

# COMMITTEE OF THE WHOLE

City of Davenport, Iowa

Wednesday, March 1, 2023; 5:30 PM

City Hall | 226 West 4th Street | Council Chambers

I. Moment of Silence

II. Pledge of Allegiance

III. Roll Call

IV. Meeting Protocol and Decorum

V. City Administrator Update

VI. Public Hearings

A. Public Works

1. Public Hearing on the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project, CIP #35061. [Wards 1, 3, & 4]

VII. Petitions and Communications from Council Members and the Mayor

VIII. Action items for Discussion

## COMMUNITY DEVELOPMENT

Kyle Gripp, Chair; Judith Lee, Vice Chair

I. COMMUNITY DEVELOPMENT

1. Resolution for Case F22-09 being the request of Beckett Place Development, LLC for a final plat of Beckett Place, a 51-lot subdivision on 25.8 acres located south of Veterans Memorial Parkway and east of Interstate 74. [Ward 6]
2. Resolution for Case F22-07 being the request of Civil Engineering Consultants, Inc on behalf of MidAmerican Energy Company for a final plat of Subdivision 78, a 2-lot subdivision on 14.52 acres located at 6702 and 6652 North Division Street. [Ward 8]

II. Motion recommending discussion or consent for Community Development items

## PUBLIC SAFETY

Ben Jobgen, Chair; Maria Dickmann, Vice Chair

III. PUBLIC SAFETY

1. Third Consideration: Ordinance amending Schedule VII No Parking of Chapter 10.96 entitled "Schedules" of the Municipal Code of Davenport, Iowa by adding Fairmount

Street along the east side from Locust Street to Garfield Street thereto. [Ward 1]

2. First Consideration: Ordinance amending Schedule XI Resident Parking Only of Chapter 10.96 entitled "Schedules" by adding 6th Street along the south side from 75 feet east of Ripley Street, east 80 feet thereto. [Ward 3]
3. First Consideration: Ordinance amending Schedule XI Resident Parking Only of Chapter 10.96 entitled "Schedules" by adding Bridge Avenue along the frontage of 1032 Bridge Avenue thereto. [Ward 5]
4. Resolution approving street, lane, or public ground closure requests for the listed dates and times to hold outdoor events.

Davenport Community School District; Intermediate Track Meets; Brady Street Stadium | 3603 Brady Street; various dates and times in April 2023 (see attached list); **Closure:** 36th Street from Brady Street to west of Davenport Avenue. [Ward 7]

Brian Doerrfeld; Easter Egg Scramble; Village of East Davenport; Saturday, April 8, 2023 7:00 a.m. - 11:30 a.m.; **Closure:** Mound Street from East 11th Street to East 12th Street. [Ward 5]

Project Renewal; Fit-Fest; 906 West 5th Street; Saturday, April 15, 2023 7:00 a.m. - 12:00 p.m.; **Closures:** West 6th Street from Gaines Street to Marquette Street; Warren Street from West 5th Street to West 6th Street. [Ward 3]

Cornbelt Running Club; Arconic Jr Bix; Downtown; Friday, July 28, 2023 1:00 p.m. - 9:00 p.m.; **Closures:** East 4th Street from Pershing Avenue to River Drive; East 3rd Street from Iowa Street to River Drive; and Iowa and LeClaire Streets from 3rd Street to 4th Street. [Ward 3]

5. Motion approving a noise variance request for the listed dates and times for outdoor events.

The Coffee House; Outdoor performances; 1315 Jersey Ridge Road; Fridays and Saturdays 2:00 p.m. - 8:00 p.m. April 1, 2023 - October 31, 2023; Outdoor music/bands, over 50 dBA. [Ward 5]

6. Motion approving beer and liquor license applications.

A. New License, new owner, temporary permit, temporary outdoor area, location transfer, etc (as noted):

### **Ward 3**

Daiquiri Factory (Daq Fac, LLC) - 303 West 3rd Street – Temporary Outdoor Area  
March 18 – License Type: Class C Liquor (On-Premises)

Dam View Inn (VanDamQC, LLC) – 410 East 2nd Street - Temporary Outdoor Area  
March 18 – License Type: Class C Liquor (On-Premises)

Kilkenny's Pub & Eatery (Kilkenny's Pub, Inc) – 300 West 3rd Street – Temporary Outdoor Area  
March 18 – License Type: Class C Liquor (On-Premises)

Mac's Tavern (Failte, Inc) – 316 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

The Office (Local 563 Cocktail Lounge, LLC) – 116 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

Carriage Haus (Smoking Haus Entertainment) - 312 West 3rd Street - Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

La Finca, LLC (La Finca, LLC) - 916 West 2nd Street - License Upgrade - License Type: Class C Liquor (On-Premises)

B. Annual License Renewals (with outdoor area renewals as noted):

## **Ward 2**

Applebee's Neighborhood Grill & Bar (Apple Corps, LP) - 3005 West Kimberly Road - License Type: Class C Liquor (On-Premises)

## **Ward 3**

Dam View Inn (VanDamQC, LLC) – 410 East 2nd Street – License Type: Class C Liquor (On-Premises)

Golden Mart (Golden Mart, Inc) - 1026 West River Drive - License Type: Class E Liquor (Carry-Out)

Kilkenny's Pub & Eatery (Kilkenny's Pub, Inc) – 300 West 3rd Street – License Type: Class C Liquor (On-Premises)

## **Ward 4**

Hy-Vee Market Café (Hy-Vee, Inc) - 2351 West Locust Street (Café Area) - License Type: Class C Liquor (On-Premises)

## **Ward 6**

Rave Davenport 53 & Imax (Cinemark USA, Inc) - 3601 East 53rd Street - License Type: Special Class C Beer/Wine (On-Premises)

## **Ward 8**

Fareway Stores, Inc #987 (Fareway Stores, Inc) - 1635 West 53rd Street - License Type: Class E Liquor (Carry-Out)

IV. Motion recommending discussion or consent for Public Safety items

## PUBLIC WORKS

Rick Dunn, Chair; Tim Kelly, Vice Chair

## V. PUBLIC WORKS

1. Second Consideration: Ordinance amending Section 13.16.109 entitled "Fees" of the Municipal Code of Davenport, Iowa to allow fees to be set by resolution of the City Council for Compost tipping, Water Pollution Control Plant hauled waste, Water Pollution Control Plant permits for hauled waste, and the sale of Compost goods. [All Wards]
2. Resolution approving the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project, CIP #35061. [Wards 1, 3, & 4]
3. Resolution awarding a contract for the Waverly Road (Schuetzen Lane to North Lincoln Avenue) Reconstruction and Overlay project to Langman Construction Inc of Rock Island, Illinois in the amount of \$436,954.25, CIP #35061. [Wards 1 & 3]
4. Resolution awarding a contract for the West 75th Place Mill and Overlay project to Manatts Inc – Eastern Iowa Division of Camanche, Iowa in the amount of \$254,998.90, CIP #35062. [Ward 8]
5. Resolution awarding a blanket contract for the purchase of hot mix asphalt for the 2023 construction season to Manatts, Inc - Eastern Iowa Division of Camanche, Iowa and to back-up contractors Langman Construction, Inc of Rock Island, Illinois and RiverStone Group, Inc of Davenport, Iowa, CIP #35059. [All Wards]
6. Resolution awarding a contract for the 2023 ADA Ramp Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$142,308.75, CIP #28024. [All Wards]
7. Resolution awarding a contract for the 2023 Sidewalk Repair Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$177,471.50, CIP #28028. [All Wards]
8. Resolution awarding a contract for the West 54th Street (Kelling Street to North Howell Street) Reconstruction project to Five Cities Construction Company of Coal Valley, Illinois in the amount of \$338,865.50, CIP #35062. [Ward 8]
9. Resolution awarding a contract for the Fulton Court to East Locust Street Alley Reconstruction project to Emery Construction Group Inc of Moline, Illinois in the amount of \$226,144.40, CIP #35038. [Ward 5]
10. Resolution awarding a contract for the Independence Drive Reconstruction project to Ihrig Works LLC of Long Grove, Iowa in the amount of \$344,355, CIP #35062. [Ward 7]
11. Resolution awarding a contract for the FY 2024 DOT Full Depth Patching Program to Centennial Contractors of the Quad Cities of Moline, Illinois in the amount of \$155,000, CIP #35045. [Wards 1, 2, 3, 6, & 7]
12. Resolution approving and authorizing the execution of an agreement between the City of Davenport and the Iowa Department of Transportation (DOT) covering the provision of Federal-aid Funding for the East 13th Street Bridge over Canadian Pacific Railway (CPR) Replacement project, CIP #21007. [Ward 5]



13. Resolution accepting an agreement with John Deere where they will pay the full cost to install traffic signals at the intersection of East 90th Street and their west driveway/Scott Park Road, and authorizing the City to begin work on the project. [Ward 8]

VI. Motion recommending discussion or consent for Public Works items

FINANCE

JJ Condon, Chair; Derek Cornette, Vice Chair

VII. FINANCE

VIII. Motion recommending discussion or consent for Finance items

IX. PURCHASES OF \$10,000 TO \$50,000 (For Information Only)

1. Alex Cripe | nuisance snow removal 1/27/23-2/3/2023 | Amount: \$11,827.48
2. Henderson Truck Equipment Inc | repair and parts for brine machine | Amount: \$12,182.06
3. Environmental Systems | ArcGIS annual software renewal | Amount: \$17,000
4. Keltek Inc | Police squad equipment | Amount: \$17,496.96
5. CDW Government Inc | security appliance software | Amount: \$17,551
6. Standard Bearings Co | Compost bio bin repair parts | Amount: \$19,003.85
7. Lawnscape Inc | bridge deck walkway snow removal | Amount: \$19,061.25
8. Lion | turnout gear for Fire | Amount: \$38,880
9. Hawkeye Intrl Trucks Inc | motor for Transit Bus 3501 | Amount: \$39,815.19

X. Other Ordinances, Resolutions and Motions

XI. Public with Business

PLEASE NOTE: At this time individuals may address the City Council on any matters of City business not appearing on this agenda. This is not an opportunity to discuss issues with the Council members or get information. In accordance with Open Meetings law, the Council cannot take action on any complaint or suggestions tonight, and cannot respond to any allegations at this time.

Please state your Name and Ward for the record. There is a five (5) minute time limit. Please end your comments promptly.

XII. Reports of City Officials

XIII. Adjourn

City of Davenport

Department: Public Works - Engineering  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/1/2023**

**Subject:**

Public Hearing on the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project, CIP #35061. [Wards 1, 3, & 4]

**Recommendation:**

Hold the Hearing.

**Background:**

This project will be construction in coordination with an Iowa American water main replacement project in the same area. The project includes replacing existing PCC pavement with new as well as improving sidewalk connectivity and ADA access within the project corridor.

This project will be funded by Capital Improvements Program funds for local roads using a combination of Local Option Sales Tax, Road Use Tax, and General Obligation Bond proceeds.

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:18 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:18 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 11:29 AM

City of Davenport

Department: City Clerk  
Contact Info: Laura Berkley | 563-888-3553

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution for Case F22-09 being the request of Beckett Place Development, LLC for a final plat of Beckett Place, a 51-lot subdivision on 25.8 acres located south of Veterans Memorial Parkway and east of Interstate 74. [Ward 6]

**Recommendation:**

Adopt the Resolution.

**Background:**

The final plat that is consistent with the preliminary plat approved by the City Council on January 12, 2022. The Plan and Zoning Commission reviewed Case F22-09 at its August 16, 2022 meeting and recommended approval subject to the following findings and conditions:

**Findings:**

-

1. The final plat conforms to the comprehensive plan Davenport +2035.
2. The final plat prepares the area for future development.
3. A variance to Section 16.24.040C is warranted due to topographical challenges and safety concerns.
4. The final plat (with conditions and variance previously approved on the preliminary plat) would achieve consistency with subdivision requirements.

