

RIVERFRONT IMPROVEMENT COMMISSION MEETING

CITY OF DAVENPORT, IOWA

TUESDAY, MARCH 26, 2019; 5:30 PM

CITY HALL COUNCIL CHAMBERS, 226 WEST FOURTH STREET, DAVENPORT, IOWA

I. Call to Order

II. Approval of Minutes

A. Approve Meeting Minutes from February 26, 2019 - ACTION

III. Finance

A. Approve the Disbursements - ACTION

IV. Leases

A. Civil Contractors, Inc. - DISCUSSION/ACTION

B. Abhe & Svoboda, Inc. - DISCUSSION/ACTION

V. Projects

A. Taste of Ethiopia Restaurant Signage - DISCUSSION/ACTION

B. Strategic Planning Initiative - Joint Workgroup

C. RiverVision 2019 - DISCUSSION

VI. Staff Report

VII. Other Business

A. Public With Business (5 Mins)

VIII. Adjournment

IX. Next Meeting Date:

A. Tuesday, April 23, 2019 at 5:30 p.m. in Council Chambers

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Approve Meeting Minutes from February 26, 2019 - ACTION

ATTACHMENTS:

Type	Description
▯ Cover Memo	RIC Minutes February 26, 2019

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:38 PM



Riverfront Improvement Commission

Mission Statement:

The Davenport Riverfront Improvement Commission plans, manages and collaborates with partners to improve the riverfront.

The Davenport Riverfront Improvement Commission is committed to these values and to its responsibilities as entrusted to us by the community:

STEWARDSHIP

We safeguard the natural environment of the Riverfront.

COLLABORATION

We work together with partners to maximize opportunities.

SPLENDOR

We preserve the aesthetic nature of the River as a magnificent asset.

ACCESSIBILITY

We ensure a variety of ways for the community to enjoy the River.

PROGRESS

We promote the River as a cornerstone for regional economic development.

Riverfront Improvement Commission
Minutes
February 26, 2019

Present: Pat Walton, Bill Ashton, Bill Churchill, Karin Elftmann-Gross, Randall Goblirsch, Kelli Grubbs, Gwendolyn Lee, Breanna Pairrett, and Karl Rhomberg

Others Present: Ald. Kyle Gripp, City Council Liaison; Richard Thomas, Parks Liaison; Kathy Wine, River Action; and Steve Ahrens, Riverfront Improvement Commission

Chairman Walton called the meeting to order at 5:38 p.m. and welcomed all to the new meeting venue in Council Chambers. Ahrens announced that a quorum for the meeting had been met and the addition of a new Commissioner, Ryan Reed, whose first meeting will be in March.

Rhomberg moved to approve the minutes of the December 18 meeting. Ashton seconded the motion and it carried. (The January meeting was cancelled due to weather.)

Finance

Ahrens presented the previous month's disbursements, aged receivables report and the FY2019 Lease Report. Grubbs moved to approve the disbursements. Ashton seconded the motion and it carried.

Lease

Staff presented the draft lease agreement for the 2019 Radish Healthy Living Fair at the Freight House. After discussion, Rhomberg moved to approve the agreement. Grubbs seconded the motion and it carried.

Ahrens also presented the draft lease renewal agreement with the Lake Davenport Sailing Club. Grubbs moved to approve the agreement. Rhomberg seconded the motion and it carried.

Projects

Kathy Wine with River Action provided a brief presentation to the Commission regarding a project to provide signage at all boat ramps indicating "Life Jacket Safety Zones." The Commission directed staff to work with River Action on the project.

Ahrens provided the Commission with a presentation regarding the FY2020 proposed operating budget. Following discussion, Rhomberg moved to approve the FY2020 budget. Grubbs seconded the motion and it carried.

Ahrens and Workgroup Task Force members updated the Commission on the recent Joint Workgroup Task Force meetings. A diagram explaining the group's discussion was provided. The group continues to meet monthly. The Commission continued to discuss the Strategic Plan, noting the work of the Workgroup as critical to its next steps of implementation.

Staff Report

Ahrens provided updates on a variety of topics, including:

- February 15 Riverfront 2019 Public Meeting
- Freight House HVAC final unit replacement
- New flexible space programming
- Front Street Brewery Taproom expansion plans

Richard Thomas with the Parks and Recreation Advisory Board provided an update on the group's activities, including the Park Development Fund projects and priorities.

Other Business

With no public with business to present, and with no further business, the meeting was adjourned at 6:40 p.m.

Karl Rhomberg, Secretary

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Approve the Disbursements - ACTION

ATTACHMENTS:

