



****CORRECTED AGENDA
OTTUMWA CITY COUNCIL**

SPECIAL MEETING NO. 34
Council Chambers, City Hall

November 30, 2021
5:30 O'Clock P.M.

PLEDGE OF ALLEGIANCE

ROLL CALL: Council Member Dalbey, Roe, Meyers, Pope, Berg and Mayor Lazio.

APPROVAL OF AGENDA

IDENTIFICATION OF CITIZENS DESIRING TO COMMENT ON AGENDA ITEMS:

(When called upon by the Mayor, step to the microphone; state their name, address and agenda item to be addressed. The Mayor will invite you to address the Council when that topic is being discussed. Remarks will be limited to **three minutes or less**. The City Clerk shall keep the time and notify the Mayor when the allotted time limit has been reached. Comments are to be directly germane to the agenda item being discussed; if not directly germane as determined by the Mayor will be ruled out of order.)

All items on this agenda are subject to discussion and/or action.

1. Acknowledge Wapello County's Abstract of Votes for the City General Election on 11/2/2021.

RECOMMENDATION: Acknowledge Abstract of Votes for the City General Election.

2. Acknowledgement of October financial reports and payment of bills as submitted by the Finance Department.

RECOMMENDATION: Acknowledge October financial reports.

3. Approve the appointment of Jacob Rusch to Zoning and Housing Coordinator in the Planning Department.

RECOMMENDATION: Approve the appointment of Jacob Rusch to Zoning and Housing Coordinator on or about December 5, 2021.

4. Approve the Annual Urban Renewal Report for the Westgate Urban Renewal Area, Airport Urban Renewal Area, Wildwood Drive/Highway 34 Urban Renewal Area and the Hospital District/ Pennsylvania Avenue Corridor Urban Renewal Area for the fiscal year of July 2020 through June 2021 for the City of Ottumwa, Iowa.

RECOMMENDATION: Approve the annual Urban Renewal Reports for fiscal year July 2020 through June 2021.

5. Request for Qualification Responses for the Campground Shower House Project.

RECOMMENDATION: Accept the proposal from Willett, Hofmann & Associates, Inc. for Professional Services in the amount of \$30,000 to prepare plans and specifications for the new campground shower house and authorize the mayor to sign.

6. Informational item sewer capacity.

RECOMMENDATION: Provide a general overview of sewer capacity review for development on Bonita Ave.

7. Ordinance No. 3187-2021, an ordinance providing that general property taxes levied and collected each year on all property located within the Bonita Urban Renewal Area, in the City of Ottumwa, County of Wapello, State of Iowa, by and for the benefit of the State of Iowa, City of Ottumwa, County of Wapello, Ottumwa Community School District, and other taxing districts, be paid to a special fund for payment of principal and interest on loans, monies, advanced to and indebtedness, including bonds issued or to be issued, incurred by the City in connection with the Bonita Urban Renewal Area (The Bonita Urban Renewal Plan).

RECOMMENDATION: Pass the second consideration of Ordinance No. 3187-2021.

8. Public Safety and Emergency Services *(Ambulance Services) Work Session

RECOMMENDATION: Open discussion.

PUBLIC FORUM:

The Mayor will request comments from the public on topics of city business or operations other than those listed on this agenda. Comments shall not be personalized and limited to three minutes or less. Comments not directly applicable to operations, inappropriate, or an improper utilization of meeting time, as determined by the Mayor, will be ruled out of order. When called upon by the Mayor, step to the microphone; give your name, address and topic on which to address the Council. The Council is not likely to take any action on your comments due to requirements of the Open Meetings Law. Pertinent questions, comments or suggestions may be referred to the appropriate department, city administrator or legal counsel for response, if relevant.

ADJOURNMENT

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**Should be Ambulance Services and not Ambulatory Services.



[CITY OF]
O T T U M W A

FAX COVER SHEET

City of Ottumwa

DATE: 11/24/21 TIME: 11:40 AM NO. OF PAGES 3
(Including Cover Sheet)

TO: News Media CO: _____

FAX NO: _____

FROM: Christina Reinhard

FAX NO: 641-683-0613 PHONE NO: 641-683-0620

MEMO: Corrected Agenda for the Special City Council Meeting #34 to be held on
11/30/2021 at 5:30 P.M.

*** FAX MULTI TX REPORT ***

JOB NO. 4961
DEPT. ID 4717
PGS. 3
TX INCOMPLETE -----
TRANSACTION OK 96847834
916606271885
96823269
ERROR 96828482

Ottumwa Courier
KTVO
Ottumwa Waterworks
Tom FM



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*** TX REPORT ***

JOB NO.	4961	
DEPT. ID	4717	
ST. TIME	11/24 11:35	
SHEETS	3	
FILE NAME		
TX INCOMPLETE	-----	
TRANSACTION OK	96847834	Ottumwa Courier
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TENTATIVE AGENDA
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Council Chambers, City Hall

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FROM: Christina Reinhard

FAX NO: 641-683-0613 PHONE NO: 641-683-0620

MEMO: Tentative Agenda for the Special City Council Meeting #34 to be held on
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JOB NO.	4960	
DEPT. ID	4717	
PGS.	3	
TX INCOMPLETE	-----	
TRANSACTION OK	96847834	Ottumwa Courier
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SHEETS 3
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STATE OF IOWA

ABSTRACT OF VOTES

Wapello County, Iowa

We, the undersigned Members of the Board of Supervisors and ex-officio Board of County Canvassers for this County, do hereby certify the following to be a true and correct abstract of the votes cast in this County at the Wapello County City/School Election held on the 2nd day of November, 2021, as shown by the tally lists returned from the election precincts.

Mayor

Rick Johnson	Received two thousand two hundred seventy-two (2272) votes
Rick Bick	Received one thousand twenty-six (1026) votes
CANDIDATE TOTAL	Three thousand two hundred ninety-eight (3298) votes
SCATTERING	Seventeen (17) votes
TOTAL	Three thousand three hundred fifteen (3315) votes

We therefore declare:

Rick Johnson duly elected to the office of mayor for the term of 4 years.

Council Member

Cara Galloway	Received one thousand five hundred eighty-nine (1589) votes
Douglas David McAntire	Received one thousand seven hundred thirty-nine (1739) votes
Sandra G. Pope	Received one thousand nine hundred fifty-seven (1957) votes
Russ Hull	Received one thousand one hundred eighty-eight (1188) votes
Ashley Noreuil	Received one thousand one hundred twenty (1120) votes
Matthew E. Pringle	Received nine hundred eighty-five (985) votes
CANDIDATE TOTAL	Eight thousand five hundred seventy-eight (8578) votes
SCATTERING	Forty-six (46) votes
TOTAL	Eight thousand six hundred twenty-four (8624) votes

We therefore declare:

Cara Galloway, Douglas David McAntire and Sandra G. Pope duly elected to the office of council member for the term of 4 years.

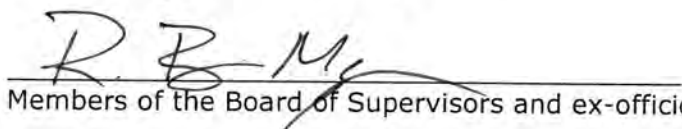
IN TESTIMONY WHEREOF, we have hereunto set our hands and caused to be affixed the seal of this county by the Clerk of the Board of Supervisors.

Done at Ottumwa, the county seat of Wapello County, this 9th day of November, 2021.



Chairperson





Members of the Board of Supervisors and ex-officio County Board of Canvassers

Attest:   Deputy Auditor
County Auditor and Clerk of the Board of Supervisors

Item No. 2.

**CITY OF OTTUMWA
VENDOR PAYMENT REPORT
OCTOBER, 2021**

Vendor #	Vendor Name	Check #	Check Date	Amount	Reason
00198	ABC PEST CONTROL INC.	212696	10/22/2021	42.95	BLDG MAINT & REPAIR
00320	ACCO	212761	10/29/2021	26.85	OPERATING SUPPLIES
00329	A CHILD IS MISSING	212697	10/22/2021	300.00	DUES & MEMBERSHIPS
00655	ADVANCED CONCRETE SAWING	212450	10/1/2021	500.00	CONTRACTUAL SERVICES
00672	ADVANTAGE ARCHIVES, LLC	212762	10/29/2021	1,825.00	LIBRARY MAT.-JAMES ESTATE
00690	AFLAC	212606	10/15/2021	1,636.44	AFLAC DEDUCTION PAYABLE
00800	AHLERS & COONEY P.C.	212531	10/8/2021	18,618.65	LEGAL FEES
01401	ALLENDER BUTZKE ENGINEERS	212698	10/22/2021	11,500.00	ENGINEERING EXPENSE
01700	ALLIANT ENERGY/IPL	212608	10/15/2021	98,773.07	ELECTRIC
02080	ALTORFER INC.	212609	10/15/2021	694.73	VHCL MTCE SUPPLIES
02592	AMERICAN BOTTLING COMPANY	212533	10/8/2021	74.45	OPERATING SUPPLIES
02597	AMERICAN BUSINESS PHONES	212700	10/22/2021	50.00	TELEPHONE/IT
05458	ARRIOLA, MIRIAM	212701	10/22/2021	200.00	REFUNDS
05668	A-TEC RECYCLING INC	212764	10/29/2021	878.02	HAZARDOUS WASTE DISPOSAL
05681	ATLANTIC BOTTLING COMPANY	212534	10/8/2021	104.00	CONCESSION - RESALE
05687	AT&T MOBILITY	212535	10/8/2021	1,188.66	TELEPHONE/IT
05694	AUTOMATIC SYSTEMS CO.	212453	10/1/2021	848.25	TECHNOLOGY SERVICES
05700	ATOMIC TERMITE & PEST	212610	10/15/2021	130.00	RAMP MAINT & REPAIR
05862	AVFUEL CORP	212611	10/15/2021	21,176.50	AVIATION FUEL
05873	AVESIS THIRD PARTY	212536	10/8/2021	2,252.66	AVESIS PAYABLE
05891	AXON ENTERPRISE, INC	212765	10/29/2021	758.68	TOOLS & SMALL EQUIP
06481	BAILEY OFFICE OUTFITTERS	212702	10/22/2021	386.69	OFFICE SUPPLIES
08001	HOLLY BERG	212454	10/1/2021	99.12	TRAVEL & CONFERENCE
09352	BLACKSTONE PUBLISHING	212766	10/29/2021	189.99	LIBRARY MAT.-JAMES ESTATE
09360	BLACK'S TIRE COMPANY LLC	212456	10/1/2021	83.50	VHCL MTCE SUPPLIES
11495	BRIDGE CITY TRUCK REPAIR	212612	10/15/2021	93.31	VHCL MTCE SUPPLIES
11496	BRIDGE CITY SANITATION LL	212613	10/15/2021	156,587.20	REFUSE HAULING
12049	CRAIG BROWN	212769	10/29/2021	180.00	SUSTENANCE SUPPLIES
12500	BUB'S TREE CARE	212537	10/8/2021	9,850.00	TREE TRIMMING
12971	PHILLIP BURGMEIER	212615	10/15/2021	7.16	TRAVEL & CONFERENCE
14317	CAPITAL ONE	212771	10/29/2021	1,165.74	OPERATING SUPPLIES
15760	CARROLL CONSTRUCTION SUPP	212616	10/15/2021	2,527.50	STREET MAINT SUPPLIES
16265	CENTER POINT LARGE PRINT	212617	10/15/2021	87.48	LIBRARY MAT.-JAMES ESTATE
16300	CENTRAL IOWA FASTENERS	212772	10/29/2021	306.65	MISCELLANEOUS
16402	CENTURYLINK	212541	10/8/2021	4,421.85	TELEPHONE/IT
16403	CENTURYLINK	212619	10/15/2021	198.05	TELEPHONE/IT
17620	CINTAS CORPORATION	212705	10/22/2021	187.74	SUSTENANCE SUPPLIES
17621	CINTAS	212706	10/22/2021	157.10	BLDG MAINT & REPAIR
17825	CITY OF OTTUMWA, CEMETERY	212462	10/1/2021	433.00	CASH INVESTED PASSBK SVNG
18502	CLUB SENTRY SOFTWARE	212621	10/15/2021	32.95	TECHNOLOGY SERVICES
18740	COBAN TECHNOLOGIES, INC	212707	10/22/2021	257.00	EQUIP REPAIR
18980	COLLECTION SERVICES	212773	10/29/2021	4,035.30	CHILD SUPPORT PAYABLE
21236A	CORE PRODUCTS	212543	10/8/2021	285.35	STREET MAINT SUPPLIES
21670	MIKE CRAFF	212464	10/1/2021	21.00	TRAVEL & CONFERENCE
21825	CREDIT UNION	212623	10/15/2021	58,388.03	CREDIT UNION PAYABLE
21835	CREMER CONCRETE	212624	10/15/2021	3,087.26	ENGINEERING EXPENSE
21842	CRESCENT ELECTRIC SUP CO	212775	10/29/2021	144.13	GROUNDS MAINT & REPAIR
22077	CROW, DARRIN	212708	10/22/2021	225.00	PROGRAM SUPPLIES
22479	D P PLUMBING PLUS	212544	10/8/2021	4,800.00	CONTRACTUAL SERVICES
22594	DANIELS FILTER SERVICE	212466	10/1/2021	136.74	OPERATING SUPPLIES
22608	DANI'S AUTO SUPPLY LLC	212545	10/8/2021	865.09	VHCL MTCE SUPPLIES
24325	DEMCO, INC	212625	10/15/2021	220.16	OPERATING SUPPLIES
24326	DEMCO	212467	10/1/2021	818.03	OPERATING SUPPLIES
24330	DERANS TOWING SERVICE	212776	10/29/2021	465.00	VHCL MTCE SUPPLIES