**Conditions:**

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1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. A signature shall be added for Metronet.
4. A variance to Section 16.24.040C for a cul-de-sac exceeding maximum length is granted for Madelyn Court.
5. Standard Plat Notes shall be added.
6. Relabel "Common Space #1" and "Common Space #2" as "Outlot 1" and "Outlot 2".
7. Common Space #1 shall be labelled as a stormwater detention easement.
8. Add a note stating, "On-street parking shall be limited to one side of the street. No parking will be permitted within the cul-de-sac."
9. Add a note stating, "Sidewalks shall be constructed along all street frontages prior to the completion of residential construction for each lot, or as so ordered by the City of Davenport."
10. Add a note stating, "Stormwater detention and water quality treatment are required for this subdivision and shall be owned and maintained by the owner or home owners association.
11. All easements shall be a minimum width of 15 feet or twice the depth of the utility line, whichever is greater. All drainage easements shall be a minimum width of 20 feet.
12. Provide full easement widths on Lots 5, 9, 10, and 11.
13. Add allowable low entry elevations to each lot adjacent to drainage ways and the pond.

**Comprehensive Plan:**

1. Within Existing Urban Service Area: Yes
2. Within Urban Service Area 2035: Yes
3. Future Land Use Designation: Residential General (RG)

Relevant Goals to be considered in this Case: Strengthen the Existing Built Environment.

The proposed final plat complies with the Davenport +2035 proposed land use section.

**Zoning:** R-2 Single-Family Residential District.

**Technical Review:**

1. Streets: The standard specifications call for parking on only one side of the street where street width is 27 feet or less. Sidewalks are required along all city right-of-way. A variance for the cul-de-sac length of Madelyn Court was approved as part of the preliminary plat.
2. Storm Water: The site requires stormwater detention and shall meet water quality criteria in the Iowa Storm Water Management Manual. Storm detention is proposed in Common Areas 1 and 2, which should be relabeled as outlots. Access must be provided for maintenance of detention areas and any drainage ways must be maintained to provide for the proper flow of water. The full extent of the trail must be located within an access easement.
3. Sanitary Sewer: Existing sanitary sewer infrastructure is available at Lakehurst Drive, Whispering Pine Drive, Thomas Pointe Road, and Veteran's Memorial Parkway. Sanitary Sewer will be extended throughout the subdivision as development occurs.
4. Parks/Open Space: The proposed plat does not impact any existing or planned parks or public open space. Open space is provided on the site via a walking path surrounding the detention basin at the center of the subdivision.
5. Other: This is an urban area and normal utility services are available.

**Public Input:** No Public Hearing is required for a final plat.

**ATTACHMENTS:**

Type	Description
▢ Resolution Letter	Resolution
▢ Backup Material	Final Plat of Beckett Place
▢ Backup Material	Maps-Vicinity, Zoning, & Future Land Use
▢ Backup Material	Variance Analysis
▢ Backup Material	Application

**REVIEWERS:**

Department	Reviewer	Action	Date
City Clerk	Berkley, Laura	Approved	2/23/2023 - 12:32 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Gripp.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION approving Case F22-09 being the request of Beckett Place Development, LLC for a final plat of Beckett Place, a 51-lot subdivision on 25.8 acres located south of Veterans Memorial Parkway and east of Interstate 74.

WHEREAS, the Plan and Zoning Commission reviewed Case F22-09 at the August 16, 2022 regularly scheduled meeting with a recommendation for approval subject to the following thirteen conditions:

1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. A signature shall be added for Metronet.
4. A variance to Section 16.24.040C for a cul-de-sac exceeding maximum length is granted for Madelyn Court.
5. Standard Plat Notes shall be added.
6. Relabel "Common Space #1" and "Common Space #2" as "Outlot 1" and "Outlot 2".
7. Common Space #1 shall be labelled as a stormwater detention easement.
8. Add a note stating, "On-street parking shall be limited to one side of the street. No parking will be permitted within the cul-de-sac."
9. Add a note stating, "Sidewalks shall be constructed along all street frontages prior to the completion of residential construction for each lot, or as so ordered by the City of Davenport."
10. Add a note stating, "Stormwater detention and water quality treatment are required for this subdivision and shall be owned and maintained by the owner or home owners association.
11. All easements shall be a minimum width of 15 feet or twice the depth of the utility line, whichever is greater. All drainage easements shall be a minimum width of 20 feet.
12. Provide full easement widths on Lots 5, 9, 10, and 11.
13. Add allowable low entry elevations to each lot adjacent to drainage ways and the pond; and

WHEREAS, the conditions will be added to the plat and/or provided.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the final plat of Beckett Place, an addition to the City of Davenport, Scott County, Iowa as filed with the City Clerk, by Becket Place Development, LLC, an Iowa limited liability company, be and the same is hereby approved and accepted; and the dedication for public street purposes and the granting of easements

as shown on said plat are accepted and confirmed by the Mayor and Deputy City Clerk of said City;  
and

BE IT FURTHER RESOLVED that the Mayor and Deputy City Clerk are hereby authorized and directed to certify to the adoption of this Resolution on said plat as required by law.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

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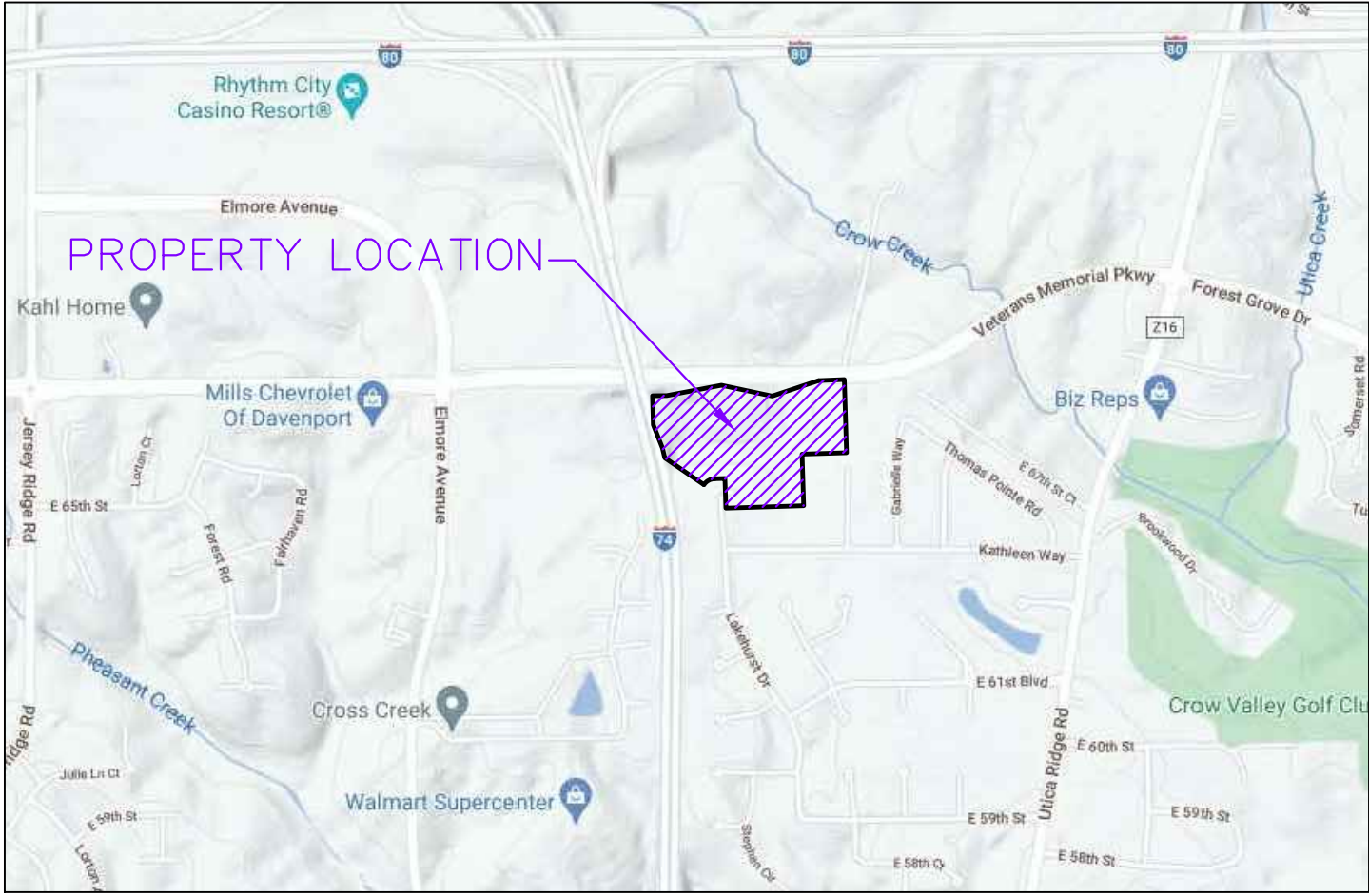
Mike Matson  
Mayor

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Brian Krup  
Deputy City Clerk



PROPERTY LOCATION MAP



# FINAL PLAT

# BECKETT PLACE

## DAVENPORT, IOWA

BEING PART OF THE SOUTHEAST QUARTER OF SECTION 5  
TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH P.M.  
CITY OF DAVENPORT, IOWA SCOTT COUNTY

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	66.81	50.00	076°33'41"	N08°32'00"E	61.95
C2	48.93	50.00	056°04'31"	N57°44'51"W	47.01
C3	38.30	50.00	043°53'11"	S72°16'18"W	37.37
C4	10.56	50.00	012°05'48"	S44°16'39"W	10.54
C5	47.99	55.00	049°59'41"	N63°13'35"E	46.48
C6	41.66	165.00	014°27'55"	S81°12'11"W	41.55
C7	56.06	165.00	019°27'57"	S64°14'15"W	55.79
C8	109.68	165.00	038°05'15"	S69°23'31"W	107.68
C9	54.83	165.00	019°02'24"	S44°59'04"W	54.58
C10	53.84	165.00	018°41'45"	S26°06'59"W	53.60
C11	51.91	165.00	018°01'29"	S07°45'22"W	51.69
C12	21.42	13.50	090°53'45"	N46°19'42"E	19.24
C13	114.09	315.00	020°45'10"	N09°29'46"E	113.47
C14	100.43	315.00	018°16'05"	N29°00'24"E	100.01
C15	100.83	315.00	018°20'22"	N47°18'38"E	100.40
C16	102.00	315.00	018°33'13"	N65°45'25"E	101.56
C17	69.74	315.00	012°41'08"	N81°22'36"E	69.60
C18	44.76	365.00	007°01'32"	S84°12'24"W	44.73
C19	72.23	365.00	011°20'19"	S75°01'28"W	72.11
C20	71.64	365.00	011°14'47"	S63°43'56"W	71.53
C21	73.24	365.00	011°29'47"	S52°21'39"W	73.11
C22	86.62	365.00	013°35'50"	S39°48'50"W	86.42
C23	84.75	365.00	013°18'13"	S26°21'48"W	84.56
C24	76.66	365.00	012°02'00"	S13°41'41"W	76.52
C25	59.99	365.00	009°25'00"	S02°58'12"W	59.92
C26	21.20	13.50	089°57'44"	S43°14'34"W	19.09
C27	60.56	175.00	019°49'45"	N08°10'34"E	60.26
C28	72.84	175.00	023°50'56"	N30°00'55"E	72.32
C29	72.28	175.00	023°39'59"	N53°46'22"E	71.77
C30	69.05	175.00	022°36'24"	N76°54'34"E	68.60
C31	196.24	125.00	089°57'04"	S43°14'14"W	176.70
C32	119.16	363.17	018°47'56"	N30°52'54"E	118.62
C33	81.89	290.00	016°10'44"	N12°12'27"E	81.62
C34	31.21	20.00	089°25'07"	S47°04'45"E	28.14