Type	Description
▯ Cover Memo	RIC Disbursements

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:40 PM

Revenue/Billing Table
FY - 2019 Levee Fund #740

Lessee	Jul-18	Aug-18	Sep-18	Oct-18	Nov-18	Dec-18	Jan-19	Feb-19	Mar-19	Apr-19	May-19	Jun-19	Summary
1 Front Street Brewery - FH	3,006.00	3,006.00	3,006.00	3,006.00	3,006.00	3,062.00	3,062.00	3,062.00	3,062.00	3,062.00	3,062.00	3,062.00	36,520.00
2 Nostalgia Deli	833.33	833.33	833.33	833.33	833.33	833.33	833.33	833.33	833.33	833.33	833.33	833.33	9,999.96
3 Nostalgia Deli - 4%	1,896.63	1,486.38	1,257.47		971.28	482.44	381.95	670.32	572.29	888.27	931.47	\$1,654.88	12,580.44
4 MidAmerican Co.	6,000.00												6,000.00
5 Lake Davenport Sailing Club							5,000.00			3,900.00			3,900.00
6 LPBC Lindsay Park Boat Club							2,500.00						5,000.00
7 CHS, Inc / Harvest States C	2,500.00			2,500.00									10,000.00
8 One River Place	225.00	225.00	225.00	225.00	225.00	225.00	225.00	225.00	225.00	225.00	225.00	225.00	2,700.00
9 Driftwood/Buds	1,964.77	1,707.56	1,330.09	522.16	0.00	0.00	0.00	0.00	0.00	507.60	710.87	1,525.74	9,840.94
10 QCCVB - Union Station	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,875.00	1,875.00	5,625.00
11 MVBs - Union Station	170.00	170.00	170.00	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	383.33	3,959.97
12 Rawson - Union Station	176.00	176.00	176.00	176.00	176.00	176.00	176.00	311.00	311.00	311.00	311.00	311.00	2,922.00
13 Marine Specialties	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	12,000.00
14 Front Street parking	265.00	265.00	265.00	265.00	265.00	265.00	265.00	265.00	265.00	265.00	265.00	265.00	3,180.00
15 Freight House Farmers Mart	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,583.33	1,583.33	1,583.33	1,583.33	18,333.32
16 Rock River Family Office	2,435.75	2,435.75	2,435.75	2,435.75	2,435.75	2,435.75	2,635.75	2,635.75	2,635.75	2,635.75	2,635.75	2,635.75	30,429.00
17 Nestle - SemiParkingLot	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,050.00	1,050.00	1,050.00	1,050.00	12,200.00
18 The Diner	0.00	0.00	0.00	0.00	0.00	0.00	3,750.00	3,750.00	3,750.00	3,750.00	3,750.00	3,750.00	26,250.00
19 Antonella's II	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,333.33	1,500.00	1,500.00	1,500.00	1,500.00	16,866.64
20 Taste of Ethiopia	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,050.00	1,050.00	1,050.00	3,150.00
Subtotal	24,105.81	15,138.35	14,531.97	16,151.18	12,696.18	16,345.69	24,469.06	16,871.03	17,994.61	27,566.08	22,704.36	22,682.95	231,257.27
Miscellaneous													
LPBC Addendum	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	0.00	0.00	0.00	0.00	0.00	1,000.00
Civil / Abhe				860.00	860.00	860.00	860.00	860.00	860.00	860.00	860.00	860.00	7,740.00
Subtotal	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	0.00	0.00	0.00	0.00	0.00	8,740.00
Total	24,105.81	15,138.35	14,531.97	16,151.18	12,696.18	16,345.69	25,469.06	16,871.03	17,994.61	27,566.08	22,704.36	22,682.95	239,997.27

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03/19/2019 09:34 City of Davenport
sahrens YTD REPORT

FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJUSTMTS	REVISED BUDGET	YTD ACTUAL	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
4740 LEVEE IMPROVEMENT							
00000 UNDEFINED							
450110 INTEREST POOLED INVESTMENTS	0	0	0	-148.00	.00	148.00	100.0%
450404 LEVEE COMMISSION RENT	-215,000	-10,000	-225,000	-169,676.40	.00	-55,323.60	75.4%
480690 MISCELLANEOUS	-30,000	0	-30,000	-36,127.38	.00	6,127.38	120.4%
489491 TRANSFER LOCAL OPTION SALES	-75,000	0	-75,000	.00	.00	-75,000.00	.0%
490865 FUND BALANCE APPROPRIATION	-3,461	0	-3,461	.00	.00	-3,461.00	.0%
TOTAL UNDEFINED	-323,461	-10,000	-333,461	-205,951.78	.00	-127,509.22	61.8%
10130 PROJECT MANAGEMENT							
510101 FULL TIME SALARIES	72,828	0	72,828	52,571.20	.00	20,256.80	72.2%
510120 RETIREMENT-FICA	5,571	0	5,571	4,168.10	.00	1,402.90	74.8%
510130 RETIREMENT-IPERS	6,875	0	6,875	4,962.70	.00	1,912.30	72.2%
510140 EMPLOYEE INSURANCE	10,918	0	10,918	8,257.17	.00	2,660.83	75.6%
510161 DEFERRED COMP	3,641	0	3,641	2,628.60	.00	1,012.40	72.2%
510162 RETIREMENT HEALTH SAVINGS	728	0	728	525.70	.00	202.30	72.2%
520201 OFFICE SUPPLIES	200	0	200	35.35	.00	164.65	17.7%
520205 UTILITY SERVICES	90,000	5,000	95,000	64,320.01	.00	30,679.99	67.7%
520210 TRAVEL EXPENSES	0	0	0	150.00	.00	-150.00	100.0%
520215 TECHNICAL SERVICES	100	0	100	.00	.00	100.00	.0%
520217 PROFESSIONAL SERVICES	3,000	0	3,000	.00	.00	3,000.00	.0%
520225 MAINTENANCE-BLDGS & GRNDS	42,000	0	42,000	46,731.96	4,227.85	-8,959.81	121.3%
520245 PAYMENT TO OTHER AGENCY	0	0	0	503.26	.00	-503.26	100.0%
520297 PROJECT EXPENSE	20,000	5,000	25,000	18,557.09	575.90	5,867.01	76.5%
560606 TELEPHONE EXPENSE	450	0	450	347.20	.00	102.80	77.2%
560623 FACILITIES MAINTENANCE	14,650	0	14,650	9,031.30	.00	5,618.70	61.6%
TOTAL PROJECT MANAGEMENT	270,961	10,000	280,961	212,789.64	4,803.75	63,367.61	77.4%
88000 TRANSFERS OUT							
550501 TRANSFERS OUT	52,500	0	52,500	.00	.00	52,500.00	.0%
TOTAL TRANSFERS OUT	52,500	0	52,500	.00	.00	52,500.00	.0%

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City of Davenport
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FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFERS/ ADJUSTMTS	REVISED BUDGET	YTD ACTUAL	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL LEVEE IMPROVEMENT	0	0	0	6,837.86	4,803.75	-11,641.61	100.0%
TOTAL REVENUES	-323,461	-10,000	-333,461	-205,951.78	.00	-127,509.22	
TOTAL EXPENSES	323,461	10,000	333,461	212,789.64	4,803.75	115,867.61	
GRAND TOTAL	0	0	0	6,837.86	4,803.75	-11,641.61	100.0%

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City of Davenport
MONTHLY DETAIL REPORT