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OCTOBER, 2021**

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25390	ADVANTAGE ADMINISTRATORS	212777	10/29/2021	5,735.19	R.D. DRENKOW/FLEX PAY
25394	DRISH CONSTRUCTION, INC.	212546	10/8/2021	218,468.79	ENGINEERING
26050	EARL MAY SEED & NURSERY	212627	10/15/2021	1,773.74	MISCELLANEOUS
26640	ECOSYSTEMS INC	212469	10/1/2021	7,080.00	CONTRACTUAL SERVICES
27005	ELECTRIC PUMP, INC.	212628	10/15/2021	3,268.38	OTHER MAINT & REPAIR
27010	ELECTRICAL ENGINEERING &	212547	10/8/2021	108.78	OPERATING SUPPLIES
27219	ELITE FIRE SPRINKLER SYS	212548	10/8/2021	1,100.00	GROUNDS MAINT & REPAIR
27272	ELLIOTT BULK SERVICES LLC	212629	10/15/2021	5,366.11	VHCL-FUEL
27280	ELLIOTT OIL COMPANY	212840	10/29/2021	30,292.67	VHCL-FUEL
27521	EMERGENCY SERVICES	212549	10/8/2021	810.00	SUSTENANCE SUPPLIES
27552	EMPOWER RETIREMENT	212779	10/29/2021	1,050.00	HARTFORD DEF COMP PAYABLE
27823	ERHARDT, CLAYTON	212632	10/15/2021	430.00	RENTS & LEASES
28449	EVORA CONSULTING, LTD	212780	10/29/2021	8,292.30	CONTRACTUAL SERVICES
29090	FAMILY ANIMAL CARE	212472	10/1/2021	459.85	OTHER PROF SERV
29300	FASTENAL COMPANY	212712	10/22/2021	604.13	OPERATING SUPPLIES
29596	FERGUSON, MIRANDA	212782	10/29/2021	1,000.00	CONTRACTUAL SERVICES
30120	FIRE SERVICE TRAINING	212551	10/8/2021	107.20	BOOKS FILMS RECORDING/ART
30560	FISHER SCIENTIFIC	212474	10/1/2021	432.38	LAB SUPPLIES
30700	FLOOD CONTROL AMERICA WES	212635	10/15/2021	13,580.00	LEVEE CAPITAL IMPROVEMENT
31302A	FRASE COMPANY LUMBER	212636	10/15/2021	152.14	OPERATING SUPPLIES
31422	FUN EXPRESS, LLC	212552	10/8/2021	577.37	PROGRAM SUPPLIES
31682A	GALLS, LLC	212475	10/1/2021	1,388.48	TOOLS & SMALL EQUIP
31797	GARDEN & ASSOCIATES LTD	212476	10/1/2021	15,967.48	ENGINEERING
32914	GOLDEN WEST INDUSTRIAL	212714	10/22/2021	429.18	TOOLS & SMALL EQUIP
33202	GRACE OTTUMWA	212477	10/1/2021	50.00	REFUNDS
33385	GRAINGER	212553	10/8/2021	1,367.00	OPERATING SUPPLIES
33393	STEVE GRAHAM	212638	10/15/2021	8.99	TRAINING
33635	GREAT WESTERN SUPPLY CO	212554	10/8/2021	1,578.96	OPERATING SUPPLIES
33765	GRIMES ASPHALT & PAVING	212479	10/1/2021	2,008.96	STREET MAINT SUPPLIES
34664	JOHN HALL & ASSOC. PLLC	212639	10/15/2021	3,762.92	LEGAL FEES
34671	HALLIDAY PRODUCTS, INC.	212715	10/22/2021	328.45	OPERATING SUPPLIES
36074	HAWKEYE ENVIRONMENTAL	212555	10/8/2021	475.00	CONTRACTUAL SERVICES
36302	HEARTLAND HUMANE SOCIETY	212716	10/22/2021	785.00	DOG LICENSES
37022	HENDERSON, CHRIS	212556	10/8/2021	50.00	REFUNDS
37476	HILL PRODUCTIONS & MEDIA	212640	10/15/2021	74.00	ADVERT/LEGAL PUBL
38192	BRUCE HOPKINS	212717	10/22/2021	12.00	TRAINING
38920	HOWDEN ROOTS LLC	212641	10/15/2021	695.00	OPERATING SUPPLIES
39185	HUMANA INSURANCE CO	212718	10/22/2021	24,180.00	MEDICARE PREMIUMS
40320	IOWA DEPT/TRANSPORTATION	212719	10/22/2021	33,084.24	MISCELLANEOUS
41505A	IMWCA	212557	10/8/2021	14,311.23	WORKMENS COMPENSATION
41600	IDEAL READY MIX	212789	10/29/2021	11,754.50	STREET MAINT SUPPLIES
41920A	INDUSTRIAL CHEMICAL	212480	10/1/2021	100.00	MISC CONTRACT WORK
41925	INDUSTRIAL MEDICINE	212643	10/15/2021	370.00	EMPLOYEE PHYSICALS/TESTS
42090	INFOMAX OFF SYSTEMS INC	212644	10/15/2021	3,087.35	PHOTOCOPIES
42160	INGRAM LIBRARY SERVICES	212645	10/15/2021	5,253.05	LIBRARY MAT.-JAMES ESTATE
42951	INTRL ASSOC OF ARSON INVE	212646	10/15/2021	100.00	DUES & MEMBERSHIPS
43265	INTERSTATE BATTERY	212561	10/8/2021	359.90	VHCL MTCE SUPPLIES
43543	IOWA DEPT OF PUBLIC SAFET	212562	10/8/2021	1,584.00	RENTS & LEASES
43547	IOWA DIVISION OF LABOR	212647	10/15/2021	310.00	PERMITS
43880A	IA LAW ENFORCEMENT ACADEM	212792	10/29/2021	1,000.00	TRAINING
43999	IOWA ONE CALL	212648	10/15/2021	330.30	TELEPHONE/IT
44037	IOWA PRISON INDUSTRIES	212721	10/22/2021	454.85	STREET MAINT SUPPLIES
45044	JEO CONSULTING GROUP, INC	212722	10/22/2021	5,000.00	ENGINEERING
45057	J & J MOWING	212564	10/8/2021	26,590.00	CONTRACTUAL SERVICES

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45974	JOHN DEERE FINANCIAL	212723	10/22/2021	31.47	OPERATING SUPPLIES
45976	JOHN DEERE OTTUMWA WORKS	212601	10/8/2021	50.00	REFUNDS
47242	JUMPING JIMS PARTY RENTAL	212649	10/15/2021	300.00	MISCELLANEOUS
49042	KIRKHAM MICHAEL	212794	10/29/2021	6,730.37	INFRASTRUCTURE
49081	KIRKWOOD COMM. COLLEGE	212650	10/15/2021	260.00	TRAINING
49206	KLODT DOOR SERVICE LLC	212795	10/29/2021	111.00	GROUND MAINT & REPAIR
49500	KNIGHTS OF COLUMBUS	212724	10/22/2021	100.00	PROGRAM SUPPLIES
49687	KOHL WHOLESALE	212602	10/8/2021	388.06	OPERATING SUPPLIES
49804D	KRONOS, A UKG COMPANY	212651	10/15/2021	4,954.94	CONTRACTUAL SERVICES
50305A	KYOU	212485	10/1/2021	283.00	ADVERT/LEGAL PUBL
50620	LANGMAN CONSTRUCTION, INC	212725	10/22/2021	357,907.93	UTILITY SYSTEM
51418	LEGACY FOUNDATION	212653	10/15/2021	6,788.28	MISCELLANEOUS
51968	LIBERTY TIRE	212603	10/8/2021	2,296.33	TIRE DISPOSAL
51969	LIBERTY TIRE SERVICES LLC	212486	10/1/2021	1,608.94	TIRE DISPOSAL
52093	THE LIFEGUARD STORE	212654	10/15/2021	5,322.00	OPERATING SUPPLIES
52254	LISCO	212726	10/22/2021	270.00	TECHNOLOGY SERVICES
52736	LOGAN LAWN CARE, LLC	212604	10/8/2021	599.00	OPERATING SUPPLIES
52990	LOKTRONICS SECURITY CORP	212487	10/1/2021	815.00	MISCELLANEOUS
53691	MACQUEEN EQUIPMENT	212796	10/29/2021	912.74	VHCL MTCE SUPPLIES
54172	MAHASKA COUNTY EMA	212489	10/1/2021	989.08	GRANT
54187	MAIN STREET OTTUMWA	212727	10/22/2021	8,000.00	DOWNTOWN MAINTENANCE
54390	MANATT'S INC	212728	10/22/2021	380,886.14	STREET MAINT SUPPLIES
55511	MCCABE, SUMMER	212798	10/29/2021	250.00	SEWER HOOKUP FEES
56642	MCGOWEN, HURST, CLARK &	212799	10/29/2021	3,400.00	OTHER PROFESSIONAL SERVIC
56665	MCKIM TRACTOR SERVICE LLC	212657	10/15/2021	181.87	VHCL MTCE SUPPLIES
57367	MEDIACOM	212491	10/1/2021	398.72	TELEPHONE/IT
57385	MENARDS	212568	10/8/2021	1,668.06	OPERATING SUPPLIES
58403	BOB MEYERS	212569	10/8/2021	345.16	TRAVEL & CONFERENCE
58500	MIDAMERICAN ENERGY CO	212659	10/15/2021	1,513.29	NATURAL GAS
58555	MID-IOWA SOLID WASTE	212730	10/22/2021	3,151.45	VHCL MTCE SUPPLIES
59375	MIDWEST RADAR & EQUIPMENT	212570	10/8/2021	400.00	EQUIP REPAIR
59382	MIDWEST TAPE	212493	10/1/2021	164.90	LIBRARY MAT.-JAMES ESTATE
59753	MIKES TIRE AND	212801	10/29/2021	125.00	VHCL MTCE SUPPLIES
60087	MILLER MECHANICAL	212661	10/15/2021	1,780.05	OPERATING SUPPLIES
60089	JOSH MILLER	212495	10/1/2021	180.00	SUSTENANCE SUPPLIES
60097	TONY MILLER	212802	10/29/2021	49.21	GRANT
60299	MISSION SQUARE RETIREMENT	212803	10/29/2021	3,300.00	ICMA DEF COMP PAYABLE
61603	DOYLE MOORE	212663	10/15/2021	11.74	TRAINING
61667	BRIAN MORGAN	212664	10/15/2021	100.00	REFUNDS
61785	MOTION INDUSTRIES	212732	10/22/2021	656.77	TOOLS & SMALL EQUIP
62555	MULDER, KALA	212805	10/29/2021	137.53	TRAINING
62580	MUNICIPAL PIPE TOOL CO LL	212498	10/1/2021	6,532.49	VHCL MTCE SUPPLIES
62601	MUNICODE	212572	10/8/2021	952.17	ADVERT/LEGAL PUBL
62830	MICHAEL MURPHY	212573	10/8/2021	19.99	TRAVEL & CONFERENCE
62889	MYOU	212500	10/1/2021	105.00	ADVERT/LEGAL PUBL
63032	NCL OF WISCONSIN INC	212574	10/8/2021	159.98	LAB SUPPLIES
64400	NATIONWIDE RETIREMENT SOL	212807	10/29/2021	4,875.00	NRS-NATION RETIRE SOL
65680	NOEL INSURANCE INC	212808	10/29/2021	250.00	PROPERTY INSURANCE
65985	NORSOLV SYSTEMS ENVIRONM	212667	10/15/2021	331.90	OPERATING SUPPLIES
66001	NORRIS ASPHALT PAVING INC	212809	10/29/2021	489.70	STREET MAINT SUPPLIES
66077	NORTHERN SAFETY COMPANY	212502	10/1/2021	89.00	OPERATING SUPPLIES
66078	NORTHERN TOOL & EQUIPMENT	212668	10/15/2021	244.99	OPERATING SUPPLIES
66545	STEVE O'CONNOR	212503	10/1/2021	900.00	GRANT

**CITY OF OTTUMWA
VENDOR PAYMENT REPORT
OCTOBER, 2021**

Vendor #	Vendor Name	Check #	Check Date	Amount	Reason
66561	OFFICIAL PEST CONTROL	212575	10/8/2021	55.00	SUSTENANCE SUPPLIES
66730	OHARA HARDWARE	212671	10/15/2021	743.64	OPERATING SUPPLIES
66737A	OLD DOMINION BRUSH	212810	10/29/2021	1,352.80	VHCL MTCE SUPPLIES
67098	O'REILLY AUTOMOTIVE	212576	10/8/2021	661.04	VHCL MTCE SUPPLIES
67759	OTTUMWA COMMUNITY SCHOOLS	212577	10/8/2021	324.20	OFFICE SUPPLIES
68000	OTTUMWA COURIER	212734	10/22/2021	261.38	OPERATING SUPPLIES
68192	OTTUMWA FIBER LLC	212504	10/1/2021	150.00	TECHNOLOGY SERVICES
68560	OTTUMWA PRINTING, INC.	212811	10/29/2021	1,006.00	PRINTING
69040	OTTUMWA WATER AND HYDRO	212578	10/8/2021	11,263.29	BILLING FEES-WW
69040A	OTTUMWA WATER & HYDRO	212673	10/15/2021	158.58	WATER
69270	OYOU	212505	10/1/2021	760.00	ADVERT/LEGAL PUBL
69688	DIXIE L PARKER	212506	10/1/2021	1,600.00	JANITORIAL
70009	PARKER TREE SERVICE	212737	10/22/2021	28,900.00	CONTRACTUAL SERVICES
70182	PATCHBOX LLC	212579	10/8/2021	274.90	VHCL MTCE SUPPLIES
71147	PERDUE, MEGAN	212738	10/22/2021	100.00	REFUNDS
71950	PIERCE CONST & FENCE CO L	212812	10/29/2021	11,100.00	CAPITAL IMPROVEMENTS
71955	DOUG PILCHER	212739	10/22/2021	125.44	TRAVEL & CONFERENCE
72238	PURCHASE POWER	212507	10/1/2021	1,500.00	POSTAGE & SHIPPING
72239	PITNEY BOWES	212674	10/15/2021	1,067.64	RENTS & LEASES
72561	PLUMB SUPPLY COMPANY-OT	212675	10/15/2021	131.17	EQUIP REPAIR
72882	POLK CITY DIRECTORIES	212813	10/29/2021	740.00	LIBRARY MAT.-JAMES ESTATE
73290	POWERPLAN	212740	10/22/2021	41.63	VHCL MTCE SUPPLIES
73926	PRODUCTIVITY PLUS ACCOUNT	212508	10/1/2021	202.00	VHCL MTCE SUPPLIES
73971	PROFESSIONAL JANITORIAL	212580	10/8/2021	2,100.00	JANITORIAL
74102	PSYCHOLOGY ASSOCIATES	212676	10/15/2021	150.00	OTHER PROF SERV
74626	QUALITY SERVICES CORP	212581	10/8/2021	104.86	VHCL MTCE SUPPLIES
74743	RMW SERVICES	212677	10/15/2021	200.00	GROUNDNS MAINT & REPAIR
74748	RDG PLANNING & DESIGN	212814	10/29/2021	2,765.17	OTHER PROF SERV
74973	TOM REA	212741	10/22/2021	130.52	TRAINING
75112	RAMBO, JOHN	212815	10/29/2021	150.00	SALE OF REAL ESTATE
75152	PHILIP RATH	212742	10/22/2021	11.00	TRAVEL & CONFERENCE
76296	CHRISTINA REINHARD	212816	10/29/2021	95.09	TRAVEL & CONFERENCE
77309	GAIL ROBERTS	212817	10/29/2021	405.00	MISCELLANEOUS
77466	ROCHESTER ARMORED CAR	212743	10/22/2021	635.90	OTHER PROF SERV
78105	ROYAL PORTABLE TOILETS	212744	10/22/2021	200.88	OPERATING SUPPLIES
78279	S & L ALL SEASON	212509	10/1/2021	448.95	VHCL MTCE SUPPLIES
78718	SANDRY FIRE SUPPLY LLC	212584	10/8/2021	12,173.45	TOOLS & SMALL EQUIP
79358	SCHUMACHER ELEVATOR CO	212746	10/22/2021	498.70	BLDG MAINT & REPAIR
79970	LARRY SEALS	212680	10/15/2021	20.23	TRAVEL & CONFERENCE
80050	SECRETARY OF STATE	212510	10/1/2021	30.00	SUSTENANCE SUPPLIES
80167	SENECA COMPANIES	212585	10/8/2021	1,541.36	GROUNDNS MAINT & REPAIR
81507	SHRED-IT USA	212586	10/8/2021	94.18	CONTRACTUAL SERVICES
82127	ZACH SIMONSON	212749	10/22/2021	75.30	TRAVEL & CONFERENCE
82133	SINCLAIR BROADCAST GROUP	212511	10/1/2021	450.00	ADVERT/LEGAL PUBL
82134	SINCLAIR BROADCAST GROUP	212512	10/1/2021	350.00	ADVERT/LEGAL PUBL
82135	SINCLAIR TRACTOR	212513	10/1/2021	2,730.53	VHCL MTCE SUPPLIES
82136	SINCLAIR NAPA	212588	10/8/2021	1,621.65	TOOLS & SMALL EQUIP
82175	SIRCHIE	212820	10/29/2021	231.01	TOOLS & SMALL EQUIP
83075	SNELLER, TIM	212750	10/22/2021	50.00	REFUNDS
83100A	SNAP-ON-TOOLS	212589	10/8/2021	549.01	TOOLS & SMALL EQUIP
83160	SOLENIS	212682	10/15/2021	4,213.60	OPERATING SUPPLIES
83880	SOUTHERN IOWA DIESEL, INC	212821	10/29/2021	1,888.98	VHCL MTCE SUPPLIES
83920	SOUTHERN IOWA ELECTRIC	212683	10/15/2021	76.93	ELECTRIC
85289	JORDAN STATON	212684	10/15/2021	155.14	SUSTENANCE SUPPLIES