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C35	89.98	225.00	022°54'45"	N13°49'34"W	89.38
C36	71.33	225.00	018°09'50"	N34°21'52"W	71.03
C37	85.46	225.00	021°45'41"	N54°19'38"W	84.94
C38	102.13	155.00	037°45'09"	N46°19'54"W	100.29
C39	275.26	155.00	101°45'00"	N23°25'10"E	240.49
C40	27.39	155.00	010°07'34"	S79°21'27"W	27.36
C41	57.88	50.00	066°19'37"	S62°24'57"E	54.70
C42	33.44	60.00	031°55'56"	S45°13'06"E	33.01
C43	55.11	60.00	052°37'18"	S87°29'43"E	53.19
C44	51.01	60.00	048°42'28"	N41°50'24"E	49.48
C45	45.71	60.00	043°38'57"	N04°20'18"W	44.61
C46	48.27	60.00	046°05'27"	N49°12'31"W	46.98
C47	50.34	60.00	048°04'20"	S83°42'35"W	48.88
C48	29.09	50.00	033°19'58"	N76°20'24"E	28.68
C49	3.32	50.00	003°48'00"	N85°05'36"W	3.32
C50	67.55	205.00	018°52'47"	S87°22'00"W	67.25
C51	75.52	205.00	021°06'28"	S67°22'22"W	75.10
C52	75.75	205.00	021°10'13"	S46°14'02"W	75.32
C53	75.35	205.00	021°03'38"	S25°07'06"W	74.93
C54	62.56	205.00	017°29'06"	S05°50'45"W	62.32
C55	71.23	205.00	019°54'32"	S12°51'04"E	70.88
C56	30.03	205.00	008°23'36"	S27°00'09"E	30.00
C57	73.44	205.00	020°31'32"	S41°27'42"E	73.05
C58	48.24	205.00	013°29'00"	S58°27'58"E	48.13
C59	57.29	175.00	018°45'27"	S55°49'45"E	57.04
C60	137.50	175.00	045°01'06"	S23°56'28"E	133.99
C62	24.87	107.50	013°15'28"	S81°31'41"W	24.82
C63	530.85	340.00	089°27'28"	S42°59'26"W	478.55
C64	235.49	150.00	089°57'04"	N43°14'14"E	212.04
C65	226.64	200.00	064°55'37"	S32°44'40"E	214.70
C66	542.67	180.00	172°44'09"	S21°09'36"W	359.28
C67	75.92	107.50	040°27'44"	S54°40'05"W	74.35
C69	148.61	165.00	051°36'16"	S24°32'45"W	143.64
C71	26.72	20.00	076°33'00"	N36°50'35"E	24.78

Line Table		
Line #	Direction	Length
L1	N88°13'26"E	20.54
L2	S88°12'46"W	19.98
L3	S01°44'18"E	4.73
L4	S01°44'18"E	34.06
L5	N24°23'38"W	41.16
L6	N88°12'46"E	6.91
L8	N47°30'34"W	15.21
L9	S62°32'40"W	30.00
L10	N28°48'56"E	30.00
L11	N01°15'23"W	19.51
L14	N67°00'31"W	34.28
L15	N87°43'10"E	187.45
L16	S01°44'18"E	106.54
L17	N88°12'46"E	186.91
L18	S86°42'15"W	99.99
L19	S02°06'29"E	39.71
L20	S88°13'26"W	350.45
L21	S88°12'46"W	60.63
L22	S88°12'46"W	80.60
L23	N88°36'11"E	56.13
L24	N86°49'26"E	8.59
L25	N01°44'17"W	54.73
L26	N01°44'18"W	72.54
L27	N01°44'18"W	34.01
L28	S01°29'12"E	32.97

### LEGAL DESCRIPTION

A PARCEL LOCATED IN THE SOUTHEAST QUADRANT OF THE VETERANS MEMORIAL PARKWAY AND INTERSTATE HIGHWAY 74 INTERSECTION, BEING PART OF THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF DAVENPORT, SCOTT COUNTY, IOWA, MORE PARTICULARLY DESCRIBED WITH THE FOLLOWING METES AND BOUNDS:

COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 5, SAID TOWNSHIP 78 NORTH; THENCE NORTH 87° 43' 22" EAST, 1.80 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 5; THENCE SOUTH 02° 16' 38" EAST, 100.00 FEET TO A POINT ON VETERANS MEMORIAL PARKWAY RIGHT OF WAY AND ALSO BEING THE POINT OF BEGINNING:

THENCE ALONG SAID PARKWAY RIGHT OF WAY NORTH 87° 43' 22 EAST, 132.00 FEET; THENCE NORTH 79° 15' 15 EAST, 415.38 FEET; THENCE SOUTH 77° 54' 40 EAST, 407.75 FEET; THENCE NORTH 71° 35' 36 EAST, 385.16 FEET; THENCE NORTH 87° 43' 22 EAST, 204.31 FEET TO THE NORTHWEST CORNER OF THE WALSH POINTE 3RD ADDITION SUBDIVISION; THENCE LEAVING SAID PARKWAY RIGHT OF WAY SOUTH 01° 29' 12 EAST, 575.46 FEET WITH THE WEST LINE OF SAID WALSH POINTE 3RD ADDITION AND WALSH POINTE 2ND ADDITION SUBDIVISIONS TO THE NORTHEAST CORNER OF LAKE MEADOWS ESTATES; THENCE WITH THE BOUNDARY OF SAID LAKE MEADOWS ESTATES, LAKE MEADOWS ESTATES 1ST ADDITION, AND ITS LAKEHURST DRIVE PLATTED STREET RIGHT OF WAY LINES THE FOLLOWING COURSES AND DISTANCES:

SOUTH 88° 13' 26 WEST, 349.34 FEET; SOUTH 01° 43' 47 EAST, 406.25 FEET; THENCE SOUTH 88° 14' 49 WEST, 612.09 FEET; NORTH 01° 44' 17 WEST, 233.51 FEET TO THE NORTH LINE OF LAKEHURST DRIVE RIGHT OF WAY LINE; THENCE ALONG SAID RIGHT OF WAY LINE SOUTH 88° 12' 46 WEST, 80.60 FEET TO A TANGENTIAL RADIUS CURVE CONCAVE SOUTHEASTERLY HAVING A LENGTH OF 107.50 FEET, A CHORD BEARING SOUTH 61° 17' 49 WEST WITH A CHORD LENGTH OF 97.14 FEET; THENCE LEAVING SAID LAKEHURST DRIVE RIGHT OF WAY LINE NORTH 55° 39' 50 WEST, 372.49 FEET TO A POINT ON INTERSTATE HIGHWAY 74 EAST RIGHT OF WAY LINE; THENCE NORTH 03° 46' 54 WEST, 40.30 FEET (STA. 7023+07.30, 160.00' RT.); THENCE NORTH 17° 12' 29 WEST, 237.73 FEET (STA. 7025+45.00, 156.00' RT.); THENCE NORTH 05° 25' 26 WEST, 223.20 FEET (STA. 8029+18.0 +/- TO THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF SAID VETERANS MEMORIAL PARKWAY, AND ALSO THE POINT OF BEGINNING, SAID PARCEL CONTAINS 24.985 ACRES, 1,088,356 SQUARE FEET, MORE OR LESS, AND SUBJECT TO ALL EASEMENTS OF RECORD.

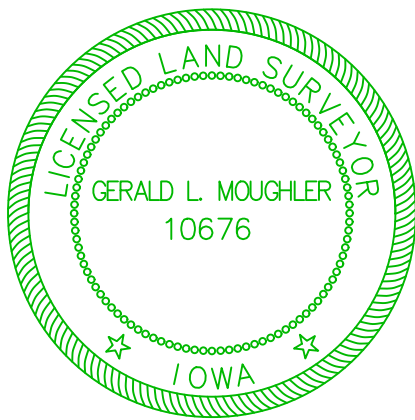
### PROJECT TEAM

DEVELOPER: BECKETT PLACE, LLC  
700 4TH STREET WEST  
MILAN, IL 61246


CONTACT: MR. TERRY BRANDT  
PHONE: (309) 787-4644

ENGINEER:  **Landmark**  
ENGINEERING GROUP  
3440 38TH STREET, SUITE 4  
MOLINE, IL 61265

CONTACT: MR. MICHAEL SHAMSIE, P.E.  
PHONE: (309) 755-3400



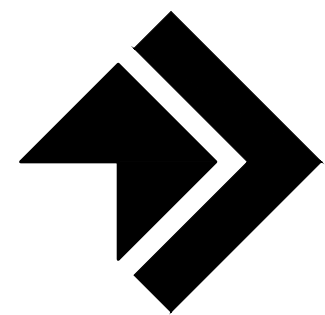
I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY PROFESSIONAL LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

  
GERALD L. MOUGHLER P.L.S.  
LICENSE NUMBER 10676  
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2022  
PAGES OR SHEETS COVERED BY THIS SEAL: 2 sheet

7/19/2022

REVISIONS	DESCRIPTION	DATE	NO.						

**Landmark**  
ENGINEERING GROUP  
3440 38TH AVENUE, SUITE 4  
MOLINE, IL 61265  
(309) 755-3400  
FAX (309) 755-5522  
CIVIL ENGINEERING AND LAND SURVEYING



FINAL PLAT  
BECKETT PLACE  
DAVENPORT, IOWA

DATE: 7/19/2022  
DRAWN BY: HLG  
CHECKED BY: MRS

FP1

01-21-1601

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CITY OF DAVENPORT, IOWA

IOWA—AMERICAN WATER CO.

CENTURYLINK, INC.

MAYOR: \_\_\_\_\_

BY: \_\_\_\_\_

BY: \_\_\_\_\_

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

ATTEST: \_\_\_\_\_

MID AMERICAN ENERGY CO.  
SUBJECT TO ENCUMBRANCES OF RECORD

QWEST COMMUNICATIONS

PLAN AND ZONING COMMISSION

BY: \_\_\_\_\_

BY: \_\_\_\_\_

BY: \_\_\_\_\_

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

DATE: \_\_\_\_\_

MEDIACOM

AT&T

ATTEST: \_\_\_\_\_

BY: \_\_\_\_\_

BY: \_\_\_\_\_

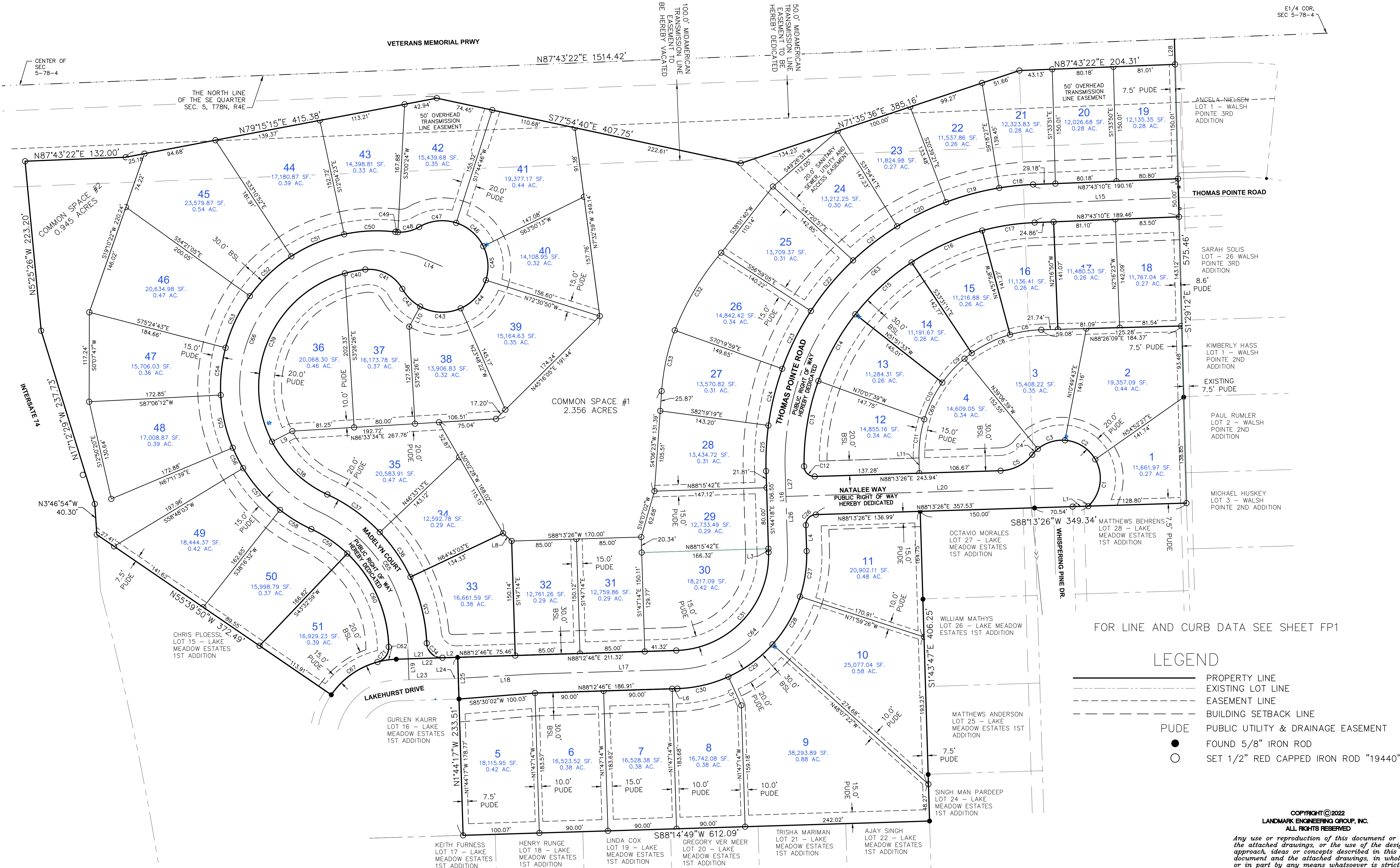
DATE: \_\_\_\_\_

DATE: \_\_\_\_\_



FINAL PLAT  
BECKETT PLACE  
DAVENPORT, IOWA

BEING PART OF THE SOUTHEAST QUARTER OF SECTION 5  
TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH P.M.  
CITY OF DAVENPORT, IOWA SCOTT COUNTY