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FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
4740 LEVEE IMPROVEMENT							
10130 PROJECT MANAGEMENT							
510101 FULL TIME SALARIES							
54741013 510101 FULL TIME SALARIES	72,828	0	72,828	52,571.20	.00	20,256.80	72.2%
2019/09/090005 03/01/2019 PRJ	3,000.00 REF 030119				WARRANT=030119	RUN=1 BI-WEEKL	
2019/09/090424 03/15/2019 PRJ	3,000.00 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
TOTAL FULL TIME SALARIES	72,828	0	72,828	52,571.20	.00	20,256.80	72.2%
510102 PART TIME SALARIES							
54741013 510102 PART TIME SALARIES	0	0	0	.00	.00	.00	.0%
54741013 510102 USDA PART TIME SALA	0	0	0	.00	.00	.00	.0%
TOTAL PART TIME SALARIES	0	0	0	.00	.00	.00	.0%
510103 TEMPORARY SALARIES							
54741013 510103 TEMPORARY SALARIES	0	0	0	.00	.00	.00	.0%
TOTAL TEMPORARY SALARIES	0	0	0	.00	.00	.00	.0%
510105 OVERTIME PAY							
54741013 510105 OVERTIME PAY	0	0	0	.00	.00	.00	.0%

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City of Davenport
MONTHLY DETAIL REPORT



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FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJUSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL OVERTIME PAY	0	0	0	.00	.00	.00	.0%
510120 RETIREMENT-FICA							
54741013 510120 RETIREMENT-FICA	5,571	0	5,571	4,168.10	.00	1,402.90	74.8%
2019/09/090005 03/01/2019 PRJ	239.67 REF 030119				WARRANT=030119	RUN=1 BI-WEEKL	
2019/09/090424 03/15/2019 PRJ	239.99 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
54741013 510120 USDA RETIREMENT-FICA	0	0	0	.00	.00	.00	.0%
TOTAL RETIREMENT-FICA	5,571	0	5,571	4,168.10	.00	1,402.90	74.8%
510130 RETIREMENT-IPERS							
54741013 510130 RETIREMENT-IPERS	6,875	0	6,875	4,962.70	.00	1,912.30	72.2%
2019/09/090005 03/01/2019 PRJ	283.20 REF 030119				WARRANT=030119	RUN=1 BI-WEEKL	
2019/09/090424 03/15/2019 PRJ	283.20 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
54741013 510130 USDA RETIREMENT-IPERS	0	0	0	.00	.00	.00	.0%
TOTAL RETIREMENT-IPERS	6,875	0	6,875	4,962.70	.00	1,912.30	72.2%
510140 EMPLOYEE INSURANCE							
54741013 510140 EMPLOYEE INSURANCE	10,918	0	10,918	8,257.17	.00	2,660.83	75.6%
2019/09/090424 03/15/2019 PRJ	917.63 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
TOTAL EMPLOYEE INSURANCE	10,918	0	10,918	8,257.17	.00	2,660.83	75.6%
510150 POLICE RETIREMENT							
54741013 510150 POLICE RETIREMENT	0	0	0	.00	.00	.00	.0%

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City of Davenport
MONTHLY DETAIL REPORT

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FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFERS/ ADJUSTMENTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL POLICE RETIREMENT	0	0	0	.00	.00	.00	.0%
510161 DEFERRED COMP							
54741013 510161 DEFERRED COMP	3,641	0	3,641	2,628.60	.00	1,012.40	72.2%
2019/09/090005 03/01/2019 PRJ	150.00 REF 030119				WARRANT=030119	RUN=1 BI-WEEKL	
2019/09/090424 03/15/2019 PRJ	150.00 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
TOTAL DEFERRED COMP	3,641	0	3,641	2,628.60	.00	1,012.40	72.2%
510162 RETIREMENT HEALTH SAVINGS							
54741013 510162 RETIREMENT HEALTH	728	0	728	525.70	.00	202.30	72.2%
2019/09/090005 03/01/2019 PRJ	30.00 REF 030119				WARRANT=030119	RUN=1 BI-WEEKL	
2019/09/090424 03/15/2019 PRJ	30.00 REF PY0315				WARRANT=031519	RUN=1 BI-WEEKL	
TOTAL RETIREMENT HEALTH SAVINGS	728	0	728	525.70	.00	202.30	72.2%
510175 CLOTHING EXPENSE							
54741013 510175 CLOTHING EXPENSE	0	0	0	.00	.00	.00	.0%
TOTAL CLOTHING EXPENSE	0	0	0	.00	.00	.00	.0%
520201 OFFICE SUPPLIES							
54741013 520201 OFFICE SUPPLIES	200	0	200	35.35	.00	164.65	17.7%

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JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL OFFICE SUPPLIES	200	0	200	35.35	.00	164.65	17.7%
520205 UTILITY SERVICES							
54741013 520205 UTILITY SERVICES	90,000	5,000	95,000	64,320.01	.00	30,679.99	67.7%
2019/09/090415 03/14/2019 API	608.60 VND 001322 VCH		IOWA AMERICAN WAT	MARCH 1ST PAYMENT			187836
TOTAL UTILITY SERVICES	90,000	5,000	95,000	64,320.01	.00	30,679.99	67.7%
520210 TRAVEL EXPENSES							
54741013 520210 TRAVEL EXPENSES	0	0	0	150.00	.00	-150.00	100.0%*
TOTAL TRAVEL EXPENSES	0	0	0	150.00	.00	-150.00	100.0%
520215 TECHNICAL SERVICES							
54741013 520215 TECHNICAL SERVICES	100	0	100	.00	.00	100.00	.0%
TOTAL TECHNICAL SERVICES	100	0	100	.00	.00	100.00	.0%
520217 PROFESSIONAL SERVICES							
54741013 520217 PROFESSIONAL SERVI	3,000	0	3,000	.00	.00	3,000.00	.0%
54741013 520217 USDA PROFESSIONAL S	0	0	0	.00	.00	.00	.0%

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City of Davenport
MONTHLY DETAIL REPORT

