Section 2 – Community Profiles

This section provides a broad perspective, brief history, socio economic, geographical, and development information on Cedar County, Bennett, Clarence, Durant, Lowden, Mechanicsville, Stanwood, Tipton, West Branch, the Bennett CSD, Durant CSD, North Cedar CSD, Tipton CSD, and the West Branch CSD. Cedar County, Iowa was formed in 1837 and named for the Cedar River. The county in full occupies a total land area of 582 square miles.

The U.S. Census Bureau estimates the July, 2018 population of the planning area totals 18,627 people occupying 8,308 residential housing units. The building stock of the entire planning area largely of mid-century construction with 87.26% of the total buildings while 6.39% is considered late-century, and 6.35% is considered modern construction.

Table 2.1 – Construction Age

Jurisdiction	Mid-Century	Late-Century	Modern
Uni-Cedar County	87.82%	12.15%	0.03%
Bennett	80.00%	18.72%	1.28%
Clarence	89.79%	6.70%	3.51%
Durant	82.47%	1.85%	15.68%
Lowden	92.28%	1.16%	6.56%
Mechanicsville	86.85%	8.03%	5.12%
Stanwood	88.67%	8.91%	2.42%
Tipton	91.25%	1.77%	6.98%
West Branch	76.96%	1.69%	21.35%

*The data are derived from data provided from the U.S. Census Bureau.

The countywide population has experienced stagnant growth over the last decade. Some of the planning area's municipalities have experienced a significant decrease in population with no single municipality experiencing significant growth. Whether nor not these demographics characteristics have an impact on hazard vulnerability and risk is discussed in Section 3.

Table 2.2 – Population Change

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	18,499	-	-
2016	18,410	-0.48%	-
2018	18,627	0.01%	1.18%

*The data are from the U.S. Census Bureau

Map 2.1 – Community Profile, Iowa

Map showing the state of Iowa with county borders, with Cedar County highlighted in blue in the eastern portion of the state. Surrounding states labeled: Minnesota, South Dakota, Wisconsin, Nebraska, Illinois, Missouri, Kansas.

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

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0   20   40   80
                   Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders

County Borders
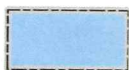
Cedar County

The planning area contains an estimated $1,493,180,000 worth of municipal structural inventory broken down into six different structural type classes. The following table shows this breakdown.

Table 2.3 – Structural Inventory, Countywide

Structure Class	Structures	Total Class Value
Agricultural	295	$70,619,000
Commercial	586	$290,446,000
Government	20	$13,050,000
Industrial	182	$151,661,000
Residential	7481	$912,858,000
Multi-Unit Residential*	67	$54,546,000
Total =	8,631	$1,493,180,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

The Cedar County EMA has identified a total of 91 critical facilities throughout the planning area. These faciliites are deemed critical either by the nature in which they maintain basic services or that they house a high density of vulnerable populations. A breakdown by facility type of the 91 critical facilities is listed in the table below and shown in the map on the following page.

Table 2.4 – Critical Facilities, Planning Area

Facility Type	Critical Facilities
Airport	1
Communications	6
Electric Utility	8
Fire Prevention/EMS	12
Government	12
Law Enforcement	6
Public Works	14
Vulnerable Populations	11
Water Utility	21
Total =	91

*The data are from the Cedar County EMA and the plan participants.

Map 2.2 – Critical Facilities
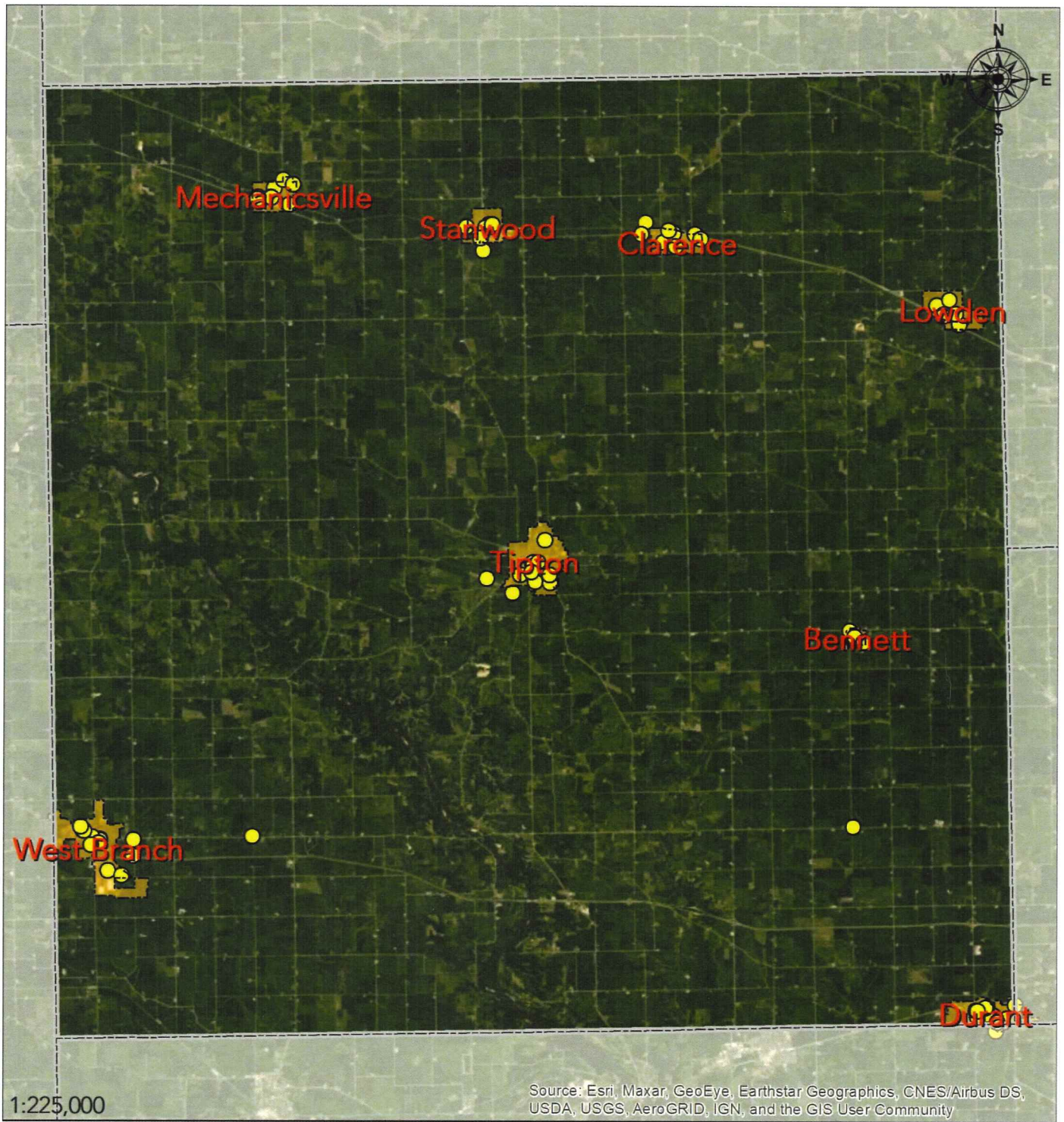
1:225,000

| 0 | 1.5 | 3 | 6 |
Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

- State Borders
- County Borders
- Municipal Borders
- Critical Facilities

2.1 – Cedar County (Unincorporated)

The latest Census Bureau estimate places 7,209 people living in unincorporated areas of Cedar County occupying 3,408 housing units.

The unincorporated portions of Cedar County have grown by a slim percentage directly mimicking the countywide population's growth since 2010, but not a significant value since its participation in the 2016 hazard mitigation plan. Most of the building stock in unincorporated Cedar County are decentralized throughout the rural parts of the planning area. It's building stock consists of 87.82% mid-century, 12.15% late-century, and 0.03% modern construction.

Table 2.5 – Population Change, Cedar County (Unincorporated)

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	7,126	-	-
2016	7,127	0.01%	-
2018	7,209	1.16%	1.15%

The data are from the U.S. Census Bureau

Table 2.6 – Structural Inventory, Cedar County (Unincorporated)

Structure Class	Structures	Total Class Value
Agricultural	257	$61,501,000
Commercial	187	$85,865,000
Government	3	$2,344,000
Industrial	81	$71,100,000
Residential	3,094	$419,671,000
Multi-Unit Residential*	11	$7,602,000
Total =	3,633	$648,083,000

Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency*

Of the 91 critical facilities within the planning area, 11 are geographically located with the unincorporated portions of Cedar County. The table below lists these facilities.

Table 2.7 – Critical Facilities by Location, Cedar County (Unincorporated)

Name	Type	Owner
911 Radio Network Tower – Cedar County**	Communications	Cedar County
Cedar County Maintenance Shed #2	Public Works	Cedar County
Cedar County Maintenance Shed #3	Public Works	Cedar County
Clarence Water Treatment Plant	Water Utility	Clarence
Mathews Memorial Airport	Airport	Tipton
Stanwood Wastewater Treatment Plant	Water Utility	Stanwood
Substation (East of West Branch)	Electric Utility	Private
Substation (South of Stanwood)	Electric Utility	Private
Substation (South East of West Branch	Electric Utility	Private
Substation (West of Clarence)	Electric Utility	Private
Tipton Water Treatment Plant	Water Utility	Tipton

The data are from the Cedar County EMA and the plan participants.
The 911 Radio Towers exact locations have been excluded due to security concerns.

Of the 91 critical facilities within the planning area, 13 are owned and operated by the Cedar County Government. The table below lists all of these facilities and which geographic location they reside.
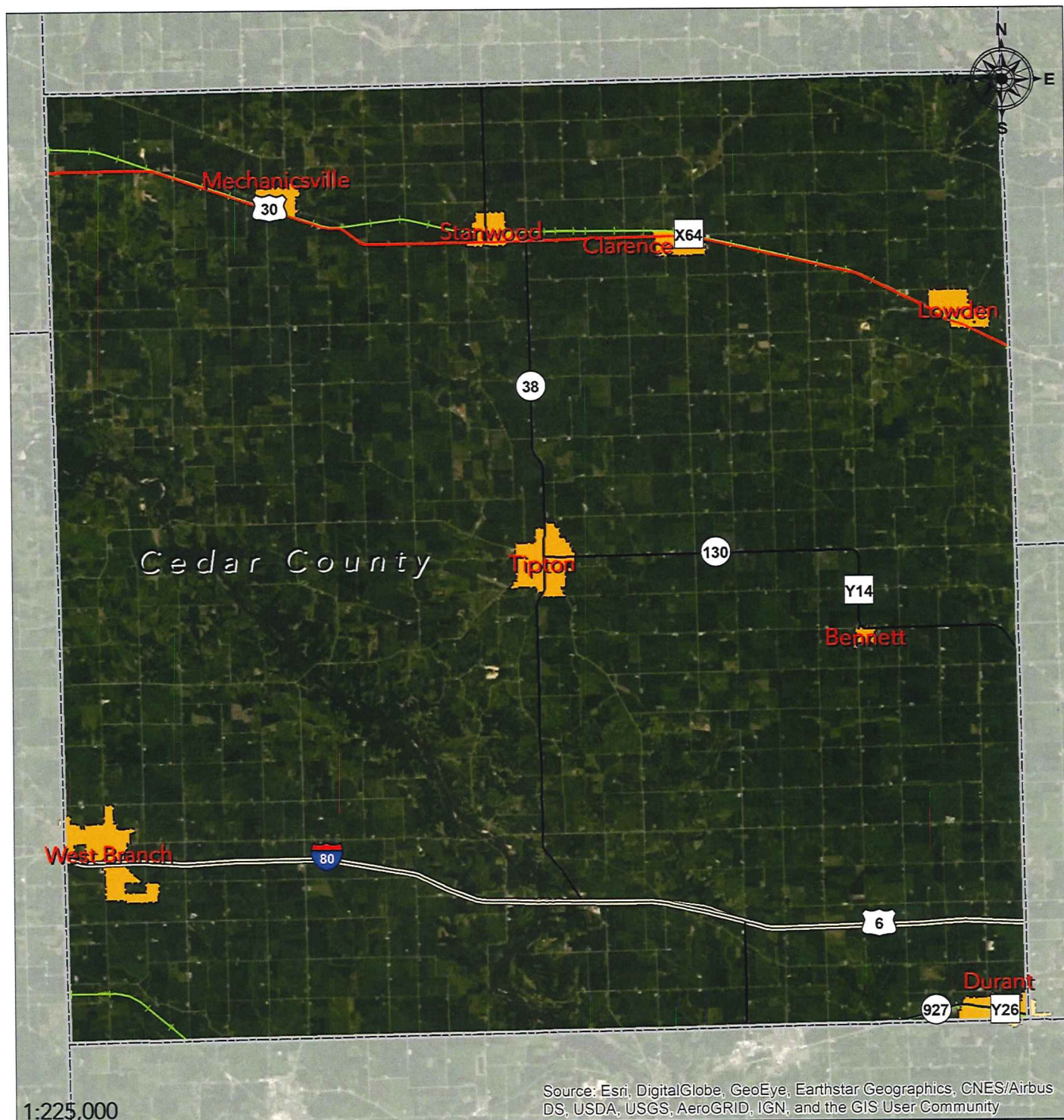
Table 2.8 – Critical Facilities by Owner, Cedar County (Unincorporated)