**CITY OF OTTUMWA
VENDOR PAYMENT REPORT
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Vendor #	Vendor Name	Check #	Check Date	Amount	Reason
86970	SUPREME STAFFING INC	212515	10/1/2021	27,137.97	CONTRACT EMPLOYEES
87593	TK CONCRETE	212823	10/29/2021	50,461.64	ENGINEERING
87750	TARGETSOLUTIONS LEARNING	212824	10/29/2021	4,410.00	TRAINING
87994	CYRUS TEAGUE	212686	10/15/2021	50.00	REFUNDS
88000	TEAMSTER LOCAL UNION 238	212825	10/29/2021	1,298.84	POLICE UNION DUES PAYABLE
88053	TECHNOLOGY SERV & SOLUTIO	212687	10/15/2021	1,690.00	TECHNOLOGY SERVICES
88345	TESTAMERICA LABORATORIES	212688	10/15/2021	5,624.15	LAB SUPPLIES
88697	THUMBS UP GIFTS & AWARDS	212826	10/29/2021	64.00	OPERATING SUPPLIES
88869	TIM HILDRETH CO. INC.	212516	10/1/2021	522.03	BLDG MAINT & REPAIR
89213	TRADEBE ENVIRONMENTAL	212517	10/1/2021	6,792.20	HAZARDOUS WASTE DISPOSAL
89840	TRUCK CENTER COMPANIES	212827	10/29/2021	50.30	VHCL MTCE SUPPLIES
89855	TRUITT ABSTRACT COMPANY	212689	10/15/2021	385.00	CONTRACTUAL SERVICES
90454	ULINE	212518	10/1/2021	291.22	OPERATING SUPPLIES
90846	UPS	212828	10/29/2021	132.20	VHCL MTCE SUPPLIES
90861	US CELLULAR	212520	10/1/2021	324.96	CONTRACTUAL SERVICES
90870	UNITED STATES POSTAL SERV	212691	10/15/2021	2,500.00	POSTAGE & SHIPPING
91500	UNIVERSITY OF LOUISVILLE	212594	10/8/2021	2,590.00	TRAINING
91835	USA BLUE BOOK	212521	10/1/2021	2,980.61	LAB SUPPLIES
91965	UV DOCTOR LAMPS, LLC	212830	10/29/2021	1,392.74	OPERATING SUPPLIES
92273	VALLEY ENVIRONMENTAL SERV	212756	10/22/2021	75.00	MISC CONTRACT WORK
92555	THE VAN METER COMPANY	212757	10/22/2021	15,991.31	OPERATING SUPPLIES
92640	VAUGHN AUTOMOTIVE	212522	10/1/2021	221.76	VHCL MTCE SUPPLIES
92648	VEENSTRA & KIMM INC	212831	10/29/2021	84,971.00	MISCELLANEOUS
92798	VILLEDA PROPERTY MGMT LLC	212692	10/15/2021	9,725.00	CAPITAL IMPROVEMENTS
94125	WAPELLO COUNTY	212758	10/22/2021	8,111.26	DRUG TASK FORCE GRANT
94235	WAPELLO CO CLERK OF COURT	212524	10/1/2021	60.00	COURT FINES
94635	WAPELLO COUNTY EXTENSION	212525	10/1/2021	35.00	TRAINING
94701	WAPELLO COUNTY	212832	10/29/2021	60.00	WARRANTS SERVED
94720	WAPELLO COUNTY SHERIFF	212833	10/29/2021	9,104.15	NATURAL GAS
94721	WAPELLO CO SHERIFF'S OFFI	212759	10/22/2021	6,968.70	DRUG TASK FORCE GRANT
95000	WAPELLO COUNTY UNITED WAY	212834	10/29/2021	39.00	FICA CITY SHARE PAYABLE
95120	WAPELLO RURAL WATER ASSC	212596	10/8/2021	54.69	WATER
95368	WAYNE'S TIRE	212597	10/8/2021	1,935.68	VHCL MTCE SUPPLIES
95611	WELLMARK BC & BS OF IOWA	212693	10/15/2021	307,616.36	GROUP HEALTH CLAIMS
96792	WILLETT HOFMANN	212836	10/29/2021	5,285.24	OTHER PROF SERV
97305	WINDSTREAM	212528	10/1/2021	516.54	TELEPHONE/IT
97320	WINGER COMPANIES	212599	10/8/2021	8,032.06	BLDG MAINT & REPAIR
97321	WINGER SERVICE	212838	10/29/2021	312.00	BLDG MAINT & REPAIR
97334	WINN CORP	212694	10/15/2021	9,449.42	STREET MAINT SUPPLIES
97577	WOODRIVER ENERGY LLC	212695	10/15/2021	2,266.04	NATURAL GAS
98322	DAVID L YEAGER	212530	10/1/2021	20.01	TRAVEL & CONFERENCE
ACH	US TREASURY			60,433.74	EMPLOYERS SHARE OF FICA
ACH	US TREASURY			60,038.98	EMPLOYERS SHARE OF FICA
ACH	TREASURER STATE OF IOWA			41,497.00	EMPLOYERS SHARE OF STATE TAX
ACH	TREASURER STATE OF IOWA			20,669.00	EMPLOYERS SHARE OF STATE TAX
ACH	IPERS			45,185.56	EMPLOYERS SHARE OF IPERS
ACH	IOWA WORKFORCE DEVELOPMENT			4,349.00	UNEMPLOYMENT CLAIMS

Totals for October

2,595,622.66

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CITY OF OTTUMWA
 STATEMENT OF CHANGES IN CASH BALANCE
 AS OF 10/31/2021

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ACCOUNT NUMBER	BEG. PERIOD	CASH	CASH	END PERIOD	OUTSTANDING	TREASURY
ACCOUNT DESCRIPTION	BALANCE	DEBITS	CREDITS	BALANCE	CHECKS	BALANCE
TOTALS FOR FUND 001 GENERAL OPER	3027617.39	2904612.38	1681681.19	4250548.58	34908.83	4285457.41
TOTALS FOR FUND 002 PARKING RAMP	37673.42	918.00	1181.41	37410.01		37410.01
TOTALS FOR FUND 003 GENERAL-ARPA	1815704.30			1815704.30		1815704.30
TOTALS FOR FUND 110 ROAD USE TAX	4652962.82	402590.33	412653.68	4642899.47	45442.64	4688342.11
TOTALS FOR FUND 112 EMPLOYEE BEN	116938.69	2053337.90	440481.51	1729795.08		1729795.08
TOTALS FOR FUND 119 EMERGENCY FU		65223.88	65223.88			
TOTALS FOR FUND 121 SALES TAX 1%	4875510.59	351721.87	115670.33	5111562.13		5111562.13
TOTALS FOR FUND 122 *****						
TOTALS FOR FUND 123 AGASSI TIF D						
TOTALS FOR FUND 124 VOGEL URBAN						
TOTALS FOR FUND 125 WESTGATE TIF	-403079.93	70061.32	117243.00	-450261.61	9784.50	-440477.11
TOTALS FOR FUND 126 AIRPORT TIF	7850.58	40199.34		48049.92		48049.92
TOTALS FOR FUND 127 PENNSYLVANIA						
TOTALS FOR FUND 128 WILDWOOD HWY	17253.67	53714.79		70968.46		70968.46
TOTALS FOR FUND 129 RISK MANAGEM	769840.99	206561.39	27219.33	949183.05		949183.05
TOTALS FOR FUND 131 AIRPORT FUND	236206.42	123718.54	102849.64	257075.32	3165.43	260240.75
TOTALS FOR FUND 133 LIBRARY FUND	191695.92	170360.94	83160.07	278896.79	1052.29	279949.08
TOTALS FOR FUND 135 CEMETERY FUN	-26296.86	67184.23	31403.67	9483.70	1149.40	10633.10
TOTALS FOR FUND 137 HAZ-MAT FUND	159384.17	25231.34	11252.70	173362.81	1961.71	175324.52
TOTALS FOR FUND 141 2018 UPPER S	8078.12			8078.12		8078.12
TOTALS FOR FUND 142 HOAP/HILP ES						
TOTALS FOR FUND 143 EPA BROWNPIE						
TOTALS FOR FUND 144 2013 CDBG HO						
TOTALS FOR FUND 145 DOWNTOWN REV						
TOTALS FOR FUND 146 DOWNTOWN STR	65427.12		847.69	64579.43		64579.43
TOTALS FOR FUND 147 CDBG P-2 MAS	17628.32			17628.32		17628.32
TOTALS FOR FUND 148 2016 OWW CDB						
TOTALS FOR FUND 151 OTHER BOND P	1196329.15	370.00	41936.45	1154762.70	17770.24	1172532.94
TOTALS FOR FUND 162 SSMID DISTRI	41426.45	15544.61		56971.06		56971.06
TOTALS FOR FUND 167 FIRE BEQUEST	18732.23			18732.23		18732.23
TOTALS FOR FUND 169 START UP/DON	-165.20			-165.20		-165.20
TOTALS FOR FUND 171 RETIREE HEAL						
TOTALS FOR FUND 173 LIBRARY BEQU	124122.94	2239.00	10010.45	116351.49	2793.77	119145.26
TOTALS FOR FUND 174 COMMUNITY DE	134765.47		10472.50	124292.97		124292.97
TOTALS FOR FUND 175 POLICE BEQUE	187550.34	175.00	245.14	187480.20	16.00	187496.20
TOTALS FOR FUND 177 HISTORIC PRE	1499.19	3675.00	2765.17	2409.02	2765.17	5174.19
TOTALS FOR FUND 200 DEBT SERVICE	557544.11	1277046.64	247650.00	1586940.75		1586940.75
TOTALS FOR FUND 301 STREET PROJE	4113394.09		244517.19	3868876.90		3868876.90
TOTALS FOR FUND 303 AIRPORT PROJ	307603.33		380755.41	-73152.08	6730.37	-66421.71
TOTALS FOR FUND 307 SIDEWALK & C	160483.35		3676.78	156806.57		156806.57
TOTALS FOR FUND 309 PARK PROJECT	249165.08	29753.66	53817.77	225100.97	50461.64	275562.61
TOTALS FOR FUND 311 LEVEE PROJEC	396821.66		32246.19	364575.47	176.00	364751.47
TOTALS FOR FUND 313 EVENT CENTER	100462.68		232.01	100230.67		100230.67
TOTALS FOR FUND 315 SEWER CONSTR	6530208.74		458164.65	6072044.09	48483.84	6120527.93
TOTALS FOR FUND 320 WEST END FLO						
TOTALS FOR FUND 501 CEMETERY MEM	2713.29			2713.29		2713.29
TOTALS FOR FUND 503 CEMETERY PER	433.00	350.00	433.00	350.00		350.00
TOTALS FOR FUND 610 SEWER UTILIT	3272478.05	651287.99	446463.33	3477302.71	6297.53	3483600.24
TOTALS FOR FUND 611 SEWER SINKIN	1377000.00			1377000.00		1377000.00
TOTALS FOR FUND 612 STORM WATER						
TOTALS FOR FUND 613 SEWER IMPROV	3675001.00	41667.00		3716668.00		3716668.00
TOTALS FOR FUND 670 LANDFILL FUN	1181314.15	196514.03	161200.96	1216627.22	8940.02	1225567.24

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CITY OF OTTUMWA
 STATEMENT OF CHANGES IN CASH BALANCE
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ACCOUNT NUMBER	ACCOUNT DESCRIPTION	BEG. PERIOD	CASH BALANCE	CASH DEBITS	CASH CREDITS	END PERIOD BALANCE	OUTSTANDING CHECKS	TREASURY BALANCE
TOTALS FOR FUND 671	LANDFILL RES		1167302.00			1167302.00		1167302.00
TOTALS FOR FUND 673	RECYCLING		333711.69	71669.63	58615.25	346766.07	1386.00	348152.07
TOTALS FOR FUND 690	TRANSIT FUND		652531.80	25317.20	26694.79	651154.21	141321.36	792475.57
TOTALS FOR FUND 695	1015 TRANSIT							
TOTALS FOR FUND 720	BRIDGEVIEW E		11691.16			11691.16		11691.16
TOTALS FOR FUND 750	GOLF COURSE		29689.62	5000.00	1600.00	33089.62	1600.00	34689.62
TOTALS FOR FUND 810	POOLED INVES		-44759931.03	41618.93	6001402.40	-50719714.50		-50719714.50
TOTALS FOR FUND 820	PAYROLL CLEA		106704.47	1572051.91	1257450.83	421305.55	7669.67	428975.22
TOTALS FOR FUND 840	EQUIPMENT PU		1274946.37	1000.00		1275946.37		1275946.37
TOTALS FOR FUND 860	GROUP HEALTH		5713350.60	334583.01	301425.20	5746508.41		5746508.41
TOTALS FOR FUND 861	POST 65 RETI		336250.58	72814.52	27580.00	381485.10	3400.00	384885.10
TOTALS FOR FUND 862	DENTAL INSUR		92575.31		6610.66	85964.65		85964.65
TOTALS FOR FUND 863	LIFE INSURAN		34811.00			34811.00		34811.00
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TOTALS FOR ALL LISTED FUNDS			4192912.40	10878114.38	12866834.23	2204192.55	397276.41	2601468.96

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STATEMENT OF CHANGES IN CASH BALANCE
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SUMMARY PAGE INFORMATION

ERRORS DETECTED: 0

END OF REPORT

CITY OF OTTUMWA
Staff Summary

**** ACTION ITEM ****

Council Meeting of : Nov 30, 2021

Administration
Department

Barbara Codjoe
Prepared By
Barbara Codjoe
Department Head



City Administrator Approval

AGENDA TITLE: Approve the appointment of Jacob Rusch to Zoning and Housing Coordinator in the Planning Department.

Public hearing required if this box is checked.

RECOMMENDATION: Approve the appointment of Jacob Rusch to Zoning and Housing Coordinator on or about December 5, 2021.

DISCUSSION: Appoint Jacob Rusch to Zoning and Housing Coordinator in the Planning Department. The City Planner position was restructured to this position when current Director of Community Development was promoted.

Jacob has been a building inspector for the city since 2018. Jacob's hourly rate will be \$28.18 which is considered step 5. He is in step 5 of his current position.

Source of Funds: N/A

Budgeted Item: Budget Amendment Needed:

CITY OF OTTUMWA
Staff Summary

**** ACTION ITEM ****

Council Meeting of: Nov 30, 2021

Finance
Department

Kala Mulder
Prepared By

Department Head


City Administrator Approval

AGENDA TITLE: Approve the Annual Urban Renewal Report for the Westgate Urban Renewal Area, Airport Urban Renewal Area, Wildwood Drive/Highway 34 Urban Renewal Area and the Hospital District/Pennsylvania Avenue Corridor Urban Renewal Area for the fiscal year of July 2020 through June 2021 for the City of Ottumwa, Iowa.

Public hearing required if this box is checked.

The Proof of Publication for each Public Hearing must be attached to this Staff Summary. If the Proof of Publication is not attached, the item will not be placed on the agenda.

RECOMMENDATION: Approve the Annual Urban Renewal Report

DISCUSSION: Effective July 1, 2012 with the passing of House File 2460 each levy authority must file an "Annual Urban Renewal Report" by December 1st of the calendar year for the preceding fiscal year. The report must be approved by Council. Once approved this report will be submitted to the Iowa Department of Management.

Source of Funds:

Budgeted Item: Budget Amendment Needed: No

Levy Authority Summary

Local Government Name: OTTUMWA
 Local Government Number: 90G868

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
OTTUMWA WESTGATE URBAN RENEWAL	90001	10
OTTUMWA AIRPORT URBAN RENEWAL	90002	4
HOSPITAL DISTRICT PENN AVE CORRIDOR URBAN RENEWAL	90003	1
WOGEL URBAN RENEWAL	90004	1
OTTUMWA WILDWOOD DR/HWY 34	90075	1

TIF Debt Outstanding: 8,994,083

TIF Sp. Rev. Fund Cash Balance as of 07-01-2020: -189,650 0 **Amount of 07-01-2020 Cash Balance Restricted for LMI**

TIF Revenue: 557,701
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 52,116
Total Revenue: 609,817

Rebate Expenditures: 0
 Non-Rebate Expenditures: 956,396
 Returned to County Treasurer: 0
Total Expenditures: 956,396

TIF Sp. Rev. Fund Cash Balance as of 06-30-2021: -536,229 0 **Amount of 06-30-2021 Cash Balance Restricted for LMI**

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 8,573,916

Urban Renewal Area Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WESTGATE URBAN RENEWAL
 JR Area Number: 90001

JR Area Creation Date: 05/1989

To achieve a diversified well balanced economy/standard of living/tax base with plans for land/commercial/industrial and residential development providing for installation of public works/infrastructure and amenities, elimination of blight, encourage commercial and industrial growth, rehabilitation of central business district with a sound economic base for future development.