FOR LINE AND CURB DATA SEE SHEET FP1

LEGEND

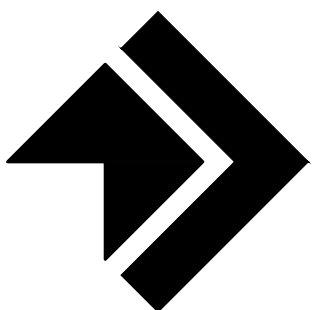
- PROPERTY LINE
- EXISTING LOT LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- PUBLIC UTILITY & DRAINAGE EASEMENT
- FOUND 5/8" IRON ROD
- SET 1/2" RED CAPPED IRON ROD "19440"

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REVISIONS		DATE
NO.	DESCRIPTION	

**Landmark**  
ENGINEERING GROUP  
3440 38TH AVENUE, SUITE 4  
MOLINE, IL 61265  
(309) 755-3400  
FAX (309) 755-5522  
CIVIL ENGINEERING AND LAND SURVEYING



FINAL PLAT  
BECKETT PLACE  
DAVENPORT, IOWA

DATE: 7/19/2022  
DRAWN BY: HLG  
CHECKED BY: MRS

FP2

01-21-1601



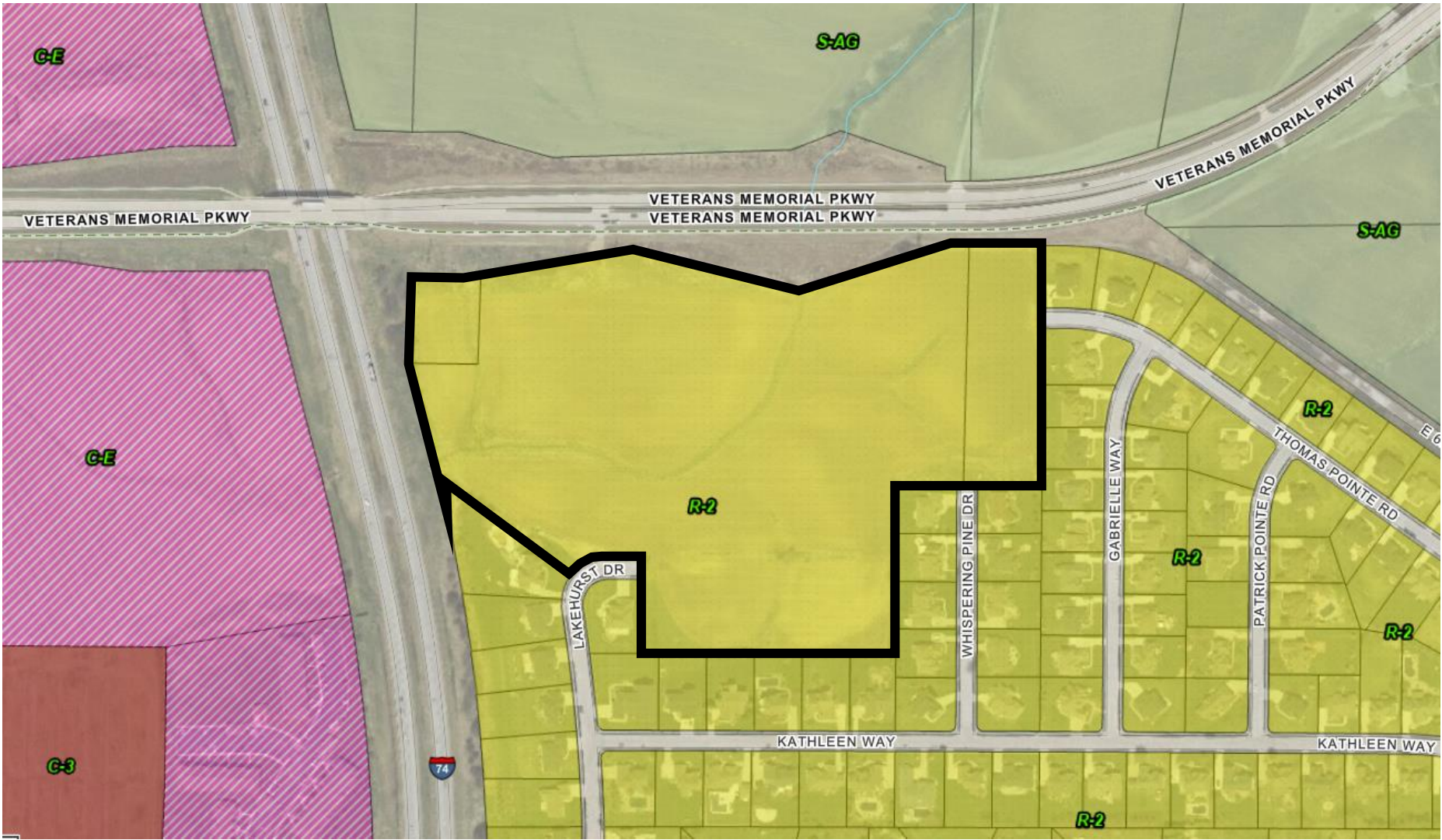
# Vicinity Map

DAVENPORT  
IOWA | USA

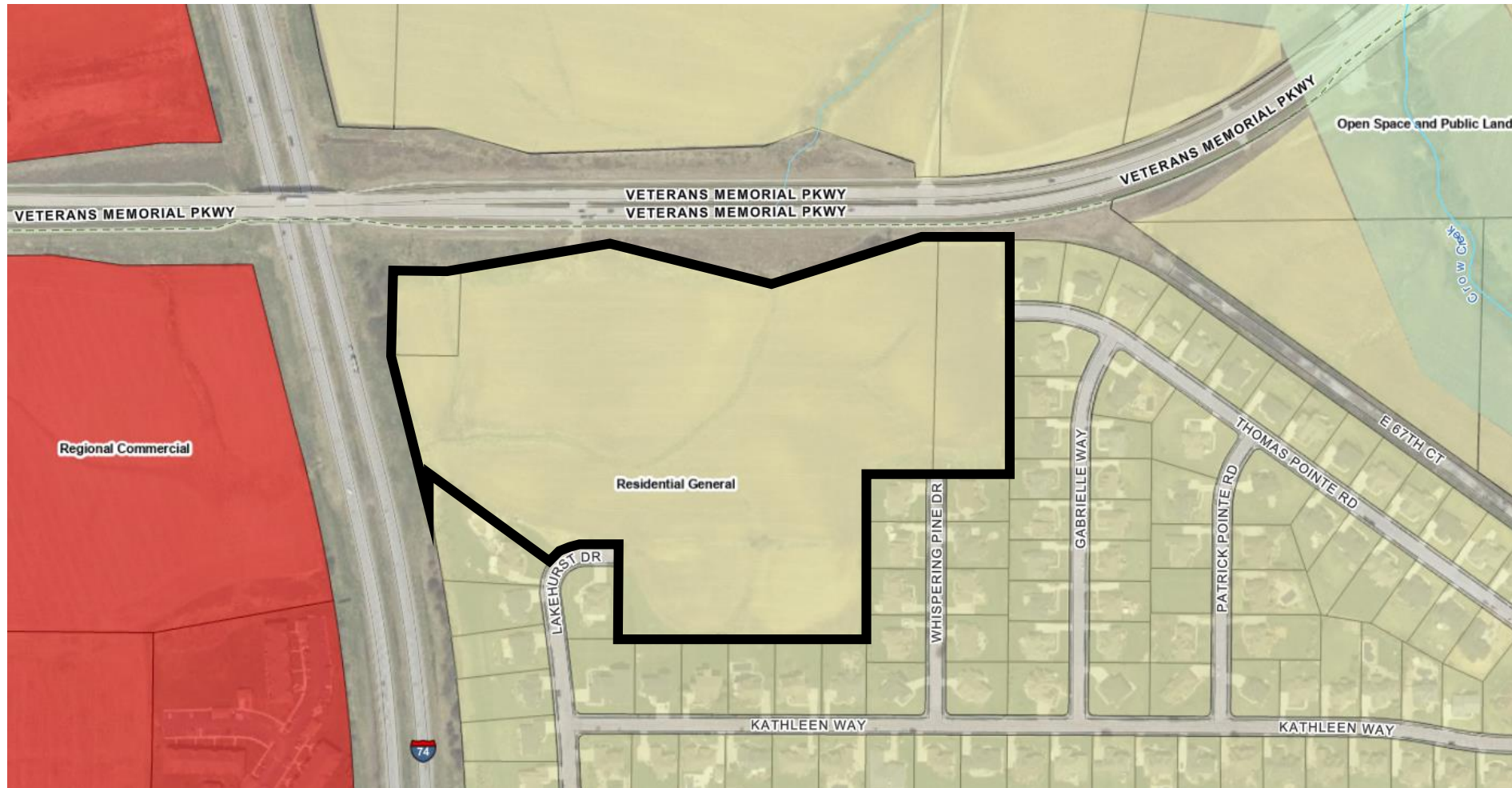




# Zoning Map



# Future Land Use Map



## Variance Request Review

Code Section 16.32.010 states:

*“Whenever the tract to be subdivided is of such unusual size or shape or is surrounded by such development or unusual conditions that the strict application of the requirements contained in the regulations would result in real difficulties and substantial hardships or injustice, the City Plan & Zoning Commission may vary or modify such requirements so that the subdivider is allowed to develop his property in a reasonable manner, but so, at the same time, the public welfare and interests of the City and surrounding area are protected and the general intent and spirit of these regulations are preserved.”*

### **Exceeding Maximum Cul-de-Sac Length of 600 feet**

Code Section: 16.24.040(C) states:

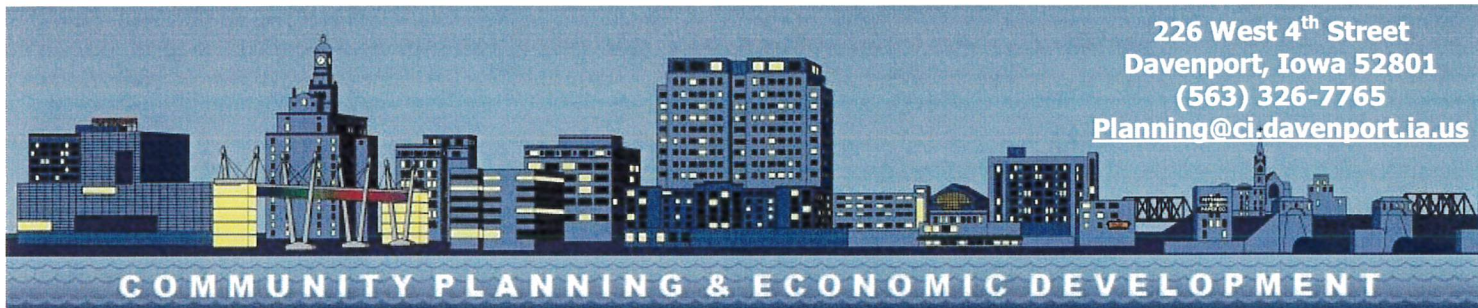
*“Cul-de-sac turnarounds shall be provided at the end of all permanently closed streets. No Cul-de-sac shall exceed 600 feet in length as measured from the centerline of the intersecting street to the termination of the right-of-way.”*

Madelyn Way is approximately 900 linear feet from the centerline of Lakehurst Drive to the terminus of the cul-de-sac.