Name	Type	Location
911 Radio Network Tower – Cedar County**	Communications	Cedar County
911 Radio Network Tower – Clarence**	Communications	Clarence
911 Radio Network Tower – Durant**	Communications	Durant
911 Radio Network Tower – Mechanicsville**	Communications	Mechanicsville
911 Radio Network Tower – Tipton**	Communications	Tipton
911 Radio Network Tower – West Branch**	Communications	West Branch
Cedar County Courthouse	Government	Tipton
Cedar County Maintenance Shed #1	Public Works	Tipton
Cedar County Maintenance Shed #2	Public Works	Cedar County
Cedar County Maintenance Shed #3	Public Works	Cedar County
Cedar County Maintenance Shed #4	Public Works	Clarence
Cedar County Maintenance Shed #5	Public Works	Mechanicsville
Cedar County Sheriff's Office	Law Enforcement	Tipton

The data are from the Cedar County EMA and the plan participants.
The 911 Radio Towers exact locations have been excluded due to security concerns.

Map 2.3 – Community Profile, Cedar County

Mechanicsville
30
Stanwood
Clarence X64
Lowden

Cedar County
38
Tipton
130
Y14
Bennett

West Branch
80

6

Durant
927 Y26

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:225,000

0 1.5 3 6
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders	Interstate
County Borders	U.S. Highway
Municipal Borders	State Highway
	Railway

Map 2.4 – Critical Facilities, Cedar County (Unincorporated)
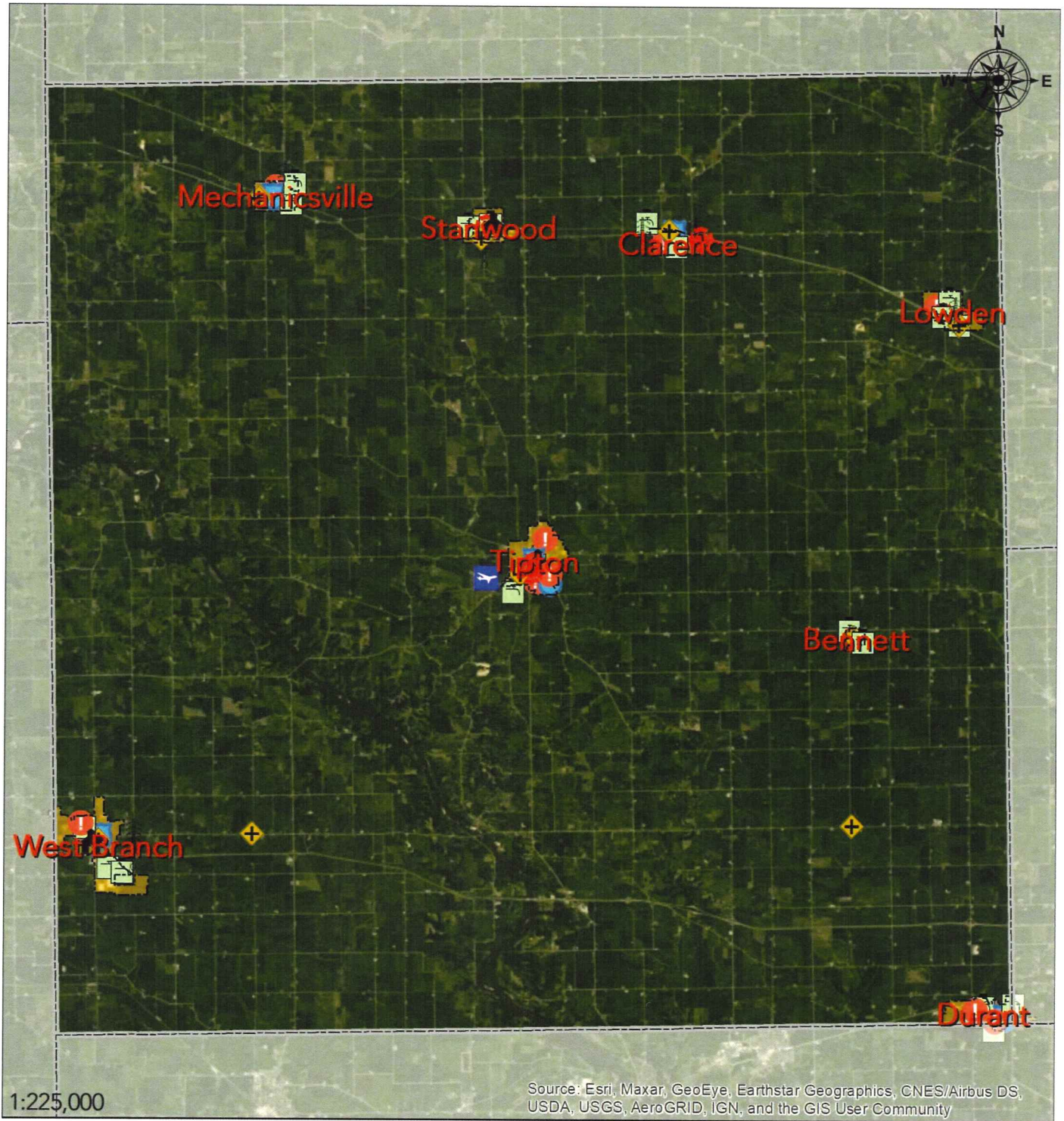
1:225,000

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

| 0 | 1.5 | 3 | 6 |
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders
County Borders
Municipal Borders

Critical Facilities
✈ Airport

⌁ Electric Utility
🔥 Fire Prevention/EMS
🏠 Government
🛡 Law Enforcement

✛ Public Works
❗ Vulnerable Populations
🗒 Water Utility

2.2 – Bennett

The latest Census Bureau estimate places 390 people living in the City of Bennett occupying 173 housing units.

The City of Bennett has grown by a slim percentage directly mimicking the countywide population's growth since 2010, but not a significant value since its participation in the 2016 hazard mitigation plan. Most of the building stock in Bennett decentralized throughout the rural parts of the planning area. It's building stock consists of 80.00% mid-century, 18.72% late-century, and 1.28% modern construction.

Table 2.9 – Population Change, Bennett

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	405	-	-
2016	388	0.52%	-
2018	390	-4.20%	-3.70%

*The data are from the U.S. Census Bureau

Table 2.10 – Structural Inventory, Bennett

Structure Class	Structures	Total Class Value
Agricultural	2	$322,000
Commercial	8	$5,095,000
Government	4	$717,000
Industrial	2	$505,000
Residential	173	$21,172,000
Multi-Unit Residential*	0	$0
Total =	189	$27,811,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 6 are geographically located in the City of Bennett. The table below lists these facilities.

Table 2.11 – Critical Facilities by Location, Bennett

Name	Type	Owner
Bennett Ambulance Building	Fire Prevention/EMS	Bennett
Bennett Fire Station	Fire Prevention/EMS	Bennett
Bennett City Hall & Library	Government	Bennett
Bennett Maintenance Shop	Public Works	Bennett
Bennett Wastewater Lagoons	Water Utility	Bennett
Bennett Water Tower	Water Utility	Bennett

*The data are from the Cedar County EMA and the plan participants.

Of the 91 critical facilities within the planning area, 6 are owned and operated by City of Bennett. The table below lists all of these facilities and which geographic location they reside.

Table 2.12 – Critical Facilities by Owner, Bennett

Name	Type	Location
Bennett Ambulance Building	Fire Prevention/EMS	Bennett
Bennett Fire Station	Fire Prevention/EMS	Bennett
Bennett City Hall & Library	Government	Bennett
Bennett Maintenance Shop	Public Works	Bennett
Bennett Wastewater Lagoons	Water Utility	Bennett
Bennett Water Tower	Water Utility	Bennett

*The data are from the Cedar County EMA and the plan participants.

Map 2.5 – Community Profile, Bennett
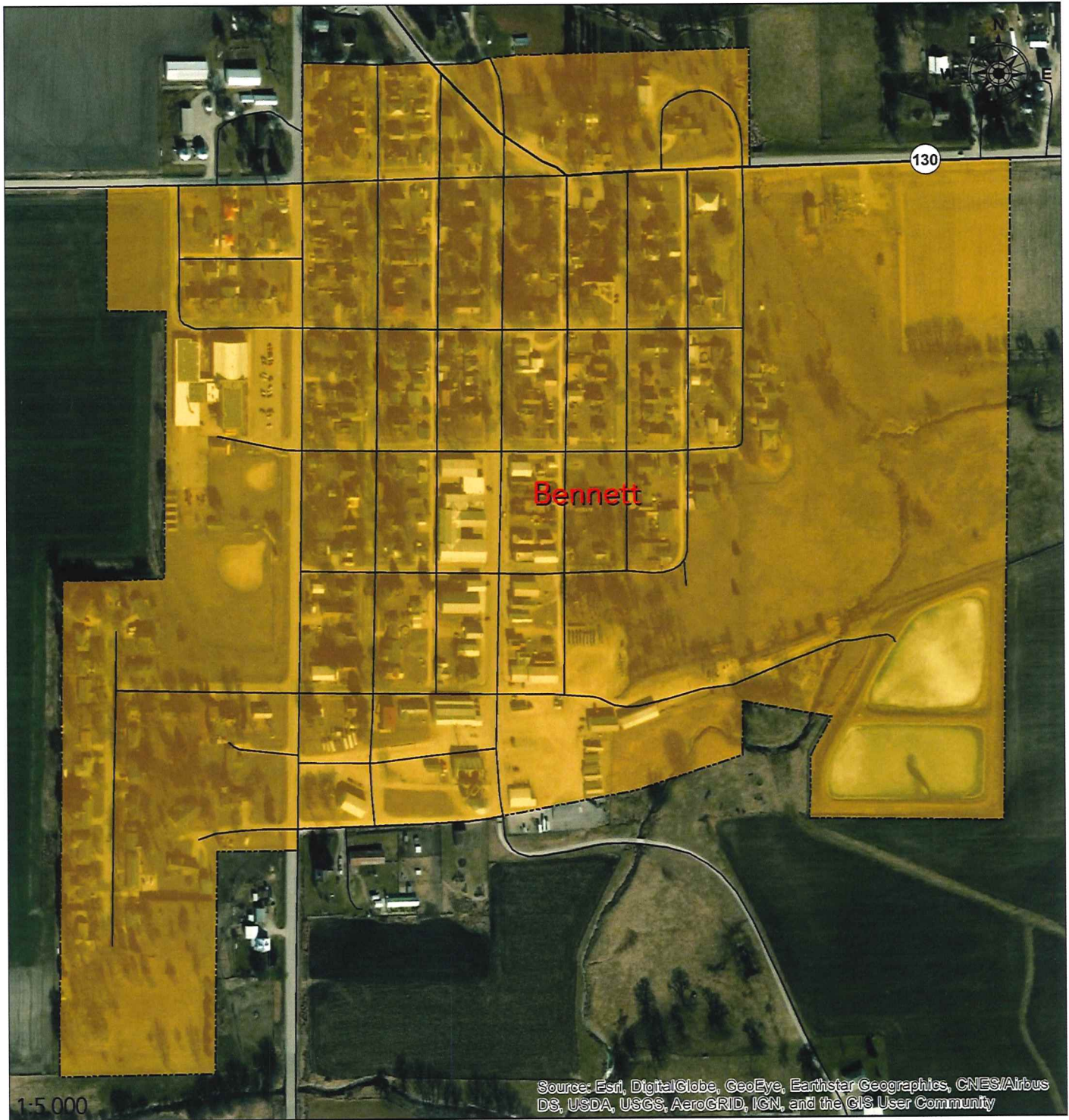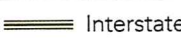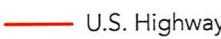
☐ State Borders	≡ Interstate
☐ County Borders	▬ U.S. Highway
☐ Municipal Borders	▬ State Highway
	▬ Other Roadways
	┼┼ Railway

1:5,000

0   0.035   0.07   0.14
                          ▬▬▬ Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Map 2.6 – Critical Facilities, Bennett

State Borders	Electric Utility	Public Works
County Borders	Fire Prevention/EMS	Vulnerable Populations
Municipal Borders	Government	Water Utility
Critical Facilities	Law Enforcement	
Airport		

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

0   0.035   0.07   0.14
                        Miles

1:5,000

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

2.3 – Clarence

The latest Census Bureau estimate places 970 people living in the City of Clarence occupying 455 housing units.

