specified therein in and upon the said premises, subject to all of the provisions and conditions set out in the Lease for all purposes and the Lease is made a part hereof to the same extent and with the same force and effect as though the same were fully and completely incorporated herein. Lessor authorizes and appoints Lessee as Lessor's agent, representative, and attorney in fact for the limited purpose of executing on behalf of Lessor any amended memoranda of lease that are necessary or desirable to correct, amend, or supplement any matter set forth herein. Lessor further authorizes Lessee to perform all acts that are incidental to or necessary for the execution and recordation of such memoranda.

IN WITNESS WHEREOF, this instrument is duly executed on the date hereinabove specified.

EXECUTED BY LESSOR IN THE PRESENCE OF:

LESSOR'S PRINTED NAME *[lessor's printed name]*

LESSOR'S SIGNATURE

ACKNOWLEDGEMENT

STATE OF _____

COUNTY/PARISH OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20____ by _____, who is personally known to me or who has produced _____ as identification.

Witness my hand and official seal, this _____ day of _____ A.D., 20____.

Notary Public

My Commission Expires: _____

EXECUTED BY LESSEE IN THE PRESENCE OF:

THE LAMAR COMPANIES

OFFICER'S SIGNATURE



Lamar Co # 232

This Instrument Prepared by:
 James R. McIlwain
 5321 Corporate Boulevard
 Baton Rouge, Louisiana 70808

	New
X	Renewal
232-68-01	Lease #



 James R. McIlwain

SIGN LOCATION LEASE

THIS LEASE AGREEMENT, made this 19th day of September, 2019, by and between: The City of Evansdale

(hereinafter referred to as "Lessor") and **THE LAMAR COMPANIES** (hereinafter referred to as "Lessee"), provides

WITNESSETH

"LESSOR hereby leases to LESSEE, its successors or assigns, as much of the hereinafter described lease premises as may be necessary for the construction, repair and relocation of an outdoor advertising structure ("sign"), including necessary structures, advertising devices, utility service, power poles, communications devices and connections, with the right of access to and egress from the sign by LESSEE'S employees, contractors, agents and vehicles and the right to survey, post, illuminate and maintain advertisements on the sign, and to modify the sign to have as many advertising faces, including changeable copy faces or electronic faces, as are allowed by local and state law, and to maintain telecommunications devices or other activities necessary or useful in LESSEE'S use of the sign. Any discrepancies or errors in the location and orientation of the sign are deemed waived by LESSOR upon LESSOR'S acceptance of the first rental payment due after the construction of the sign.

The premises are a portion of the property located in the County of Black Hawk, State of Iowa, more particularly described as:

Area of the existing billboard located south of the intersection of Lafayette Road and Randall St., on parcel 8912-32-177-001

1. This Lease shall be for a term of ten (10) years commencing on the first day of the calendar month following the date of completion of construction of the sign, or, if this is a renewal Lease, the term and payments begin October 1, 2019

LESSEE may renew this Lease, year to year, on the same terms and conditions. Said renewal term shall automatically go into effect unless LESSEE shall give to LESSOR written notice of non-renewal at least sixty (60) days prior to the expiration of the original term.

2. LESSEE shall pay to LESSOR an annual rental of (\$1,500) Dollars, payable annually in advance in equal installments of one thousand five hundred (\$1,500) dollars each, with the first installment due on the first day of the month following commencement. Rent shall be considered tendered upon due mailing or attempted hand delivery during reasonable business hours at the address designated by LESSOR, whether or not actually received by LESSOR. Should LESSEE fail to pay rent or perform any other obligation under this lease within thirty (30) days after such performance is due, LESSEE will be in default under the lease. In the event of such default, LESSOR must give LESSEE written notice by certified mail and allow LESSEE thirty (30) days thereafter to cure any default.

3. LESSOR agrees not to erect or allow any other off-premise advertising structure(s), other than LESSEE'S, on property owned or controlled by LESSOR within two thousand (2000) feet of LESSEE'S sign. LESSOR further agrees not to erect or allow any other obstruction of highway view or any vegetation that may obstruct the highway view of LESSEE'S sign. LESSEE is hereby authorized to remove any such other advertising structure, obstruction or vegetation at LESSEE'S option.

4. LESSEE may terminate this lease upon giving thirty (30) days written notice in the event that the sign becomes entirely or partially obstructed in any way or in LESSEE'S opinion the location becomes economically or otherwise undesirable. If LESSEE is prevented from constructing or maintaining a sign at the premises by reason of any final governmental law, regulation, subdivision or building restriction, order or other action, LESSEE may elect to terminate this lease. In the event of termination of this Lease prior to expiration, LESSOR will return to LESSEE any unearned rentals on a pro rata basis.