#### Staff Analysis:

Madelyn Way – The topography of the site provides a natural detention area that would cause a hardship to provide an additional east/west road connection within the subdivision. Connection to Veterans Memorial Parkway would cause a significant safety concern due to traffic volume, limited visibility, speed, and proximity to the I-74 overpass. The City also wishes to limit the number of connection points onto Veterans Memorial Parkway. As a result, staff believes a variance from 16.24.040C is warranted.





226 West 4<sup>th</sup> Street  
 Davenport, Iowa 52801  
 (563) 326-7765  
[Planning@ci.davenport.ia.us](mailto:Planning@ci.davenport.ia.us)

Complete application can be emailed to [planning@ci.davenport.ia.us](mailto:planning@ci.davenport.ia.us)

**Property Address\*** Parcels YO537-33B; YO539-34A

**\*If no property address, please submit a legal description of the property.**

**Applicant (Primary Contact)**

Name:	Terry Brandt
Company:	Beckett Place Development, LLC
Address:	700 4th Street West
City/State/Zip:	Milan, IL 61264
Phone:	309-787-4644
Email:	tbrandt@brandtconstructionco.com

*Application Form Type:*

**Plan and Zoning Commission**

- Zoning Map Amendment (Rezoning) ☐  
 Planned Unit Development ☐  
 Zoning Ordinance Text Amendment ☐  
 Right-of-way or Easement Vacation ☐  
 Voluntary Annexation ☐

**Owner** (if different from Applicant)

Name:	Terry Brandt
Company:	Beckett Place Development, LLC
Address:	700 4th Street West
City/State/Zip:	Milan, IL 61264
Phone:	309-787-4644
Email:	tbrandt@brandtconstructionco.com

**Zoning Board of Adjustment**

- Zoning Appeal ☐  
 Special Use ☐  
 Hardship Variance ☐

**Design Review Board**

- Design Approval ☒  
 Demolition Request in the Downtown ☐  
 Demolition Request in the Village of East Davenport ☐

**Engineer** (if applicable)

Name:	Michael Shamsie, PE
Company:	Landmark Engineering Group, Inc
Address:	3440 38th Avenue, Suite 4
City/State/Zip:	Moline, IL 61265
Phone:	309.755.3400
Email:	mike.shamsie@landgroup.biz

**Historic Preservation Commission**

- Certificate of Appropriateness ☐  
 Landmark Nomination ☐  
 Demolition Request ☐

**Architect** (if applicable)

Name:	
Company:	
Address:	
City/State/Zip:	
Phone:	
Email:	

**Administrative**

- Administrative Exception ☐  
 Health Services and Congregate ☐  
 Living Permit ☐

**Attorney** (if applicable)

Name:	Tom Pastrnak
Company:	Pastrnak Law Firm, P.C.
Address:	313 West 3rd Street
City/State/Zip:	Davenport, Iowa 52801
Phone:	563.323.7737
Email:	tpastrnak@pastrnak.com

**Preliminary Plat – Required for subdivisions of four lots or more.**

Property Location:

N of Lake Meadows Estates Subdivision; West of Walsh Point Subdivision; East of I-74 & S of Veteran's Pkwy

Total Land Area: 25 Acres

Total Number of Lots: 51

Does the Property Contain a Drainage Way or is it Located in a Floodplain Area: ☒ Yes ☐ No

**Submittal Requirements:**

- The completed application form.
- Required fee:
  - Ten or fewer lots - \$400 plus \$25 per lot.
  - Eleven to twenty-five lots - \$700 plus \$25 per lot.
  - More than twenty-five lots - \$1,000 plus \$25 per lot.
- A PDF of the proposed plat at a scale of not less than one inch per one hundred feet, which depicts the following:
  - The location of existing property lines, section lines, easements, corporate limits and other legally established districts, streets, buildings, watercourses, tree masses and other existing features within the area to be subdivided and similar facts regarding existing conditions on the land.
  - The proposed location and width of streets, alleys, lots, building setback lines and easements.
  - Existing sanitary and storm sewers, water mains, culverts and other underground structures within the tract and immediately adjacent thereto. The location and size of the nearest water main and sewer or outlet shall be indicated in a general way upon the plat.
  - Proposed name of the subdivision (which shall not duplicate any previously filed plat), the name of the land owner, land developer, and land surveyor.
  - The names and adjoining boundaries of all adjacent subdivisions and the names of record owners of adjoining parcels of unsubdivided land.
  - Existing contours with intervals of five feet or less.
  - North point, scale and date.
  - A vicinity sketch showing the proposed subdivision in relationship to surrounding development and street systems.

**Final Plat – Required for subdivisions of two lots or more.**

Property Location:

N of Lake Meadows Estates Subdivision; West of Walsh Point Subdivision; East of I-74 & S of Veteran's Pkwy

Total Land Area: 25 Acres

Total Number of Lots: 51

Linear Feet of Streets Added: 2637.41

Does the Property Contain a Drainage Way or is it Located in a Floodplain Area: ☒ Yes ☐ No

**Submittal Requirements:**

- The completed application form.
- Required fee:
  - Ten or fewer lots - \$400 plus \$25 per lot.
  - Eleven to twenty-five lots - \$700 plus \$25 per lot.
  - More than twenty-five lots - \$1,000 plus \$25 per lot.
- A PDF of the proposed final plat at a scale of not less than one inch per one fifty feet, which depicts the following:
  - The boundary lines of the area being subdivided with accurate distances and bearings.
  - The lines of all proposed streets and alleys with their width and names.
  - The accurate outline of any property which is offered for dedication for public use.
  - The lines of all adjoining lands and the lines of adjacent streets and alleys with their width and names.
  - All lot lines and an identification system for lots and blocks.
  - Building lines and easements for any right-of-way provided for public use, services or utilities, or excess storm water passageways with figures showing their dimensions.
  - All dimensions, both linear and angular, necessary for locating subdivision boundaries, lots, streets, alleys, and of any other areas for public or private use. The linear dimensions are to be expressed in feet and decimals of a foot.
  - Radii, arcs and chords, points of tangency, central angles for all curvilinear streets, and radii and tangents for all rounded corners.
  - All survey monuments and bench marks together with their descriptions.
  - Name of subdivision and description of property subdivided showing its location by distance and bearing to the nearest quarter section monument; points of compass; graphic scale of map; and name and address of owner or owners or the subdivider, or in the case of corporate ownership, the name and address of the registered agent of said corporation shall also appear on the plat;
- Prior to forwarding the proposed final plat to City Council:
  - One full size copy of corrected final plat with the original mylar/sepia and one reduced copy signed/stamped by the utility companies.
  - Executed platting certificates acceptable to the City of Davenport:
    - Acceptance by the City of Davenport.
    - Hold Harmless Agreement.
    - Assessment waiver (sidewalks and subdivision improvements).
    - Dedication of Owner.
    - Consent to platting where applicable.
    - Certificate of Attorney.
    - Surveyor's Certificate.
    - Certificate of County Treasurer.
    - Certificate of Subdivision Name by Scott County Auditor.

**The petitioner hereby acknowledges and agrees to the following procedure and requirements for submission and approval of a Preliminary Plat:**

**(1) Application:**

- The submission of the application does not constitute official acceptance by the City of Davenport. Planning staff will review the application for completeness and notify the applicant that the application has been accepted or additional information is required. Inaccurate or incomplete applications may result in delay of required public hearings.

**(2) Plan and Zoning Commission's consideration of the proposed preliminary plat:**

- Planning staff will perform a technical review of the petition and present its findings and recommendation to the Plan and Zoning Commission.
- The Plan and Zoning Commission will vote to provide its recommendation to the City Council. The Plan and Zoning Commission's recommendation is forwarded to the City Council.

**(3) City Council's consideration of the proposed preliminary plat:**

- The Committee of the Whole (COW) will consider the petition. Subsequently, the City Council will vote on the petition.

**The petitioner hereby acknowledges and agrees to the following procedure and requirements for submission and approval of a Final Plat:**

**(1) Application:**

- The submission of the application does not constitute official acceptance by the City of Davenport. Planning staff will review the application for completeness and notify the applicant that the application has been accepted or additional information is required. Inaccurate or incomplete applications may result in delay of required public hearings.

**(2) Plan and Zoning Commission's consideration of the proposed final plat:**

- Planning staff will perform a technical review of the petition and present its findings and recommendation to the Plan and Zoning Commission.
- The Plan and Zoning Commission will vote to provide its recommendation to the City Council. The Plan and Zoning Commission's recommendation is forwarded to the City Council.

**(3) City Council's consideration of the final plat:**

- Prior to forwarding the petition to the City Council, the following must be provided to the Community Planning and Economic Development Department:
  - One full size copy of the corrected final plat and one reduced copy of the corrected final plat signed/stamped by the utility companies.
  - Executed platting certificate.
- The Committee of the Whole (COW) will consider the petition. Subsequently, the City Council will vote on the petition.

**(4) Recordation:**

- After the Mayor signs the approved final plats and Acceptance by the City of Davenport, the final will be released to the Surveyor to obtain and return 21 full size copies to the Community Planning and Economic Development Department.
- After the 21 copies are returned, two copies of the final plat and platting certificates will be released to the petitioner.
- It is the petitioner's responsibility to record the final plat with the Scott County Recorder's Office.



Petitioner: Michael Shamsie

Date: 8.1.22

By typing your name, you acknowledge and agree to the aforementioned procedure and requirements.

Received by: \_\_\_\_\_

Date: \_\_\_\_\_

Planning staff

Date of Plan and Zoning Commission Public Hearing: \_\_\_\_\_

Plan and Zoning Commission meetings are held in City Hall Council Chambers located at 226 West 4<sup>th</sup> Street, Davenport, Iowa.

### Authorization to Act as Applicant

I, Terence L. Brandt Brandt Construction Co.  
authorize \_\_\_\_\_  
to act as applicant, representing me/us before the Plan and Zoning Commission and City Council.

N. of Lake Meadows Estates Subdivision, West of Walsh Point Subdivision, East

TERENCE L. BRANDT SECRETARY

Terence L. Brandt  
\_\_\_\_\_  
Signature(s)

State of ILLINOIS  
County of ROCK ISLAND  
Sworn and subscribed to before me

This 1<sup>st</sup> day of August 2022

\_\_\_\_\_  
Form of Identification

Wendy Seemann  
\_\_\_\_\_  
Notary Public

My Commission Expires: 11-23-2022



City of Davenport

Department: City Clerk  
Contact Info: Laura Berkley | 563-888-3553

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution for Case F22-07 being the request of Civil Engineering Consultants, Inc on behalf of MidAmerican Energy Company for a final plat of Subdivision 78, a 2-lot subdivision on 14.52 acres located at 6702 and 6652 North Division Street. [Ward 8]

**Recommendation:**

Adopt the Resolution.

**Background:**

The Plan and Zoning Commission reviewed Case F22-07 at its May 31, 2022 meeting and has recommended approval subject to the listed findings and conditions:

**Findings:**

-

1. The final plat conforms to the comprehensive plan Davenport +2035.
2. The final plat (with conditions recommended by City staff) would achieve consistency with subdivision requirements.

**Conditions:**

-

1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. Add an approval signature line for Metronet.
4. Provide a minimum 15-foot wide utility easement along street right-of-way.
5. Provide a minimum 10-foot wide utility easement along all adjacent properties.
6. Add a note stating, "Stormwater detention and water quality treatment will be required with this subdivision and shall be owned and maintained by the property owner."