Clarence Iowa

The City of Clarence has relatively no change in its population since 2010 and its participation in the 2016 hazard mitigation plan. It's building stock consists of 89.79% mid-century, 6.70% late-century, and 3.51% modern construction.

Table 2.13 – Population Change, Clarence

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	974	-	-
2016	968	0.21%	-
2018	970	-0.41%	0.21%

The data are from the U.S. Census Bureau

Table 2.14 – Structural Inventory, Clarence

Structure Class	Structures	Total Class Value
Agricultural	4	$1,472,000
Commercial	38	$14,896,000
Government	1	$1,076,000
Industrial	8	$5,687,000
Residential	411	$48,983,000
Multi-Unit Residential*	8	$6,510,000
Total =	470	$78,624,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 9 are geographically located in the City of Clarence. The table below lists these facilities.

Table 2.15 – Critical Facilities by Location, Clarence

Name	Type	Owner
911 Radio Network Tower – Clarence**	Communications	Cedar County
Cedar County Maintenance Shed #4	Public Works	Cedar County
Clarence Ambulance Building	Fire Prevention/EMS	Clarence
Clarence City Hall	Government	Clarence
Clarence Fire Station	Fire Prevention/EMS	Clarence
Clarence Nursing Home/Senior Living	Vulnerable Populations	Private
Clarence Police Station	Law Enforcement	Clarence
Clarence Water Tower	Water Utility	Clarence
Substation (NE of Clarence)	Electric Utility	Private

*The data are from the Cedar County EMA and the plan participants.
**The 911 Radio Towers exact locations have been excluded due to security concerns.

Of the 91 critical facilities within the planning area, 6 are owned and operated by the City of Clarence. The table below lists all of these facilities and which geographic location they reside.

Table 2.16 – Critical Facilities by Owner, Clarence

Name	Type	Location
Clarence Ambulance Building	Fire Prevention/EMS	Clarence
Clarence City Hall	Government	Clarence
Clarence Fire Station	Fire Prevention/EMS	Clarence
Clarence Police Station	Law Enforcement	Clarence
Clarence Water Tower	Water Utility	Clarence
Clarence Water Treatment Plant	Water Utility	Cedar County

*The data are from the Cedar County EMA and the plan participants.

Map 2.7 – Community Profile, Clarence
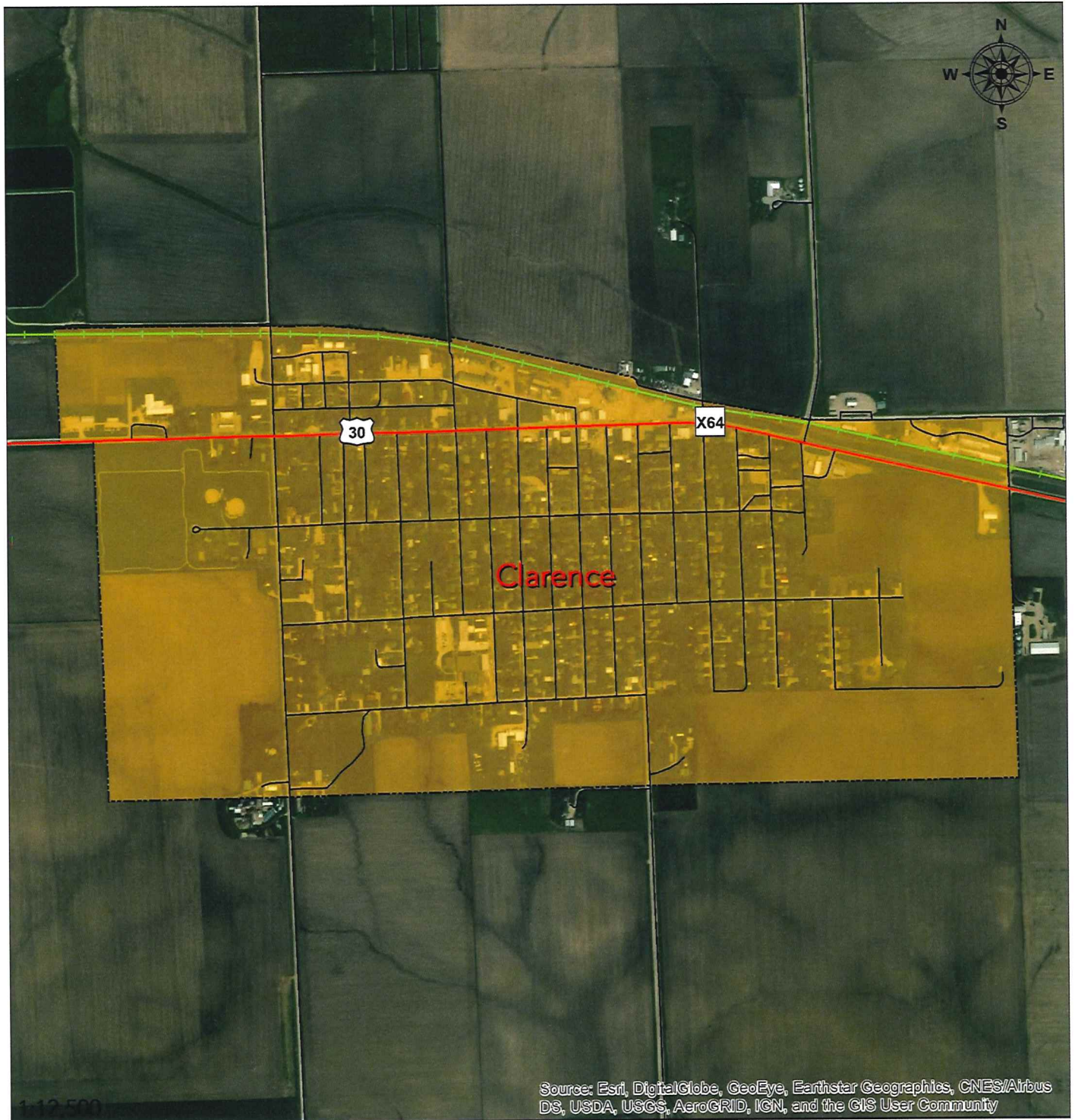
Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:12,500

0 0.075 0.15 0.3		

Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders

County Borders

Municipal Borders

Interstate

U.S. Highway

State Highway

Other Roadways

Railway

Map 2.8 – Critical Facilities, Clarence

	State Borders	Electric Utility		Public Works
	County Borders	Fire Prevention/EMS		Vulnerable Populations
	Municipal Borders	Government		Water Utility
Critical Facilities		Law Enforcement		
Airport				

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0   0.075 0.15   0.3
                          Miles

1:12,500

2.4 – Durant

The latest Census Bureau estimate places 1,837 people living in the City of Durant occupying 738 housing units.

The City of Durant has had a relatively stagnant population since 2010 and its participation in the 2016 hazard mitigation plan. It's experienced a stagnant population since 2010 and 2016. Its building stock is reflective of its growth in the early to mid-19th century as well as a slight renewal in the 1990s. It's building stock consists of 82.47% mid-century, 1.85% late-century, and 15.68% modern construction.

Table 2.17 – Population Change, Durant

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	1,832	-	-
2016	1,819	-0.71%	-
2018	1,837	0.27%	0.99%

*The data are from the U.S. Census Bureau

Table 2.18 – Structural Inventory, Durant

Structure Class	Structures	Total Class Value
Agricultural	7	$1,230,000
Commercial	62	$29,107,000
Government	2	$608,000
Industrial	24	$36,740,000
Residential	643	$69,437,000
Multi-Unit Residential*	8	$5,191,000
Total =	746	$142,313,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units

**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 11 are geographically located in the City of Durant. The table below lists these facilities.

Table 2.19 – Critical Facilities by Location, Durant

| Name	Type	Owner
911 Radio Network Tower – Durant**	Communications	Cedar County
Campus For Kids	Vulnerable Populations	Private
Durant Ambulance Building	Fire Prevention/EMS	Durant
Durant City Hall	Government	Durant
Durant Community Center	Government	Durant
Durant Fire Station	Fire Prevention/EMS	Durant
Durant Police Department	Law Enforcement	Durant
Durant Public Works	Public Works	Durant
Durant Sewer Treatment Plant	Water Utility	Durant
Durant Water Tower (3rd St.)	Water Utility	Durant
Hein Manor Assisted Living	Vulnerable Populations	Private

*The data are from the Cedar County EMA and the plan participants.
**The 911 Radio Towers exact locations have been excluded due to security concerns.

Of the 91 critical facilities within the planning area, 10 are owned and operated by the City of Durant. The table below lists all of these facilities and which geographic location they reside.

Table 2.20 – Critical Facilities by Owner, Durant

Name	Type	Location
Durant Ambulance Building	Fire Prevention/EMS	Durant
Durant City Hall	Government	Durant
Durant Community Center	Government	Durant
Durant Fire Station	Fire Prevention/EMS	Durant
Durant Police Department	Law Enforcement	Durant
Durant Public Works	Public Works	Durant
Durant Sewer Treatment Plant	Water Utility	Durant
Durant Water Tower (14th Ave.)	Water Utility	Outside Planning Area
Durant Water Tower (3rd St.)	Water Utility	Durant
Durant Water Treatment Plant	Water Utility	Outside Planning Area

*The data are from the Cedar County EMA and the plan participants.