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JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJUSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL PROFESSIONAL SERVICES	3,000	0	3,000	.00	.00	3,000.00	.0%
520225 MAINTENANCE-BLDGS & GRNDS							
54741013 520225 MAINTENANCE-BLDGS	42,000	0	42,000	46,731.96	4,227.85	-8,959.81	121.3%*
2019/09/090154 03/05/2019 API	156.77 VND 000003 VCH		P CARD VENDOR			SERVICE TO FREIGHT HOUSE ELEVA	
2019/09/090154 03/05/2019 API	250.00 VND 004910 VCH		TRI-STATE FIRE			EXTINGUISHER FOR FREIGHT HOUSE	
2019/09/090329 03/04/2019 API	80.00 VND 000003 VCH		P CARD VENDOR			FREIGHT HOUSE PEST CONTROL	
2019/09/090329 03/04/2019 API	1,575.00 VND 022178 VCH		LAWNSCAPERS INC			FREIGHT HOUSE SNOW FLOWING	
TOTAL MAINTENANCE-BLDGS & GRNDS	42,000	0	42,000	46,731.96	4,227.85	-8,959.81	121.3%
520245 PAYMENT TO OTHER AGENCY							
54741013 520245 PAYMENT TO OTHER A	0	0	0	503.26	.00	-503.26	100.0%*
TOTAL PAYMENT TO OTHER AGENCY	0	0	0	503.26	.00	-503.26	100.0%
520262 INTERDEPARTMENT SERVICE CHG							
54741013 520262 INTERDEPARTMENT SE	0	0	0	.00	.00	.00	.0%
TOTAL INTERDEPARTMENT SERVICE CHG	0	0	0	.00	.00	.00	.0%
520297 PROJECT EXPENSE							
54741013 520297 PROJECT EXPENSE	20,000	5,000	25,000	18,557.09	575.90	5,867.01	76.5%
2019/09/090074 03/07/2019 API	563.90 VND 003602 VCH		ACME SIGN CO			ROOFTOP SIGN REPAIRS AT FREIGH	187648

FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJUSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL PROJECT EXPENSE	20,000	5,000	25,000	18,557.09	575.90	5,867.01	76.5%
520298 OTHER SUPPLIES & SERVICES							
54741013 520298 OTHER SUPPLIES & S	0	0	0	.00	.00	.00	.0%
TOTAL OTHER SUPPLIES & SERVICES	0	0	0	.00	.00	.00	.0%
530303 OPERATING EQUIPMENT							
54741013 530303 USDA OPERATING EQUI	0	0	0	.00	.00	.00	.0%
TOTAL OPERATING EQUIPMENT	0	0	0	.00	.00	.00	.0%
560606 TELEPHONE EXPENSE							
54741013 560606 TELEPHONE EXPENSE	450	0	450	347.20	.00	102.80	77.2%
TOTAL TELEPHONE EXPENSE	450	0	450	347.20	.00	102.80	77.2%
560620 LIABILITY INSURANCE							
54741013 560620 LIABILITY INSURANC	0	0	0	.00	.00	.00	.0%
TOTAL LIABILITY INSURANCE	0	0	0	.00	.00	.00	.0%
560622 DATA PROCESSING							
54741013 560622 DATA PROCESSING	0	0	0	.00	.00	.00	.0%

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City of Davenport
MONTHLY DETAIL REPORT

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FOR 2019 09

JOURNAL DETAIL 2019 9 TO 2019 9

	ORIGINAL APPROP	TRANSFRS/ ADJSTMTS	REVISED BUDGET	YTD EXPENDED	ENCUMBRANCES	AVAILABLE BUDGET	PCT USED
TOTAL DATA PROCESSING	0	0	0	.00	.00	.00	.0%
560623 FACILITIES MAINTENANCE							
54741013 560623 FACILITIES MAINTEN	14,650	0	14,650	9,031.30	.00	5,618.70	61.6%
TOTAL FACILITIES MAINTENANCE	14,650	0	14,650	9,031.30	.00	5,618.70	61.6%
560624 PROPERTY INSURANCE							
54741013 560624 PROPERTY INSURANCE	0	0	0	.00	.00	.00	.0%
TOTAL PROPERTY INSURANCE	0	0	0	.00	.00	.00	.0%
560633 WORKERS COMPENSATION INSURANCE							
54741013 560633 WORKERS COMPENSATI	0	0	0	.00	.00	.00	.0%
TOTAL WORKERS COMPENSATION INSURANCE	0	0	0	.00	.00	.00	.0%
TOTAL PROJECT MANAGEMENT	270,961	10,000	280,961	212,789.64	4,803.75	63,367.61	77.4%
TOTAL LEVEE IMPROVEMENT	270,961	10,000	280,961	212,789.64	4,803.75	63,367.61	77.4%
TOTAL EXPENSES	270,961	10,000	280,961	212,789.64	4,803.75	63,367.61	
GRAND TOTAL	270,961	10,000	280,961	212,789.64	4,803.75	63,367.61	77.4%

** END OF REPORT - Generated by STEVE D AHRENS **

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Civil Contractors, Inc. - DISCUSSION/ACTION

ATTACHMENTS:

Type	Description
▢ Cover Memo	Civil Contractors

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:41 PM

**LICENSE AGREEMENT
BY AND BETWEEN
THE CITY OF DAVENPORT and CIVIL CONSTRUCTORS, INC.**

The City of Davenport, Iowa, through its Riverfront Improvement Commission, does hereby grant to Civil Constructors, Inc. ("Licensee") the non-exclusive license and authority to use and improve the following described real estate, to-wit:

Existing Parcel No. L0017A01F a/k/a 125 South Perry Street in
Davenport Iowa as depicted in the attached drawing

Subject to the following terms and conditions.

1. This license agreement is granted to allow for the placement of a crane and storage of equipment and materials related to the US Army Corps of Engineers Contract W912EK18C0002, Lock and Dam No. 15 Downstream Guide-wall Repair. This is only a temporary grant and the Licensee assumes all risks that the City of Davenport may subsequently eliminate this License. Licensee bears all costs associated with the demolition, construction, installation and restoration of the area licensed to applicable City standards and specifications and all ongoing costs associated with the usage of the parcel. To be clear Licensee is responsible to restore the area disturbed by the use back to previous conditions or better at the termination of this License. Licensee further acknowledges and understands that the City of Davenport may in its sole discretion demand that the Licensee remove the equipment and materials within 30 day written notice from the City and restore the area without any liability or cost to the City. In the event the Licensee fails to remove the equipment and materials within said 30 days, the City may remove such and restore the area without any liability or cost to the City, and Licensee hereby authorizes the same. Said removal and restoration costs shall be assessed to the Licensee.

