



## Agenda

Planning, Finance, Enterprise, and Economic Development Committee

Oelwein City Hall, 20 Second Avenue SW, Oelwein, Iowa

5:30 PM

January 13, 2025

Oelwein, Iowa

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**Mayor:** Brett DeVore

**Committee Members:** Matt Weber, Karen Seeders, Lynda Payne

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### Pledge of Allegiance

### Discussions

1. Consideration of a motion to provide direction to Council on the demolition assistance application to Robert Reiter for 220 6th Avenue SW in the amount of \$3,750.00.
2. Consideration of a motion providing direction to Council on the Hotel Motel request of \$1,500.00 to the Williams Center for the Arts.

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### Adjournment

In compliance with the Americans with Disabilities Act, those requiring accommodation for Council meetings should notify the City Clerk's Office at least 24 hours prior to the meeting at 319-283-5440



### DEMOLITION ASSISTANCE APPLICATION

Demolition cost assistance for up to 50 percent, with a limit not to exceed \$5,000 is available from the City of Oelwein through Neighborhood Revitalization Program Funds. Application deadlines are January 1, April 1, July 1 and October 1 annually. Along with the application, two demolition bids must be included for consideration. All qualified applications will be reviewed and prioritized by the Oelwein City Council. Reimbursement of funds will be awarded 30 days after demolition, once the final demolition invoice and proof of payment are provided and a successful inspection is completed by a Code Enforcement Officer.

A qualified applicant may apply for funding demolition to more than one qualified property. A qualified property may only receive a single award of program funds. Applications which are not funded may reapply.

### PROJECT INFORMATION

Address of Property to be Demolished:

220 6<sup>th</sup> Ave SW

Applicant Name:

Robert J. Reiter, Dawn R. Reiter

Owner Name:

Robert J. Reiter, Dawn R. Reiter

Mailing Address:

224 6<sup>th</sup> Ave SW

City, State, Zip:

Oelwein Ia. 50662

Phone:

563-920-0027

E-mail Address:

robreiter66@icloud.com

Legal Description:

Lot 17 Blk 13 Armstrongs Add.

Application date:

11/19/2024

(Attach additional page if necessary)

Is the property cleaned out? If not, why?

Yes

(Attach additional page if necessary)

Why do you need the financial assistance on the tear down?

We have been long time residents of Oelwein. If funds are available for Community Improvement, we would like to be able to put them to use to better the property.

What is the future of this property?

This property is adjacent to our residence, would like to build garage on property.

If qualified applicant has received Economic Development Neighborhood Revitalization Program funding for any other qualified property, for each property state the following:

Year awarded N/A Project (address of property) N/A

Amount awarded N/A

List last date the structure was continuously occupied 08/2024

List the last time this structure was served by utilities 08/2024

If Applicant is qualified as the purchaser pursuant to a valid offer to buy the qualified property, then attach a copy of offer to buy or other purchase contract document.

List partners and identify participation in the project (such as, financial, administrative, etc.):

Partner Identify participation in project

N/A

(For Official Use Only)

Community Development Department Application Review

Application reviewed on: 12/27/2024

Application reviewed by: David Krahl

Comments:

Property needs updating but is not an imminent danger. Property was previously apental



Bryan Construction Inc

1302 Outer Rd  
Oelwein, IA. 50662

# Estimate

Item 1.

DATE	ESTIMATE NO.
11/20/2024	2437

NAME / ADDRESS
Rob Reiter 224 6th Ave SW Oelwein, IA 50662

PROJECT

DESCRIPTION	QTY	COST	TOTAL
<b>Demolition House &amp; Garage 220 6th Ave SW Oelwein</b>			
1. Cap Utilities As Required By City			
2. Provide City Of Oelwein Building Permit			
3. Demolish House & Garage			
4. Transport / Disposal Of House And Contents At Black Hawk County Landfill			
5. Remove All Floors, Foundations And Footings			
6. Provide Clean Fill, 4" Top Soil, Finish Grade		300.00	300.00
7. Seed & Fertilize			
8. All Work To Be In Compliance With Governing Regulations		7,200.00	7,200.00
Proposal Valid For 30 Days		<b>TOTAL</b>	\$7,500.00