Map 2.9 – Community Profile, Durant

Durant

927 Y26

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community
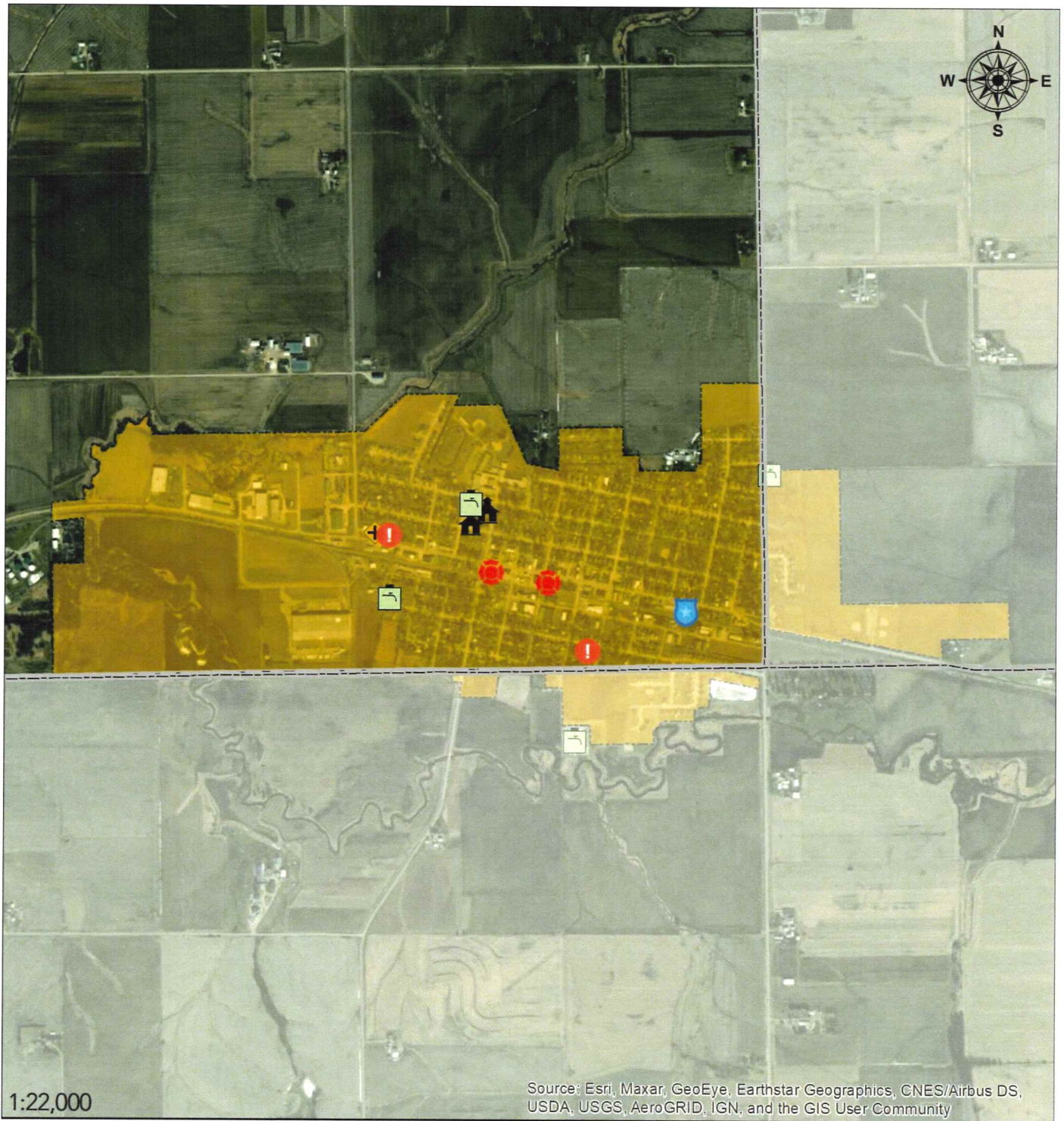
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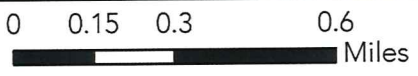
0   0.15   0.3   0.6
━━━━━━━━━━━━━━━ Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders
County Borders
Municipal Borders

Interstate
U.S. Highway
State Highway
Other Roadways
Railway

Map 2.10 – Critical Facilities, Durant

1:22,000

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0	0.15	0.3	0.6
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders
County Borders
Municipal Borders

Critical Facilities

✈ Airport

⌁ Electric Utility
🔥 Fire Prevention/EMS
🏠 Government
🛡 Law Enforcement

✚ Public Works
❗ Vulnerable Populations
▱ Water Utility

2.5 – Lowden

The latest Census Bureau estimate places 777 people living in the City of Lowden occupying 371 housing units.

The City of Lowden has seen a population decrease since 2010 and only a slight increase since its participation in the 2016 hazard mitigation plan. Its building stock is representative of its mid-19th century growth consisting of 92.28% mid-century, 1.16% late-century, and 6.56% modern construction.

Table 2.21 – Population Change, Lowden

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	789	-	-
2016	768	-2.66%	-
2018	777	-1.52%	1.17%

*The data are from the U.S. Census Bureau

Table 2.22 – Structural Inventory, Lowden

Structure Class	Structures	Total Class Value
Agricultural	0	$0
Commercial	20	$18,938,000
Government	0	$180,000
Industrial	5	$1,635,000
Residential	353	$43,732,000
Multi-Unit Residential*	2	$459,000
Total =	380	$64,944,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 10 are geographically located in the City of Lowden. The table below lists these facilities.

Table 2.12 – Critical Facilities by Location, Lowden

Name	Type	Owner
Cottage Square Apartments	Vulnerable Populations	Private
Electric Substation (Lowden)	Electric Utility	Private
Little Knights Daycare	Vulnerable Populations	Private
Lowden City Hall	Government	Lowden
Lowden City Shed	Public Works	Lowden
Lowden Fire & Rescue	Fire Prevention/EMS	Lowden
Lowden Maintenance Shop	Public Works	Lowden
Lowden Pump House	Water Utility	Lowden
Lowden Water Tower	Water Utility	Lowden
Lowden Water Treatment Facility	Water Utility	Lowden

*The data are from the Cedar County EMA and the plan participants.

Of the 91 critical facilities within the planning area, 7 are owned and operated by the City of Lowden. The table below lists all of these facilities and which geographic location they reside.

Table 2.23 – Critical Facilities by Owner, Lowden

Name	Type	Location
Lowden City Hall	Government	Lowden
Lowden City Shed	Public Works	Lowden
Lowden Fire & Rescue	Fire Prevention/EMS	Lowden
Lowden Maintenance Shop	Public Works	Lowden
Lowden Pump House	Water Utility	Lowden
Lowden Water Tower	Water Utility	Lowden
Lowden Water Treatment Facility	Water Utility	Lowden

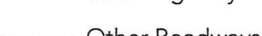*The data are from the Cedar County EMA and the plan participants.

Map 2.11 – Community Profile, Lowden
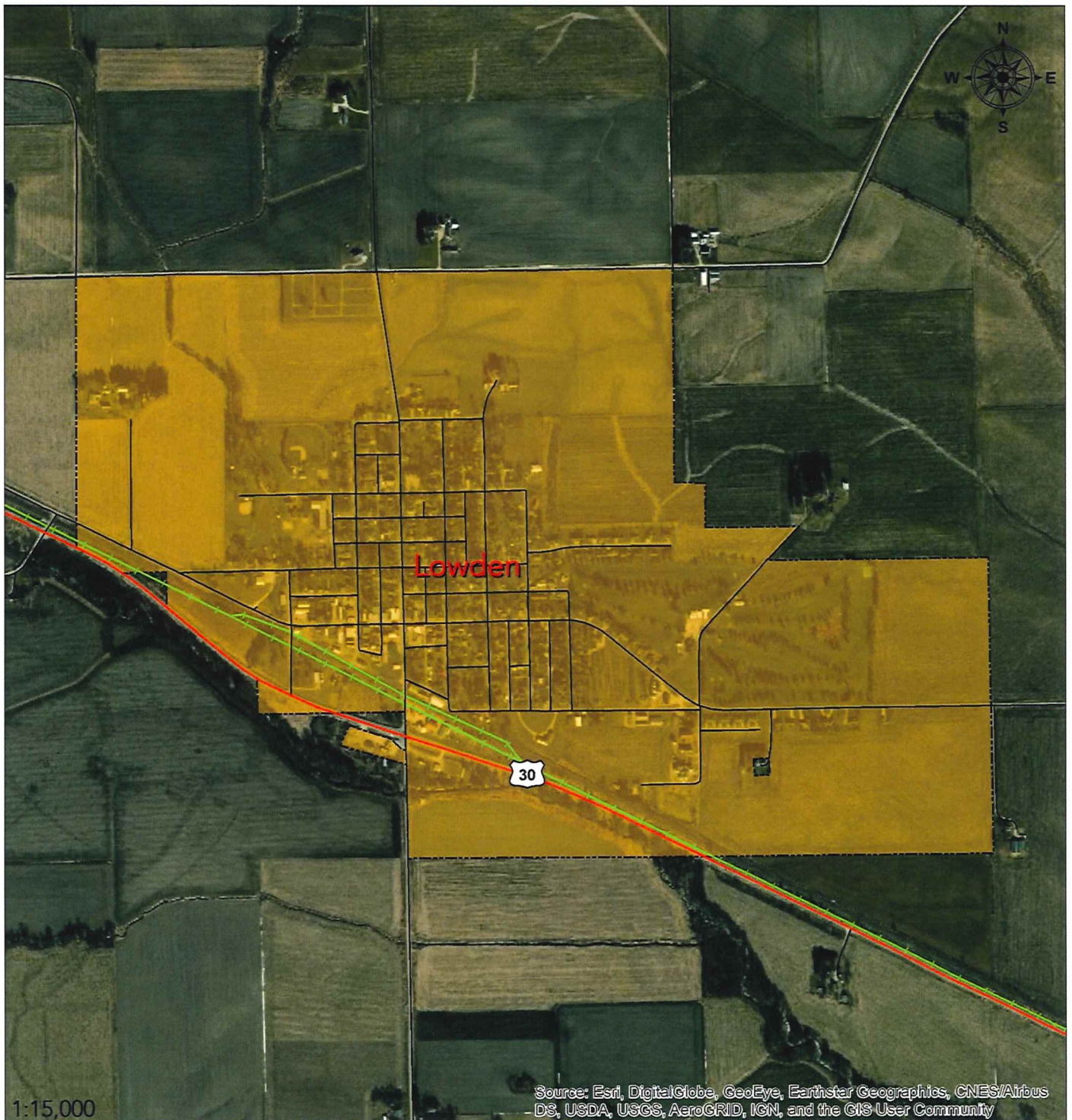
Lowden

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:15,000

0	0.1	0.2	0.4
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders — Interstate
County Borders — U.S. Highway
Municipal Borders — State Highway
— Other Roadways
—+— Railway

Map 2.12 – Critical Facilities, Lowden

1:15,000

0 0.1 0.2 0.4 Miles		

Symbol	Legend		Symbol	Legend
	State Borders		Electric Utility	Public Works
	County Borders			Vulnerable Populations
Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA	Municipal Borders		Fire Prevention/EMS	Water Utility
	Critical Facilities		Government	
	Airport		Law Enforcement	

2.6 – Mechanicsville

The latest Census Bureau estimate places 1,133 people living in the City of Mechanicsville occupying 496 housing units.

The City of Mechanicsville has had a slight decrease in population since 2010 and a slight increase since its participation in the 2016 hazard mitigation plan. Mechanicsville has seen more leveled growth over its history than most of the county's municipalities, as such, it's building stock consists of 86.85% mid-century, 8.03% late-century, and 5.12% modern construction.

Table 2.25 – Population Change, Mechanicsville

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	1,146	-	-
2016	1,121	-2.18%	-
2018	1,133	-1.13%	1.07%

The data are from the U.S. Census Bureau

Table 2.26 – Structural Inventory, Mechanicsville

Structure Class	Structures	Total Class Value
Agricultural	3	$389,000
Commercial	34	$13,496,000
Government	1	$657,000
Industrial	7	$2,005,000
Residential	481	$57,193,000
Multi-Unit Residential*	4	$4,681,000
Total =	530	$78,421,000

Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency*

Of the 91 critical facilities within the planning area, 11 are geographically located in the City of Mechanicsville. The table below lists these facilities.