**Comprehensive Plan:**

Within Existing Urban Service Area: Yes  
Within Urban Service Area 2035: Yes

**Future Land Use Designations:**

1. Residential General (RG)
2. Commercial Node (CN)

**Zoning:**

1. R-1 Single-Family Residential District
2. R-4 Single-Family and Two-Family Residential Zoning District

**Technical Review:**

- **Zoning:** The subject area is split zoned. The property at 6652 North Division Street is zoned R-1 Single-Family Residential District, which is consist with the large lot west of North Division Street. The remainder of the site, including the utility substation and vacant greenspace, is zoned R-4 Single-Family and Two-Family Residential District. This is compatible with the surrounding neighborhoods abutting the subject site.
- **Streets:** Lot 1 will maintain frontage and access along North Division Street. In addition, Wilkes Avenue has a stub along the north property line. It is unlikely Wilkes Avenue will be extended given the existing utility substation. Access to Lot 2 is provided by Pacific Street, which dead ends at the northern property line.
- **Storm Water:** The development of the property will need to comply with the City's stormwater requirements.
- **Sanitary Sewer:** Should development occur at the site, sanitary sewers can be extended from existing infrastructure to serve this subdivision. Additional storm and sanitary sewer easements shall be required based on preliminary engineering of conceptual plans at the time of development.
- **Other Utilities:** Mid American Energy Company has established their easement needs. Other normal utility services are available.

### Public Input:

No Public Hearing is required for a final plat.

### ATTACHMENTS:

Type	Description
▢ Resolution Letter	Resolution
▢ Backup Material	Final Plat
▢ Backup Material	Zoning & Future Land Use Map
▢ Backup Material	Application

### REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Berkley, Laura	Approved	2/23/2023 - 12:31 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Gripp.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION approving Case F22-07 being the request of Civil Engineering Consultants, Inc on behalf of MidAmerican Energy Company for a final plat of Subdivision 78, a 2-lot subdivision on 14.52 acres located at 6702 and 6652 N Division Street.

WHEREAS, the Plan and Zoning Commission reviewed Case F22-07 at the May 31, 2022 regularly scheduled meeting with a recommendation for approval subject to the following six conditions:

1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. Add an approval signature line for Metronet.
4. Provide a minimum 15-foot-wide utility easement along street right-of-way.
5. Provide a minimum 10-foot-wide utility easement along all adjacent properties.
6. Add a note stating, "Stormwater detention and water quality treatment will be required with this subdivision and shall be owned and maintained by the property owner."; and

WHEREAS, the conditions will be added to the plat and/or provided.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the final plat of Subdivision 78, an addition to the City of Davenport, Scott County, Iowa as filed with the City Clerk, by MidAmerican Energy Company, an Iowa corporation, be and the same is hereby approved and accepted; and the dedication for public street purposes and the granting of easements as shown on said plat are accepted and confirmed by the Mayor and Deputy City Clerk of said City; and

BE IT FURTHER RESOLVED that the Mayor and Deputy City Clerk are hereby authorized and directed to certify to the adoption of this Resolution on said plat as required by law.

Passed and approved this 8th day of March, 2023.

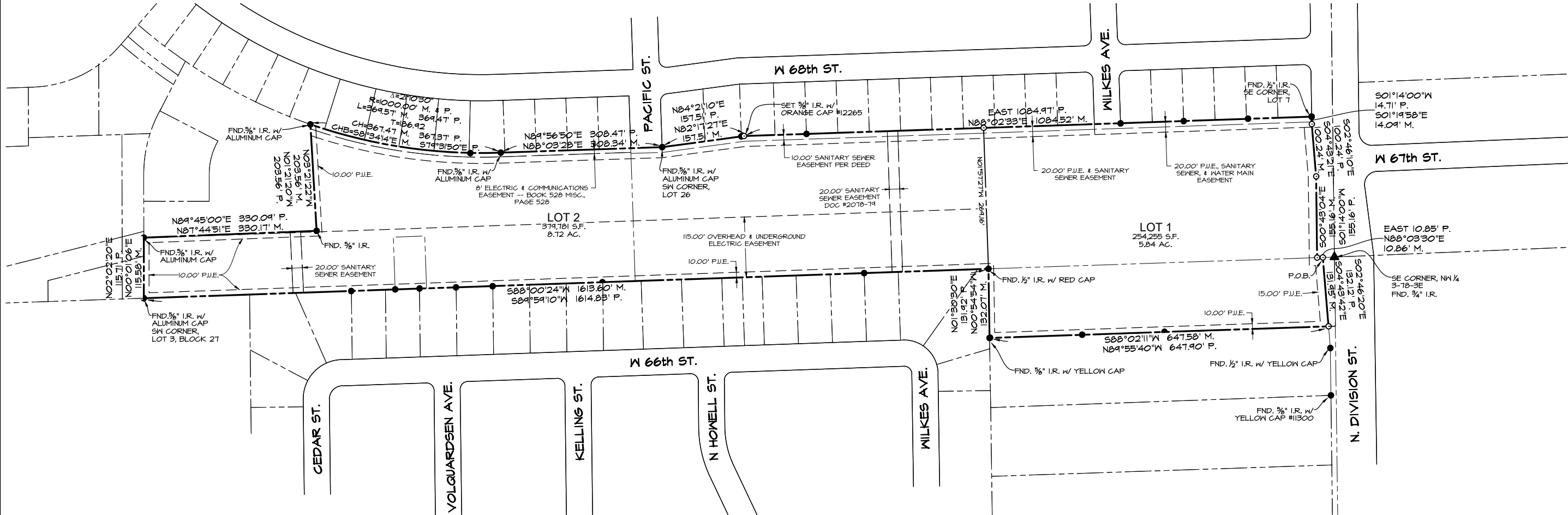
Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

FINAL PLAT  
SUBDIVISION 78  
AN OFFICIAL PLAT OF A REPLAT OF A PORTION OF  
THE REPLAT OF A PORTION OF RIDGEVIEW PARK AND  
PARTS OF THE SW ¼ & NW ¼ OF SECTION 3, T-78N, R-3E  
IN THE CITY OF DAVENPORT,  
SCOTT COUNTY, IOWA



**LEGAL DESCRIPTION**  
A PARCEL OF LAND IN LOT 2 AND PART OF LOT 3 IN BLOCK 27 OF THE REPLAT OF A PORTION OF RIDGEVIEW PARK, AN OFFICIAL PLAT AND IN THE NW ¼ AND IN THE SW ¼ OF SECTION 3, T-78N, R-3E OF THE 5TH P.M., ALL NOW INCLUDED IN AND FORMING A PART OF THE CITY OF DAVENPORT, SCOTT COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS:

COMMENCING AS A POINT OF REFERENCE AT THE SE CORNER OF THE NW ¼ OF SAID SECTION 3; THENCE S88°03'30"W, 22.15 FEET ALONG THE SOUTH LINE OF SAID NW ¼ TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF N. DIVISION STREET AS IT NOW EXISTS AND BEING THE POINT OF BEGINNING; THENCE S04°43'42"E, 131.95 FEET ALONG SAID WEST RIGHT-OF-WAY LINE TO A POINT; THENCE S88°02'11"W, 647.58 FEET TO A POINT ON THE EAST LINE OF CEDAR RIDGE 3RD ADDITION, AN OFFICIAL PLAT; THENCE N01°30'30"E, 131.42 FEET ALONG SAID EAST LINE TO THE NE CORNER OF SAID PLAT; THENCE S88°00'24"W, 1613.60 FEET ALONG THE NORTH LINE OF THE FOLLOWING OFFICIAL PLATS, CEDAR RIDGE 3RD ADDITION, CEDAR RIDGE SECOND ADDITION, SMARTI'S FIRST ADDITION, PINEVIEW THIRD ADDITION, PINEVIEW 2ND ADDITION, AND PINEVIEW FIRST ADDITION AND BEING THE SOUTH LINE OF THE NW ¼, AND THE SOUTH LINE OF LOTS 2 & 3, BLOCK 27 OF THE REPLAT OF A PORTION OF RIDGEVIEW PARK, TO THE SW CORNER OF SAID LOT 3; THENCE N00°01'06"E, 115.58 FEET ALONG THE WEST LINE OF SAID LOT 3 TO A POINT; THENCE N81°44'15"E, 330.17 FEET TO A POINT; THENCE N03°21'22"W, 203.56 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 3 AND SAID POINT ALSO BEING ON THE SOUTH LINE OF BLOCK 26 IN SAID REPLAT OF A PORTION OF RIDGEVIEW PARK; THENCE EASTERLY ALONG SAID NORTH AND SOUTH LINES ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1000.00 FEET, A CHORD BEARING OF S81°34'14"E, AN ARC LENGTH OF 364.51 FEET TO A POINT; THENCE N88°03'28"E, 308.34 FEET ALONG SAID LINES AND SAID LINES EXTENDED TO THE SW CORNER OF LOT 26, CRESTVIEW MANOR 4TH ADDITION, AN OFFICIAL PLAT; THENCE N82°11'21"E, 151.51 FEET ALONG THE SOUTH LINE OF SAID PLAT TO A POINT; THENCE N88°02'33"E, 1084.52 FEET ALONG THE SOUTH LINE OF SAID PLAT AND THE SOUTH LINE OF CRESTVIEW MANOR 6TH ADDITION, AN OFFICIAL PLAT TO THE SE CORNER OF LOT 7 OF SAID CRESTVIEW MANOR 6TH ADDITION AND BEING THE WEST RIGHT-OF-WAY LINE OF N. DIVISION STREET AS IT NOW EXISTS; THENCE S01°14'58"W, 14.09 FEET ALONG SAID WEST RIGHT-OF-WAY LINE TO A POINT; THENCE S04°43'21"E, 100.24 FEET ALONG SAID WEST RIGHT-OF-WAY LINE TO A POINT; THENCE S00°49'04"E, 155.16 FEET TO A POINT ON THE SOUTH LINE OF SAID NW ¼; THENCE N88°03'30"E, 10.86 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING AND CONTAINING 14.56 ACRES, MORE OR LESS.



LEGEND	
	PROPERTY BOUNDARY
	ADJACENT LOT LINES
	BUILDING SETBACK LINE (B.S.L.)
	EASEMENT LINE
	FOUND SECTION CORNER
	FOUND CORNER AS NOTED
	SET CORNER NW 5/8" I.R. w/ ORANGE CAP #12265
	I.R.
	G.P.
	M.
	P.
	P.U.E.
	P.O.B.
	B.S.L.

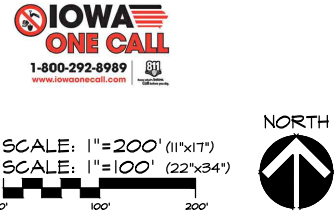
**OWNER/APPLICANT**  
MIDAMERICAN ENERGY COMPANY  
P.O. BOX 657  
DES MOINES, IOWA 50306-0657  
563-333-8150  
dmcarlson@midamerican.com

**ZONING**  
R-1 & R-4

**BUILDING SETBACKS**  
FRONT YARD 25 FEET  
REAR YARD 50 FEET  
SIDE YARD 10 FEET, WITH SUM OF SIDE YARDS = 25 FEET

**NOTES**  
1. STORMWATER DETENTION AND WATER QUALITY TREATMENT WILL BE REQUIRED WITH ANY NEW DEVELOPMENT IN THIS SUBDIVISION AND SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER.  
2. STORM WATER DETENTION EASEMENTS SHALL BE PROVIDED BY THE PROPERTY OWNERS WITH ANY NEW DEVELOPMENT ON THE LOTS.