Estimate

01270

Statement

DATE 12-4-94

TERMS

TO Rob & Dawn

Between

IN ACCOUNT WITH Janet Kane

Cedar Falls Iowa

		Demolition of house			
		3-40 Yard Dumpsters		\$ 3600	-
		for roof & Rest			
		Removal of debris and		\$ 6400	-
		Cement			
		Locate & cap Water line			
		sewer line			
		Depending on weather			
		on Demolition			

CURRENT	OVER 30 DAYS	OVER 60 DAYS	TOTAL AMOUNT	10,000
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Item 1.







Item 1.

















Item 1.





Item 1.





Item 1.







Policy: Demolition Assistance

Adopted by Resolution: 5296-2021

Date: September 13, 2021

The City of Oelwein wants to improve the community by removing homes that no longer provide a safe and habitable living condition for community members. To help achieve this goal, the city will provide demolition assistance to property owners in Oelwein. Demolition assistance is paid to the property owner who successfully demolishes a home and either adds to their current property or builds on the demolished property.

#### Rules of the program

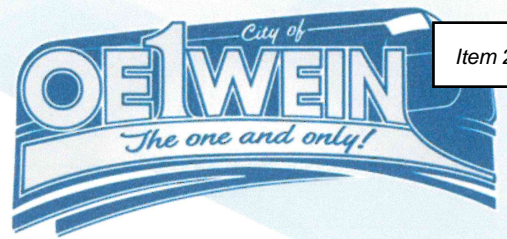
- The city will fund 50 percent of the demolition with a maximum award of \$5,000 as a reimbursement
- Applicants who have received income from the property are not eligible
- Strong consideration is given to applicants who acquire an adjacent property and want to add to their existing property

The process for the award is as follows:

- The applicant must provide two demolition bids for the property
- The applicant must apply to the city via the demolition assistance application
- All homes that are applying for assistance must be inspected by the city
- Applications and completed inspections are sent to the Planning, Finance, Enterprise, and Economic Development Committee for recommendation to council
  - This committee meets as needed and as time allows
- The Committee can recommend funding, recommend denying funding, or provide a recommendation with conditions
- Once the council approves funds, the applicant then proceeds to work with their contractor on the demolition of the property
- Contractors must pull a permit for a demolition in the City of Oelwein
- Once the demolition is completed and passes the demolition inspection, the property owner submits landfill tickets and copies of paid invoices to the city
- A reimbursement check is cut to the property owner once all building permits are clear and all paperwork has been provided to the city

While the city strives to follow the above guidelines, exceptions can be made in dire circumstances. This program helps the city avoid demolishing a home and bearing all of the cost.





Item 2.

### CITY OF OELWEIN HOTEL AND MOTEL TAX FUNDING APPLICATION (TOURISM)

**Application Deadlines**  
September 1 -- December 1  
March 1 -- June 1

Applications must be received by 5:00 p.m. on the deadline date. All areas of the applications must be completed and typed. Each applicant will be afforded the opportunity to attend a brief question and answer session with the Advisory Board.

**Organization Name:** Williams Center for the Arts  
**Contact Name:** Linda Murphy & Sandie Graf, Co-Directors  
**Mailing Address:** P.O. Box 636  
**City, State, Zip:** Oelwein, Iowa 50662  
**Phone:** 319-283-6616 **Fax:** \_\_\_\_\_ **Email Address:** director@williamscenterforthearts.com  
**Total Project Cost:** \$12,100

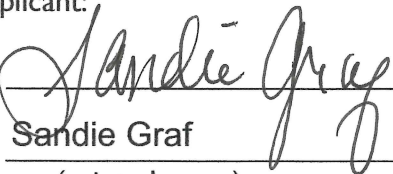
**Total Requested from Hotel/Motel Tax Funds:** \$ 1,500

Please indicate which category you are applying for funds:

- Category 1 - Primary
- Category 2 - Community Culture and Education
- Category 3 - Community Recreation and Events
- Category 4 - New and Emerging Organization and Events

Please sign and date this application. Your signature below certifies that you have read and understand all of the guidelines for this funding program. You further understand that you will be required to submit a summary of expenses at the end of the project and that if any funds are not expended or are found to be outside the scope of the grant made by the City Council you will be **required to reimburse/return** these funds to the City of Oelwein.

