



STATE OF IOWA FLOOD MITIGATION PROGRAM PROGRESS REPORT

PERIOD COVERED BY THIS REPORT	11/1/2016	to	4/30/2023
LOCAL CONTACT NAME:	Jeffrey Pomeranz		
GOVERNMENTAL ENTITY:	City of Cedar Rapids		
ADDRESS:	101 First Street SE		
	Cedar Rapids, Iowa 52401		
TELEPHONE NUMBER:	(319) 286-5292		
PROJECT TITLE:	Cedar Rapids Flood Mitigation Project		
AGREEMENT NUMBER:	2013-0		

ACTIVITY COMPLETION TIMEFRAME: 12/4/2013 to 12/31/2034

	FEDERAL	LOCAL	STATE (STIF only)	TOTAL
TOTAL FUNDS APPROVED:	\$ 175,882,000	\$ 130,775,000	\$ 269,411,016	\$ 576,068,016
TOTAL FUNDS EXPENDED TO DATE:	\$ 134,866,474	\$ 116,660,053	\$ 98,957,473	\$ 350,484,000
PROJECT OVERRUN/ (UNDERRUN):	\$ (41,015,526)	\$ (14,114,947)	\$ (170,453,543)	\$ (225,584,016)
The percentage of actual work that has been completed at the end of the reporting period (not a % of funds expended)				43%
The estimated cost of the project at completion (which may even exceed the awarded amount)				\$ 700,000,000

Type of Expense & Funding Source	Budget (from Application)	Federal/ Local/ State (STIF only)	Total Expended to Date	Remaining Balance
Engineering/Contractual Services:	\$ 43,526,000			
Stanley & HR Green		State	\$ 34,159,614	
Stanley & HR Green		Local	\$ 15,110,925	
Stanley & HR Green		Federal	\$ 2,877,001	
TOTAL			\$ 52,147,539	\$ (8,621,539)
Environmental & Historic Preservation	\$ 7,254,000			
Stanley & HR Green		State	\$ 626,256	
Stanley & HR Green		Local	\$ 4,061	
TOTAL			\$ 630,317	\$ 6,623,683
Property Acquisition & Easement	\$ 53,765,000			
3302500001/3302500002/3302500003 (18518 class)/3306200001/3306200002 CDBG Acquisition/Demolition for Greenway & Construction zones		Federal	\$ 48,648,408	
796806 LOST Greenway & Construction zones only		Local	\$ 2,471,405	
33112XX Time Check		State	\$ 12,698,427	
33112XX Time Check		Federal	\$ 211,028	
33112XX Time Check		Local	\$ 215,794	
33122XX Kingston		State	\$ 152,235	
33132XX Ingredion/Czech Village		State	\$ 1,544,986	
33132XX Ingredion/Czech Village		Local	\$ 3,609	

33152XX Downtown	State	\$ 36,926	
33152XX Downtown	Local	\$ 752,063	
33162XX NewBo/Sinclair	State	\$ 901,855	
33162XX NewBo/Sinclair	Federal	\$ 11	
33162XX NewBo/Sinclair	Local	\$ 2,176,611	
33172XX Cargill South	State	\$ 10,639	
33172XX Cargill South	Local	\$ 1,156,287	
33182XX 8th Avenue Bridge	Local	\$ 24,906	
TOTAL		\$ 71,005,189	\$ (17,240,189)
Construction		\$ 368,351,523	
33115XX Time Check	State	\$ 1,400,998	
33115XX Time Check	Local	\$ 1,667,738	
33115XX Time Check	Federal	\$ 55,901	
33125XX Kingston	State	\$ 6,540,129	
33125XX Kingston	Local	\$ 2,977,632	
33135XX Ingredion/Czech Village	State	\$ 15,476,696	
33135XX Ingredion/Czech Village	Local	\$ 3,669,874	
33155XX Downtown	State	\$ 105,188	
33155XX Downtown	Local	\$ 12,380,407	
33165XX NewBo/ Sinclair	State	\$ 5,963,070	
33165XX NewBo/ Sinclair	Federal	\$ 11,252,369	
33165XX NewBo/ Sinclair	Local	\$ 5,618,836	
33175XX Cargill South	Local	\$ 2,779,916	
SWB010/SWB011 Sinclair	State	\$ 3,564,462	
SWB010/SWB011 Sinclair	Local	\$ 3,564,462	
TOTAL		\$ 77,017,677	\$ 291,333,846
Management Costs		\$ 36,271,493	
Internal Staff Time	State	\$ 1,761,705	
Internal Staff Time	Local	\$ 1,151,558	
Internal Staff Time	Federal	\$ 6,384	
TOTAL		\$ 2,919,646	\$ 33,351,847
USACE Feasibility Study		\$ 9,132,000	
USACE Feasibility Study Federal Share	Federal	\$ 4,613,205	
304290 Levee Improvement Feasibility	Local	\$ 481,000	
3302600005 Flood Mgmt System Army Corp	Local	\$ 2,271,505	
3302600005 Flood Mgmt System Army Corp WIK	Local	\$ 1,860,700	
TOTAL		\$ 9,226,411	\$ (94,411)
USACE PED		\$ 12,375,000	
USACE PED Federal Share Received	Federal	\$ 3,319,999	
USACE PED Federal Share Remaining	Federal	\$ 40,833,377	
3302600007 USACE Floodwall Design	Local	\$ 2,993,750	
3302600007 USACE Floodwall Design WIK	Local	\$ 74,917	
TOTAL		\$ 47,222,043	\$ (34,847,043)
Amphitheatre Levee		\$ 1,144,000	
331002 Amphitheater Demountable Floodwall	State	\$ 255,557	
307218 I-Jobs/RECAT (State Grant)	Local	\$ 665,269	
307218 City Funds	Local	\$ 157,778	
TOTAL		\$ 1,078,604	\$ 65,396