Table 2.27 – Critical Facilities by Location, Mechanicsville

Name	Type	Owner
911 Radio Network Tower – Mechanicsville**	Communications	Cedar County
Cedar County Maintenance Shed #5	Public Works	Cedar County
Electric Substation (North Mechanicsville)	Electric Utility	Private
Mechanicsville City Hall	Government	Mechanicsville
Mechanicsville Fire & Ambulance	Fire Prevention/EMS	Mechanicsville
Mechanicsville Police Station	Law Enforcement	Mechanicsville
Mechanicsville Public Works	Public Works	Mechanicsville
Mechanicsville Specialty Care	Vulnerable Populations	Private
Mechanicsville Wastewater Treatment Plant	Water Utility	Mechanicsville
Mechanicsville Water Tower #1	Water Utility	Mechanicsville
Mechanicsville Water Tower #2	Water Utility	Mechanicsville

The data are from the Cedar County EMA and the plan participants.
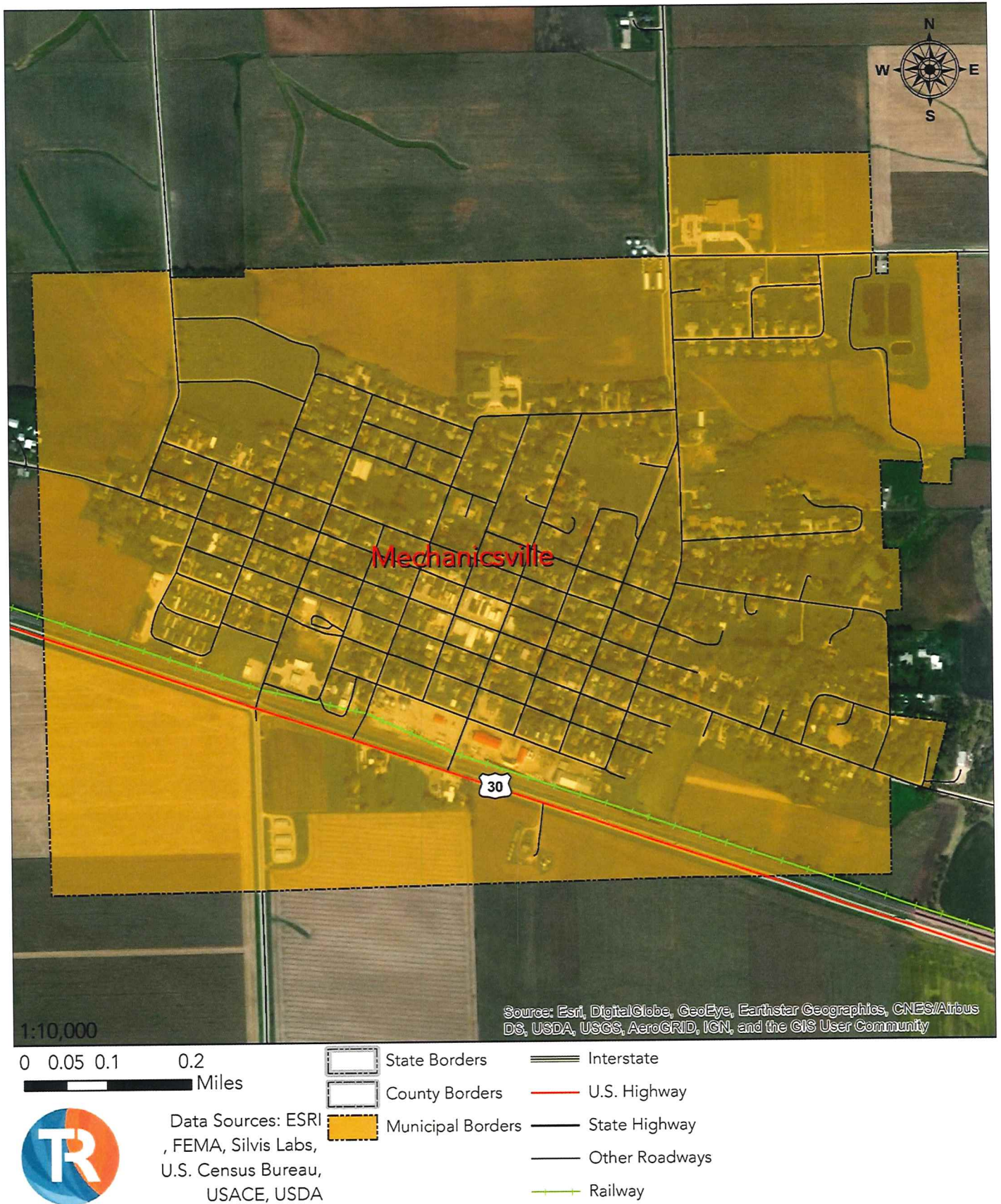**The 911 Radio Towers exact locations have been excluded due to security concerns.*

Of the 91 critical facilities within the planning area, 7 are owned and operated by the City of Mechanicsville. The table below lists all of these facilities and which geographic location they reside.

Table 2.28 – Critical Facilities by Owner, Mechanicsville

Name	Type	Location
Mechanicsville City Hall	Government	Mechanicsville
Mechanicsville Fire & Ambulance	Fire Prevention/EMS	Mechanicsville
Mechanicsville Police Station	Law Enforcement	Mechanicsville
Mechanicsville Public Works	Public Works	Mechanicsville
Mechanicsville Wastewater Treatment Plant	Water Utility	Mechanicsville
Mechanicsville Water Tower #1	Water Utility	Mechanicsville
Mechanicsville Water Tower #2	Water Utility	Mechanicsville

*The data are from the Cedar County EMA and the plan participants.

Map 2.13 – Community Profile, Mechanicsville

1:10,000

0 0.05 0.1   0.2
Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders   Interstate
County Borders   U.S. Highway
Municipal Borders   State Highway
                         Other Roadways
                         Railway

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Map 2.14 – Critical Facilities, Mechanicsville

1:10,000	Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0 0.05 0.1 0.2
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders
County Borders
Municipal Borders

Critical Facilities
Airport

Electric Utility
Fire Prevention/EMS
Government
Law Enforcement

Public Works
Vulnerable Populations
Water Utility

2.7 – Stanwood

The latest Census Bureau estimate places 662 people living in the City of Stanwood occupying 295 housing units.

The City of Stanwood's population has seen a slight population decrease since 2010 and a very slight increase since its participation in the 2016 hazard mitigation plan. Most of the building stock in Stanwood is older, having been built during periods of decades old population growth. It's building stock consists of 88.67% mid-century, 8.91% late-century, and 2.42% modern construction.

Table 2.29 – Population Change, Stanwood

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	684	-	-
2016	661	-3.36%	-
2018	662	-3.22%	0.15%

*The data are from the U.S. Census Bureau

Table 2.30 – Structural Inventory, Stanwood

Structure Class	Structures	Total Class Value
Agricultural	3	$427,000
Commercial	26	$10,711,000
Government	2	$2,512,000
Industrial	3	$760,000
Residential	291	$34,907,000
Multi-Unit Residential*	0	$0
Total =	325	$49,317,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 6 are geographically located in the City of Stanwood. The table below lists these facilities.

Table 2.31 – Critical Facilities by Location, Stanwood

Name	Type	Owner
Stanwood City Hall	Government	Stanwood
Stanwood Community Shelter	Government	Stanwood
Stanwood Fire Station	Fire Preventions/EMS	Stanwood
Stanwood Public Works Shop #1	Public Works	Stanwood
Stanwood Public Works Shop #2	Public Works	Stanwood
Stanwood Water Tower	Water Utility	Stanwood

*The data are from the Cedar County EMA and the plan participants.

Of the 91 critical facilities within the planning area, 7 are owned and operated by the City of Stanwood. The table below lists all of these facilities and which geographic location they reside.

Table 2.32 – Critical Facilities by Owner, Stanwood

Name	Type	Location
Stanwood City Hall	Government	Stanwood
Stanwood Fire Station	Fire Prevention/EMS	Stanwood
Stanwood Wastewater Treatment Plant	Water Utility	Stanwood
Stanwood Water Tower	Water Utility	Stanwood

*The data are from the Cedar County EMA and the plan participants.

Map 2.15 – Community Profile, Stanwood
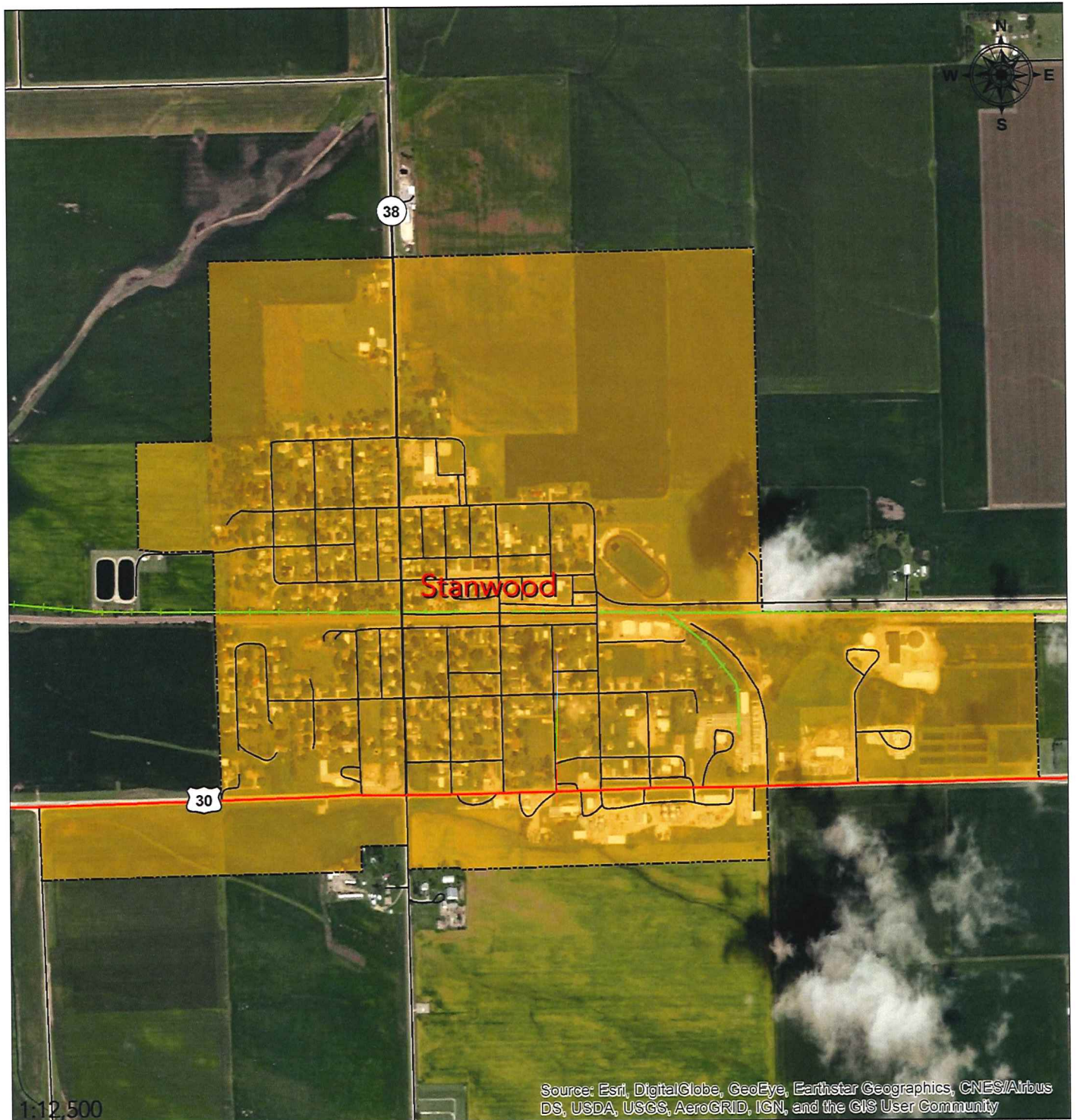
Stanwood

State Borders ═══ Interstate
County Borders ─── U.S. Highway
Municipal Borders ─── State Highway
─── Other Roadways
─┼─ Railway