JR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
OTTUMWA CITY/OTTUMWA SCH/WESTGATE UR TIF INCREM	900042	900043	1,974,166
OTTUMWA CITY AG/OTTUMWA SCH/WESTGATE AG UR TIF INCREM	900044	900045	0
OTTUMWA CITY/OTTUMWA SCH/WESTGATE2 UR TIF INCREM	900050	900051	731,070
OTTUMWA CITY/OTTUMWA SCH/WESTGATE3 UR TIF INCREM	900067	900068	1,822,921
OTTUMWA CITY AG/OTTUMWA SCH/WESTGATE3 UR TIF INCREM	900069	900070	0
OTTUMWA CITY/OTTUMWA SCH/WESTGATE4 TIF INCREM	900071	900072	0
OTTUMWACITY/OTTUMWASCH/WESTGATE #7 INCREMENT	900077	900078	19,792
OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 1/TIF INC	900081	900082	66,367
OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 2/TIF INC	900083	900084	97,748
OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 3/TIF INC	900085	900086	109,914

Urban Renewal Area Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	59,830	94,951,592	108,172,237	18,992,479	0	-277,800	228,600,972	0	228,600,972
Taxable	48,751	52,293,974	97,355,013	17,093,232	0	-277,800	171,288,803	0	171,288,803
Homestead Credits									949

JR Sp. Rev. Fund Cash Balance as of 07-01-2020:

-35,619

0

Amount of 07-01-2020 Cash Balance Restricted for LMI

JR Revenue: 194,403
 JR Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 194,403

Rebate Expenditures: 0
 Non-Rebate Expenditures: 553,779
 Returned to County Treasurer: 0
Total Expenditures: 553,779

JR Sp. Rev. Fund Cash Balance as of 06-30-2021:

-394,995

0

Amount of 06-30-2021 Cash Balance Restricted for LMI

Projects For OTTUMWA WESTGATE URBAN RENEWAL

Downtown Maintenance

Description: Downtown Beautification Program
Main Street Iowa Program-Iowa Economic Development
Classification: Authority
Physically Complete: No
Payments Complete: No

Main Street Iowa

Description: Contribution to Main Street Iowa Program
Main Street Iowa Program-Iowa Economic Development
Classification: Authority
Physically Complete: No
Payments Complete: No

ISO Projects

Description: Utilities Sewer Separation
Classification: Roads, Bridges & Utilities
Physically Complete: No
Payments Complete: No

Debts/Obligations For OTTUMWA WESTGATE URBAN RENEWAL

2020 Refi/2013 D G.O.

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,369,708
Interest:	384,990
Total:	1,754,698
Annual Appropriation?:	No
Date Incurred:	12/30/2013
Year of Last Payment:	2033

Downtown Maintenance

Debt/Obligation Type:	Other Debt
Principal:	39,138
Interest:	0
Total:	39,138
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
Year of Last Payment:	2025

Mainstreet Ottumwa

Debt/Obligation Type:	Other Debt
Principal:	25,000
Interest:	0
Total:	25,000
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
Year of Last Payment:	2025

2020 GO

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,733,570
Interest:	1,941,407
Total:	6,674,977
Annual Appropriation?:	No
Date Incurred:	05/14/2020
Year of Last Payment:	2040

Admin Fees

Debt/Obligation Type:	Other Debt
Principal:	10,977
Interest:	0
Total:	10,977
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
Year of Last Payment:	2025

Non-Rebates For OTTUMWA WESTGATE URBAN RENEWAL

IF Expenditure Amount:	25,000
ified To Debt:	Mainstreet Ottumwa
ified To Project:	Main Street Iowa
IF Expenditure Amount:	151,067
ified To Debt:	2020 Refi/2013 D G.O.
ified To Project:	CSO Projects
IF Expenditure Amount:	39,138
ified To Debt:	Downtown Maintenance
ified To Project:	Downtown Maintenance
IF Expenditure Amount:	327,597
ified To Debt:	2020 GO
ified To Project:	CSO Projects
IF Expenditure Amount:	10,977
ified To Debt:	Admin Fees
ified To Project:	CSO Projects

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY/OTTUMWA SCH/WESTGATE UR TIF INCREM		
TIF Taxing District Inc. Number:	900043		
TIF Taxing District Base Year:	1989		
Year TIF Revenue First Received:	1991	Slum	UR Designation No
Subject to a Statutory end date?	Yes	Blighted	05/1989
Fiscal year this TIF Taxing District Statutorily ends:	2023	Economic Development	05/1989

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	31,193,650	31,872,750	152,040	0	-98,156	63,864,810	0	63,864,810
Taxable	0	17,179,676	28,685,475	136,836	0	-98,156	46,434,305	0	46,434,305
Homestead Credits									338

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	17,102,818	46,434,305	1,974,166	44,460,139	1,814,211

Year 2021 TIF Revenue Received: 78,802

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY AG/OTTUMWA SCH/WESTGATE AG UR TIF INCREM		
TIF Taxing District Inc. Number:	900045		
TIF Taxing District Base Year:	1989		
Year TIF Revenue First Received:	1991	Slum	UR Designation No
Subject to a Statutory end date?	Yes	Blighted	No
Fiscal year this TIF Taxing District Statutorily ends:	2023	Economic Development	05/1989

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	59,830	0	0	0	0	0	59,830	0	59,830
Taxable	48,751	0	0	0	0	0	48,751	0	48,751
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	63,662	0	0	0	0

Year 2021 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY/OTTUMWA SCH/WESTGATE2 UR TIF INCREM		
TIF Taxing District Inc. Number:	900051		
TIF Taxing District Base Year:	1994		
FY TIF Revenue First Received:	1996		UR Designation
Subject to a Statutory end date?	Yes	Slum	No
Fiscal year this TIF Taxing District		Blighted	07/1994
statutorily ends:	2023	Economic Development	07/1994

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	11,897,150	26,720,780	26,940	0	-53,708	40,902,966	0	40,902,966
Taxable	0	6,552,280	24,048,702	24,246	0	-53,708	32,218,685	0	32,218,685
Homestead Credits									169

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	23,761,183	17,195,491	731,070	16,464,421	671,836

FY 2021 TIF Revenue Received: 28,717

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY/OTTUMWA SCH/WESTGATE3 UR TIF INCREM		
TIF Taxing District Inc. Number:	900068		
TIF Taxing District Base Year:	2002		
FY TIF Revenue First Received:	2004		UR Designation
Subject to a Statutory end date?	Yes	Slum	No
Fiscal year this TIF Taxing District		Blighted	05/2002
statutorily ends:	2023	Economic Development	05/2002

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	40,886,806	29,015,560	0	0	-85,192	69,985,993	0	69,985,993
Taxable	0	22,518,166	26,114,004	0	0	-85,192	48,667,262	0	48,667,262
Homestead Credits									276

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	27,194,312	42,876,873	1,822,921	41,053,952	1,675,220

FY 2021 TIF Revenue Received: 74,668

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY AG/OTTUMWA SCH/WESTGATE3 UR TIF INCREM		
TIF Taxing District Inc. Number:	900070		
TIF Taxing District Base Year:	2002		
FY TIF Revenue First Received:	2004		UR Designation
Subject to a Statutory end date?	Yes	Slum	No
Fiscal year this TIF Taxing District		Blighted	No
statutorily ends:	2023	Economic Development	05/2002

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	0	0	0	0	0

FY 2021 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA WESTGATE URBAN RENEWAL (90001)		
TIF Taxing District Name:	OTTUMWA CITY/OTTUMWA SCH/WESTGATE4 TIF INCREM		
TIF Taxing District Inc. Number:	900072		
TIF Taxing District Base Year:	2009		
FY TIF Revenue First Received:	2011		UR Designation
Subject to a Statutory end date?	Yes	Slum	No
Fiscal year this TIF Taxing District		Blighted	11/2009
statutorily ends:	2030	Economic Development	11/2009

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	8,872,026	5,825,850	18,560,019	0	-33,336	33,321,269	0	33,321,269
Taxable	0	4,886,205	5,243,265	16,704,018	0	-33,336	26,869,057	0	26,869,057
Homestead Credits									138

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	54,559,403	0	0	0	0

FY 2021 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WESTGATE URBAN RENEWAL (90001)
 TIF Taxing District Name: OTTUMWACITY/OTTUMWASCH/WESTGATE #7 INCREMENT
 TIF Taxing District Inc. Number: 900078

TIF Taxing District Base Year:	2016	UR Designation
Year TIF Revenue First Received:	No	Slum
Subject to a Statutory end date?	No	Blighted
		Economic Development

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	2,101,960	1,722,757	0	0	-7,408	5,666,730	0	5,666,730
Taxable	0	1,157,647	1,550,481	0	0	-7,408	4,018,433	0	4,018,433
Homestead Credits									27

Fiscal Year 2021	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
	5,208,609	465,529	19,792	445,737	18,188

Year 2021 TIF Revenue Received: 769

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WESTGATE URBAN RENEWAL (90001)
 TIF Taxing District Name: OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 1/TIF INC
 TIF Taxing District Inc. Number: 900082

TIF Taxing District Base Year:	1994	UR Designation
Year TIF Revenue First Received:	No	Slum
Subject to a Statutory end date?	No	Blighted
		Economic Development

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,697,020	0	0	0	3,697,020	0	3,697,020
Taxable	0	0	3,327,318	0	0	0	3,327,318	0	3,327,318
Homestead Credits									0

Fiscal Year 2021	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
	2,135,998	1,561,022	66,367	1,494,655	62,485

Year 2021 TIF Revenue Received: 2,731

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WESTGATE URBAN RENEWAL (90001)
 TIF Taxing District Name: OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 2/TIF INC
 TIF Taxing District Inc. Number: 900084
 TIF Taxing District Base Year: 1994
 Year TIF Revenue First Received: Slum No
 Subject to a Statutory end date? No Blighted No
 Economic Development No

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	5,884,960	253,480	0	0	6,951,864	0	6,951,864
Taxable	0	0	5,296,464	228,132	0	0	6,104,162	0	6,104,162
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	4,652,732	2,299,132	97,748	2,201,384	94,231

Year 2021 TIF Revenue Received: 4,087

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WESTGATE URBAN RENEWAL (90001)
 TIF Taxing District Name: OTTUMWA CITY/OTTUMWA SCHOOL/WESTGATE/SSMID 3/TIF INC
 TIF Taxing District Inc. Number: 900086
 TIF Taxing District Base Year: 1994
 Year TIF Revenue First Received: Slum No
 Subject to a Statutory end date? No Blighted No
 Economic Development No

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,432,560	0	0	0	4,150,490	0	4,150,490
Taxable	0	0	3,089,304	0	0	0	3,600,830	0	3,600,830
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	1,565,190	2,585,300	109,914	2,475,386	108,436

Year 2021 TIF Revenue Received: 4,629

Urban Renewal Area Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA AIRPORT URBAN RENEWAL
 UR Area Number: 90002

UR Area Creation Date: 07/1994

To plan and provide sufficient land for comm./industrial dev., install public works and facilities, eliminate blight, maintain transportation network, provide a marketable/investment climate and encourage commercial and industrial growth and expansion with a sound econ. base.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
CLICHLAND TWP/OTTUMWA SCH/A P TIF INCREM	900056	900057	5,704,761
OTTUMWA CITY/OTTUMWA SCH/A P TIF INCREM	900058	900059	2,487,986
OTTUMWA CITY AG/OTTUMWA SCH/A P TIF INCREM	900060	900061	10
CENTER TWP/OTTUMWA SCH/A P TIF INCREM	900062	900063	98,372

Urban Renewal Area Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,808,810	16,406,160	8,185,336	7,541,474	0	-18,520	33,923,260	0	33,923,260
Taxable	1,473,873	9,035,574	7,366,802	6,787,327	0	-18,520	24,645,056	0	24,645,056
Homestead Credits									58

UR Sp. Rev. Fund Cash Balance as of 07-01-2020:

-44,827

0

Amount of 07-01-2020 Cash Balance Restricted for LMI

UR Revenue: 244,553
 UR Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 244,553

Rebate Expenditures: 0
 Non-Rebate Expenditures: 246,377
 Returned to County Treasurer: 0
Total Expenditures: 246,377

UR Sp. Rev. Fund Cash Balance as of 06-30-2021:

-46,651

0

Amount of 06-30-2021 Cash Balance Restricted for LMI

Projects For OTTUMWA AIRPORT URBAN RENEWAL

AIRPORT RUNWAY

Description:	Airport Runway Renovation
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For OTTUMWA AIRPORT URBAN RENEWAL

GO 2018A Runway

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	120,000
Interest:	3,500
Total:	123,500
Annual Appropriation?:	No
Date Incurred:	03/20/2018
Year of Last Payment:	2021

GO 2019B Runway

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	45,000
Interest:	35,350
Total:	80,350
Annual Appropriation?:	No
Date Incurred:	11/17/2018
Year of Last Payment:	2027

Airport Fund Loan

Debt/Obligation Type:	Internal Loans
Principal:	42,677
Interest:	0
Total:	42,677
Annual Appropriation?:	No
Date Incurred:	07/01/2019
Year of Last Payment:	2021

Great Ottumwa Partners in Progress

Debt/Obligation Type:	Other Debt
Principal:	10,000
Interest:	0
Total:	10,000
Annual Appropriation?:	No
Date Incurred:	07/01/2021
Year of Last Payment:	2021

Non-Rebates For OTTUMWA AIRPORT URBAN RENEWAL

IF Expenditure Amount: 123,500
Tied To Debt: GO 2018A Runway
Tied To Project: AIRPORT RUNWAY

IF Expenditure Amount: 80,200
Tied To Debt: GO 2019B Runway
Tied To Project: AIRPORT RUNWAY

IF Expenditure Amount: 42,677
Tied To Debt: Airport Fund Loan
Tied To Project: AIRPORT RUNWAY

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA AIRPORT URBAN RENEWAL (90002)		
TIF Taxing District Name:	RICHLAND TWP/OTTUMWA SCH/A P TIF INCREM		
TIF Taxing District Inc. Number:	900057		
TIF Taxing District Base Year:	1994		
FY TIF Revenue First Received:	1996		UR Designation
Subject to a Statutory end date?	Yes	Slum	No
Fiscal year this TIF Taxing District		Blighted	06/1994
statutorily ends:	2019	Economic Development	06/1994

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,411,730	5,772,660	8,185,336	7,541,474	0	-11,112	22,900,088	0	22,900,088
Taxable	1,150,321	3,179,250	7,366,802	6,787,327	0	-11,112	18,472,588	0	18,472,588
Homestead Credits									27

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	9,691,355	13,219,845	5,704,761	7,515,084	192,445

FY 2021 TIF Revenue Received: 141,622

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	OTTUMWA AIRPORT URBAN RENEWAL (90002)		
TIF Taxing District Name:	OTTUMWA CITY/OTTUMWA SCH/A P TIF INCREM		
TIF Taxing District Inc. Number:	900059		
TIF Taxing District Base Year:	1994		
FY TIF Revenue First Received:	1996		UR Designation
Subject to a Statutory end date?	No	Slum	No
		Blighted	06/1994
		Economic Development	06/1994

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	10,482,040	0	0	0	-7,408	10,474,632	0	10,474,632
Taxable	0	5,772,908	0	0	0	-7,408	5,765,500	0	5,765,500
Homestead Credits									30

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	83,802	5,765,500	2,487,986	3,277,514	133,740

FY 2021 TIF Revenue Received: 100,683

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA AIRPORT URBAN RENEWAL (90002)
 TIF Taxing District Name: OTTUMWA CITY AG/OTTUMWA SCH/A P TIF INCREM
 TIF Taxing District Inc. Number: 900061

			UR Designation
TIF Taxing District Base Year:	1994	Slum	No
FY TIF Revenue First Received:	1996	Blighted	06/1994
Subject to a Statutory end date?	No	Economic Development	06/1994

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	230	0	0	0	0	0	230	0	230
Taxable	187	0	0	0	0	0	187	0	187
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	205	25	10	15	0

FY 2021 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA AIRPORT URBAN RENEWAL (90002)
 TIF Taxing District Name: CENTER TWP/OTTUMWA SCH/A P TIF INCREM
 TIF Taxing District Inc. Number: 900063

			UR Designation
TIF Taxing District Base Year:	1994	Slum	No
FY TIF Revenue First Received:	1996	Blighted	06/1994
Subject to a Statutory end date?	No	Economic Development	06/1994

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	396,850	151,460	0	0	0	0	548,310	0	548,310
Taxable	323,365	83,416	0	0	0	0	406,781	0	406,781
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	320,348	227,962	98,372	129,590	3,242

FY 2021 TIF Revenue Received: 2,248

Urban Renewal Area Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: HOSPITAL DISTRICT PENN AVE CORRIDOR URBAN RENEWAL
 JR Area Number: 90003

JR Area Creation Date: 10/2011

URA activities are designed to provide opportunities, incentives, and sites for community economic development purposes, including new and expanded commercial development using public and private investment for the sound development of public works and facilities for the efficient development and to achieve a marketable and attractive investment climate as well as a diversified, well balanced economy providing a desirable standard of living, job opportunity and strengthened tax base.

