

W409 419.2

**CITY
OF
DYERSVILLE**

**COMMUNITY
BUILDER
PLAN
1997**

Prepared By:
EAST CENTRAL INTERGOVERNMENTAL ASSOCIATION
SUITE 530 NISLER CENTER
P.O. BOX 1130
DUBUCUE, IA 52004-1140

RESOLUTION 05-97

WHEREAS, the Community Builder Program was created under House File 705 and was signed into law on April 4, 1990 by Governor Branstad; and,

WHEREAS, the purpose of the Community Builder Program and Plan is to cause local governments to:

- Describe how the community plans to improve infrastructure, cultural resources, primary health care services, natural resources, conservation and recreation facilities,
- Create a community data base of its assets,
- Create a five-year community economic development strategic plan,

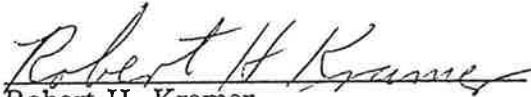
WHEREAS, the purpose of the law is to assist communities in planning and implementing comprehensive planning efforts for community development, business development and economic development; and

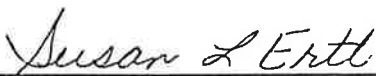
WHEREAS, communities are required to update the Community Builder Plan every five years; and

WHEREAS, public comment and participation has been solicited regarding the plan.

NOW THEREFORE; Be It Resolved by the City of Dyersville that the Dyersville Community Builder Plan dated 1997, be approved and adopted.

Approved and Adopted the 3rd day of February, 1997


Robert H. Kramer


Susan L. Ertl, City Clerk

ABSTRACT

TITLE: City of Dyersville, Community Builder Plan 1997

AUTHOR: Larry M. Nagle, Assistant Director

ORGANIZATION: East Central Intergovernmental Association

SOURCE OF COPIES: East Central Intergovernmental Association
Suite 330
Nesler Centre
P.O. Box 1140
Dubuque, Iowa 52004-1140

Computer file: wpmaint/builderplns/dville97

DATE: January, 1997

ABSTRACT: The Community Builder is a discussion and listing of the Goals and Objectives the City wants to accomplish during the next five years. The Goals relate to Public Works, Public Services, Economic Development, Housing, and Financial Conditions.

TABLE OF CONTENTS

Introduction	1
1991 Community Builder Plan	2
Goals	2
Goal Specific Strategies	2
I. Goal: An Expanding Local Economy for the Industrial, Commercial and Tourist Sectors	2
II. Goal: Improved Housing Opportunities	5
III. Goal: Adequate Public Capital Facilities	6
IV. Goal: Improved Community Services To Meet the Needs of the Community	6
1997 Community Builder Plan	10
Goals	10
Goal Specific Strategies	10
I. Goal: An Expanding Local Economy for the Industrial, Commercial and Tourist Sectors	10
II. Goal: Improved Housing Opportunities	12
III. Goal: Adequate Public Capital Facilities	12
IV. Goal: Improved Community Services To Meet the Needs of the Community	13
5-Year Capital Improvement Plan	15

INTRODUCTION

Community Builder Plans are submitted to the Iowa Department of Economic Development (IDED) as required by State Law for certain applications for financial assistance from programs at IDED, the Iowa Department of Transportation, the Iowa Department of Natural Resources and the Iowa Finance Authority. Projects are eligible for "bonus points" if their plans are certified by IDED. The goal of the Plan, however, is not to please IDED, but rather to develop a Plan that is of use to the local government.

In 1991, the Dyersville Community Builder Plan was prepared and ultimately certified by IDED, in conjunction with a Revitalize Iowa's Sound Economy (RISE) grant from the Iowa Department of Transportation and a Community Development Block Grant Economic Development Set-Aside (CDBG EDSA) from the Iowa Department of Economic Development. The Law requires that the Plan be updated and recertified every five years. This document is that update. It has three parts: The first part reviews the Goals and Objectives established in 1991 and the progress made toward reaching them; the second part lists Goals and Objectives developed in contacts with the City Coordinator, the City Council, the Chamber of Commerce and at a Town Meeting; the third part is the City's 5-Year Capital Improvement Plan. The second and third parts represent progress the Community wants to make in the next five years.

1991 COMMUNITY BUILDER PLAN

The Goals, Objectives, and Strategies listed below were taken from the 1991 Dyersville Community Builder Plan. Following each Strategy any Action taken since 1991 is briefly described. This information was used to assess the current situation and to formulate new Goals, Objectives, and Strategies for the 1997 Plan.