RESCAR Levee	\$ 7,200,000			
353036 - RESCAR		Local	\$ 110,000	
Alliant private cost		Local	\$ -	
TOTAL			\$ 110,000	\$ 7,090,000
Quaker Oats Floodwall	\$ 9,085,000			
3314XXX Quaker/Cedar Lake		State	\$ 13,758,730	
3314XXX Quaker/Cedar Lake		Local	\$ 49,019,987	
3314XXX Quaker/Cedar Lake		Federal	\$ 1,485,605	
TOTAL			\$ 64,264,323	\$ (55,179,323)
Infrastructure Removal	\$ 1,600,000			
301923/3017015/304338/625906/6559998 CDBG (08-DRHB-229)		Federal	\$ 1,539,768	
TOTAL			\$ 1,539,768	\$ 60,232
Morgan Creek Liftstation	\$ 6,495,000			
615169 CDBG (08-DRI-213CR)		Federal	\$ 3,243,835	
615169 City Funds		Local	\$ 13,293	
TOTAL			\$ 3,257,128	\$ 3,237,872
Cedar River Siphon	\$ 7,370,000			
655080 CDBG (08-DRIEF-297)		Federal	\$ 7,172,545	
TOTAL			\$ 7,172,545	\$ 197,455
Vinton Ditch	\$ 93,000			
304060 CDBG (08-DRIEF-295)		Federal	\$ 92,900	
304060 City Funds		Local	\$ 6,974	
304382 LOST/City Funds		Local	\$ 37,179	
TOTAL			\$ 137,053	\$ (44,053)
E Avenue Storm Sewer	\$ 8,923,000			
304037 CDBG (08-DRI-216CR)		Federal	\$ 8,011,138	
TOTAL			\$ 8,011,138	\$ 911,862
Valley Brook Drive Erosion Project	\$ 395,000			
304141 CDBG (08-DRIEF-293)		Federal	\$ 395,000	
304141 City Funds		Local	\$ 100,677	
TOTAL			\$ 495,677	\$ (100,677)
Detention Basin Upgrades	\$ 108,000			
304160 CDBG (08-DRIEF-202CR)		Federal	\$ 108,000	
304160 City Funds		Local	\$ 894,277	
TOTAL			\$ 1,002,277	\$ (894,277)
Otis Avenue SE Manhole Rehabilitation	\$ 59,000			
655998-01 Otis Avenue		Local	\$ 44,665	
TOTAL			\$ 44,665	\$ 14,335
Ellis Lane Flood Berm	\$ 70,000			
304285		Local	\$ 104,680	
TOTAL			\$ 104,680	\$ (34,680)
Ellis Blvd @ Q Ave Flood Control Structure	\$ 65,000			
304285		Local	\$ 111,630	
TOTAL			\$ 111,630	\$ (46,630)