1:12,500

0   0.075 0.15   0.3
Miles
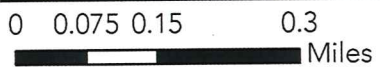
Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Map 2.16 – Critical Facilities, Stanwood
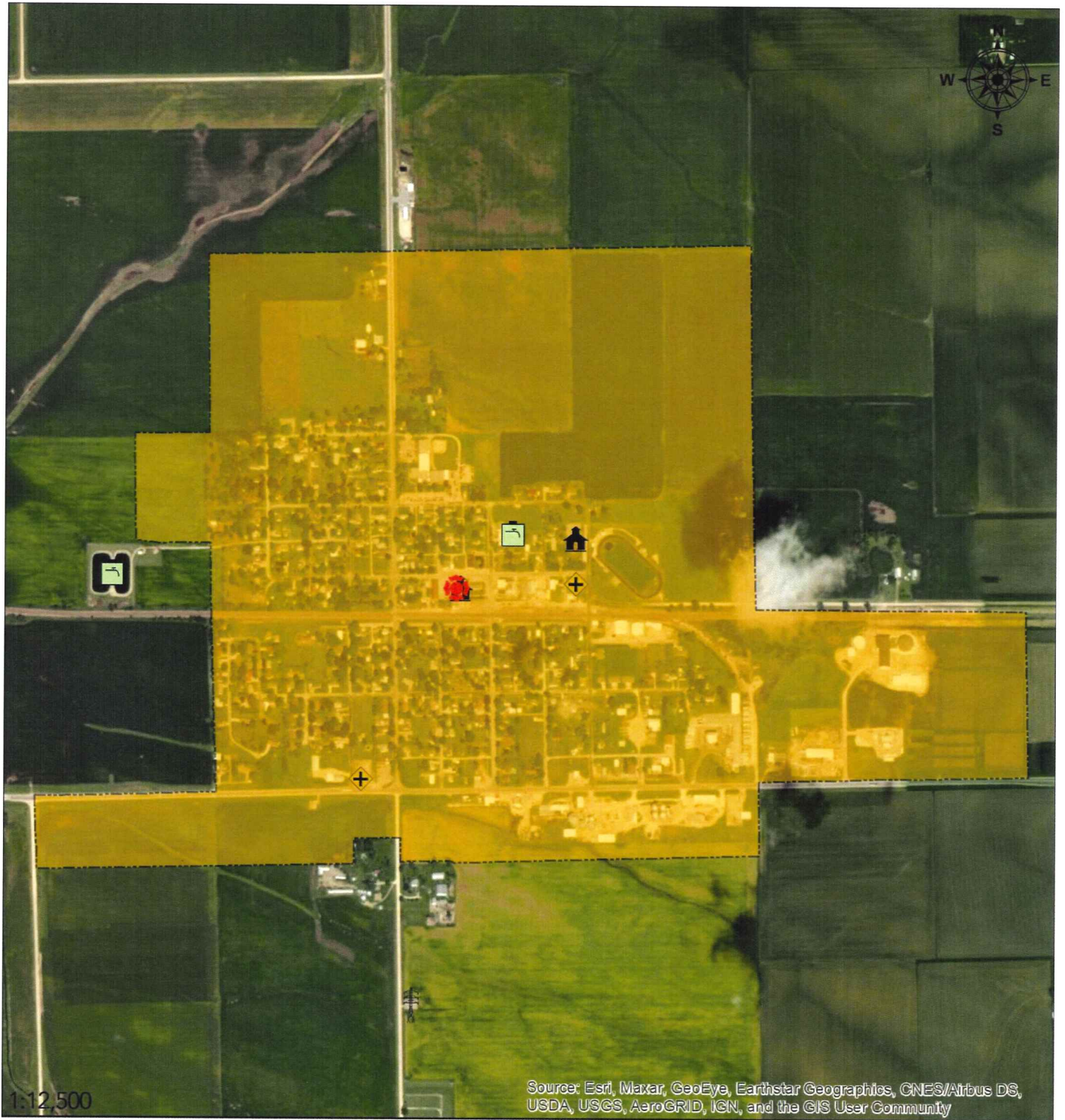
1:12,500

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0   0.075 0.15   0.3
━━━━━━━━━━━━━━━━ Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders
County Borders
Municipal Borders

Critical Facilities
Airport

Electric Utility
Fire Prevention/EMS
Government
Law Enforcement

Public Works
Vulnerable Populations
Water Utility

2.8 – Tipton

The latest Census Bureau estimate places 3,223 people living in the City of Tipton occupying 1,510 housing units.

The City of Tipton has not seen any significant growth since 2010 or their participation in the 2016 hazard mitigation plan. It's building stock is representative of its largest period of population growth in the early and mid-1900s. It's building stock consists of 91.25% mid-century, 1.77% late-century, and 6.98% modern construction.

Table 2.33 – Population Change, Tipton

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	3,221	-	-
2016	3,195	-0.81%	-
2018	3,223	0.06%	0.88%

*The data are from the U.S. Census Bureau

Table 2.34 – Structural Inventory, Tipton

Structure Class	Structures	Total Class Value
Agricultural	12	$3,226,000
Commercial	152	$79,592,000
Government	5	$3,925,000
Industrial	33	$14,370,000
Residential	1,309	$135,086,000
Multi-Unit Residential*	24	$18,624,000
Total =	1,535	$254,823,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 14 are geographically located in the City of Tipton. The table below lists these facilities.

Table 2.35 – Critical Facilities by Location, Tipton

Name	Type	Owner
911 Radio Network Tower – Tipton**	Communications	Cedar County
Cedar County Courthouse	Government	Cedar County
Cedar County Maintenance Shed #1	Public Works	Cedar County
Cedar County Sheriff's Office	Law Enforcement	Cedar County
Cedar Manor	Vulnerable Populations	Private
Prairie Hills Assisted Living Center	Vulnerable Populations	Private
Tipton Ambulance Building	Fire Preventions/EMS	Tipton
Tipton City Hall	Government	Tipton
Tipton Fire Station	Fire Prevention/EMS	Tipton
Tipton Municipal Power Plant	Electric Utility	Tipton
Tipton Senior Citizen Park	Vulnerable Populations	Private
Tipton Police Department	Law Enforcement	Tipton
Tipton Public Works	Public Works	Tipton
Tipton Water Tower	Water Utility	Tipton

*The data are from the Cedar County EMA and the plan participants.
**The 911 Radio Towers exact locations have been excluded due to security concerns.

Of the 91 critical facilities within the planning area, 9 are owned and operated by the City of Tipton. The table below lists all of these facilities and which geographic location they reside.

Table 2.36 – Critical Facilities by Owner, Tipton

Name	Type	Location
Mathews Memorial Airport	Airport	Cedar County
Tipton Ambulance Building	Fire Prevention/EMS	Tipton
Tipton Fire Station	Fire Prevention/EMS	Tipton
Tipton City Hall	Government	Tipton
Tipton Municipal Power Plant	Electric Utility	Tipton
Tipton Police Department	Law Enforcement	Tipton
Tipton Public Works	Public Works	Tipton
Tipton Water Tower	Water Utility	Tipton
Tipton Water Treatment Facility	Water Utility	Cedar County

*The data are from the Cedar County EMA and the plan participants.

Map 2.17 – Community Profile, Tipton
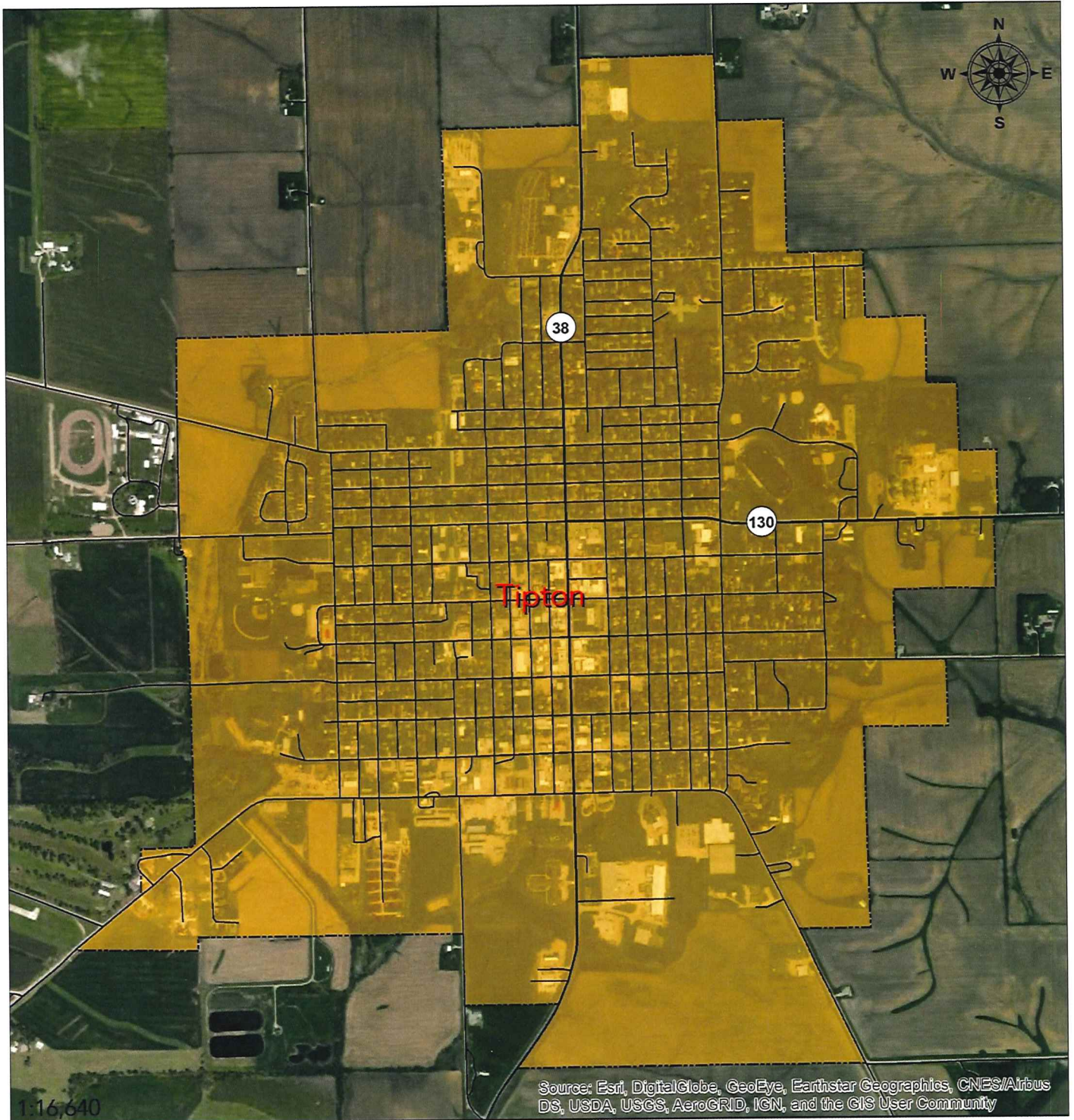
38

130

Tipton

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:16,640
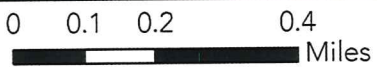
0   0.1   0.2   0.4
                          Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders		Interstate
County Borders		U.S. Highway
Municipal Borders		State Highway
		Other Roadways
		Railway

Map 2.18 – Critical Facilities, Tipton

Tipton
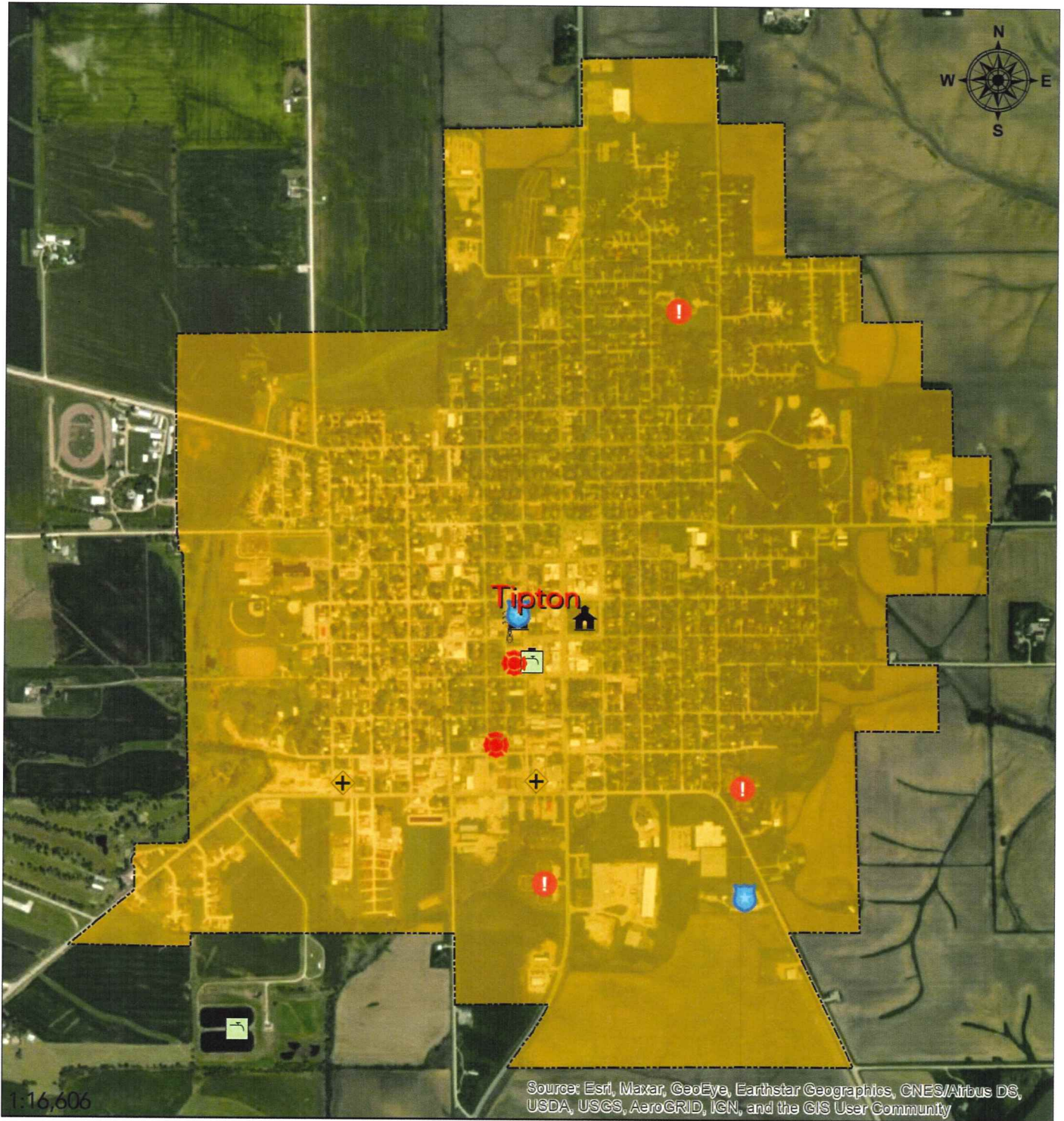
1:16,606

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

| 0 | 0.1 | 0.2 | 0.4 |
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders
County Borders
Municipal Borders