GOALS

The following Strategic Plan details the goals of the community and necessary actions to achieve those goals.

- GOAL: An expanding local economy in the industrial, commercial and tourist sectors.
- GOAL: Improved housing opportunities.
- GOAL: Adequate public capital facilities.
- GOAL: Improved services to meet the needs of the community.

GOAL SPECIFIC STRATEGIES

I. GOAL: AN EXPANDING LOCAL ECONOMY FOR THE INDUSTRIAL, COMMERCIAL AND TOURIST SECTORS.

Objective A) Become more aggressive in recruiting industries.

Strategy 1) Complete Dyersville's "Community Economic Preparedness Plan" and become certified with IDED.

ACTION: This strategy has been completed. The City has information on file with IDED and works closely with that agency concerning the recruitment and expansion of industry and business.

Strategy 2) Create a short video for distribution on Dyersville's industrial opportunities and one the community.

ACTION: A video has been developed and is available for use by prospective industries and the public.

Strategy 3) Target businesses that would complement Dyersville's existing businesses.

ACTION: The effort to target businesses is an ongoing part of industrial recruitment activities.

Objective B) Maintain existing downtown retail and service businesses and fill vacant storefronts.

Strategy 1) Encourage upkeep and maintenance of storefronts through Chamber of Commerce newsletter.

ACTION: The preparation of a newsletter has been ongoing.

Strategy 2) Establish a downtown revolving loan fund for businesses to expand or to improve their storefront.

ACTION: No action has been taken on this Strategy, and no action is proposed in the future.

Strategy 3) Attend seminars and workshops on keeping the downtown alive. Such as IDED's "Marketing Downtown".

ACTION: This is an ongoing activity. Recently staff attended a meeting concerning "Downtown" development on the ICN.

Strategy 4) Visit communities that have participated in the "Rural Mainstreet Iowa" program to see what strategies could work for Dyersville.

ACTION: No action has been taken on this strategy and none is proposed in the future.

Strategy 5) Determine public interest in entering the "Rural Mainstreet Iowa" program through IDED.

ACTION: It has been determined there is insufficient interest in the program. No further action is proposed.

Strategy 6) Create a brochure of downtown service and businesses for distribution at tourist attractions and at businesses along the highway.

ACTION: A brochure has been developed and distributed. Maintenance and distribution of a brochure will continue.

Objective C) Allow for continued growth and development near US 20 and along IA 136.

Strategy 1) Encourage businesses to develop along the highway that require a large amount of space and parking.

ACTION: This has been accomplished. The following businesses have located adjacent Highway 20: All American Homes, Spec Cast, SportsAmerica, and FarmTek.

Strategy 2) Ensure that adequate land and infrastructure are available to develop along the highway.

ACTION: Dyersville Industries, Inc. (DII) will continue efforts to ensure that adequate land is available for development.

Objective D) Solidify Dyersville's image in the Midwest.

Strategy 1) Continue the strategic planning process in order to determine what Dyersville's image should be.

ACTION: This is an ongoing effort.

Strategy 2) Make a short video detailing what Dyersville has to offer: location, jobs, well-kept homes, etc.

ACTION: This activity was completed in 1992.

Objective E) Bring back Dyersville's young people after college by aggressively recruiting entrepreneurs and "white collar" businesses.

Strategy 1) Contact former Dyersville people about relocating their business in Dyersville. Responsibility: Chamber of Commerce.

ACTION: This activity has not been completed but will be kept as a strategy.

Strategy 2) Encourage development of new businesses by providing local financial incentives and also by applying for venture capital loans and grants on behalf of new businesses.

ACTION: This is an ongoing activity. New businesses have taken advantage of governmental incentives, among them are the following: SportsAmerica and FarmTek.

Objective F) Become more aggressive in meeting the needs of existing businesses and industry.

Strategy 1) Regularly survey businesses to determine their needs. Responsibility: Chamber of Commerce and Dyersville Industries.

ACTION: This has been done and is an ongoing activity.

Strategy 2) Continue to work with existing industries to encourage expansion by providing local financial incentives and also by applying for loans and grants on behalf of the industry. Responsibility: City of Dyersville and Dyersville Industries.

ACTION: This is an ongoing activity. Existing businesses have taken advantage of governmental incentives, among them are the following: Modernfold, Lumber Specialties, and All American Homes.