Manhattan Pavilion	\$ 102,000			
PRE017 CDG (State Grant)		Local	\$ 101,625	
TOTAL			\$ 101,625	\$ 375
Sac & Fox Trail Relocation	\$ 164,000			
325046 and 655625		Local	\$ 133,893	
TOTAL			\$ 133,893	\$ 30,107
6th St SW at Prairie Creek Bridge Improvements	\$ 2,520,000			
305079 FHWA (BRM-1187(681)-8N-57)		Federal	\$ 1,000,000	
305079 City Funds		Local	\$ 544,286	
305079 I-Jobs (State Grant)		Local	\$ 1,205,885	
TOTAL			\$ 2,750,171	\$ (230,171)
Total Project Budget Summary	\$ 576,068,016		\$ 350,484,000	\$ 225,584,016

FUNDING SOURCE:	FEDERAL (from Application)	LOCAL (from Application)	STATE (STIF only) (from Application)	Total Expended to Date
CDBG - Received	\$ 82,277,000			\$ 81,948,082
FEMA - Received	\$ -			\$ 287,249
EDA - Received	\$ -			\$ 1,485,605
ARPA - Received	\$ -			\$ 1,378,956
FHWA - Received	\$ 1,000,000			\$ 1,000,000
USACE - Received	\$ 7,886,000			\$ 7,933,204
USACE - WRRDA	\$ 78,758,000			\$ 40,833,377
USACE - Applied	\$ 5,961,000			\$ -
City		\$ 11,886,000		\$ 113,509,930
State		\$ 1,765,000		\$ 3,150,123
Private		\$ 7,000,000		\$ -
Future		\$ 110,124,000		\$ -
Sales Tax Increment			\$ 269,411,016	\$ 98,957,473
				\$ -
				\$ -
				\$ -
				\$ -
Total Project Funding Source	\$ 175,882,000	\$ 130,775,000	\$ 269,411,016	\$ 350,484,000

Indebtedness Incurred (Bonds, etc.)	Rate of Interest	Length of Term (start & end)	Costs of Issuance	Net Proceeds
	0.00%		\$ -	\$ -
	0.00%		\$ -	\$ -
	0.00%		\$ -	\$ -

NON-PUBLIC INVESTMENT - Entity					Total to Date
Year	Project	Address	Project Type	Core Neighborhood	Total Investment
2008	PBI-GRR - Osada	903 3rd St SE	Housing	New Bohemia	\$ 9,000,000
2010	TrueNorth	500 1st St SE	Office	Downtown	\$ 10,000,000

2012	Second Progression LC	600 3rd Ave SE	Office	Downtown	\$ 5,400,000
2012	Intermec	601 3rd St SE	Office	Downtown	\$ 12,500,000
2012	Sullivan Bank - GRR-DTE	101 3rd Ave SW	Mixed Use	Kingston	\$ 6,000,000
2013	Geonetric	415 12th Ave SE	Office	New Bohemia	\$ 4,500,000
2013	Great Furniture Mart	600 & 616 1st St SE	Mixed Use	Downtown	\$ 5,330,000
2014	2nd Street Rowhouses	1008-1024 2nd St SE & 208 11th Ave SE	Market Rate Housing	New Bohemia	\$ 1,500,000
2014	Village Lofts	200 3rd Ave SW	Housing	Kingston	\$ 4,100,000
2014	Auxiant	424 1st Ave NE	Office	Downtown	\$ 1,825,000
2014	1612 Development LLC	1612 C St SW	Mixed Use	Czech Village	\$ 350,000
2014	Kingston Village Apartments	200 Diagonal Dr SW	Housing	Kingston	\$ 9,766,000
2014	CRST	201 1st St SE	Office	Downtown	\$ 31,000,000
2014	Green Development Sokol	417 3rd St SE	Mixed Use	Downtown	\$ 2,500,000
2014	Coventry Lofts	211 & 213 1st Ave SE	Mixed Use	Downtown	\$ 4,450,000
2014	NewBo Station	1020 & 1028 3rd St SE	Mixed Use	New Bohemia	\$ 4,000,000
2015	Mott Lofts	42 7th Ave SW	Mixed Use	Kingston	\$ 4,661,257
2015	Iowa Brewing	708 3rd St SE & 315 7th Ave SE	Industrial	Downtown	\$ 2,611,000
2015	Cornerstone Place	323 3rd St SE	Mixed Use	Downtown	\$ 13,000,000
2015	Kingston Pointe	210 5th St SW	Housing	Downtown	\$ 5,900,000
2015	Oakhill Villages	1023 & 1027 6th St SE	Housing	Oakhill Jackson	\$ 558,000
2015	The Depot	400 12th Ave SE	Mixed Use	New Bohemia	\$ 17,000,000
2015	The Metropolitan	405 1st St SE	Mixed Use	Kingston	\$ 9,200,000
2015	Cona & KN Properties	203/207 1st Ave SW	Retail	Downtown	\$ 750,000
2015	The National	307 12th Ave SE	Mixed Use	New Bohemia	\$ 2,600,000
2015	10th St SE Brickstones	906 10th St SE	Housing	Oakhill Jackson	\$ 4,600,000
2016	United Fire Group	101 2nd St SE	Office	Downtown	\$ 33,000,000
2016	Smulekoffs Building	97 3rd Ave SW	Mixed Use	Downtown	\$ 15,000,000
2016	Rowell Hardware	120 3rd Ave SW	Historic Preservation	Kingston	\$ 500,000
2016	Green Development 12th Ave	624 12th Ave SE	Historic Preservation	Oakhill Jackson	\$ 240,000
2016	OPC Allan Investments	222 3rd Ave SW	Historic Preservation	Kingston	\$ 500,000
2016	Ideal Theatre	213 16th Ave SE	Historic Preservation	New Bohemia	\$ 700,000
2016	Knutson Building	525 Valor Way SW	Mixed Use	Kingston	\$ 7,000,000
2016	West Side Wolf Pack	218 4th Ave SW	Retail-Service	Kingston	\$ 750,000
2016	Kingston Corner	301 2nd Ave SW	Retail-Service	Kingston	\$ 100,000