Applicant:

by:   
Sandie Graf  
(printed name)

Date November 24, 2024

**HOTEL/MOTEL TAX FUNDING APPLICATIONM**  
(Tourism, Community Culture and Education, and Community Recreation and Events.)

**Project Identification:**

1. What is the title of your project?
2. ***Bach to Rock, Take3*** : Williams Center for the Arts stage.

**Provide a brief description of your project. Attach Additional pages if needed.**

Seamlessly merging hits from Elvis and the Beatles to Bach and Beethoven, TAKE3 lives at the intersection where pop, rock and classical fusion collide. Described by audience goers as a mini-Trans Siberian Orchestra experience, TAKE3 is nothing short of exhilarating and has electrified audiences at venues and performing arts centers throughout the U.S. Their unmistakable style and infectious joy in music making brings them to over 60 stops in the U.S. during the 23/24 season. TAKE3 was created by violinist/vocalist, Lindsay Deutsch, Yanni's featured violin soloist, with whom she has toured throughout most of the 7 continents.

Expenses for this concert include the artists' fee, lighting sound, printing, advertising, meals, and housing. This program is the 5th show in the 24-25 Williams Center for the Arts Artist Series. The program will be held on Saturday, February 22, 2025

3. **Hotel and Motel Tax Funds must be used to fund projects that promote and/or expand tourism activity in Oelwein. How will your project help to realize this goal?**

The Williams Center for the Arts is one of the top destinations of choice for the arts in the four-county area of northeast Iowa. Almost 1/3 of our audiences come from communities other than Oelwein. We have had concert attendees from over 40 area communities.

Some of the locations which our patrons come from include: Spencer, IA, Des Moines, IA, Minneapolis, MN, Rochester, MN, Galena, IL, Dubuque, IA, as well as the Oelwein area.

People coming to Oelwein for programs at the Williams Center for the Arts not only come to the programs but also spend money with our local businesses such as restaurants, convenience stores and motel/hotels.

During the 2024-25 concert year the Williams Center for the Arts will spend more than \$8,000 in hotel costs at Cornerstone Inn and Suites. An additional \$5,000 is spent for meals, and an additional \$1,500 for hospitality, which is a required part of each contracted event.



4. Project Evaluation:

A. Targeted Population

1.) Hotel/Motel guests generated by this project.

a. Number of guests.

The number of guests generated by this project is approximately 75+. This includes the performers as well as members of the audience needing housing.

b. How will hotel/motel guests be tracked?

We ask for information from Cornerstone Inn and Suites as to the number of rooms used and how many guests were housed in those rooms per evening.

2.) Number of adults the project will reach.

The total number of visitors to the Williams Center for the Arts Artist Series is 7,625 persons per year. Total number of persons using the Williams Center for the Arts during a calendar year is over 75,000. This includes the Artist Series, City of Oelwein, Mercy Hospital, NICC use, school use, district and state music associations, the State of Iowa, and the Federal Government.

The total number of adults this project will reach is 500 persons.

The Williams Center for the Arts provides residents with special needs the opportunity to attend the events at the center. Groups with special needs using the Williams Center for the Arts include: Mercy Living Plus, the two Alternative Living Homes in Oelwein, Full Circle Services, Grandview Nursing Home, Oelwein Care Nursing Home, and ABCM facilities in Independence, IA. These residents are admitted to the Artist Series event at a reduced ticket price.

3.) Number of youth the project will reach.

Approximately 300 youth will be reached by this project and over 10,000 youth will be served for the entire 2024-25 performance year. (This number includes all usage.) Every Oelwein School student (K-12) is admitted at no charge.



### C. Volunteers

1) **Number of volunteers**

Based on past experience we will have over 25 volunteers

2.) **Number of volunteer hours**

We anticipated volunteers contributing 50 hours.