II. GOAL: IMPROVED HOUSING OPPORTUNITIES

Objective A) Provide housing opportunities in Dyersville for low and moderate income families.

Strategy 1) Purchase and develop land adjacent to existing residential development consistent with Dyersville's land use plan for a low and moderate priced housing development. Responsibility: Dyersville Industries Inc.

ACTION: This strategy has been accomplished. A subdivision, the Northview Acres Housing Project, has been constructed to meet this need.

Strategy 2) Apply for a CDBG grant to provide infrastructure improvements for a new housing development. Responsibility: City of Dyersville

ACTION: The City, without CDBG funds, installed the infrastructure improvements in support of the housing development.

Strategy 3) Develop five additional public housing units. Responsibility: Eastern Iowa Regional Housing Authority (EIRHA).

ACTION: This strategy has been implemented. Funding was received by EIRHA In 1991.

Objective B) Become more aggressive in attracting new residents to Dubuque County or Delaware County to live in Dyersville.

Strategy 1) Form a "task force" that will contact new industries and individuals to encourage them to live in Dyersville. Chamber of Commerce.

ACTION: This is an ongoing activity.

Strategy 2) Actively market Dyersville's easy commuting distance to Dubuque.

ACTION: This is an ongoing activity.

Objective C) Development of affordable apartments and condominiums, especially for retirees and for the elderly.

Strategy 1) Encourage private development of low maintenance condominiums for retirees.

ACTION: The Eastern Iowa Affordable Housing, L.P. is constructing the Ellen Kennedy Living Center. The Center contains 30 living units under one roof.

Strategy 2) Determine the demand for subsidized elderly housing and apply through EIRHA for construction of low income elderly housing.

ACTION: No action has been taken. It was determined that the need did not justify construction of additional units.

III. GOAL: ADEQUATE PUBLIC CAPITAL FACILITIES

Objective A) Maintain a "pay-as-you-go" philosophy regarding capital improvements and repair. This philosophy has allowed Dyersville to have the lowest tax rate in the area while meeting the needs of its capital facilities.

Strategy 1) Adopt and utilize a five-year Capital Improvements Program. (The City has followed a CIP since 1962.)

ACTION: This effort is ongoing.

Strategy 2) Set aside funds in the City budget to help pay for future capital improvements in the CIP.

ACTION: The local option sales tax receipts are set aside for this purpose.

Strategy 3) Encourage a public-private partnership whenever possible.

ACTION: This effort is ongoing.

Strategy 4) Utilize State and Federal financial assistance programs, such as RISE, FmHA, and CDBG to defray the costs of capital improvements whenever possible.

ACTION: This effort is ongoing.

IV. IMPROVED COMMUNITY SERVICES TO MEET THE NEEDS OF THE COMMUNITY

Objective A) Maintain the educational framework of the community's schools, both private and public.

Strategy 1) Increase activities for developing reading, writing, speaking and listening skills in all areas of the instructional program.

ACTION: This effort is ongoing.

Strategy 2) Promote a positive attitude about oneself and others.

ACTION: This effort is ongoing.

Strategy 3) Emphasize the need to be a contributing member within our democratic society.

ACTION: This effort is ongoing.

Strategy 4) Expand each student's understanding of the global nature of society and the interdependence of the world's people.

ACTION: This effort is ongoing.

Strategy 5) Cultivate an understanding and appreciation of the visual and performing arts by providing opportunities to participate in and attend the arts.

ACTION: This effort is ongoing.

Strategy 6) Provide secondary students increased opportunities to investigate career possibilities, expanding technology and the work environment.

ACTION: This effort is ongoing.

Strategy 7) Expand technology applications for all students.

ACTION: This effort is ongoing.

Strategy 8) Encourage the development of environmental responsibilities in all students.

ACTION: This effort is ongoing.

Strategy 9) Infuse family living skills for all students throughout the curriculum.

ACTION: This effort is ongoing

Strategy 10) Seek and maintain North Central accreditation for all schools.

ACTION: This effort is ongoing.

Objective B) Locate a public elementary school in Dyersville.

Strategy 1) Continue efforts to put a Dyersville school on the Western Dubuque School District budget referendum ballot.

ACTION: This strategy has not be completed but is still under consideration.

Strategy 2) Publicize the long term economic advantages (mainly decreased transportation costs) to everyone in the Western Dubuque School District.

ACTION: This effort is ongoing.