JR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
OTTUMWA CITY/OTTUMWA SCH/HOSP DIST PENN AVE CORRIDOR INCREMENT	900073	900074	0

Urban Renewal Area Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	1,208,760	47,787,760	0	0	-3,704	61,164,458	0	61,164,458
Taxable	0	665,714	43,008,984	0	0	-3,704	52,343,291	0	52,343,291
Homestead Credits									13

IF Sp. Rev. Fund Cash Balance as of 07-01-2020:

0

Amount of 07-01-2020 Cash Balance Restricted for LMI

IF Revenue: 0

IF Sp. Revenue Fund Interest: 0

Property Tax Replacement Claims: 0

Asset Sales & Loan Repayments: 0

Total Revenue: 0

Rebate Expenditures: 0

Non-Rebate Expenditures: 0

Returned to County Treasurer: 0

Total Expenditures: 0

IF Sp. Rev. Fund Cash Balance as of 06-30-2021:

0

Amount of 06-30-2021 Cash Balance Restricted for LMI

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: HOSPITAL DISTRICT PENN AVE CORRIDOR URBAN RENEWAL (90003)
 TIF Taxing District Name: OTTUMWA CITY/OTTUMWA SCH/HOSP DIST PENN AVE CORRIDOR
 INCREMENT
 TIF Taxing District Inc. Number: 900074
 TIF Taxing District Base Year: 2011
 Year TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District Statutorily ends: 2031

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2011

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	1,208,760	47,787,760	0	0	-3,704	61,164,458	0	61,164,458
Taxable	0	665,714	43,008,984	0	0	-3,704	52,343,291	0	52,343,291
Homestead Credits									13

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	31,594,176	29,573,986	0	29,573,986	1,206,776

Year 2021 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: VOGEL URBAN RENEWAL
 Urban Renewal Area Number: 90004

Urban Renewal Area Creation Date:

Urban Renewal Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
VOGEL URBAN RENEWAL INCREMENT	900079	900080	0

Urban Renewal Area Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	341,660	0	0	0	341,660	0	341,660
Taxable	0	0	307,494	0	0	0	307,494	0	307,494
Homestead Credits									0

Urban Renewal Area Sp. Rev. Fund Cash Balance as of 07-01-2020:

0 0

Amount of 07-01-2020 Cash Balance Restricted for LMI

Urban Renewal Area Revenue:

0

Urban Renewal Area Sp. Revenue Fund Interest:

0

Urban Renewal Area Property Tax Replacement Claims

0

Urban Renewal Area Asset Sales & Loan Repayments:

0

Urban Renewal Area Total Revenue:

0

Urban Renewal Area Rebate Expenditures:

0

Urban Renewal Area Non-Rebate Expenditures:

0

Urban Renewal Area Returned to County Treasurer:

0

Urban Renewal Area Total Expenditures:

0

Urban Renewal Area Sp. Rev. Fund Cash Balance as of 06-30-2021:

0 0

Amount of 06-30-2021 Cash Balance Restricted for LMI

TIF Taxing District Data Collection

Local Government Name:	OTTUMWA (90G868)		
Urban Renewal Area:	VOGEL URBAN RENEWAL (90004)		
TIF Taxing District Name:	VOGEL URBAN RENEWAL INCREMENT		
TIF Taxing District Inc. Number:	900080		
TIF Taxing District Base Year:	2017	Slum	UR Designation No
Year TIF Revenue First Received:		Blighted	No
Subject to a Statutory end date?	No	Economic Development	No

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	341,660	0	0	0	341,660	0	341,660
Taxable	0	0	307,494	0	0	0	307,494	0	307,494
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	341,660	0	0	0	0

Year 2021 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WILDWOOD DR/HWY 34
 UR Area Number: 90075
 UR Area Creation Date: 08/2011

To establish and provide opportunities, incentives and sites for community economic development, including private investment in the area, plan for and provide sufficient land for commercial development in a manner that is efficient from the standpoint of providing municipal services and provide a more marketable and attractive investment climate as well as provide a diversified, well balanced economy creating job opportunities and standard of living as well as increasing the tax base.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
OTTUMWACITY/OTTUMWASCH/OTT WILDWOOD DR/HWY 34 INCREMENT	900075	900076	2,924,559

Urban Renewal Area Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,249,510	0	0	0	3,249,510	0	3,249,510
Taxable	0	0	2,924,559	0	0	0	2,924,559	0	2,924,559
Homestead Credits									0

IF Sp. Rev. Fund Cash Balance as of 07-01-2020: -109,204 0 Amount of 07-01-2020 Cash Balance Restricted for LMI

IF Revenue: 118,745
 IF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 52,116
Total Revenue: 170,861

Rebate Expenditures: 0
 Non-Rebate Expenditures: 156,240
 Returned to County Treasurer: 0
Total Expenditures: 156,240

IF Sp. Rev. Fund Cash Balance as of 06-30-2021: -94,583 0 Amount of 06-30-2021 Cash Balance Restricted for LMI

Projects For OTTUMWA WILDWOOD DR/HWY 34

Kohl's Dept. Store Development

Description:	Building and opening of Kohl's Dept. Store
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For OTTUMWA WILDWOOD DR/HWY 34

General Fund Loan #2 & #3

Debt/Obligation Type:	Internal Loans
Principal:	83,438
Interest:	0
Total:	83,438
Annual Appropriation?:	No
Date Incurred:	08/19/2012
Year of Last Payment:	2028

Taxable Series 2011A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	100,000
Interest:	49,328
Total:	149,328
Annual Appropriation?:	No
Date Incurred:	09/18/2011
Year of Last Payment:	2031

Non-Rebates For OTTUMWA WILDWOOD DR/HWY 34

IF Expenditure Amount:	156,240
Tied To Debt:	Taxable Series 2011A
Tied To Project:	Kohl's Dept. Store Development

Additional property taxes paid by Kohl's per agreement of \$54,698 entered in Asset Sales and Loan Repayments.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2021

TIF Taxing District Data Collection

Local Government Name: OTTUMWA (90G868)
 Urban Renewal Area: OTTUMWA WILDWOOD DR/HWY 34 (90075)
 TIF Taxing District Name: OTTUMWACITY/OTTUMWASCH/OTT WILDWOOD DR/HWY 34 INCREMENT
 TIF Taxing District Inc. Number: 900076

TIF Taxing District Base Year:	2011		UR Designation
Year TIF Revenue First Received:	2014	Slum	No
Subject to a Statutory end date?	No	Blighted	No
		Economic Development	08/2011

TIF Taxing District Value by Class - 1/1/2019 for FY 2021

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,249,510	0	0	0	3,249,510	0	3,249,510
Taxable	0	0	2,924,559	0	0	0	2,924,559	0	2,924,559
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2021	12,928	2,924,559	2,924,559	0	0

Year 2021 TIF Revenue Received: 118,745

CITY OF OTTUMWA
Staff Summary

**** ACTION ITEM ****

Council Meeting of: Nov 30, 2021

Park & Recreation
Department

Gene Rathje

Prepared By

Gene Rathje

Department Head

Phil Rath *cyk*
City Administrator Approval

AGENDA TITLE: **Request for Qualification Responses for the Campground Shower House Project**

Public hearing required if this box is checked.

RECOMMENDATION: **Accept the proposal from Willett Hofmann for \$30,000 to prepare plans and specifications for the new campground shower house.**

DISCUSSION: The City of Ottumwa sent out Requests for Qualifications to 9 Architectural and Engineering firms regarding their qualifications for preparing plans and specifications for the new shower house project. 2 responses were received. The bid from Rod Curtis was disqualified because it was only an email rather than the packet of information that was specified, and also because they cannot provide engineering services. Willett Hofmann submitted the proper response, and they also have extensive experience with campground shower house and park restroom projects. Willett Hofmann is also the firm that has been selected to lead the City Hall renovation project. The contract from Willett Hofmann is attached. We hope to begin this project in 2022.

Source of Funds: **Capital Improvement Program**

Budgeted Item: Budget Amendment Needed:



November 23, 2021

Ottumwa City Hall
103 East 3rd Street
Ottumwa, Iowa 52501

ATTN: Mr. Gene Rathje
Parks Director

RE: Proposal for Professional Services
Ottumwa Campground Showerhouse

Dear Mr. Rathje:

In response to your request, Willett, Hofmann & Associates, Inc. is pleased to submit the following proposal for Professional Services for your review and consideration. The scope of services described herein is based on our present understanding of the needs of the Project as outlined in our proposal dated November 8, 2021.

PROJECT UNDERSTANDING:

1. We understand that the City Parks Department requires WHA assistance in creating a bid set of documents starting with the concept as attached to the RFQ. Our work will include development of a set of plans showing more detail, and proposed elevations and a building section. Then we will create 50% and 80% complete CD sets for Owner review before completing the bid set ready for your use. Most of the work will be done from the Cedar Rapids office; West Plains Engineering in Cedar Rapids will be providing MEP design services; any other Civil and Structural Engineering services will also be provided from the Cedar Rapids office. Our approach assumes that the site is a flat area without any existing structures in conflict with the proposed work, and with utilities nearby.

SCOPE OF PROFESSIONAL SERVICES:

Willett, Hofmann & Associates, Inc. proposes to provide the Professional Services as outlined on the attached Exhibit 1 – Scope of Professional Services.

FEE FOR PROFESSIONAL SERVICES:

Willett, Hofmann & Associates, Inc. proposes to provide the Professional Services described, on the attached Exhibit 1 – Scope of Professional Services, on a lump sum basis of Thirty Thousand Dollars (\$30,000.00).

SCHEDULE OF WORK TO BE DONE:

WHA and WPE will perform the work as listed on the attached Exhibit 1 with the goal of having the construction documents ready to bid during early 2022.

DELIVERABLES:

WHA and WPE will provide the following work products:

- Architectural new-work plans, ceiling plans, door and room finish schedules, interior elevations, and miscellaneous details, as well as exterior elevations and a building section.
- Structural plans depicting the roof structure and wall details, up to 4 sheets.
- Mechanical and Electrical system plans depicting plumbing, HVAC, electrical power distribution, lighting, any communications, or security systems, potentially up to 6 total sheets.
- An updated final cost opinion for the recommended project scope.
- Project specifications, bidding "front-end" documents and contract forms for the construction of the work.
- Additional written reports and meeting minutes that result during the final design and construction process.

TERMS & CONDITIONS:

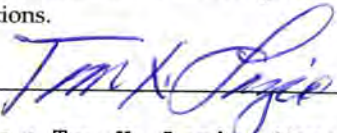
The attached Terms and Conditions are made a part of this Agreement. Additional services requested above and beyond those described herein shall be provided and performed as outlined on the attached Terms and Conditions.

This proposal is valid for thirty (30) calendar days from the date of this proposal.

The proposed **scope of services** described in the attached Exhibit 1 are negotiable, however if the proposed services and terms meet with your approval, please sign both copies of this letter agreement and return one copy to our office.

PROPOSAL ACCEPTED:

I hereby authorize this work to proceed as outlined above and have read and accept the attached Terms and Conditions.

By 

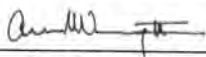
Name/Title Tom X. Lazio, Mayor

Date November 30, 2021

Thank you for your interest in Willett, Hofmann & Associates, Inc. and for this opportunity to be of service. We look forward to working with you on this project. If you have any questions, please do not hesitate to call.

Sincerely,

WILLETT, HOFMANN & ASSOCIATES, INC.

BY 

Allen M. Varney III, AIA
Architect

AMV:dt
Encl.

EXHIBIT 1 - SCOPE OF PROFESSIONAL SERVICES

PROJECT: Ottumwa Campground Showerhouse
Ottumwa, Iowa 52501

DATE: September 29, 2021

SCOPE OF PROFESSIONAL SERVICES:

Willett, Hofmann & Associates, Inc. (WHA) along with West Plains Engineering (WPE) will provide the following professional services for this project with the team members as outlined in our SOQ.

- **DESIGN DEVELOPMENT - COLLECT ADDITIONAL INFORMATION**

WHA and WPE will compile a set of questions to determine the Final Design and will send this to designated City representatives to confirm project scope and to refine the goals of the project. This will include a list of specific information needs for architectural, structural, mechanical, and electrical building elements.

- **DESIGN DEVELOPMENT-DRAWINGS AND OUTLINE SPECS**

We will develop detailed plans and prepare outline specifications following the direction established in response to our questions above and reflecting the needs of the project. We will identify the refined scope of work and schedule a meeting for review with designated City representatives. Both WHA and WPE will develop a cost opinion reflecting what we see as the scope of work. At completion of design development, we will deliver a set of plans, schedules, outline specs, budget figures and recommendations, and conduct a meeting for review with designated City staff prior to moving on with the preparation and completion of Construction Documents.

- **CONSTRUCTION DOCUMENTS**

After review and approval of the Design Development package by the City, we will proceed with developing the set of Construction Documents that will be used to bid and construct the project. This package will include detailed plans and specifications that define the scope of work. A corresponding updated cost opinion will also be developed. The final deliverables at completion of the Construction Documents Phase will include a plan set with plan-specifications detailing the work, and a project manual including general project requirements and bid documents that will guide the City in obtaining bids for this project. A final review meeting will be held with designated City staff prior to advertising the project for bid.

- **BID PHASE**

WHA will assist the City with the public bidding process following completion of the Construction Documents. WHA will assist the City with the advertisement and distribution of the bid documents, answer bidder questions during the bid period, conduct a pre-bid meeting with interested contractors, issue addenda, attend the bid opening and review the bids received. WHA will develop a bid tabulation and prepare a letter of recommendation to award the contract for construction.

- **CONSTRUCTION ADMINISTRATION PHASE**

After the project is bid and a contract for construction is awarded, WHA will conduct a pre-construction meeting with the general contractor, sub-contractors and designated City staff and distribute minutes of that meeting. The pre-construction meeting will outline the project requirements and special considerations for working on site. After the start of construction, the Contractor will be responsible to conduct regularly scheduled progress meetings that WHA and/or WPE will attend as appropriate, typically once every 2-weeks.

During construction WHA will review shop drawings and payment applications, and answer contractor questions. If necessary, WHA will review change order requests that typically emerge. As the project nears completion, WHA will schedule a substantial completion review, compile a punch list, and confirm that list is completed prior to closing out the project. See attached WPE proposal herewith attached for WPE Scope of Services.