2. The duration of this agreement, unless otherwise modified by the City of Davenport, shall be October 2018 through April 2020 (19 Months). During all times, the Licensee shall maintain public access on both the Riverfront Shared Use Trail and the fishing/eagle viewing location and its associated parking area. The rent, payable on the first day of each month, shall be a total of \$16,340.00, or \$860.00 monthly.

3. This license agreement shall be effective upon its execution by both parties and shall continue in force and effect thereafter until either party terminates it for any reason or no reason upon 30 calendar days' notice.

4. Notices as provided for in this License shall be given to the respective parties hereto at the respective addresses designated herein unless

either party notifies the other, in writing, of a different address. Such notice shall be considered given under the terms of this agreement upon deposit in the United States Postal Service mail system, addressed as above designated, postage prepaid, by certified mail.

5. Licensee agrees to save, defend and hold harmless the City of Davenport from any and all liability for damages, costs or expenses from, or as the result of, any action at law or suit in equity that may be brought against the City of Davenport by any person or entity on account of the use, acts or omissions of Licensee, its officials, agents or employees that occur on or about the above-described real property. The cancellation and termination of this agreement shall not affect Licensee's obligation to save, defend and hold harmless the City of Davenport in respect to acts or things which shall have been done or which happened before the date fixed for such termination.

6. Licensee accepts the premises in its present condition and agrees that it will not dispose of waste oil, tires, batteries, paint or other chemicals, or hazardous waste as defined by statute or ordinance anywhere on the licensed premises. Licensee shall immediately notify the City of Davenport of any chemical discharge, leak or spill or hazardous waste exposure event that occurs on the premises.

7. The City of Davenport maintains its right to enter upon said premises for any purpose.

8. Licensee shall yield possession of the premises to the City of Davenport without further demand, notice or action, in as good condition as when it first entered upon the premises (normal wear and tear excluded), upon the effective date of this agreement's termination.

9. Licensee is not an agent of the City of Davenport.

10. Licensee may assign this license agreement subject to it providing prior written notification of its intention to assign to the City of Davenport and subject to the City's written approval of said assignment. Each and every term and provision herein contained shall extend to and be binding upon the respective successors, heirs, administrators, executors and assigns of the parties hereto.

11. The parties agree and understand that no permanent structural improvements will be erected or constructed within the area. Any property located upon the premises by Licensee shall be removed immediately upon the termination this license at the sole cost of the Licensee. Any items remaining after termination may be disposed by City in its sole discretion and at the expense of Licensee.

12. Neither Licensee nor anyone claiming by, through, or under it shall have the right to file or place any mechanic's lien or other lien of any kind or character whatsoever, upon said premises or upon any building or improvement thereon, and notice is hereby given that no contractor, sub-contractor, or anyone else who may furnish any material, service or labor for any building, improvements, alteration, repairs or any part thereof, shall at any time be or become entitled to any lien thereon.

13. This agreement shall not be construed to create a tenancy of any kind in the above-described real property in favor of Licensee. This agreement simply grants a non-exclusive right to use the property.

14. Licensee agrees to maintain said area and keep it in good repair. City may take corrective action at Licensee's expense if in the City's sole discretion maintenance or cleaning of the area is necessary.

15. For the purposes of notice the parties designate the following persons:

Thomas Warner, City Attorney
Davenport City Hall
226 W 4th Street
Davenport, IA 52801
563.326.7735

Eric Loomis
Civil Constructors, Inc.
Representative

16. As used in this License, the "City of Davenport" or "City" includes not only the municipal corporation of that name, but also its officers, employees, agents and assigns.

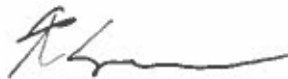
IN WITNESS WHEREOF, the parties have signed this agreement this
28 day of September, 2018.

Civil Constructors, Inc.



Eric Loomis

The City of Davenport



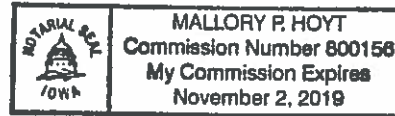
Thomas D. Warner
City Attorney

State of Iowa)
)
County of Scott)

ss.

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State of Iowa,
by Thomas Warner to me personally known this 28 day of September 2018

Mallory Hoyt
Notary Public in and for State of Iowa



State of Iowa)
)
County of Scott)

ss.

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State of Iowa,
by Eric Loomis to me personally known this 28 day of September 2018

Mallory Hoyt
Notary Public in and for State of Iowa



City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Abhe & Svoboda, Inc. - DISCUSSION/ACTION

ATTACHMENTS:

Type	Description
▯ Cover Memo	Abhe & Svoboda

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:43 PM

**LICENSE AGREEMENT
BY AND BETWEEN
THE CITY OF DAVENPORT and ABHE & SVOBODA, INC.**

The City of Davenport, Iowa, through its Riverfront Improvement Commission, does hereby grant to Abhe & Svoboda, Inc. ("Licensee") the non-exclusive license and authority to use and improve the following described real estate, to-wit:

Existing Parcel No. L0017A01F a/k/a 125 South Perry Street in
Davenport Iowa as depicted in the attached drawing

Subject to the following terms and conditions.