Strategy 3) The City of Dyersville could also consider paying for their own school building and donating it to the Western Dubuque School District.

ACTION: This strategy has not been implemented and is no longer under consideration. However, the City will consider installing infrastructure improvements in support of building construction.

Objective C) Expand the worship opportunities in Dyersville. Currently, there are three churches serving this community of 3,700; the Xavier Basilica, a small Lutheran church located in a residential house and the Kingdom Hall of Jehovah's Witnesses.

Strategy 1) Survey churches in surrounding communities to determine how many Dyersville members they have and from that, determine what, if any, denominations might be pursued to locate a church in Dyersville.

ACTION: A survey has not been done and is no longer under consideration.

Objective D) Renovate the public swimming pool.

Strategy 1) Conduct a referendum vote and if passed, issue G.O. bonds to make needed improvements.

ACTION: The objective was completed with the construction of a \$1.5 million water park using mostly City and some State/Federal grant funds.

Strategy 2) Hold a local fundraiser to help raise money for the project.

ACTION: The objective was completed with the construction of a \$1.5 million water park using mostly City and some State/Federal grant funds.

Strategy 3) Study user fees to ensure that users pay an appropriate amount for upkeep and maintenance on the pool.

ACTION: Ongoing.

Objective E) Improve the public library facility. The public library is one of Dyersville's greatest resources and it has seen a large increase in usage in the last few years and is cramped for space.

Strategy 1) Study ways to increase the use and accessibility of the library within its limited space in the Memorial Building.

ACTION: No formal action has been taken on this strategy.

Strategy 2) Study ways to more efficiently use the limited space for storage, books, study areas and administration.

ACTION: This is an ongoing effort.

Strategy 3) Study options for renovating an existing building or building a new facility for the public library.

ACTION: No action has been taken on this strategy.

Strategy 4) Conduct a referendum vote and if passed, issue G.O. bonds to build a new facility or renovate an existing building for the library.

ACTION: This strategy has not been completed but is still under consideration.

Objective F) Ensure adequate child care is available in the community.

Strategy 1) Support existing providers of day care, preschool and home care.

ACTION: This strategy has been implemented because the "Kid Project", a non-profit organization has expanded day care facilities.

Strategy 2) Whenever applicable, child care providers, especially day care and preschool, should look for opportunities to improve existing child care facilities or for alternative facilities.

ACTION: This is an ongoing effort.

Objective G) Extend the Heritage Trail along the Beltline to the downtown area to promote a safe pedestrian environment and to bring people downtown. Currently, the Heritage Trail ends at the east end of the Beltline.

Strategy 1) Submit the project for inclusion in the Dubuque County REAP plan.

ACTION: The project has not received REAP dollars; the City will attempt to fund the project with City dollars.

Strategy 2) The City of Dyersville should consider completing the project on its own if REAP funds are not available.

ACTION: The City has not funded the project but it is still under consideration.

Objective H) Utilize St. Mary's Mercy Hospital to its potential.

Strategy 1) Publicize all the services St. Mary's provides to encourage area people to use it instead of going to another hospital for duplicate services.

ACTION: This is an ongoing effort.

Strategy 2) Publicize the services other hospitals provide at St. Mary's (i.e. visiting doctors) so that they are well utilized.

ACTION: This is an ongoing effort.

Objective I) Organize a Garden Club to help beautify the community and promote tourism.

Strategy 1) Publicize the Garden Club in order to attract members.

ACTION: This is an ongoing effort.

Strategy 2) Encourage flower gardens in residential areas.

ACTION: This is an ongoing effort.

Strategy 3) Plant garden plots in community areas in need of beautification.

ACTION: This is an ongoing effort.

1997 COMMUNITY BUILDER PLAN

The Goals, Objectives and Strategies listed below are those adopted by the City Council as the 1997 Dyersville Community Builder Plan. It is the Community's intention to implement them over the next five years.

GOALS

The following Strategic Plan details the goals of the community and necessary actions to achieve those goals.

- GOAL: An expanding local economy in the industrial, commercial and tourist sectors.
- GOAL: Improved housing opportunities.
- GOAL: Adequate public capital facilities.
- GOAL: Improved services to meet the needs of the community.

GOAL SPECIFIC STRATEGIES

I. **GOAL: AN EXPANDING LOCAL ECONOMY FOR THE INDUSTRIAL, COMMERCIAL AND TOURIST SECTORS.**

Objective A) Become more aggressive in recruiting industries.