APPROVAL SIGNATURES	
MAYOR	DATE
CITY CLERK	DATE
PLANNING & ZONING COMMISSION	DATE
MIDAMERICAN ENERGY COMPANY	DATE
CENTURYLINK	DATE
MEDIA.COM	DATE
IOWA-AMERICAN WATER COMPANY	DATE
METRONET	DATE



INDEX LEGEND	
COUNTY:	SCOTT
CITY:	DAVENPORT
SUBDIVISION:	REPLAT OF A PORTION OF RIDGEVIEW PARK
BLOCK:	27
LOTS:	2 & 3
SECTION	SW ¼ & NW ¼, SEC. 3-78-3E
PROPRIETOR (S):	MIDAMERICAN ENERGY COMPANY P.O. BOX 657 DES MOINES, IOWA 50306-0657 563-333-8150 dmcarlson@midamerican.com
REQUESTED BY:	MIDAMERICAN ENERGY COMPANY
PROFESSIONAL LAND SURVEYOR:	PATRICK J. SHEPARD, PLS
RETURN TO COMPANY:	CIVIL ENGINEERING CONSULTANTS, INC ATTN: PATRICK J. SHEPARD, PLS 2400 86TH STREET, SUITE 12 DES MOINES, IA 50322 PHONE: 515-276-4884

**CERTIFICATION**

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

PATRICK J. SHEPARD, IOWA LICENSE NO. 12265 DATE MY LICENSE RENEWAL DATE IS DECEMBER 31, 2023  
PAGES OR SHEETS COVERED BY THIS SEAL:

SHEET 1-3 OF 3

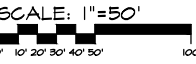
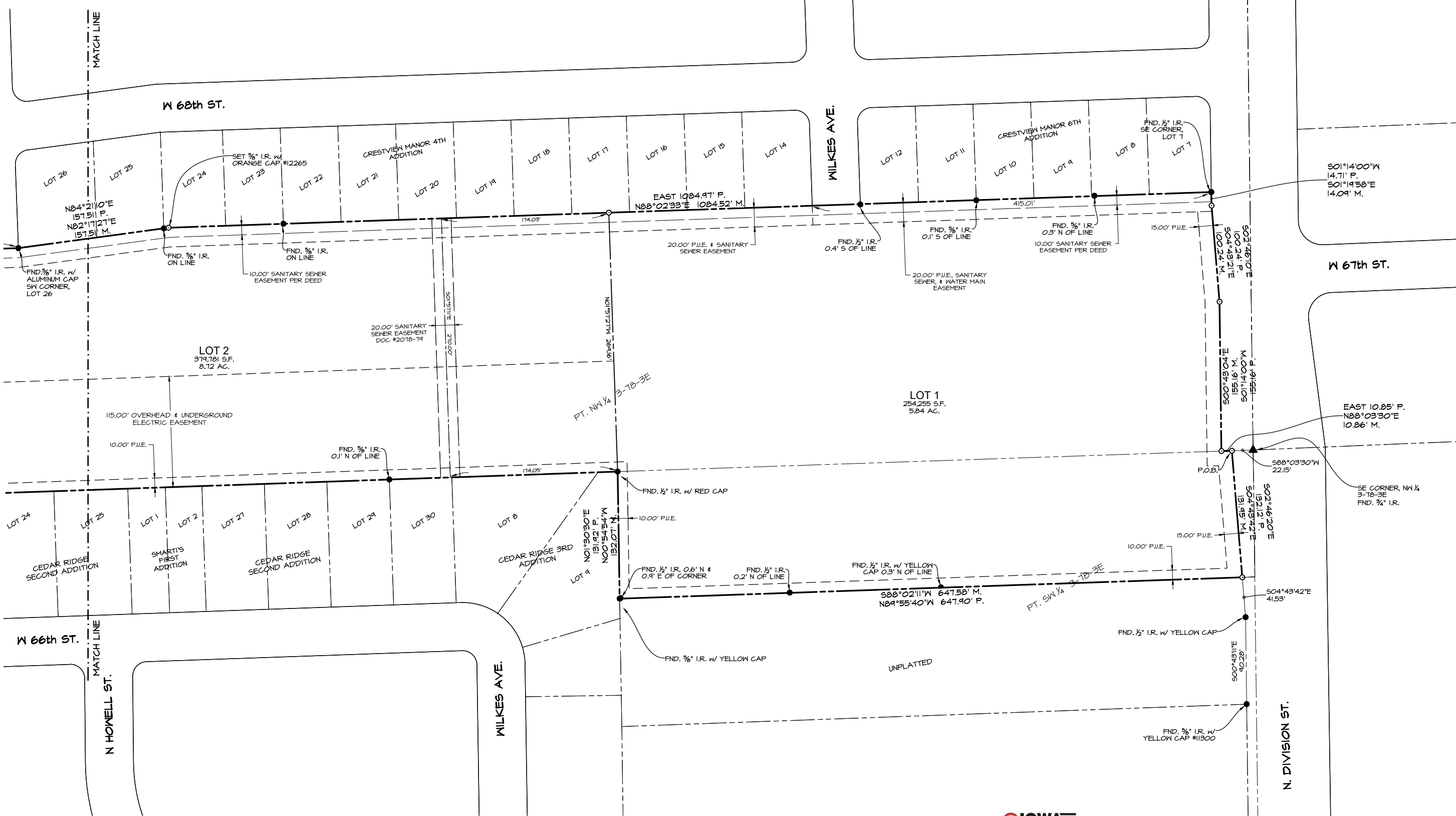
PROFESSIONAL LAND SURVEYOR

PATRICK J. SHEPARD  
12265

IOWA

Q:\E-FILES\E-8000\E8713\_C3D Drawings\Plats\E8713 Final Plat.dwg, 2/20/2023 8:14:06 AM, mdostalik, 1:2

FINAL PLAT  
SUBDIVISION 78  
AN OFFICIAL PLAT OF A REPLAT OF A PORTION OF  
THE REPLAT OF A PORTION OF RIDGEVIEW PARK AND  
PARTS OF THE SW ¼ & NW ¼ OF SECTION 3, T-78N, R-3E  
IN THE CITY OF DAVENPORT,  
SCOTT COUNTY, IOWA



Civil Engineering Consultants, Inc.  
2400 86th Street, Unit 12, Des Moines, Iowa 50322  
515.276.4884, mail@cecinc.com

DATE:	02-20-2023
DATE OF SURVEY:	
DESIGNED BY:	MMD
DRAWN BY:	MMD

SUBDIVISION 78  
AN OFFICIAL PLAT IN THE CITY OF DAVENPORT, SCOTT COUNTY, IOWA

FINAL PLAT

SHEET  
2  
OF 3

E-8713

**FINAL PLAT**  
**SUBDIVISION 78**  
AN OFFICIAL PLAT OF A REPLAT OF A PORTION OF  
THE REPLAT OF A PORTION OF RIDGEVIEW PARK AND  
PARTS OF THE SW ¼ & NW ¼ OF SECTION 3, T-78N, R-3E  
IN THE CITY OF DAVENPORT,  
SCOTT COUNTY, IOWA



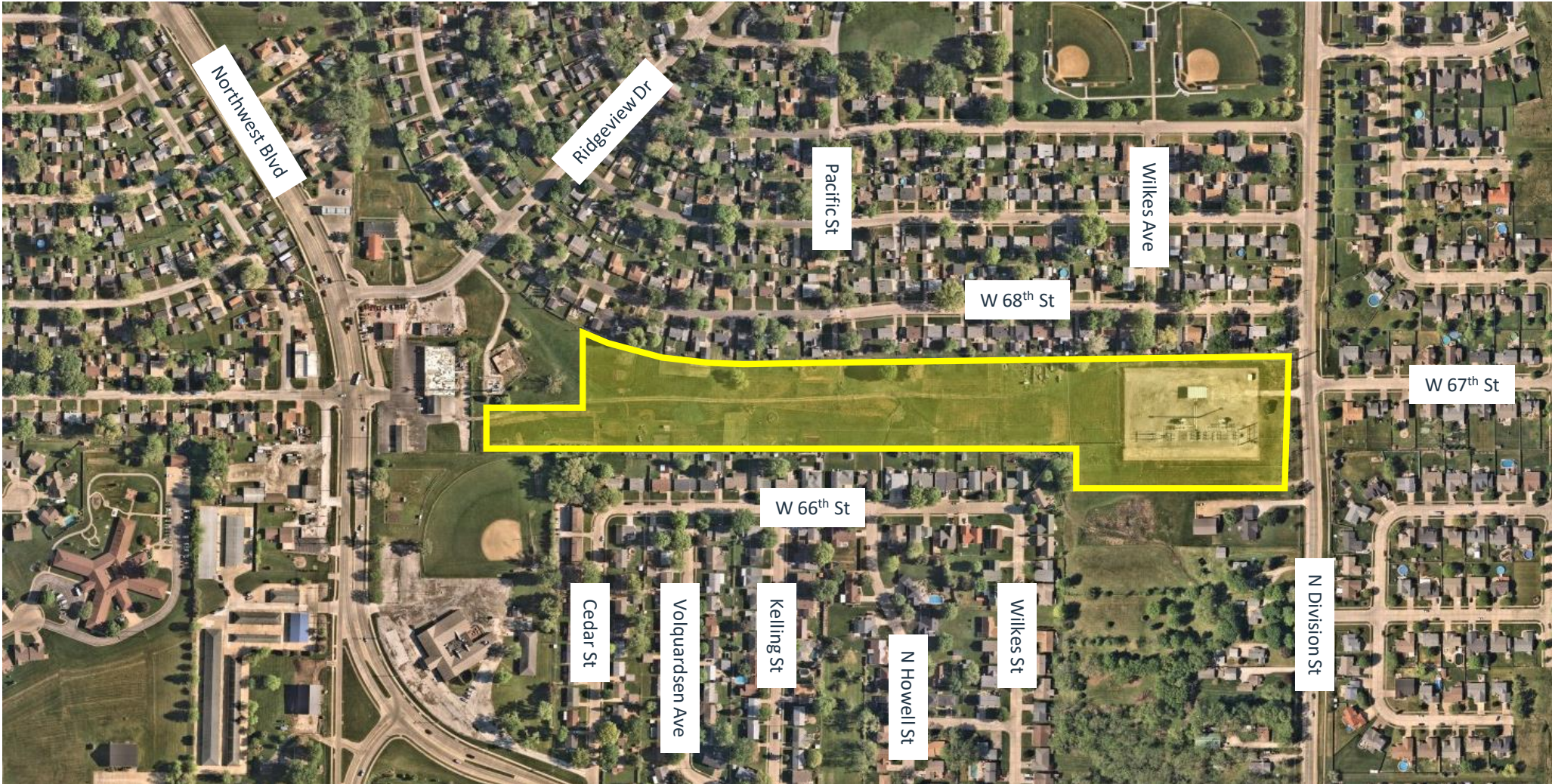
NORTH

A black circle with a white arrow pointing upwards, indicating North.



# Vicinity Map

DAVENPORT  
IOWA | USA



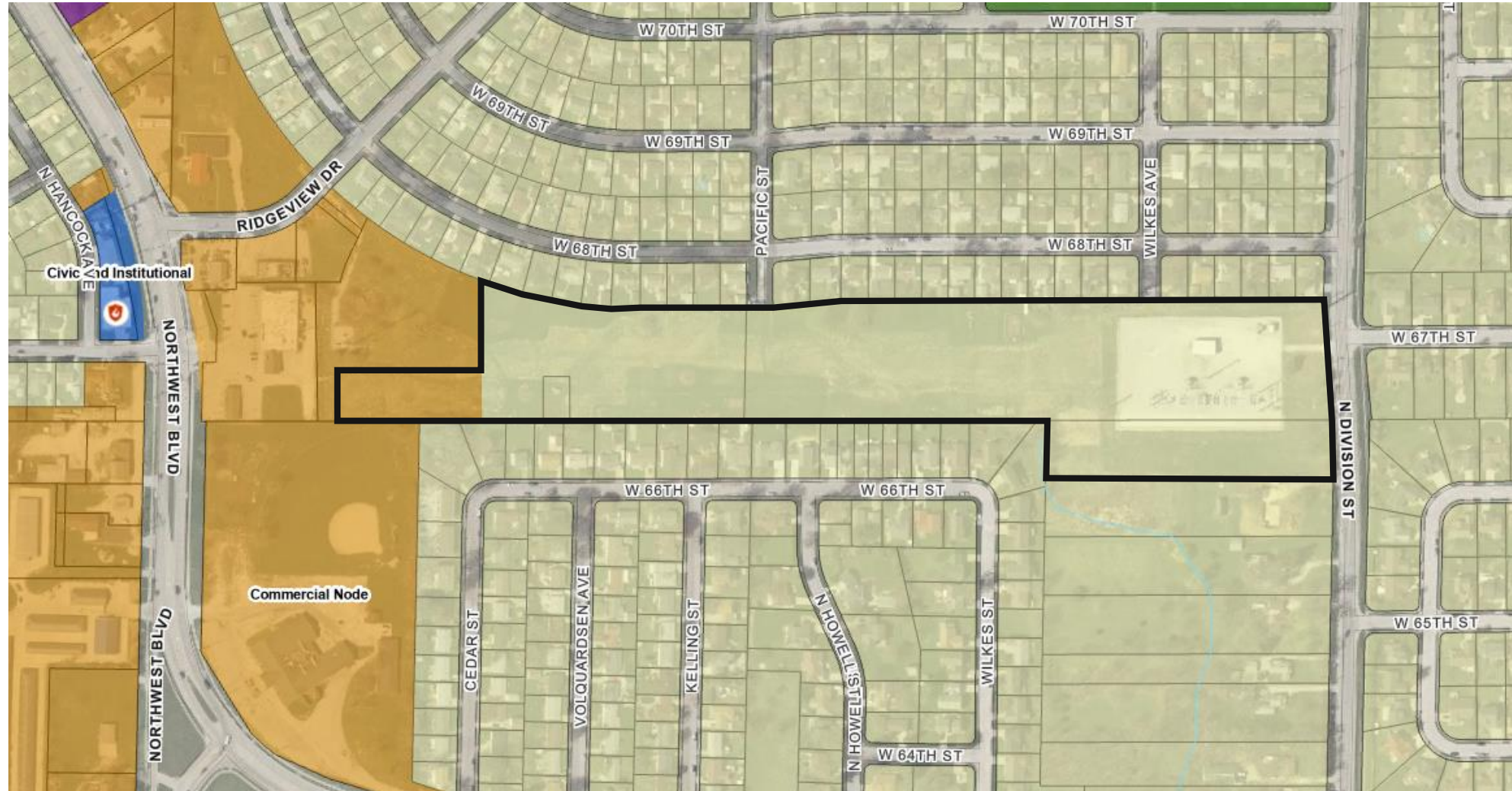


# Zoning Map





# Future Land Use Map





Complete application can be emailed to [planning@davenportiowa.com](mailto:planning@davenportiowa.com)

**Property Address\***

\*If no property address, please submit a legal description of the property.