2017	Kingston Landing	346 2nd St SW	Historic Preservation	Kingston	\$ 12,000,000
2017	The National II	329 12th Ave SE	Mixed Use	New Bohemia	\$ 5,900,000
2017	Ellis Landings	1871 & 1895 Ellis Blvd NW	Housing	Ellis	\$ 6,500,000
2017	Redstone Apartments	317 2nd St SW	Housing	Kingston	\$ 2,000,000
2017	Kingston Family Apartments	Diagonal Dr SW & 3rd St SW	Affordable Housing	Kingston	\$ 10,800,000
2017	Station on First (Paxton)	419 1st St SE	Historic Preservation	Downtown	\$ 566,000
2017	Station on First (Science Station)	427 1st St SE	Historic Preservation	Downtown	\$ 300,000
2017	500 on First	500 1st St SW	Market Rate Housing	Kingston	\$ 3,800,000
2018	SOKO Outfitters (CW Sundiver LLC)	41 16th Ave SW	Historic Preservation	Czech Village	\$ 600,000
2018	Skogman Construction of Iowa	427 1st Ave SE	Office	Downtown	\$ 11,000,000
2018	Dows Opportunity, LC	207 2nd Ave SW	Market Rate Housing	Downtown	\$ 6,000,000
2018	Kingston Quarters	353 2nd Ave SW	Market Rate Housing	Kingston	\$ 4,200,000
2018	HOA Hotels LLC	222 3rd St SE & 316 3rd Ave SE	Hotel	Downtown	\$ 50,800,000
2018	245 Kingston	245 2nd St SW	Market Rate Housing	Kingston	\$ 6,300,000
2018	Ellis Commons II	1600 Block Ellis Blvd NW	Market Rate Housing	Ellis Blvd	\$ 2,500,000
2019	Ahman/REM Iowa Mentor	33rd Ave SW/ 16th Ave SW	Housing	Czech Village	\$ 1,000,000
2020	400 on 2nd	400 2nd St SW	Mixed Use	Kingston	\$ 4,350,000
2022	1st & 1st West	1st Ave SW & 1st St SW	Mixed Use	Kingston	\$ 81,500,000
2022	NewBo Lofts	455 16th Ave. SE	Housing	New Bohemia	\$ 20,000,000
Total Non-Public Investment					\$ 461,007,257