Critical Facilities

✈ Airport

⚡ Electric Utility

🔴 Fire Prevention/EMS

🏛 Government

🔵 Law Enforcement

✛ Public Works

❗ Vulnerable Populations

🟩 Water Utility

2.9 – West Branch

The latest Census Bureau estimate places 2,426 people living in the City of West Branch occupying 862 housing units.

The City of West Branch has grown by a small percentage since the development of the 2016 hazard mitigation plan. Most of the building stock in West Branch is from two periods of significant growth, first having been decades past, and secondly in some more recent years, but more so during the 1990s. It's building stock consists of 76.96% mid-century, 1.69% late-century, and 21.35% modern construction.

Table 2.37 – Population Change, West Branch

Year	Estimated Population	Percent Change from 2010	Percent Change from 2016
2010	2,322	-	-
2016	2,363	1.77%	-
2018	2,426	4.48%	2.67%

*The data are from the U.S. Census Bureau

Table 2.38 – Structural Inventory, West Branch

Structure Class	Structures	Total Class Value
Agricultural	7	$2,052,000
Commercial	59	$32,746,000
Government	2	$1,031,000
Industrial	19	$18,859,000
Residential	726	$82,677,000
Multi-Unit Residential*	10	$11,479,000
Total =	823	$148,844,000

*Multi-Unit Residential is defined as a structure with 5 or more residential units
**The data are from the Federal Emergency Management Agency

Of the 91 critical facilities within the planning area, 11 are geographically located in the City of West Branch. The table below lists these facilities.

Table 2.39 – Critical Facilities by Location, West Branch

Name	Type	Owner
911 Radio Network Tower – West Branch	Communications	Cedar County
Cookson Community Center	Vulnerable Populations	West Branch
Crestview Specialty Care	Vulnerable Populations	Private
Herbert Hoover Presidential Library	Government	Private
West Branch City Office	Government	West Branch
West Branch Fire Station	Fire Prevention/EMS	West Branch
West Branch Maintenance Shop	Public Works	West Branch
West Branch Police Station	Law Enforcement	West Branch
West Branch Wastewater Treatment Plant	Water Utility	West Branch
West Branch Water Tower #1	Water Utility	West Branch
West Branch Water Tower #2	Water Utility	West Branch

*The data are from the Cedar County EMA and the plan participants.
**The 911 Radio Towers exact locations have been excluded due to security concerns.

Of the 91 critical facilities within the planning area, 8 are owned and operated by the City of West Branch. The table below lists all of these facilities and which geographic location they reside.

Table 2.40 – Critical Facilities by Owner, West Branch

Name	Type	Location
Cookson Community Center	Vulnerable Populations	West Branch
West Branch City Office	Government	West Branch
West Branch Fire Station	Fire Prevention/EMS	West Branch
West Branch Maintenance Shop	Public Works	West Branch
West Branch Police Station	Law Enforcement	West Branch
West Branch Wastewater Treatment Plant	Water Utility	West Branch
West Branch Water Tower #1	Water Utility	West Branch
West Branch Water Tower #2	Water Utility	West Branch

The data are from the Cedar County EMA and the plan participants.

Map 2.19 – Community Profile, West Branch

Map 2.20 – Critical Facilities, West Branch
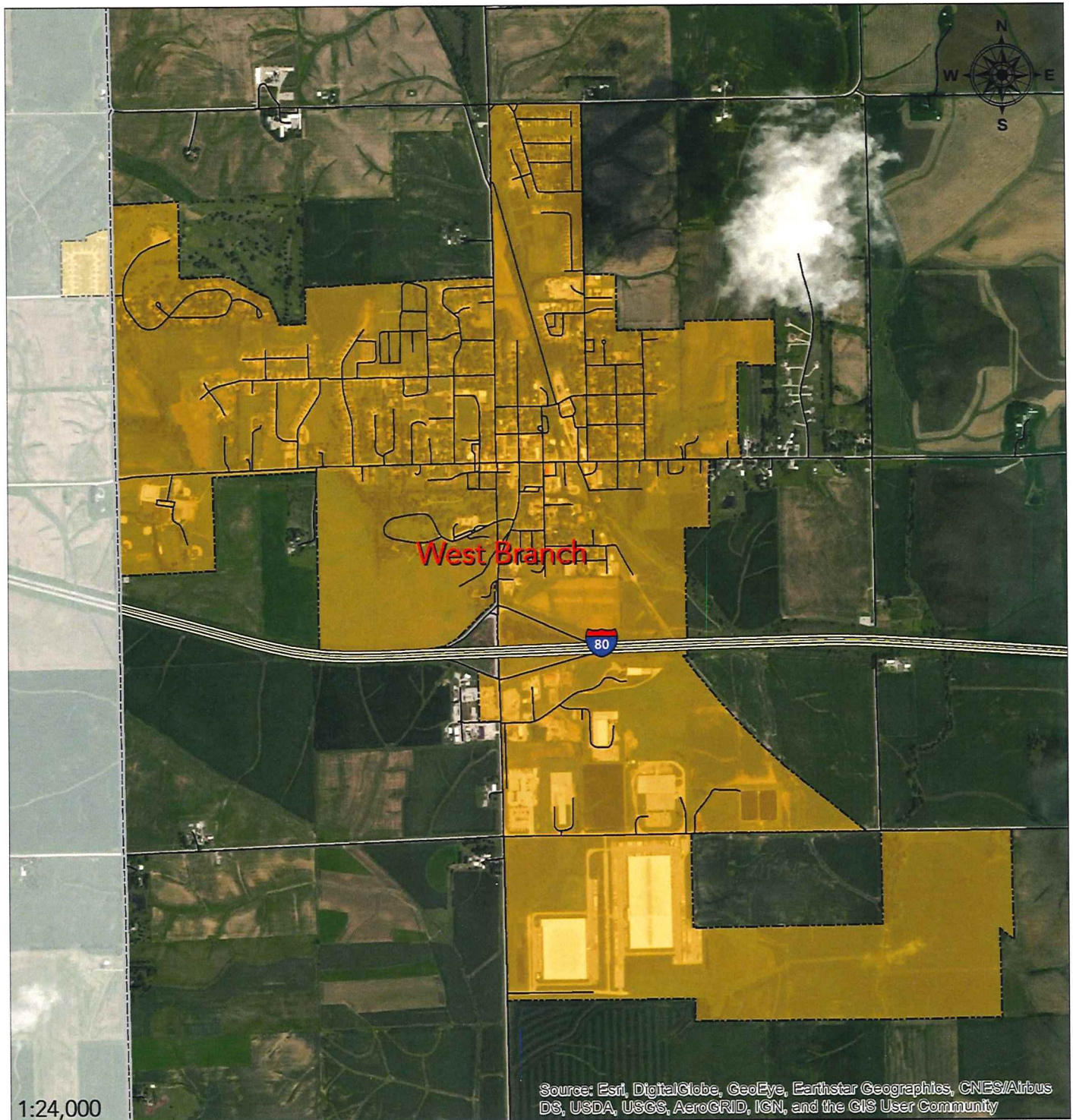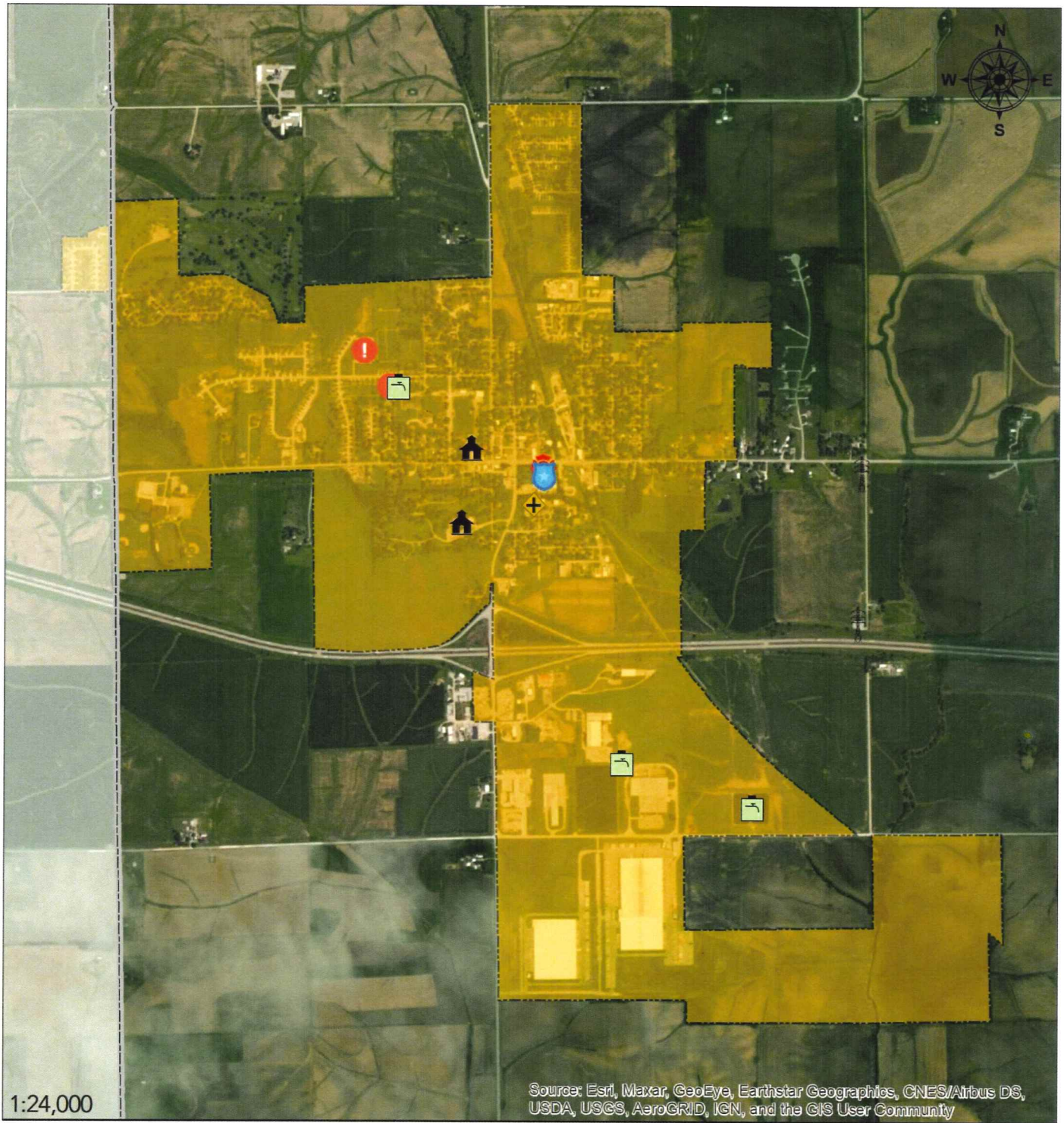
1:24,000

| 0 | 0.175 | 0.35 | 0.7 |
Miles

State Borders
County Borders
Municipal Borders

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

Critical Facilities

✈ Airport

Electric Utility
🔴 Fire Prevention/EMS
🏠 Government
🛡 Law Enforcement

⬥ Public Works
🔴 Vulnerable Populations
Water Utility

2.10 – Community School Districts

Cedar County is serviced by the five community school districts of Bennett, Durant, North Cedar, Tipton, and West Branch. These school districts provide education to 3,253 students across 12 campuses located throughout the county. These services are provided by 614 teachers, administrators, and support staff. The combined total of their structures and structure content is valued at $150,252,558. A full breakdown of these values by building is located in Appendix B.