Strategy 1) Continually update Dyersville's "Community Economic Preparedness Plan" with the goal of maintaining certification with IDED.

Strategy 2) Continue Distribution of the video, created as part of the 1991 Community Builder Plan, on Dyersville's industrial opportunities and one the community. It will be update as needed.

Strategy 3) Target businesses that would complement Dyersville's existing businesses.

Objective B) Maintain existing downtown retail and service businesses and fill vacant storefronts.

Strategy 1) Encourage upkeep and maintenance of storefronts through the Chamber of Commerce newsletter.

Strategy 2) Encourage upkeep and maintenance of storefronts through formation of a new "downtown committee". Responsibility: Chamber of Commerce

Strategy 3) Attend seminars and workshops, such as IDED's "Marketing Downtown", on keeping the downtown alive.

Strategy 4) Create a brochure describing downtown services and businesses for distribution at tourist attractions and businesses along the highway.

Strategy 5) Research and development, if feasible, of an Urban Renewal (TIF) District in the downtown area.

Strategy 6) Conduct a detailed community needs and assessment survey.

Objective C) Allow for continued growth and development near US 20 and along IA 136.

Strategy 1) Encourage businesses, that require a large amount of space and parking, to develop along the highway.

Strategy 2) Ensure that adequate land and infrastructure are available to develop along the highway.

Objective D) Solidify Dyersville's image in the Midwest.

Strategy 1) Continue the strategic planning process in order to determine what Dyersville's image should be.

Strategy 2) Make a short video detailing what Dyersville has to offer: location, jobs, well-kept homes, etc.

Objective E) Bring back Dyersville's young people after college by aggressively recruiting entrepreneurs and "white collar" businesses.

Strategy 1) Contact former Dyersville people about relocating their business in Dyersville. In addition, or as a matter of implementation, it is proposed to send a survey to local graduates of high schools and colleges who have located elsewhere. Responsibility: Chamber of Commerce.

Strategy 2) Encourage development of new businesses by providing local financial incentives and also by applying for venture capital loans and grants on behalf of new businesses.

Objective F) Become more aggressive in meeting the needs of existing businesses and industry.

Strategy 1) Regularly survey businesses to determine their needs. Responsibility: Chamber of Commerce and Dyersville Industries.

Strategy 2) Continue to work with existing industries to encourage expansion by providing local financial incentives and also by applying for loans and grants on behalf of the industry. Responsibility: City of Dyersville and Dyersville Industries.

Strategy 3) Form a combined Executive Call Committee, consisting of Chamber of Commerce, DII, and City representatives to meet with and assess the needs of existing businesses.

II GOAL: IMPROVED HOUSING OPPORTUNITIES

Objective A) Provide housing opportunities in Dyersville for low and moderate income families.

Strategy 1) Market the housing in the Northview Acres Subdivision.

Objective B) Become more aggressive in attracting new residents to Dubuque County or Delaware County to live in Dyersville.

Strategy 1) Form a "task force" that will contact new industries and individuals to encourage them to live in Dyersville. Chamber of Commerce.

Strategy 2) Actively market Dyersville's easy commuting distance to Dubuque.

Strategy 3) Promote Dyersville as a safe, clean, rural setting with strong family values (ad campaign) Chamber of Commerce

Objective C) Development of affordable apartments and condominiums, especially for retirees and for the elderly.

Strategy 1) Encourage private development of low maintenance condominiums for retirees.

Strategy 2) Mercy Hospital, St. Mary's Unit should continue development of assisted living facilities for the Dyersville area.

III GOAL: ADEQUATE PUBLIC CAPITAL FACILITIES

Objective A) Maintain a "pay-as-you-go" philosophy regarding capital improvements and repair. This philosophy has allowed Dyersville to have one of the lowest tax rates in the area while meeting the needs of its capital facilities.

Strategy 1) Adopt and utilize a five-year Capital Improvements Program (CIP). (The City has followed a CIP since 1962. The current CIP is included as a part of this document.)

Strategy 2) Set aside funds in the City budget to help pay for future capital improvements in the CIP.

Strategy 3) Encourage a public-private partnership whenever possible.

Strategy 4) Utilize State and Federal financial assistance programs, such as RISE, FmHA, and CDBG to defray the costs of capital improvements whenever possible.

IV. IMPROVED COMMUNITY SERVICES TO MEET THE NEEDS OF THE COMMUNITY

Objective A) Maintain the educational framework of the community's schools, both private and public.