Project Status- entire project (Check One)	Description of significant activities this semi-annual term . Include comparison of actual accomplishments to the objectives identified in your application. Attach pictures and a narrative. Status changes or delays, please explain reason.
<input checked="" type="checkbox"/> On Schedule <input type="checkbox"/> Delayed <input type="checkbox"/> Canceled <input type="checkbox"/> Completed	<p>Shifting into the 2023 construction season we are continuing to make strong progress. Key Construction Projects Completed: 1st Avenue SE Roller Gate, Shaver Rd NE Bridge Demo, Alliant Contaminated Soil Removal Package, 1st Street SE Storm Sewer Trunk Line Consolidation, 3rd Ave Stoplog closure, McCloud Run Channel Improvements and Levee around Alliant Energy site, Storm Sewer and Safety Improvements (Phase 1 Laterals) and Stormwater Improvements on 1st Street SE from 3rd Avenue to 5th Avenue. Key Construction Project Progress: (Projects Tracking Over 50% Complete): 10th Street SE at Hull Ave Storm Sewer Improvements, Lot 44 and Upstream Tie-off Contaminated soils removal, Quaker Miter Gate, 16th Avenue SW Gate and Floodwall at Czech Museum, Floodwall Training Wall (Phase 2), Phase 2 of the Shaver Road NE Bridge and Floodwall Construction project, Riverside Park Detention Basin, 1st Street SW re-alignment and 1st Street NW floodwall, 12th Avenue SE Roller Gate Closure, CRST Pump Station and McCloud Run East Floodwall Construction. Key Construction Project Progress: (Projects Tracking Under 50% Complete): Cedar Lake Levee, Cedar River Trail Improvements from CRANDIC bridge south to 16th Avenue SE, Storm Sewer Relocation - Cedar River to 8th Ave SW (Phase 2), Czech Village 12th Ave Pump Station, Valor Way SW and 1st St SW Sanitary Sewer Relocation, Riverside Skate Park Relocation. Key projects Bid awaiting construction start: Plans complete for construction bid: E Avenue NE and F Avenue NE roller gates, 2nd Avenue SE Closure structures, A Avenue NE Pump Station and Floodwall, 5th Avenue SE Gatewell, USACE CRANDIC Closure, and 1st Street SW Storm Sewer and Safety Improvements (Phase 3). Overall: Project progress is increasing and between the City of Cedar Rapids and US Army Corps of Engineers FY23 is shaping up to be a record year in terms of project expenses of flood control development along the Cedar River. The 2023 construction season is beginning as a productive season. The biggest construction challenge currently is securing Real Estate in Time Check to allow for levee placement. This reporting period is showing the most significant construction projects on the Cedar River Flood Control System.</p>
229:23	Suspended

Application Work Schedule (Milestones)			Milestone Status
#	Description:	Submitted Completion Date:	Actual Completion Date:
1	NewBo/Sinclair-from 8th Ave Bridge to new Alliant power Station	12/31/2024	
2	Czech Village- from 12th Ave Bridge to former landfill site	12/31/2024	
3	Portions of the Tree of 5 Seasons Park site	12/31/2024	
4	Kingston Village from I-380 to 8th Ave Bridge	12/31/2033	
5	Portions of North Industrial- From North Tie in to I-380	12/31/2025	
6	Portions of Time Check from Ellis Lane (North tie in point) to I-380	12/31/2026	
7	Portions of Downtown	12/31/2024	
8	Time Check from Ellis Lane (North tie in point) to I-380	12/31/2034	
9	Down Town- from I-380 to 8th Ave Bridge	12/31/2026	
10	North Industrial- From North Tie in to I-380	12/31/2028	
11	Cargill South- from new Alliant substation to south tie in point	12/31/2027	
12	Ingredion- from 8th Ave Bridge to 12th Ave Bridge	12/31/2034	
13			
14			


Person Completing this Report: Andrew Hoenig and Robert Davis

Date: 5/12/2023

I, the undersigned, hereby certify that the above information is accurate and true, and in accordance with the approved project plan and state and federal regulations and policies governing this award.

Andrew Hoenig, City of Cedar Rapids Finance Dept and Robert Davis, City of Cedar Rapids Public Works Dept
Signature of Authorized Representative or Governmental Entity

Instructions to complete this form

Areas shaded  are to be completed by State HSEMD Personnel.

Areas shaded  are to be completed by the governmental entity or authorized administrator.



1st Ave E Roller Gate





1st Ave E Roller Gate



Quaker Oats Miter Gate RR Closure





Quaker Oats Miter Gate RR Closure