Table 2.41 – Community School District Structural Summary

Community School District	Locations	Structural & Contents Value
Bennett	1	$10,150,000
Durant	2	$33,234,171
North Cedar	4	$27,660,953
Tipton	3	$39,113,735
West Branch	2	$40,093,699
Total =	12	$150,252,558

*The data are from the Community School Districts and the State of Iowa Department of Education.

Table 2.42 – Community School District Demographics Summary

Community School District	Faculty & Staff	Students
Bennett	33	88
Durant	154	663
North Cedar	140	666
Tipton	160	1,003
West Branch	127	836
Total =	614	3,253

*The data are from the Community School Districts and the State of Iowa Department of Education.

Map 2.21 – Community School Districts

North Cedar Community School District

Tipton Community School District

Bennett Community School District

West Branch Community School District

Durant Community School District

1:225,000

0   1.5   3   6
Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

State Borders
County Borders
Municipal Borders
Bennett CSD

Durant CSD
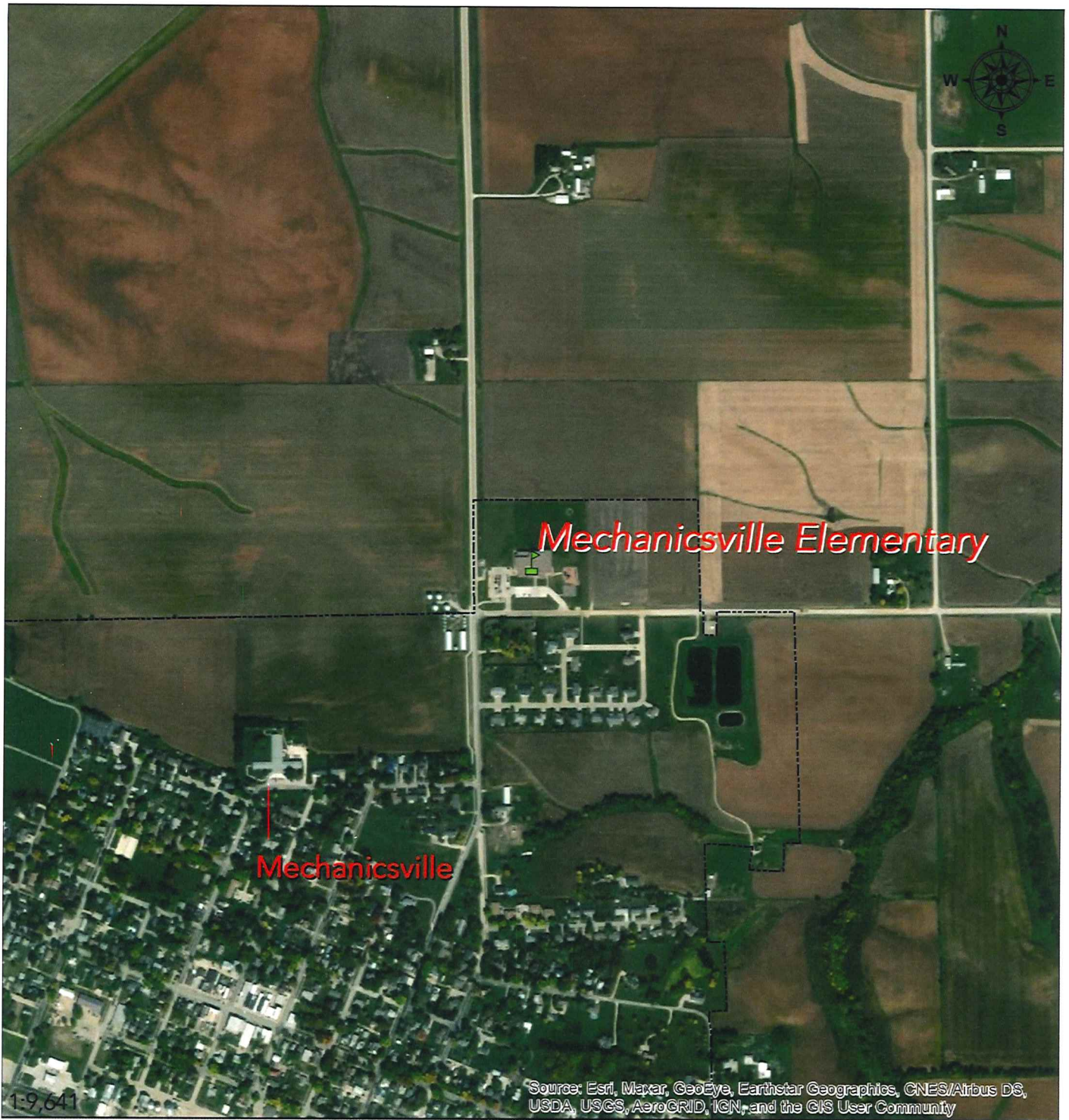North Cedar CSD
Tipton CSD
West Branch CSD

Map 2.22 – Bennett CSD

Bennet Elementary

Bennett

1:6,000

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0   0.0425 0.085   0.17
                                Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders

County Borders

Municipal Borders

Schools Locations

Map 2.23 – Durant CSD

Bus Garage

Durant Campus

Durant

1:6,000

0   0.0425 0.085   0.17
▬▬▬▬▬▬▬▬▬▬▬▬ Miles

State Borders

County Borders

Municipal Borders

Schools Locations

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

Map 2.24 – North Cedar CSD, Junior & Senior High

Clarence

North Cedar Jr/Sr High

1:6,000

| 0 | 0.0425 | 0.085 | | 0.17 |
Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

☐ State Borders

☐ County Borders

┌┄┐ Municipal Borders

⚐ Schools Locations

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Map 2.25 – North Cedar CSD, Lowden Elementary

Lowden

Lowden Elementary

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:6,000

0   0.0425 0.085   0.17
                          ▬ Miles

	State Borders
	County Borders

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

Municipal Borders

Schools Locations

Map 2.26 – North Cedar CSD, Mechanicsville Elementary

Mechanicsville Elementary

Mechanicsville

1:9,641

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

0 0.05 0.1   0.2
━━━━━━━━━━ Miles

Data Sources: ESRI, FEMA, Silvis Labs, U.S. Census Bureau, USACE, USDA

☐ State Borders

☐ County Borders

☐ Municipal Borders

⚑ Schools Locations

Map 2.27 – North Cedar CSD, Sports Complex

Map 2.28 – Tipton CSD, Administration, High School, & Sports Complex

Tipton Sports Complex

Tipton

Tipton Administration

Tipton High

1:6,000

| 0 | 0.0425 | 0.085 | | 0.17 |
Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders

County Borders

Municipal Borders

Schools Locations

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

## Map 2.29 – Tipton CSD, Middle School & Elementary

Tipton Middle & Elementary

Tipton

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

1:8,000

0   0.05   0.1   0.2
━━━━━━━━━━━━━━━━━━━━ Miles

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

State Borders

County Borders

Municipal Borders

Schools Locations

Map 2.30 – West Branch CSD
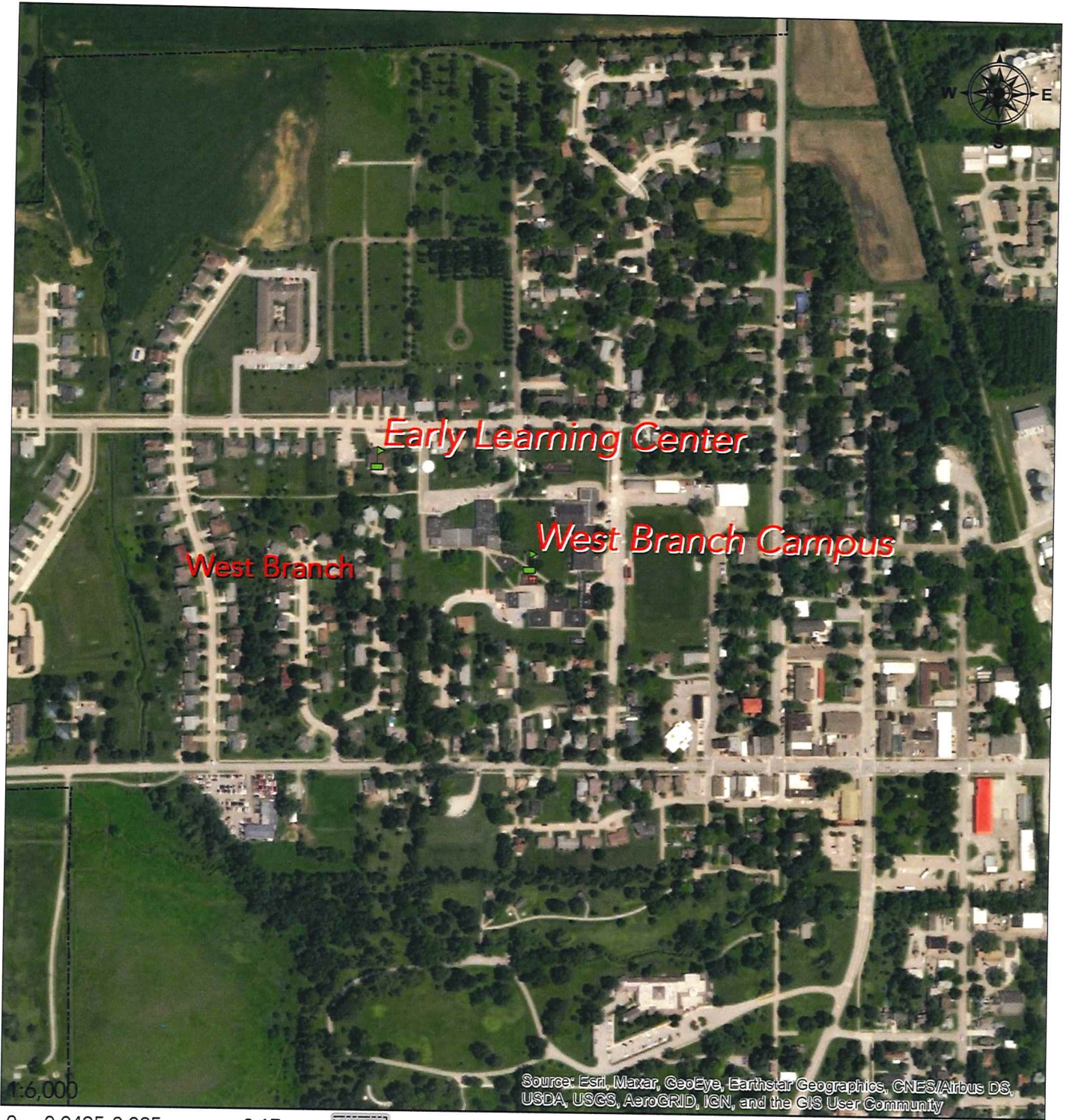
Early Learning Center

West Branch Campus

West Branch

1:6,000

```
0   0.0425 0.085        0.17
                        Miles
```

Data Sources: ESRI
, FEMA, Silvis Labs,
U.S. Census Bureau,
USACE, USDA

☐ State Borders

☐ County Borders

☐ Municipal Borders

⚑ Schools Locations

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

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