SERVICES NOT INCLUDED:

Services not included in this Proposal include but are not limited to the following, however said services could be included as an Additional Service if so requested:

1. Testing or identification of the presence of hazardous materials.
2. Preparation of 3D digital presentation renderings.
3. Additional design or redesign required due to the discovery of unknown or unexpected conditions during the completion of the project including, but not limited to, the discovery of hazardous or deteriorated materials or other similar conditions.
4. Additional design or redesign after bids are received to conform to Owner's budget.
5. Testing of any construction materials.
6. During the construction of the Project, WHA shall in no way be responsible for or have control over or charge of construction means, methods, techniques, sequences, or procedures, or for safety precautions and programs in connection with the construction of the project.

EXHIBIT 2 - SUBCONSULTANT PROPOSAL



CEDAR RAPIDS

215 2nd Avenue SE, Suite 200 ■ Cedar Rapids, IA 52402
Ph: (319) 365-0030 ■ Fax (319) 365-4122

November 22, 2021

Al Varney, AIA
Architect
WILLETT HOFMANN & ASSOCIATES
625 32ND Avenue SW
Cedar Rapids, IA 52404

Re: Proposal for Engineering Services
Ottumwa Campground Shower House
Ottumwa, Iowa

Mr. Varney,

We appreciate the opportunity to submit the following proposal to provide design services for the MEP systems for the Campground Shower House in Ottumwa, IA. West Plains Engineering, Inc. (WPE) proposes to provide mechanical and electrical engineering design services, as outlined in the attached proposal, as well as project oversight.

If this is satisfactory, please sign and date on Page 3, returning one copy to this office and retaining the original for your records.

Sincerely,

A handwritten signature in blue ink that reads "Mike Drahos".

Mike Drahos
Office Manager
West Plains Engineering, Inc.

AN ENGINEERING SOLUTION CENTER
westplainsengineering.com

RAPID CITY, SD ■ SIOUX FALLS, SD ■ BISMARCK, ND ■ CASPER, WY ■ CEDAR RAPIDS, IA

WEST PLAINS ENGINEERING, INC.

SCOPE OF WORK

The City of Ottumwa Campground Shower House and Office building shall consist of a single story, slab-on-grade structure consisting of a Men's bathroom/shower, Women's bathroom/shower, Office, and Mechanical Room. It is anticipated that the building will not be utilized in the winter, thus heating would not be required.

- The plumbing work shall include sanitary waste & vent, domestic water, plumbing fixtures, and equipment. Plumbing equipment shall include a water heater. Owner to confirm if the water heater is gas-fired or electric. All plumbing shall be capable of being drained down during winter.
- The HVAC work shall include ventilation and exhaust of the Men's and Women's bathroom/showers. The office will have a through-wall packaged terminal air-conditioning unit for cooling, heating, and ventilation.
- The Electrical work shall include lighting, lighting controls, power distribution, power for mechanical equipment, and electrical service to the building. Rough-in shall be furnished for the Office voice/data.

SCOPE OF SERVICES

Our proposed services include plumbing, mechanical, and electrical design. We shall prepare Construction Documents and provide project oversight assistance with the Bidding and Construction Administration phases.

Exclusions, as listed below, are to identify work that is not included in our scope of work and proposed fee. They may be performed as Additional Services upon amending our contract agreement.

SERVICES INCLUDED

1. CONSTRUCTION DOCUMENTS
 - a) Development of the plumbing, mechanical and electrical systems construction drawings and specifications. Specifications will be incorporated onto the plans.
 - b) Attend design review meetings with the Owner and Design Team via web conferencing.
 - c) Provide opinion of probable construction cost.
 - d) Provide electronic set of PDF drawings and specifications for printing by the Client.

WEST PLAINS ENGINEERING, INC.

2. BID PHASE

- a) Answering Contractor questions.
- b) Respond to Plan Review comments.
- c) Preparation of any necessary addenda.
- d) Evaluation of Contractor pricing.

3. CONSTRUCTION ADMINISTRATION

- a) Shop Drawing review.
- b) Answering Contractor questions (RFIs).
- c) Preparation of necessary construction clarifications and changes (COs or PRs).
- d) One (1) site visit for substantial completion to confirm conformance to Construction Documents.

EXCLUSIONS

- a) Site utility work.
- b) Site visits (predesign, pre-bid meeting, pre-construction meeting, or construction observations)
- c) Post-bid Value engineering and associated redesign.
- d) Proposal Requests or Re-design resulting from a significant change in scope, as requested by the Owner.
- e) Bidding and Construction Administration services beyond Phase 1 Construction period.

COMPENSATION

We propose to provide the services, as described above, for a fixed fee of **SIX THOUSAND DOLLARS (\$6,000)**. This fee is broken down as follows:

Item	Sum
Construction Documents	\$4,800
Bidding and Construction Administration	\$1,200
TOTAL	\$6,000

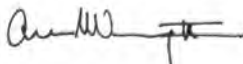
Engineering Consultants fees will be billed on a monthly basis, to be included in the Architect's regular billings to the Owner. Monthly billings will be based on the level of completion of engineering services, with respect to the above breakdown of services. Fees are due and payable upon Architect's receipt of

WEST PLAINS ENGINEERING, INC.

corresponding related fees from Owner, and shall be paid within ten (10) days thereof. All unpaid accounts shall be charged interest at the rate of 1% per month.

If the proposal communicated in this document is satisfactory, please sign and date, keeping the original for your file, and return a copy to this office.

Accepted By:
WILLETT HOFMANN & ASSOCIATES

By: 
Al Varney, AIA

TITLE: Architect

DATE: November 23, 2021

Accepted By:
WEST PLAINS ENGINEERING, INC.

By: 
MIKE DRAHOS, PE

TITLE: Office Manager

DATE: November 22, 2021



TERMS AND CONDITIONS - CITY OF OTTUMWA, IOWA

Standard of Care: Services provided by Willett, Hofmann & Associates, Inc., hereinafter referred to as "WHA", under this Agreement will be performed in a manner consistent with the human degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances.

Additional Services: When Additional Services beyond the defined scope are requested, an amendment will be prepared for approval by the Client prior to commencing work. Additional Services shall be performed on a time and material basis at Standard Hourly Rates in effect at the time the services are performed, or for a negotiated fee.

Billing / Payment: The Client agrees to pay for all services performed and all costs incurred by WHA. Invoices for services shall be submitted either upon completion of such services or on a monthly or otherwise regular or logical basis. Invoices shall be due and payable within 30 days of invoice date. Client shall notify WHA of any objections to the invoice within five (5) working days of receipt. Payment of any invoice indicates Client's acceptance of this Agreement and satisfaction with the services provided. Payment of invoices is in no case subject to unilateral discounting, back charges, or set offs by the Client, and payment is due regardless of suspension or termination of this Agreement by either party. Accounts unpaid 60 days after the invoice date may be subject to a monthly service charge on the unpaid balance. In the event that any portion of an account remains unpaid after 120 days after the invoice date, WHA may institute collection action and the Client shall pay all costs of collection, including reasonable attorney's fees.

Termination, Suspension or Abandonment: In the event of termination, suspension or abandonment of the project, WHA shall be equitably compensated for services performed. Either the Client or WHA may terminate this Agreement after giving no less than seven (7) days' written notice if the other party substantially fails to perform in accordance with the terms of the Agreement.

Indemnification: WHA agrees, to the fullest extent permitted by law, to indemnify and hold harmless the Client, its officers, directors and employees (collectively, Client) against all damages, liabilities or costs, including reasonable attorney's fees and defense costs, to the extent caused by WHA's negligent performance of professional services under this Agreement and that of its subconsultants or anyone for whom WHA is legally liable.

The Client agrees, to the fullest extent permitted by law, to indemnify and hold harmless WHA, its officers, directors, employees and subconsultants (collectively, WHA) against all damages, liabilities or costs, including reasonable attorney's fees and defense costs, to the extent caused by the Client's negligent acts in connection with the Project and the acts of its contractors, subcontractors or consultants or anyone for whom the Client is legally liable.

Neither the Client nor WHA shall be obligated to indemnify the other party in any manner whatsoever for the other party's own negligence or for the negligence of others.

Certification, Guarantees and Warranties: WHA shall not be required to execute any document that would result in certifying, guaranteeing or warranting the existence of any conditions.

Dispute Resolution: Any claims or disputes between the Client and WHA arising out of the services provided by WHA or out of this Agreement shall be submitted to non-binding mediation. The Client and WHA agree to include a similar mediation agreement with all contractors, subconsultants, subcontractors, suppliers and fabricators, providing for mediation as the primary method of dispute resolution among all parties. The laws of the State of Illinois will govern the validity of this Agreement, its interpretation and performance. Any litigation arising in any way from this Agreement shall be brought in the courts of that State.



TERMS AND CONDITIONS - CITY OF OTTUMWA, IOWA

Construction Means and Methods: WHA shall not be responsible for, nor have control over or charge of, construction means, methods, sequence, techniques, or procedures, or for any health or safety precautions required by any regulatory agencies in connection with the project.

Construction Observation: When WHA does not provide construction observation services, it is agreed that the professional services of WHA do not extend to or include the review or site observation of the Contractor's work, performance, or pay request approval. In this situation, during construction, the Client assumes the role of the design professional and will hold harmless WHA for the failure of the Contractor's work to conform to the design intent and the contract documents.

Adjustments, Changes or Additions: It is understood that adjustments, changes, or additions may be necessary during construction. The Client will maintain a contingency fund until construction is completed to pay for field changes, adjustments, or increased scope items. If WHA is performing Construction Observation, all change order amounts requested by Contractors constructing WHA designed items shall be submitted to WHA for review prior to being approved by contract holder. WHA will not approve amounts requested that are above a normal bid amount for the work involved. In no case will costs be assessed to WHA at the discretion of the Contractor, the Client, or the Owner without prior agreement and approval of WHA. WHA shall not be responsible for any cost or expense that provides betterment or upgrades or enhances the value of the Project.

Project Signs: Project signs displayed at the construction site shall include "Willett, Hofmann & Associates, Inc." as the design professional for the applicable discipline. Articles for publication regarding this project shall acknowledge Willett, Hofmann & Associates, Inc. as the design professional for the applicable discipline.

Electronic Files: The Client hereby grants permission for WHA to use information and data provided by the Client, including electronic background information produced or provided by the Client in the completion of the project. The Client also grants permission to WHA to release WHA's documents (including their backgrounds) electronically to consultants, contractors, and vendors as required in the execution of the project. Before release, WHA will require an executed waiver of liability for the use of any electronic documents and may charge a fee for this information.

Use of Documents: Documents prepared by WHA are instruments of service for use solely with respect to the project. WHA shall retain all common law, statutory and other reserved rights, including the copyright. The Client shall not reuse or permit the reuse of WHA's documents except by mutual agreement in writing.

Assignment: Neither party to this Agreement shall transfer, sublet or assign any rights or duties under or interest in this Agreement, including, but not limited to, monies that are due or monies that may be due, without the prior written consent of the other party. Subcontracting to subconsultants, normally contemplated by WHA as a generally accepted business practice, shall not be considered an assignment for purposes of this Agreement.



WILLETT HOFMANN
 & ASSOCIATES INC
 ENGINEERING ARCHITECTURE LAND SURVEYING

**GENERAL RATES FOR ENGINEERING SERVICES
 (FIELD AND OFFICE)
 EFFECTIVE MARCH 28, 2021**

CLASSIFICATION OF EMPLOYEE	REGULAR HOURLY RATE		OVERTIME RATE
	From	To	
President & General Manager	\$192.00	\$300.00	Regular Rate
Principal Engineering Manager	\$160.00	\$250.00	Regular Rate
Engineering Manager	\$140.00	\$240.00	Regular Rate
Civil Engineer IV	\$120.00	\$190.00	Regular Rate
Civil Engineer III	\$110.00	\$170.00	Regular Rate
Civil Engineering Intern II	\$100.00	\$160.00	Regular Rate
Civil Engineering Intern I	\$80.00	\$130.00	Regular Rate
SPP Civil Engineer I, II, III, IV	\$80.00	\$190.00	Regular Rate
Engineering Intern	\$47.00	\$79.00	Regular Rate
Principal Architectural Manager	\$130.00	\$210.00	Regular Rate
Architect IV	\$120.00	\$190.00	Regular Rate
Architect III	\$100.00	\$170.00	Regular Rate
Architectural Intern II	\$90.00	\$150.00	Regular Rate
Architectural Intern I	\$80.00	\$130.00	Regular Rate
SPP Professional Architect I, II, III, IV	\$80.00	\$190.00	Regular Rate
Principal Prof. Land Surveyor Manager	\$110.00	\$180.00	Regular Rate
Prof. Land Surveyor Manager	\$110.00	\$180.00	Regular Rate
Prof. Land Surveyor IV	\$90.00	\$150.00	Regular Rate
Prof. Land Surveyor III	\$80.00	\$130.00	Regular Rate
Prof. Land Surveyor (SIT) II	\$70.00	\$120.00	Regular Rate
Prof. Land Surveyor (SIT) I	\$60.00	\$110.00	Regular Rate
SPP Professional Land Surveyor I, II, III, IV	\$60.00	\$150.00	Regular Rate
Technician IV	\$80.00	\$130.00	1.3 x Regular Rate
Technician III	\$70.00	\$120.00	1.3 x Regular Rate
Technician II	\$60.00	\$110.00	1.3 x Regular Rate
Technician I	\$50.00	\$90.00	1.3 x Regular Rate
SPP Technician I, II, III, IV	\$50.00	\$130.00	1.3 x Regular Rate
Survey Worker Foreman	\$80.00	\$130.00	1.3 x Regular Rate
Survey Worker	\$80.00	\$130.00	1.3 x Regular Rate
Administrative Assistant	\$50.00	\$90.00	1.3 x Regular Rate
SPP Administrative Assistant	\$50.00	\$90.00	1.3 x Regular Rate
Expenses and Materials	At Cost		

- **The above hourly rates shall be applicable for a period of one year from the date hereon, after which time they shall be subject to adjustments to reflect payroll cost.**
- **Generally field crews work a nine-hour day, which involves an hour of overtime each day. The rates for field personnel apply office to office exclusive of the lunch period**
- **SPP – Special Personnel (SPP) Employees will be billed at the same rate as a I, II, III, or IV in the same classification.**



November 8, 2021

City of Ottumwa
Ms. Chris Reinhard, City Clerk
105 East 3rd Street
Ottumwa, IA 52501

RE: Statement of Qualifications - New Campground Showerhouse
and Office Building Project

Dear Ms. Chris Reinhard:

In response to your Request for Qualifications dated October 18, 2021, Willett, Hofmann & Associates, Inc. is pleased to submit the following information for your review and consideration in the selection of architectural and engineering services for the above referenced project.

Willett, Hofmann & Associates, Inc. is a multi-disciplinary professional organization founded 85 years ago that is licensed to provide architectural, professional engineering, structural engineering, and professional land surveying services. Willett, Hofmann & Associates, Inc. recently acquired Ament Design of Cedar Rapids, Iowa, also an engineering, land surveying and architectural design company that has been serving valued clients for over 35 years. The Ament Design staff will continue to operate from its current existing Cedar Rapids location, will be supplemented with additional staff and will continue to serve clients moving forward as Willett, Hofmann & Associates, Inc.

Accompanying this letter is an informational packet which contains the Qualifications Detail as you have requested. Please feel free to visit our website at www.WillettHofmann.com for additional information or if you have any questions please contact me directly.

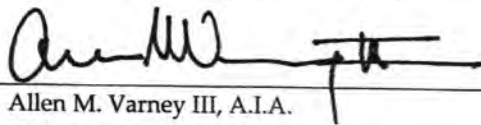
Allen M. Varney III, A.I.A., Architect
Email: avarney@willetthofmann.com

Office Phone: 319-378-1401
Cell Phone: 319-241-7288

If you have any questions or desire any additional information, please give me a call. Thank you for this opportunity to be of service. We look forward to working with you on this Project.

Sincerely,

WILLETT, HOFMANN & ASSOCIATES, INC.