5. All structures, equipment and materials placed upon the premises by the LESSEE or its predecessor shall remain the property of LESSEE and may be removed by LESSEE at any time prior to or within a reasonable time after expiration of the term hereof or any renewal. At the termination of this lease, LESSEE agrees to restore the surface of the premises to its original condition. The LESSEE shall have the right to make any necessary applications with, and obtain permits from, governmental bodies for the construction and maintenance of LESSEE'S sign, at the sole discretion of LESSEE. All such permits and any nonconforming rights pertaining to the premises shall be the property of LESSEE.

6. LESSOR represents that he is the owner or lessee under written lease of the premises and has the right to make this agreement and to grant LESSEE free access to the premises to perform all acts necessary to exercise its rights pursuant to this lease. LESSOR is not aware of any recorded or unrecorded rights, servitudes, easements, subdivision or building restrictions, or agreements affecting the premises that prohibit the erection, posting, painting, illumination or maintenance of the sign. LESSOR acknowledges that the terms and conditions of this agreement are confidential and proprietary and shall not be disclosed to any third-party without the written consent of LESSEE.

7. In the event of any change of ownership of the property herein leased, LESSOR agrees to notify LESSEE promptly of the name, address, and phone number of the new owner, and LESSOR further agrees to give the new owner formal written notice of the existence of this lease and to deliver a copy thereof to such new owner at or before closing. In the event that LESSEE assigns this lease, assignee will be fully obligated under this Lease and LESSEE will no longer be bound by the lease. This lease is binding upon the personal representatives, heirs, executors, successors, and assigns of both LESSEE and LESSOR.

8. In the event of condemnation of the subject premises or any part thereof by proper authorities, or relocation of the highway, the LESSOR grants to the LESSEE the right to relocate its sign on LESSOR'S remaining property adjoining the condemned property or the relocated highway. Any condemnation award for LESSEE'S property shall accrue to LESSEE.

9. LESSEE agrees to indemnify LESSOR from all claims of injury and damages to LESSOR or third parties caused by the installation, operation, maintenance, or dismantling of LESSEE'S sign during the term of this lease. LESSEE further agrees to repair any damage to the premises or property at the premises resulting from the installation, operation, maintenance, or dismantling of the sign, less ordinary wear and tear.

10. LESSOR agrees to indemnify LESSEE from any and all damages, liability, costs and expenses, including attorney's fees, resulting from any inaccuracy in or nonfulfillment of any representation, warranty or obligation of LESSOR herein.

11. Prior to LESSEE removing its sign, and for five (5) years after such removal, LESSOR grants LESSEE a first right of refusal to match any bona fide agreement of LESSOR with a third party for the purpose of permitting off-premise outdoor advertising on any portion of the leased premises. LESSEE has seven (7) days after LESSOR provides to LESSEE a copy of such agreement executed by such third party to match the terms of such agreement.

12. If required by LESSEE, LESSOR will execute and acknowledge a memorandum of lease suitable for recordation. In addition to the foregoing, LESSOR authorizes and appoints LESSEE as LESSOR's agent, representative, and attorney in fact for the limited purpose of executing on behalf of LESSOR such memorandum of lease and any amended memoranda of lease that are necessary or desirable to correct, amend, or supplement any matter set forth in such memorandum. LESSOR further authorizes LESSEE to perform all acts that are incidental to or necessary for the execution and recordation of such memorandum or memoranda.

13. This Lease is NOT BINDING UNTIL ACCEPTED by the General Manager of a Lamar Advertising Company.

14. LESSEE will not advertise alcohol or tobacco products on LESSOR'S property.

THE LAMAR COMPANIES, LESSEE:

LESSOR: City of Evansdale

BY: _____

BY: _____

VICE-PRESIDENT/GENERAL MANAGER

BY: _____

DATE: / /

DATE: / /

(319) 232-6683
LESSOR'S TELEPHONE NUMBER

42-6006424
LESSOR'S SOCIAL SECURITY NUMBER /
EMPLOYER IDENTIFICATION NUMBER

8912-32-177-001
Tax ID Parcel # (for land on which sign is located)

Address of LESSEE:
Lamar Advertising
5507 Mildred Lane NE
Cedar Rapids, IA 52402

Address of LESSOR:
City of Evansdale
123 North Evans Rd
Evansdale, IA 50707

Witnesses (LESSEE)

Witnesses (LESSOR)