1. This license agreement is granted to allow for the placement and storage of equipment and materials related to the US Army Corps of Engineers Contract W912EK18C0034, Mississippi River Basin, Lock and Dam No. 15, Service Bridge Repair. This is only a temporary grant and the Licensee assumes all risks that the City of Davenport may subsequently eliminate this License. Licensee bears all costs associated with the demolition, construction, installation and restoration of the area licensed to applicable City standards and specifications and all ongoing costs associated with the usage of the parcel. To be clear Licensee is responsible to restore the area disturbed by the use back to previous conditions or better at the termination of this License. Licensee further acknowledges and understands that the City of Davenport may in its sole discretion demand that the Licensee remove the equipment and materials within 30 day written notice from the City and restore the area without any liability or cost to the City. In the event the Licensee fails to remove the equipment and materials within said 30 days, the City may remove such and restore the area without any liability or cost to the City, and Licensee hereby authorizes the same. Said removal and restoration costs shall be assessed to the Licensee.

2. The duration of this agreement, unless otherwise modified by the City of Davenport, shall be April 1, 2019 through December 31, 2020 (21 Months). During all times, the Licensee shall maintain public access on both the Riverfront Shared Use Trail and the fishing/eagle viewing location and its associated parking area. The rent, payable on the first day of each month, shall be a total of \$18,060.00, or \$860.00 monthly.

3. This license agreement shall be effective upon its execution by both parties and shall continue in force and effect thereafter until either party terminates it for any reason or no reason upon 30 calendar days' notice.

4. Notices as provided for in this License shall be given to the respective parties hereto at the respective addresses designated herein unless

either party notifies the other, in writing, of a different address. Such notice shall be considered given under the terms of this agreement upon deposit in the United States Postal Service mail system, addressed as above designated, postage prepaid, by certified mail.

5. Licensee agrees to save, defend and hold harmless the City of Davenport from any and all liability for damages, costs or expenses from, or as the result of, any action at law or suit in equity that may be brought against the City of Davenport by any person or entity on account of the use, acts or omissions of Licensee, its officials, agents or employees that occur on or about the above-described real property. The cancellation and termination of this agreement shall not affect Licensee's obligation to save, defend and hold harmless the City of Davenport in respect to acts or things which shall have been done or which happened before the date fixed for such termination.

6. Licensee accepts the premises in its present condition and agrees that it will not dispose of waste oil, tires, batteries, paint or other chemicals, or hazardous waste as defined by statute or ordinance anywhere on the licensed premises. Licensee shall immediately notify the City of Davenport of any chemical discharge, leak or spill or hazardous waste exposure event that occurs on the premises.

7. The City of Davenport maintains its right to enter upon said premises for any purpose.

8. Licensee shall yield possession of the premises to the City of Davenport without further demand, notice or action, in as good condition as when it first entered upon the premises (normal wear and tear excluded), upon the effective date of this agreement's termination.

9. Licensee is not an agent of the City of Davenport.

10. Licensee may assign this license agreement subject to it providing prior written notification of its intention to assign to the City of Davenport and subject to the City's written approval of said assignment. Each and every term and provision herein contained shall extend to and be binding upon the respective successors, heirs, administrators, executors and assigns of the parties hereto.

11. The parties agree and understand that no permanent structural improvements will be erected or constructed within the area. Any property located upon the premises by Licensee shall be removed immediately upon the termination this license at the sole cost of the Licensee. Any items remaining after termination may be disposed by City in its sole discretion and at the expense of Licensee.

12. Neither Licensee nor anyone claiming by, through, or under it shall have the right to file or place any mechanic's lien or other lien of any kind or character whatsoever, upon said premises or upon any building or improvement thereon, and notice is hereby given that no contractor, sub-contractor, or anyone else who may furnish any material, service or labor for any building, improvements, alteration, repairs or any part thereof, shall at any time be or become entitled to any lien thereon.

13. This agreement shall not be construed to create a tenancy of any kind in the above-described real property in favor of Licensee. This agreement simply grants a non-exclusive right to use the property.

14. Licensee agrees to maintain said area and keep it in good repair. City may take corrective action at Licensee's expense if in the City's sole discretion maintenance or cleaning of the area is necessary.

15. For the purposes of notice the parties designate the following persons:

Thomas Warner, City Attorney
Davenport City Hall
226 W 4th Street
Davenport, IA 52801
563.326.7735

Ryan Glen
Abhe & Svoboda, Inc.
Representative
18100 Dairy Lane
Jordan, MN 55352
952.447.6025

16. As used in this License, the "City of Davenport" or "City" includes not only the municipal corporation of that name, but also its officers, employees, agents and assigns.

IN WITNESS WHEREOF, the parties have signed this agreement this 26th day of March, 2019.

Abhe & Svoboda, Inc.

The City of Davenport

Ryan Glen
Project Engineer

Thomas D. Warner
City Attorney

State of Iowa)
)
County of Scott) ss.

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State of Iowa,
by _____ to me personally known this _____ day of March 2019.

Notary Public in and for State of Iowa

State of Iowa)
)
County of Scott) ss.

Sworn to and subscribed before me, the undersigned, a Notary Public in and for the State of Iowa,
by _____ to me personally known this _____ day of March 2019.

Notary Public in and for State of Iowa

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Taste of Ethiopia Restaurant Signage - DISCUSSION/ACTION

ATTACHMENTS:

Type	Description
▣ Cover Memo	Taste of Ethiopia Signage

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/21/2019 - 3:31 PM

this drawing is the sole property of Signs Now and cannot be reproduced in any manner without written permission

TASTE OF ETHIOPIA 100 S. HARRISON ST.



QUANTITY 1 (HDU SANDBLASTED SIGN)
1.5" HDU SANDBLASTED AND PAINTED
WOOD GRAIN FINISH
(72" X 42") BRACKETS MOUNT INTO MORTAR ONLY

SIGN MOUNT METHOD



— = 2" BRACKETS INTO MORTAR
NOT BRICK



QUANTITY 1 (LED LIT SIGN CABINET)
ALUMINUM EXTRUSION PAINTED BLACK
1 SIDE TRANSLUCENT COPY
(96" X 48") BRACKETS MOUNT INTO MORTAR ONLY



SOUTH ELEVATION



NORTH ELEVATION

Customer will receive 1 complimentary proof change with order. Additional proof changes requested by customer will be billed at an hourly rate.



933 East 53rd Street
Davenport, Iowa 52807
snqc@mchsi.com

[phone] 563.391.5632

Please check all aspects of this layout; including but not limited to: color, size, materials, and spelling.