BY 
Allen M. Varney III, A.I.A.
Architect

AMV:dt
Encl.



EXECUTIVE SUMMARY

Willett, Hofmann & Associates, Inc. (WHA) along with West Plains Engineering (WPE) is a uniquely qualified team to provide the professional design services the City of Ottumwa will need for the development of a new shower/restroom/office structure for your community park. WHA and WPE have the right mix of architects, mechanical and electrical, and supporting structural and civil engineers along with experienced support technicians with a broad range of capabilities and experience necessary to address the requirements for a parks structure such as this, including compliance with ADA. General information about WHA experience and depth can be found in this submittal for your review. Below are responses specifically requested in your RFQ.

In response to items 1-5 in your RFQ we offer the following executive summary for your consideration:

1. Al Varney will serve as principal project manager and will provide services through the Cedar Rapids Office location. The address is 625 32nd Avenue SW, Cedar Rapids, Iowa 52404. Al's extensive experience include extensive remodeling of many Cedar Rapids facilities for ADA compliance, as well as upgrades and new facilities for the city parks. We also have completed remodeling for Linn County Courthouse and Monticello City Hall, which are included in this submittal for your review. Al will be dedicated to this project to its completion. Assisting Al will be Frank Shirley who has also worked extensively on the Cedar Rapids ADA compliance work.
2. See the main submission for a general description of WHA experiences.
3. Costs. We anticipate this project may be done for approximately \$30,000 including building design, bid assistance and some CA services. A breakdown of this cost can be provided when a contract is developed. Please note however that this amount assumes we will be placing the new building on a flat site ready for the building construction with utilities nearby and will not require site surveys and civil engineering for building placement.
4. We understand that the City Parks Department requires WHA assistance in creating a bid set of documents starting with the concept as attached to the RFQ. WHA has created several projects beginning with a sketch similar to the one given. We are currently working with the City of Cedar Rapids to construct new parks restroom facilities to replace aged units. We've included examples of some facilities and drawings showing some of the work we have done for Cedar Rapids. Most of the work will be done from the Cedar Rapids office; West Plains Engineering in Cedar Rapids will be providing MEP design services; any other Civil and Structural Engineering services will also be provided from the Cedar Rapids office.
5. WHA is confident that we have the capability to provide the services necessary to complete the design as defined in the RFQ by early 2022 for bid and construction starting in the spring.

Al Varney is currently working with the City to upgrade the City Hall facility. This includes remodeling, ADA compliance, mechanical and electrical systems improvements, and general plan organization for improved staff functions within the building, primarily on the first floor. Based on this and WHA's other experience, diversity, size of professional staff and office locations we feel that we are uniquely qualified to provide the professional services required for your project as well and will be a willing and positive partner with City Parks Staff and the community for this project. We thank you for this opportunity to submit our qualifications and look forward to working with the City of Ottumwa Parks Department on this exciting project.

Campgrounds & Comfort Stations AT A GLANCE

Over the past 30 years, campgrounds and comfort stations have evolved beyond their early years as primitive camping sites or roadside pit stops. Today, many feature architectural details, modern conveniences and advanced building systems to rival any public facility. West Plains Engineering has provided mechanical and electrical design services for these across the region, including RV site expansions and upgrades, cabin and lodge design, staff offices, and shower houses. .

ALCOVA RV SITES UPGRADES - CASPER, WY
BIG STONE COMFORT STATION - BIG STONE, SD
CAMP HIGH HOPES CABINS - SIOUX CITY, IA
CAMP HIGH HOPES LODGE - SIOUX CITY, IA
CAMP HIGH HOPES ELECTRICAL UPGRADES - SIOUX CITY, IA
CAMP HIGH HOPES MECHANICAL UPGRADES - SIOUX CITY, IA
CAMPGROUND & COMFORT STATION - FORT PEAK, MT
CHAZLINE RV PARK - WATFORD CITY, ND
CURT GOWDY STATE PARK CAMPGROUNDS - CHEYENNE, WY
DYSART COMFORT STATION - DYSART, IA
HOT SPRINGS COMFORT STATION - HOT SPRINGS, SD
JONES PARK RESTROOM - CEDAR RAPIDS, IA
MORGAN CREEK RESTROOM & SHELTER - PALO, IA
NOELRIDGE PARK RESTROOM - CEDAR RAPIDS, IA
PINICON RIDGE PAVILION - CENTRAL CITY, IA
PINICON RIDGE SHOWER FACILITY - CENTRAL CITY, IA
RED HILLS CAMPGROUND - JACKSON HOLE, WY
SDDOT CHAMBERLAIN REST AREA & VISITOR CENTER - CHAMBERLAIN, SD
SDDOT LEWIS & CLARK VISITOR CENTER & COMFORT STATION - YANKTON, SD
SHEP'S CANYON & CHEYENNE RIVER LUA CAMPGROUND DEVELOPMENT -
ANGOSTURA RESERVOIR, SD
SIOUX EMPIRE COMFORT STATION - SIOUX FALLS, SD
SOLAR HEATING COMFORT STATION STUDY - YANKTON, SD
SQUAW CREEK PARK PRAIRIE OAK LODGE HVAC - CEDAR RAPIDS, IA
SQUAW CREEK SHOWER BUILDING - MARION, IA
STATE FAIRGROUNDS LOWER, MIDDLE & UPPER CAMPGROUND UPGRADES
- DOUGLAS, WY
STEEL WHEEL CAMPGROUND AND RESTAURANT - DEADWOOD, SD
WYLIE PARK CAMPGROUND EXPANSION - ABERDEEN, SD



PROPHETSTOWN (IL) STATE PARK NEW SHOWER FACILITY

Location: Prophetstown, IL

Client: Illinois Capital Development Board and Illinois Department of Natural Resources

Phase I, II & III Services

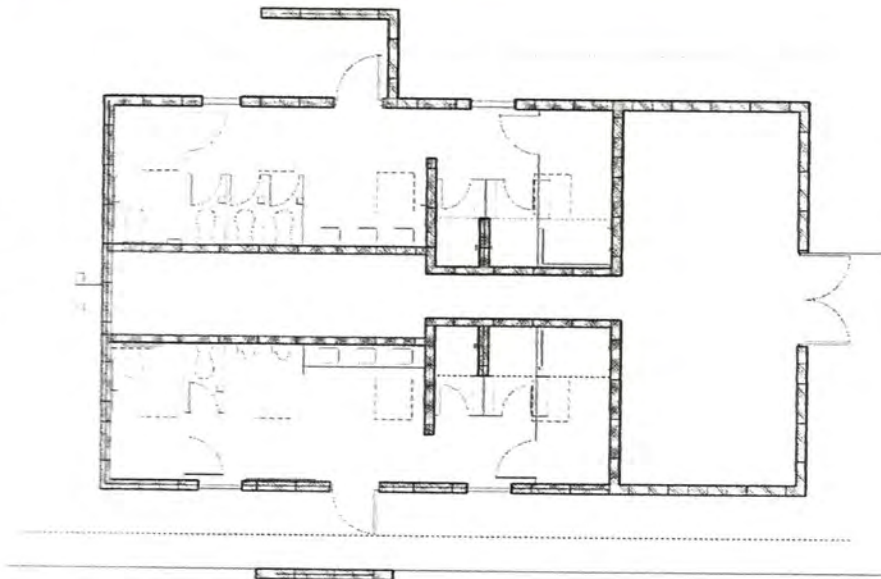
Willett, Hofmann & Associates, Inc. provided Architectural, Structural and Civil Design for the construction of a new shower facility at the Prophetstown State Park. The handicapped accessible facility includes both Women's and Men's facilities each with 3 showers, 3 lavatories, 4 toilet fixtures and 4 skylights along with a mechanical room.



Scope of Work:
Design and Specifications,
Preparation of Bid and
Construction Documents,
Shop Drawing Review, and
Construction Administration

Project Schedule:
Completed - 1999

WHA Team:
Thomas W. Houck, A.I.A.,
P.E., LEED AP^{BD+C}



Gene Rathje

From: Rod Curtis <rod.curtis@curtisarchitecture.com>
Sent: Thursday, November 04, 2021 2:04 PM
To: Gene Rathje
Subject: Campground Shower House

Hi Gene,

I don't want to sound presumptuous here. My office is very busy at this time and cannot afford to take time out to put a presentation booklet together on our work for your Shower House. I didn't want Nov. 10th to come and go and you not have anyone put a fee together for your building. If you are able to take this email as an SOQ for your RFQ and let my reputation stand, we would be willing to do your project for a \$22,000.00 fee. This assumes minimal observation during construction. It would include a full set of drawings and specifications per your RFQ. No Engineering would be included. HVAC would be design / build.

I would assume you would want this building constructed first thing in the spring 2022.

I tried to look up Chris' email address so I could include her but I was not successful. If you feel appropriate, please forward this email to her.

I wish you luck in getting proposals submitted.

Thank you,



This message and accompanying documents are covered by the Electronic Communications Privacy Act, 18 USC 2510-2521, and contain information intended for the specified individual(s) only. This information is confidential. If you are not the intended recipient or an agent responsible for delivering it to the intended recipient, you are hereby notified that you have received this document in error and that any review, dissemination, copying, or the taking of any action based on the contents of this information is strictly prohibited. If you have received this communication in error, please notify us immediately by e-mail, and delete the original message.

CITY OF OTTUMWA

Staff Summary

**** ACTION ITEM ****

Council Meeting of: November 30, 2021

Engineering
Department

Larry Seals
Prepared By
Larry Seals
Department Head

Phil Roth cjr
City Administrator Approval

AGENDA TITLE: Informational item sewer capacity

****Public hearing required if this box is checked.****

****The Proof of Publication for each Public Hearing must be attached to this Staff Summary. If the Proof of Publication is not attached, the item will not be placed on the agenda.****

RECOMMENDATION: Provide a general overview of sewer capacity review for development.

DISCUSSION: A general overview of the process in determining sewer capacity of a specific reach.

The engineering department reviews the capacity of a sanitary sewer for any significant user prior to approving connection to an existing sewer system. The first step in a capacity check process requires the department to review line size, grade, and pipe material. In order to determine pipe grade, actual existing pipe elevation have to be determined which requires field survey elevations. This information is then used to determine the flow capacity of each segment within the reach. Once all pipe segments have been determined the existing flow is measured and compared to calculated pipe capacity. The difference between calculated pipe flow capacity and the measured flow is the remaining available capacity within that segment.

This process includes reviewing any recent capacity checks for the system to be reviewed. For the Bonita Housing Development we were able to use previous field work that had been completed for Helgerson Flats Certified Site project adjusted for any further development in the area.

A recent specific question was raised if the Bonita sewer system would be overloaded with the addition of the Bonita Housing Development. Calculated capacity for this section is estimated at 1.055 million gallons per day. Current use is 0.298 MGD with a remaining capacity of 0.756 (MGD) or 756,000 thousand gallons a day. The estimated flow from the Bonita Complex when fully developed is 48,600 gallons a day leaving an excess capacity of over 707,000 gallons a day.

A second issue we were asked to review was if there were sewer issues along North Court Road. What we have discovered there are six homes that are connected by private lateral to the City sewer main. The existing main is located in the western south bound lane of Hwy 149. The existing main has a depth of 4.3 feet to 5.60 feet in depth. The homes that have had problems are set back from the main 150 LF to 160 LF. The standard plumbing code requires that service laterals be installed with a minimum $\frac{1}{4}$ fall per foot. This would require approximately 3' 1 $\frac{1}{2}$ inch fall. It appears these lateral were installed nearly flat which leads to plugging. (See attached photo) This photo clearly shows a lateral approximately 2' deep at the back of walk resulting in less cover by the time it reaches the home.

One solution that has been proposed to specific home owners over the years would be for the home owners to install a pressure system which will prevent the plugging and reduce the freezing problem that currently exist in their system.



CITY OF OTTUMWA
Staff Summary

**** ACTION ITEM ****

Council Meeting of : Nov 30, 2021

Planning & Development
Department

Zach Simonson
Prepared By
Zach Simonson
Department Head



City Administrator Approval

AGENDA TITLE: ORDINANCE NO. 3187-2021: AN ORDINANCE PROVIDING THAT GENERAL PROPERTY TAXES LEVIED AND COLLECTED EACH YEAR ON ALL PROPERTY LOCATED WITHIN THE BONITA URBAN RENEWAL AREA, IN CITY OF OTTUMWA, COUNTY OF WAPELLO STATE OF IOWA, BY AND FOR THE BENEFIT OF THE STATE OF IOWA, CITY OF OTTUMWA, COUNTY OF WAPELLO, OTTUMWA COMMUNITY SCHOOL DISTRICT, AND OTHER TAXING DISTRICTS, BE PAID TO A SPECIAL FUND FOR PAYMENT OF PRINCIPAL AND INTEREST ON LOANS, MONIES ADVANCED TO AND INDEBTEDNESS, INCLUDING BONDS ISSUED OR TO BE ISSUED, INCURRED BY THE CITY IN CONNECTION WITH THE BONITA URBAN RENEWAL AREA

Public hearing required if this box is checked.

RECOMMENDATION: APPROVE THE SECOND READING OF ORDINANCE NO. 3187-2021.

DISCUSSION: At the November 2, 2021 meeting, the Council adopted the Bonita Urban Renewal Plan and established the Bonita Urban Renewal Area. In order to carry out any of the projects included in the Bonita Urban Renewal Plan, the City would need to pass an ordinance to authorize capturing tax increment and using it make economic development payments to pay certified debts. This is the ordinance that executes the Urban Renewal

Source of Funds:

Budgeted Item: Budget Amendment Needed:

Plan. The plan included a project for the development of 108 units of LMI, workforce housing. However, the plan also included a project for street repair. In order to do any action on any project, this ordinance would have to be adopted as a partner to the URP.

ORDINANCE NO. 3187-2021

AN ORDINANCE PROVIDING THAT GENERAL PROPERTY TAXES LEVIED AND COLLECTED EACH YEAR ON ALL PROPERTY LOCATED WITHIN THE BONITA URBAN RENEWAL AREA, IN CITY OF OTTUMWA, COUNTY OF WAPELLO STATE OF IOWA, BY AND FOR THE BENEFIT OF THE STATE OF IOWA, CITY OF OTTUMWA, COUNTY OF WAPELLO, OTTUMWA COMMUNITY SCHOOL DISTRICT, AND OTHER TAXING DISTRICTS, BE PAID TO A SPECIAL FUND FOR PAYMENT OF PRINCIPAL AND INTEREST ON LOANS, MONIES ADVANCED TO AND INDEBTEDNESS, INCLUDING BONDS ISSUED OR TO BE ISSUED, INCURRED BY THE CITY IN CONNECTION WITH THE BONITA URBAN RENEWAL AREA (**THE BONITA URBAN RENEWAL PLAN**)

WHEREAS, the City Council of the City of Ottumwa, State of Iowa, after public notice and hearing as prescribed by law and pursuant to Resolution No. 201-2021 passed and approved on the 2nd day of November, 2021, adopted an Urban Renewal Plan (the "Urban Renewal Plan") for an urban renewal area known as the Bonita Urban Renewal Area (the "Urban Renewal Area"), which Urban Renewal Area includes the lots and parcels located within the area legally described as follows:

Part of the Northwest Quarter of Section 7, Township 72 North, Range 13 West of the 5th P.M., Wapello County, Iowa, more particularly described as follows, to-wit: Beginning at a point 233 feet East and 233 feet South of the Northwest corner of the Northwest Quarter of Section 7, thence East parallel to the centerline of Rochester Road, 422.58 feet; thence South 996.1 feet parallel with the centerline of North Court Road to a point 200 feet North of Bonita Avenue; thence West parallel to the North line of Bonita Avenue, 179.08 feet; thence South parallel with the centerline of North Court Road, 200 feet to the North line of Bonita Avenue; thence West 50 feet along the North line of Bonita Avenue; thence North parallel with the centerline of North Court Road, 200 feet; thence West parallel with the North line of Bonita Avenue, 176.50 feet; thence North parallel with the centerline of North Court Road 495.9 feet; thence West parallel to Bonita Avenue, 17 feet; thence North parallel with the centerline of North Court Road, 500 feet to the place of beginning.