### D. Attendance of event previous year(s)

The total number of visitors to the Williams Center for the Arts Artist Series is approximately 75,000 persons. (This includes the Williams Center for the Arts Artist Series, Northeast Iowa Honor Bands and Honor Choirs, Pre-All State High School Vocal Workshop, Programs and Concerts from the Oelwein Community Schools, Gallagher-Bluedorn children's plays, and various Community usages, as well as the State of Iowa, and the Federal Government.

### E. Day open to the public or performances(s)?

The Williams Center for the Arts Artist Series begins in mid-August and runs through April, 2025. Bach to Rock, TAKE3 is the 5th show in the series. It will be held on February 22, 2025.

## 5. Project Budget:

A. Please provide a project budget and schedule of completion including all expenses. If desired, the project budget may be attached to the application. If exact costs are not known please attach estimates to the application, which should be identified as such. Cost estimates are included at the conclusion of this grant request form in this application. .

B. List sources of matching funds obtained below. Funding requests are eligible up to 100% funding, but priority will be given to projects with additional sources of funding, including in-kind donations.

**Matching funds:**

Northeast Iowa Charitable Foundation, In-Kind donations,  
Memorials, Ticket Sales, Local Business Sponsorships (program ads)

The Williams Center for the Arts is requesting a \$1,500 grant to help cover part of the cost of the Bach to Rock, TAKE3 show.



C. Is this application "seed money" for a new? Project? If yes, Please explain.

It is not "seed" money.

D. Is this application for the expansion of an existing project/program? If yes, please explain.

This application helps to fund the existing 2024-25 Artist Series at the Williams Center for the Arts.

E. Have you ever received Hotel/Motel funding? From the City of Oelwein in the past?

Yes: X No: \_\_\_\_\_

If you answered yes, please answer the following: (attach additional pages if needed)

Amount of Funding: The Williams Center Artist Series has received \$6,000 each year for the past several years. Prior to 2017, the City of Oelwein was able to assist the Williams Center Artist series in the amount of \$10,000 yearly. We are hoping for a \$1,500 grant.

Completion Date is February 22, 2025

**BUDGET FOR: Bach to Rock, TAKE3**

- Artist fee: \$8,500
- Meals: \$500 estimate
- Advertising: \$525
- Hospitality: \$100
- Housing: \$1000 estimate
- Sound and Lights: \$800 estimate
- Programs and posters: \$675 estimate

**Total Projected Costs: \$12,100**



**Hotel Motel FY 2025**

**Past Fiscal Year**

Fund 122 balance 6/30/2024 \$ 20,405.62

**Current Fiscal Year**

**Estimated Revenue 2025** 70,000.00  
 less Revenue to General Fund 50% (34,300.00)  
 less Revenue to Trails (to trans 6-2021) (10,000.00)  
**FY 2023-24 available for tourism awards \$ 25,700.00**

**Treasurer's Report Fund 122**

**Month End Balance History**

July 27,417.78  
 August 32,261.84  
 September 39,226.36  
 October  
 November  
 December  
 January  
 February  
 March  
 April  
 May  
 June

**Revenue Rec'd Tracking (s/b \$65,000)**

July '24 7,908.89  
 August '24 6,298.98  
 September '24 6,856.63  
 October '24  
 November '24  
 December '24  
 January '25  
 February '25  
 March '25  
 April '25  
 May '25  
 June '25 \$ 21,064.50

Project	Date Requested	Amount Requested	Council Award Date	Amount Awarded	Date Paid	Amount paid	*Remaining Balance	Special Instructions
Grand Theatre	3/1/22024	10,000	3/11/2024	10,000	10/2/2024	6,000		
					10/9/2024	4,000		
					5/23/2024	1,500		
					7/29/2024	443.52		
					7/31/2024	537.96		
Italian Heritage Days	4/18/2024	4,000	4/22/2024	4,000	8/23/2024	1,515.52		
Williams Center - Kenny Rogers & Dolly 8/24	7/1/2024	1500	7/22/2024	1,500	10/23/2024	1500		
Williams Center - Super Duos 10/26	9/1/2024	1500	9/9/2024	1,500	11/26/2024	1500		
				Total \$		17,000.00		

**\$ 29,105.62 Available to award**