Approved _____ Date _____
your job will be produced as shown

Changes are needed _____ Date _____
proof will be re-submitted

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Strategic Planning Initiative - Joint Workgroup

ATTACHMENTS:

Type	Description
▢ Cover Memo	Workgroup Update

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/21/2019 - 3:33 PM

JOINT WORKGROUP TASK FORCE
CITY COUNCIL AND
RIVERFRONT IMPROVEMENT COMMISSION

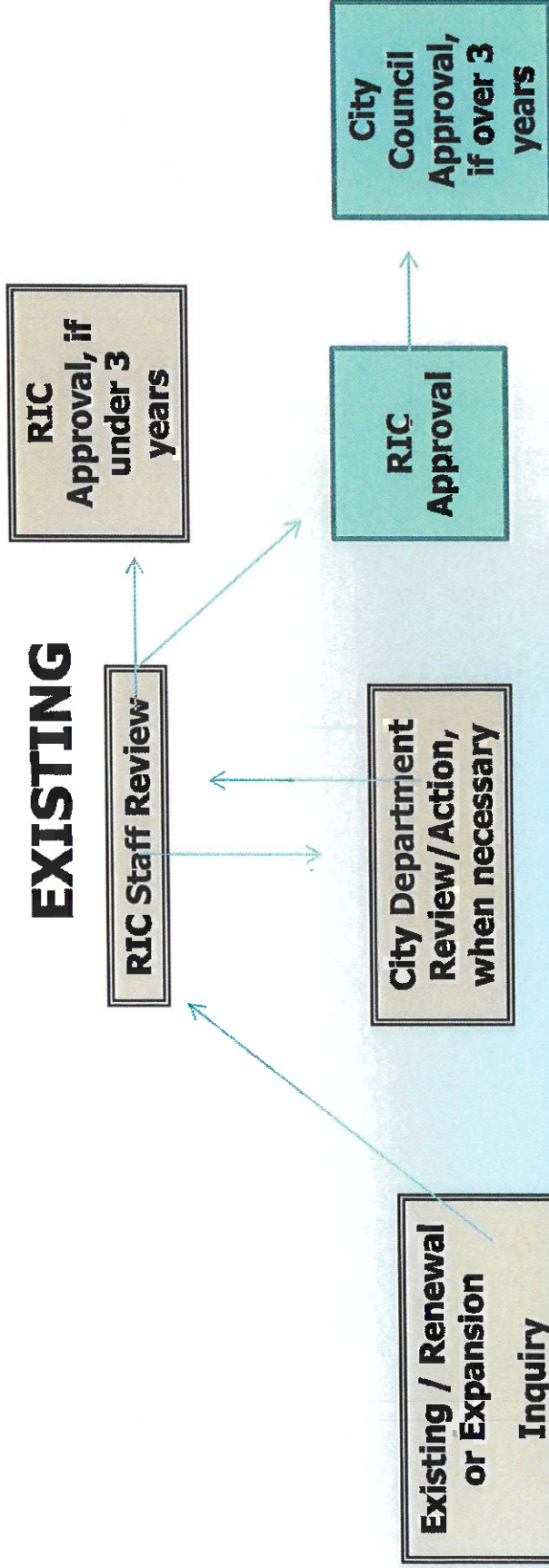
MEETING MINUTES

Monday, February 11, 2019 at 4:00 p.m.
Second Floor Large Conference Room
City Hall

- I. Call to Order
With the following members present – Ald. J.J. Condon, Ald. Rick Dunn, Ald. Kyle Gripp, Ald. Marion Meginnis, Bill Ashton, Dee Bruemmer, and Kelli Grubbs – (and Steve Ahrens also in attendance), Dee Bruemmer, Vice Chair for the RIC and Chairwoman of the Task Force, opened the meeting by again briefly highlighting the purpose of the Joint Workgroup and asked for the approval of the January 14, 2019 meeting minutes, which was unanimously approved.
- II. Riverfront Lease Flow Charts Summary
Bruemmer presented a summary from the previous meeting via three flow charts detailing the processes for various lease and request for proposal scenarios. Following discussion and recommended revisions, there was agreement, and the changes will be made in advance of subsequent approval.
- III. Scope of Work
Bruemmer led the group through a discussion regarding the riverfront and the Commission's scope of work. The scope of work discussion included: Planning, implementing, developing, economic development and fundraising. After a thorough, but unfinished discussion, the group will continue to discuss at its next meeting.
- IV. New Business
 - A. The next meeting is scheduled for Monday, March 11, 2019 at 4pm in the City Hall Second Floor Large Conference Room. Additional meeting dates are April 8, and as needed.
- V. Adjourn – The meeting was adjourned at 5:00 p.m.

