

NOTICE OF MEETING FOR APPROVAL OF DEVELOPMENT AGREEMENT WITH
FEATURE PROPERTIES LLC AND AUTHORIZATION OF ANNUAL APPROPRIATION
TAX INCREMENT PAYMENTS

The City Council of the City of Dyersville, Iowa, will meet at the Memorial Building, 340 1st Avenue East, on May 4, 2026, at 6:00 p.m., at which time and place proceedings will be instituted and action taken to approve a Development Agreement between the City and Feature Properties LLC (the "Company"), in connection with the construction by the Company of a 40,000 square foot precast building for warehouse and manufacturing space in the Consolidated Dyersville Economic Development District (the "Urban Renewal Area"). The Agreement provides for certain financial incentives in the form of (i) an economic development grant (the "Grant") in an amount not to exceed \$200,000; and (ii) annual appropriation incremental property tax payments (the "Payments") in an amount not to exceed \$2,700,000 as authorized by Section 403.9 of the Code of Iowa.

The commitment of the City to make the Payments to the Company under the Development Agreement will not be a general obligation of the City, but such Payments will be payable solely and only from incremental property tax revenues generated within the Urban Renewal Area. Some or all of the Payments under the Development Agreement may be made subject to annual appropriation by the City Council.

At the meeting, the City Council will receive oral or written objections from any resident or property owner of the City. Thereafter, the Council may, at the meeting or at an adjournment thereof, take additional action to approve the Development Agreement or may abandon the proposal.

This notice is given by order of the City Council of Dyersville, Iowa, in accordance with Section 403.9 of the Code of Iowa.

Tricia L. Maiers
City Clerk

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