Strategy 1) Increase activities for developing reading, writing, speaking and listening skills in all areas of the instructional program.

Strategy 2) Promote a positive attitude about oneself and others.

Strategy 3) Emphasize the need to be a contributing member within our democratic society.

Strategy 4) Expand each student's understanding of the global nature of society and the interdependence of the world's people.

Strategy 5) Cultivate an understanding and appreciation of the visual and performing arts by providing opportunities to participate in and attend the arts.

Strategy 6) Provide secondary students increased opportunities to investigate career possibilities, expanding technology and the work environment.

Strategy 7) Expand technology applications for all students.

Strategy 8) Encourage the development of environmental responsibilities in all students.

Strategy 9) Infuse family living skills for all students throughout the curriculum.

Strategy 10) Seek and maintain North Central accreditation for all schools.

Objective B) Locate a public elementary school in Dyersville.

Strategy 1) Continue to put a Dyersville school on the Western Dubuque School District budget referendum ballot.

Strategy 2) Publicize the long term economic advantages (mainly decreased transportation costs) to everyone in the Western Dubuque School District.

Strategy 3) The City of Dyersville will consider installing infrastructure improvements in support of building construction to the Western Dubuque School District.

Objective C) Improve the public library facility. The public library is one of Dyersville's greatest resources and it has seen a large increase in usage in the last few years and is cramped for space.

Strategy 1) Study ways to more efficiently use the limited space for storage, books, study areas and administration.

Strategy 2) Conduct a referendum vote and if passed, issue G.O. bonds to build a new facility or renovate an existing building for the library.

Objective D) Ensure adequate child care is available in the community.

Strategy 1) Whenever applicable, child care providers, especially day care and preschool, should look for opportunities to improve existing child care facilities or for alternative facilities.

Objective E) Extend the Heritage Trail along the Beltline to the downtown area to promote a safe pedestrian environment and to bring people downtown. Currently, the Heritage Trail ends at the east end of the Beltline.

Strategy 1) The City of Dyersville should consider completing the project on its own if REAP funds are not available.

Objective F) Utilize St. Mary's Mercy Hospital to its potential.

Strategy 1) Publicize all the services St. Mary's provides to encourage area people to use it instead of going to another hospital for duplicate services.

Strategy 2) Publicize the services other hospitals provide at St. Mary's (i.e. visiting doctors) so that they are well utilized.

Objective G) Promote a Garden Club to help beautify the community and promote tourism.

Strategy 1) Publicize the Garden Club in order to attract members.

Strategy 2) Encourage flower gardens in residential areas.

Strategy 3) Plant garden plots in community areas in need of beautification.

Objective H) Expand Park and Recreation programs in the City.

Strategy 1) Hire a full-time Recreation Director to develop programs in support of the City's youth.

Strategy 2) Develop a public-private partnership to more fully utilize the existing community recreation facility.

Objective I) Maintain an adequate building to house fire trucks and equipment.

Strategy 1) Study the feasibility of expanding the existing fire station compared to constructing a new station.

Strategy 2) Construct a new or expand the existing fire station.

CITY OF DYERSVILLE
5-YEAR CAPITOL IMPROVEMENT PLAN*

FYE 96

BONDS OUTSTANDING \$1,700,000

FYE 97

SUBDIVISION STREETS	50,000
STREET RECONSTRUCTION	300,000
INTERCEPTOR SEWER	500,000
SOUTHWEST COMMERCIAL AREA	700,000
G.O. BONDS OUTSTANDING	2,400,000

FYE 98

FIRE STATION	400,000
LIBRARY	750,000
WATER TOWER	300,000
SEWER TREATMENT PLANT	1,000,000
NORTHEAST SANITARY PUMP STATION	200,000
STREET RECONSTRUCTION	250,000
WATER AND SEWER REHABILITATION	100,000
BONDS OUTSTANDING	4,000,000

FYE 99

NEW DEEP WELL	450,000
SANITARY IMPROVEMENTS	200,000
NORTHEAST INTERCEPTOR SEWER	150,000
SOUTHWEST ARTERIAL	400,000
WATER AND SEWER REHABILITATION	100,000
STREET RECONSTRUCTION	700,000

FYE 2000

STREET CONSTRUCTION	300,000
SANITARY SEWER IMPROVEMENTS	200,000
WATER AND SEWER REHABILITATION	100,000

*The 5-year plan is subject to change by the vote of City Council.