And

Full width of the right-of-way for Bonita Ave. from Clearview St. to Highway 149.

WHEREAS, expenditures and indebtedness are anticipated to be incurred by the City of Ottumwa, State of Iowa, in the future to finance urban renewal project activities carried out in furtherance of the objectives of the Urban Renewal Plan; and

WHEREAS, the City Council of the City of Ottumwa, State of Iowa, desires to provide for the division of revenue from taxation in the Urban Renewal Area, as above described, in accordance with the provisions of Section 403.19, Code of Iowa, as amended.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF OTTUMWA, STATE OF IOWA:

Section 1. That the taxes levied on the taxable property in the Urban Renewal Area legally described in the preamble hereof, by and for the benefit of the State of Iowa, City of Ottumwa, County of Wapello, Ottumwa Community School District, and all other taxing districts from and after the effective date of this Ordinance shall be divided as hereinafter in this Ordinance provided.

Section 2. That portion of the taxes which would be produced by the rate at which the tax is levied each year by or for each of the taxing districts upon the total sum of the assessed value of the taxable property in the Urban Renewal Area, as shown on the assessment roll as of January 1 of the calendar year preceding the first calendar year in which the City of Ottumwa, State of Iowa, certifies to the Auditor of Wapello County, Iowa the amount of loans, advances, indebtedness, or bonds payable from the division of property tax revenue described herein, shall be allocated to and when collected be paid into the fund for the respective taxing district as taxes by or for the taxing district into which all other property taxes are paid.

Section 3. That portion of the taxes each year in excess of the base period taxes determined as provided in Section 2 of this Ordinance shall be allocated to and when collected be paid into a special tax increment fund of the City of Ottumwa, State of Iowa, hereby established, to pay the principal of and interest on loans, monies advanced to, indebtedness, whether funded, refunded, assumed or otherwise, including bonds or obligations issued under the authority of Section 403.9 or 403.12, Code of Iowa, as amended, incurred by the City of Ottumwa, State of Iowa, to finance or refinance, in whole or in part, urban renewal projects undertaken within the Urban Renewal Area pursuant to the Urban Renewal Plan, except that (i) taxes for the regular and voter-approved physical plant and equipment levy of a school district imposed pursuant to Section 298.2, Code of Iowa, and taxes for the instructional support program of a school district imposed pursuant to Section 257.19, Code of Iowa, (but in each case only to the extent required under Section 403.19(2), Code of Iowa); (ii) taxes for the payment of bonds and interest of each taxing district; (iii) taxes imposed under Section 346.27(22), Code of Iowa, related to joint county-city buildings; and (iv) any other exceptions under Section 403.19, Code of Iowa, shall be collected against all taxable property within the Urban Renewal Area without any limitation as hereinabove provided.

Section 4. Unless or until the total assessed valuation of the taxable property in the Urban Renewal Area exceeds the total assessed value of the taxable property in the Urban Renewal Area as shown by the assessment roll referred to in Section 2 of this Ordinance, all of the taxes levied and collected upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts as taxes by or for the taxing districts in the same manner as all other property taxes.

Section 5. At such time as the loans, advances, indebtedness, bonds and interest thereon of the City of Ottumwa, State of Iowa, referred to in Section 3 hereof have been paid, all monies

thereafter received from taxes upon the taxable property in the Urban Renewal Area shall be paid into the funds for the respective taxing districts in the same manner as taxes on all other property.

Section 6. All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed. The provisions of this Ordinance are intended and shall be construed so as to fully implement the provisions of Section 403.19, Code of Iowa, as amended, with respect to the division of taxes from property within the Urban Renewal Area as described above. In the event that any provision of this Ordinance shall be determined to be contrary to law, it shall not affect other provisions or application of this Ordinance which shall at all times be construed to fully invoke the provisions of Section 403.19, Code of Iowa, with reference to the Urban Renewal Area and the territory contained therein.

Section 7. This Ordinance shall be in effect after its final passage, approval and publication as provided by law.

PASSED AND APPROVED this _____ day of _____, 2021.

Mayor

ATTEST:

City Clerk

Read First Time: November 16, 2021

Read Second Time: _____, 2021

Read Third Time: _____, 2021

PASSED AND APPROVED: _____, 2021.

I, _____, City Clerk of the City of Ottumwa, State of Iowa, hereby certify that the above and foregoing is a true copy of Ordinance No. _____ passed and approved by the City Council of the City at a meeting held _____, 2021, signed by the Mayor on _____, 2021, and published in the Ottumwa Courier on _____, 2021.

City Clerk, City of Ottumwa, State of Iowa

(SEAL)

01947068-1\10981-171



Mission Statement

The mission of the Ottumwa Fire Department is to serve, preserve, and protect the lives and properties of the citizens of Ottumwa!

Who are we?

- Department is made up of 26 personnel
 - 2 administrative staff, 1 Chief and 1 Deputy Chief (40 hour work week)
 - 24 crew firefighters 8 per crew (average 56 hour work week)
 - 3 time off slots per day for employees PTO (vacation (1 – 5 weeks), floating holidays (11), casual days (1-5), incentive leave, comp-time, sick leave)
 - Six person minimum on duty per day to maintain crew integrity for the two in – two out mandate, three at north and three at south stations
- There are three crews that work alternating 24 hour shifts
 - Work, off, work, off, work, off for four days
 - Shift change at 0700
- Each crew has an Assistant Chief, 2 Captains, and 5 firefighters
 - Crews: Blue, Green, and Red.
- Operate out of two stations
 - Central Station 4th and Wapello (Shift Commander)
 - Station #2 Ransom and Church (Always has minimum of 3 personnel)

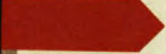


2021 Overtime as of Final Payroll in October

▶ Total hours	5736.46
▶ 11 Month Average per firefighter	212.4614815
▶ Monthly Average per firefighter	24.51478632


What do we do?

- ▶ Provide fire suppression, education, and prevention
- ▶ Provide EMT (Emergency Medical Technician) level service on EMS calls
- ▶ Provide all technical rescue services
- ▶ SIRG, Southeast Iowa Response Group HazMat team
 - ▶ Provide HAZMAT response to 11 counties



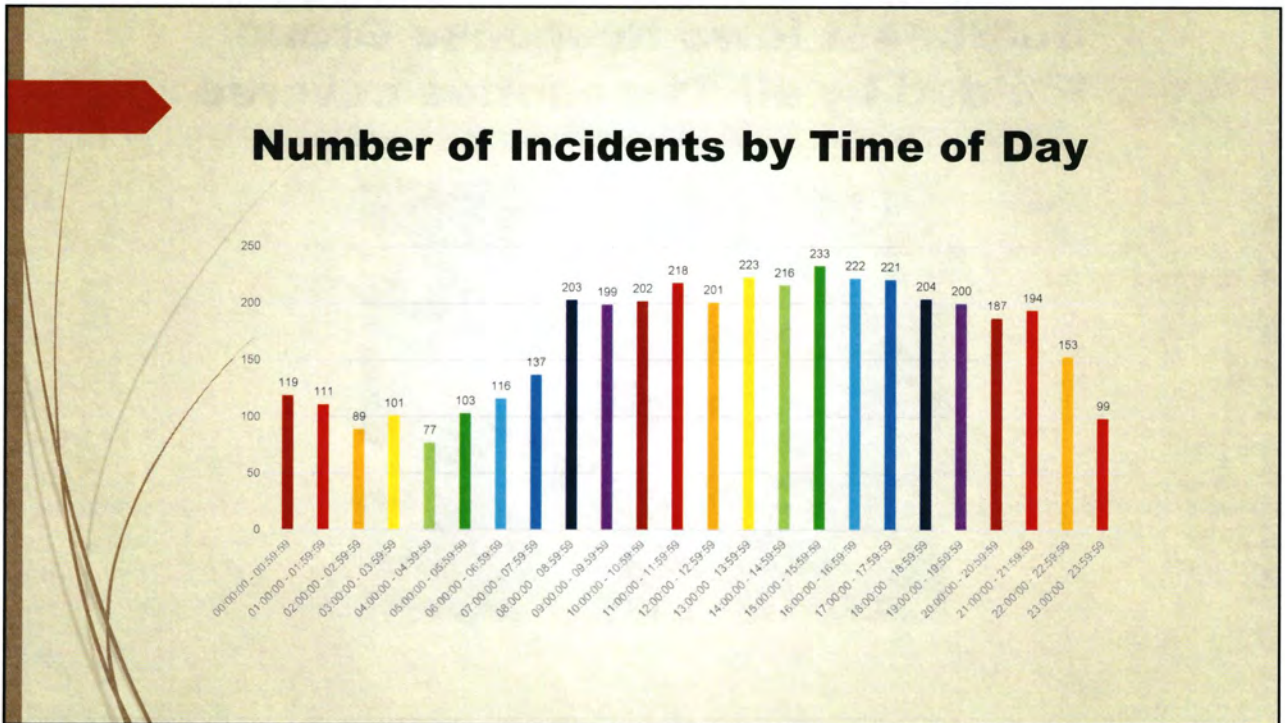
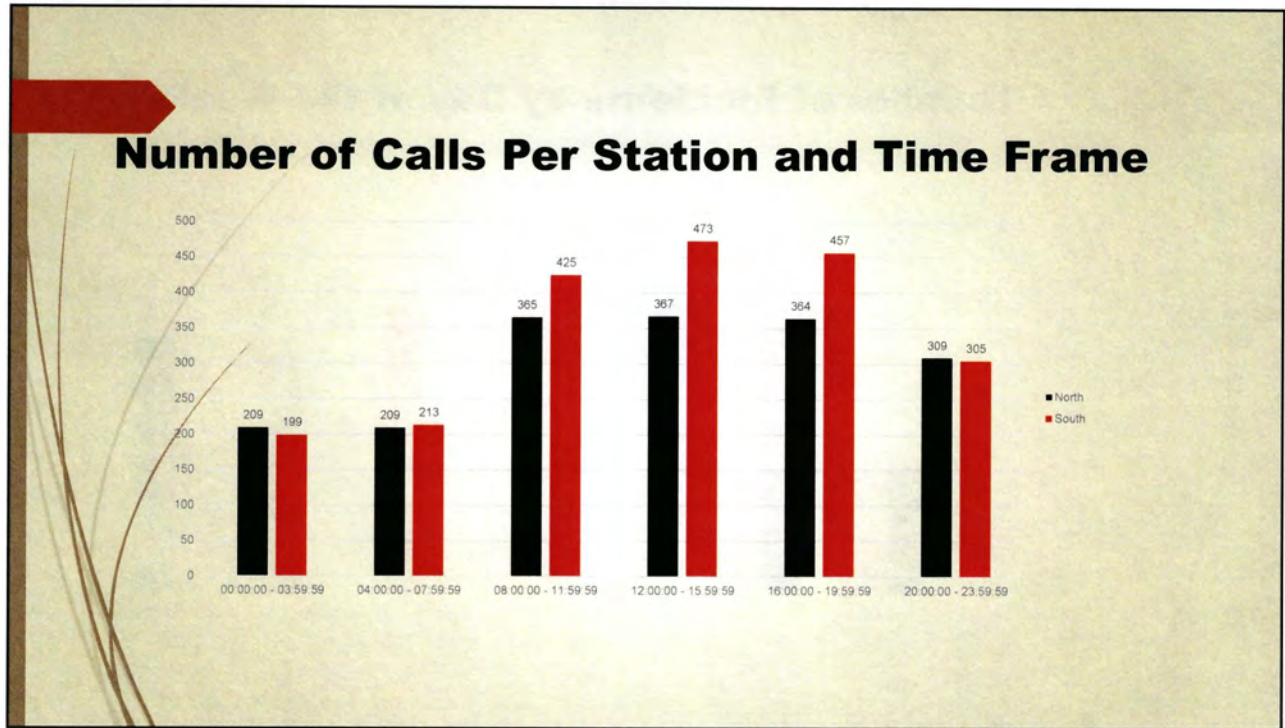
Daily duties

- Keep fire apparatus and equipment clean and ready to respond to an emergency
- Training, training and more training. This is to meet ISO requirements of 200+ hours required per year per firefighter
- Keep station and grounds area clean
- Pre-Plan buildings
- Always be prepared to respond to an emergency
- Maintain appropriate level of physical fitness

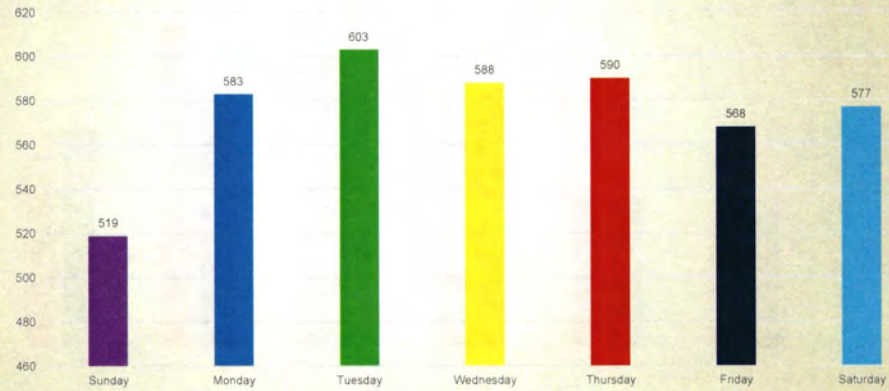


Call Volume

- For 2020 OFD responded to 4017 calls for service:
 - 3010 EMS calls
 - 707 Service calls
 - 24 Structure Fires
 - 16 Vehicle Fires
 - 16 Grass/Brush Fires
 - 123 False calls
 - 119 Smoke complaints
 - 2 Haz-Mat Team Callouts



Number of Incidents by Day of the Week



Southeast Iowa Response Group: Funded by all 11 counties covered



Apparatus

- 100' Platform Aerial
- 65' Aerial Ladder Truck
- 2 - Engine Pumpers
- Rescue Squad
- 2 - Chief's Vehicles
- 2 - Haz-Mat Response vehicles
- Brush Truck
- 2 - Rescue Boats

General Fund Balances

	FY2020	FY2021	FY2022 EST.
BEG FUND BAL	\$3,799,936	\$2,922,684	\$3,995,008
REVENUE	\$14,533,567	\$15,651,570	\$15,649,570
EXPENDITURES	\$15,410,820	\$15,633,092	\$15,642,092
END FUND BAL	\$2,922,683	\$3,995,008	\$4,002,487

FY20: (\$877,253) deficit
 FY21: \$1,072,324 surplus
 \$1,950,000 swing

Fire Annual Salary & Benefits

	FY18	FY19	FY20	FY21	FY22	FY22 (12 mos)
GENERAL FUND LEVY	\$ 1,893,955	\$ 1,926,919	\$ 2,028,671	\$ 1,955,309	\$ 716,641	\$ 2,149,922
BENEFITS FUND LEVY	\$ 1,077,810	\$ 1,165,365	\$ 1,137,234	\$ 1,047,209	\$ 360,538	\$ 1,081,613
LIABILITY FUND LEVY	\$ 111,260	\$ 111,935	\$ 114,123	\$ 102,314	\$ 38,991	\$ 116,974
OVERTIME	\$ 49,969	\$ 17,835	\$ 32,557	\$ 221,428	\$ 117,852	\$ 353,557

*7/1/20 Reduced staffing by 6 Firefighters

- General Fund Wages reduced by less than \$75,000 between FY20 and FY21
- Benefits Fund reduced by \$90,000 between FY20 and FY21
- FY22 is trending toward an increase of \$120,000 in the General Fund compared to FY20 and only a reduction of \$50,000 for the Benefits Fund
 - The average 1st to 3rd year Firefighter wage is \$50,000 annually (General Fund Expense)
 - Hiring 3 Firefighters will be less than OT costs
 - The average 1st to 3rd year Firefighter benefit cost is \$38,000 annually (Benefits Fund Expense)

Questions?