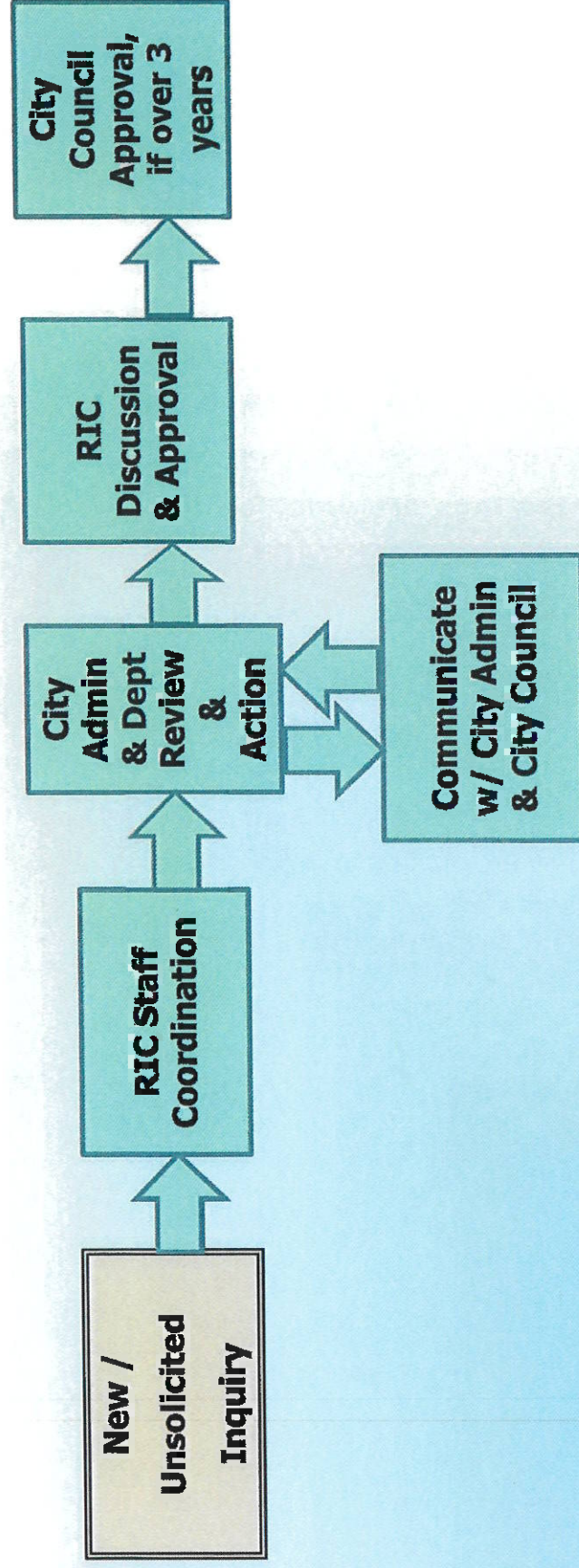
Riverfront Lease Approval Process

EXISTING

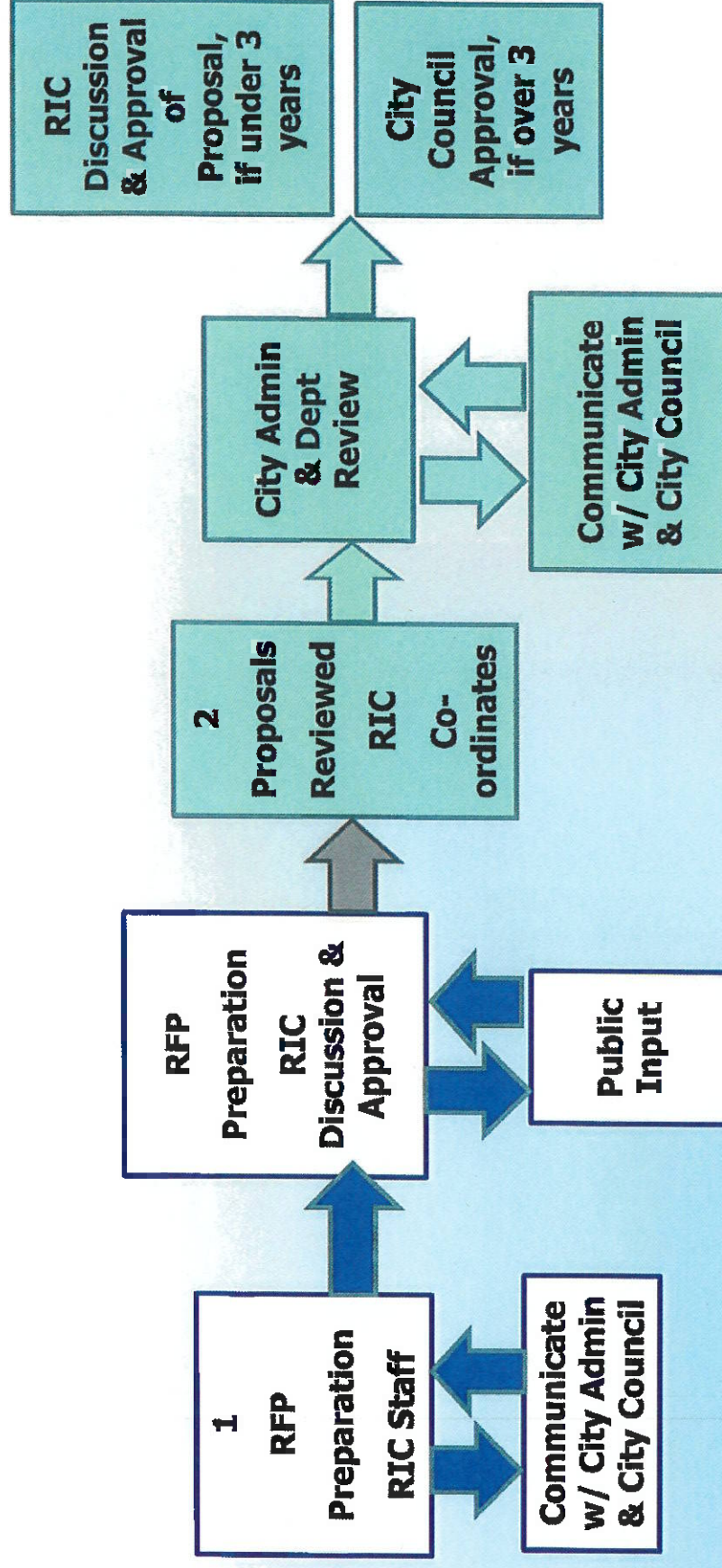


Riverfront Lease Approval Process

NEW INQUIRY



Riverfront Request For Proposals and Proposal Approval Process



Footnotes:

1. The entire process begins with a New Request, which then proceeds to RIC Staff for process coordination.
2. The review of the proposals through the RFP process is subject to City Purchasing policies and procedures.

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
RiverVision 2019 - DISCUSSION

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/21/2019 - 3:34 PM

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Public With Business (5 Mins)

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:45 PM

City of Davenport
Riverfront Improvement Commission

Department: Riverfront Improvement Commission
Contact Info: Steve Ahrens 888-2235

Date
3/26/2019

Subject:
Tuesday, April 23, 2019 at 5:30 p.m. in Council Chambers

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Ahrens, Steve	Approved	3/20/2019 - 4:46 PM