**Applicant (Primary Contact)**

Name:  
Company:  
Address:  
City/State/Zip:  
Phone:  
Email:

*Application Form Type:*

**Plan and Zoning Commission**

Zoning Map Amendment (Rezoning)  
Planned Unit Development  
Zoning Ordinance Text Amendment  
Right-of-way or Easement Vacation  
Voluntary Annexation

**Owner** (if different from Applicant)

Name:  
Company:  
Address:  
City/State/Zip:  
Phone:  
Email:

**Zoning Board of Adjustment**

Zoning Appeal  
Special Use  
Hardship Variance

**Engineer** (if applicable)

Name:  
Company:  
Address:  
City/State/Zip:  
Phone:  
Email:

**Design Review Board**

Design Approval  
Demolition Request in the Downtown  
Demolition Request in the Village of  
East Davenport

**Architect** (if applicable)

Name:  
Company:  
Address:  
City/State/Zip:  
Phone:  
Email:

**Historic Preservation Commission**

Certificate of Appropriateness  
Landmark Nomination  
Demolition Request

**Administrative**

Administrative Exception  
Health Services and Congregate  
Living Permit

**Attorney** (if applicable)

Name:  
Company:  
Address:  
City/State/Zip:  
Phone:  
Email:

**Preliminary Plat – Required for subdivisions of four lots or more.**

Property Location:

Total Land Area:

Total Number of Lots:

Does the Property Contain a Drainage Way or is it Located in a Floodplain Area:      Yes      No

**Submittal Requirements:**

- The completed application form.
- Required fee:  
Ten or fewer lots - \$400 plus \$25 per lot.  
Eleven to twenty-five lots - \$700 plus \$25 per lot.  
More than twenty-five lots - \$1,000 plus \$25 per lot.
- A PDF of the proposed plat at a scale of not less than one inch per one hundred feet, which depicts the following:
  - The location of existing property lines, section lines, easements, corporate limits and other legally established districts, streets, buildings, watercourses, tree masses and other existing features within the area to be subdivided and similar facts regarding existing conditions on the land.
  - The proposed location and width of streets, alleys, lots, building setback lines and easements.
  - Existing sanitary and storm sewers, water mains, culverts and other underground structures within the tract and immediately adjacent thereto. The location and size of the nearest water main and sewer or outlet shall be indicated in a general way upon the plat.
  - Proposed name of the subdivision (which shall not duplicate any previously filed plat), the name of the land owner, land developer, and land surveyor.
  - The names and adjoining boundaries of all adjacent subdivisions and the names of record owners of adjoining parcels of unsubdivided land.
  - Existing contours with intervals of five feet or less.
  - North point, scale and date.
  - A vicinity sketch showing the proposed subdivision in relationship to surrounding development and street systems.

## **Final Plat – Required for subdivisions of two lots or more.**

Property Location:

Total Land Area:

Total Number of Lots:

Linear Feet of Streets Added:

Does the Property Contain a Drainage Way or is it Located in a Floodplain Area:      Yes      No

### **Submittal Requirements:**

- The completed application form.
- Required fee:
  - Ten or fewer lots - \$400 plus \$25 per lot.
  - Eleven to twenty-five lots - \$700 plus \$25 per lot.
  - More than twenty-five lots - \$1,000 plus \$25 per lot.
- A PDF of the proposed final plat at a scale of not less than one inch per one fifty feet, which depicts the following:
  - The boundary lines of the area being subdivided with accurate distances and bearings.
  - The lines of all proposed streets and alleys with their width and names.
  - The accurate outline of any property which is offered for dedication for public use.
  - The lines of all adjoining lands and the lines of adjacent streets and alleys with their width and names.
  - All lot lines and an identification system for lots and blocks.
  - Building lines and easements for any right-of-way provided for public use, services or utilities, or excess storm water passageways with figures showing their dimensions.
  - All dimensions, both linear and angular, necessary for locating subdivision boundaries, lots, streets, alleys, and of any other areas for public or private use. The linear dimensions are to be expressed in feet and decimals of a foot.
  - Radii, arcs and chords, points of tangency, central angles for all curvilinear streets, and radii and tangents for all rounded corners.
  - All survey monuments and bench marks together with their descriptions.
  - Name of subdivision and description of property subdivided showing its location by distance and bearing to the nearest quarter section monument; points of compass; graphic scale of map; and name and address of owner or owners or the subdivider, or in the case of corporate ownership, the name and address of the registered agent of said corporation shall also appear on the plat;
- Prior to forwarding the proposed final plat to City Council:
  - One full size copy of corrected final plat with the original mylar/sepia and one reduced copy signed/stamped by the utility companies.
  - Executed platting certificates acceptable to the City of Davenport:
    - Acceptance by the City of Davenport.
    - Hold Harmless Agreement.
    - Assessment waiver (sidewalks and subdivision improvements).
    - Dedication of Owner.
    - Consent to platting where applicable.
    - Certificate of Attorney.
    - Surveyor's Certificate.
    - Certificate of County Treasurer.
    - Certificate of Subdivision Name by Scott County Auditor.

**The petitioner hereby acknowledges and agrees to the following procedure and requirements for submission and approval of a Preliminary Plat:**

- (1) Application:
  - The submission of the application does not constitute official acceptance by the City of Davenport. Planning staff will review the application for completeness and notify the applicant that the application has been accepted or additional information is required. Inaccurate or incomplete applications may result in delay of required public hearings.
- (2) Plan and Zoning Commission's consideration of the proposed preliminary plat:
  - Planning staff will perform a technical review of the petition and present its findings and recommendation to the Plan and Zoning Commission.
  - The Plan and Zoning Commission will vote to provide its recommendation to the City Council. The Plan and Zoning Commission's recommendation is forwarded to the City Council.
- (3) City Council's consideration of the proposed preliminary plat:
  - The Committee of the Whole (COW) will consider the petition. Subsequently, the City Council will vote on the petition.

**The petitioner hereby acknowledges and agrees to the following procedure and requirements for submission and approval of a Final Plat:**

- (1) Application:
  - The submission of the application does not constitute official acceptance by the City of Davenport. Planning staff will review the application for completeness and notify the applicant that the application has been accepted or additional information is required. Inaccurate or incomplete applications may result in delay of required public hearings.
- (2) Plan and Zoning Commission's consideration of the proposed final plat:
  - Planning staff will perform a technical review of the petition and present its findings and recommendation to the Plan and Zoning Commission.
  - The Plan and Zoning Commission will vote to provide its recommendation to the City Council. The Plan and Zoning Commission's recommendation is forwarded to the City Council.
- (3) City Council's consideration of the final plat:
  - Prior to forwarding the petition to the City Council, the following must be provided to the Community Planning and Economic Development Department:
    - One full size copy of the corrected final plat and one reduced copy of the corrected final plat signed/stamped by the utility companies.
    - Executed platting certificate.
  - The Committee of the Whole (COW) will consider the petition. Subsequently, the City Council will vote on the petition.
- (4) Recordation:
  - After the Mayor signs the approved final plats and Acceptance by the City of Davenport, the final will be released to the Surveyor to obtain and return 21 full size copies to the Community Planning and Economic Development Department.
  - After the 21 copies are returned, two copies of the final plat and platting certificates will be released to the petitioner.
  - It is the petitioner's responsibility to record the final plat with the Scott County Recorder's Office.

Petitioner:

Date:

By typing your name, you acknowledge and agree to the aforementioned procedure and requirements.

Received by:

Date:

Planning staff

Date of Plan and Zoning Commission Public Hearing:

Plan and Zoning Commission meetings are held the Tuesday prior to City Council Committee of the Whole meetings at 5:00 p.m. in City Hall Council Chambers, 226 West 4<sup>th</sup> Street, Davenport, Iowa.



**Authorization to Act as Applicant**

See attached sheet for authorization signature.

I, \_\_\_\_\_ authorize  
to act as applicant, representing me/us before the Plan and Zoning Commission and City Council for  
the property located at \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Signature(s)

State of \_\_\_\_\_ ,  
County of \_\_\_\_\_ .  
Sworn and subscribed to before me

This \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_\_

\_\_\_\_\_

Form of Identification

\_\_\_\_\_

Notary Public

My Commission Expires:

City of Davenport

Department: Public Safety  
Contact Info: Gary Statz | 563-326-7754

**Action / Date**  
**3/8/2023**

**Subject:**

Third Consideration: Ordinance amending Schedule VII No Parking of Chapter 10.96 entitled "Schedules" of the Municipal Code of Davenport, Iowa by adding Fairmount Street along the east side from Locust Street to Garfield Street thereto. [Ward 1]

**Recommendation:**

Adopt the Ordinance.

**Background:**

Fairmount Street is 29-feet wide between Locust Street and Garfield Street and currently allows parking along the east side of the street. Most of the streets of that width that allow parking are residential streets. Fairmount has a volume of about 9,000 vehicles per day. When a vehicle is parked in this corridor, northbound traffic typically waits for southbound traffic to pass before proceeding past the parked vehicle. This is not good for traffic flow on a busy collector street. Rarely are vehicles parked in this corridor, so this change should not be a problem for the residents. Most of the residents along the east side of Fairmount have driveways that are 80 feet or longer.

**ATTACHMENTS:**

Type	Description
▣ Ordinance	Ordinance

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	1/25/2023 - 1:50 PM
Public Works Committee	Moses, Trish	Approved	1/25/2023 - 1:50 PM
City Clerk	Admin, Default	Approved	1/25/2023 - 4:54 PM

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SCHEDULE VII NO PARKING OF CHAPTER 10.96 ENTITLED "SCHEDULES" OF THE MUNICIPAL CODE OF DAVENPORT, IOWA BY ADDING FAIRMOUNT STREET ALONG THE EAST SIDE FROM LOCUST STREET TO GARFIELD STREET THERETO.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF DAVENPORT, IOWA:

Section 1. That Schedule VII No Parking of the Municipal Code of Davenport, Iowa be and the same is hereby amended by adding the following:

Fairmount Street along the east side from Locust Street to Garfield Street.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration \_\_\_\_\_

Second Consideration \_\_\_\_\_

Approved \_\_\_\_\_

Published in the *Quad-City Times* on \_\_\_\_\_

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

City of Davenport

Department: Public Works - Engineering  
Contact Info: Gary Statz | 563-326-7754

**Action / Date**  
**3/1/2023**

**Subject:**

First Consideration: Ordinance amending Schedule XI Resident Parking Only of Chapter 10.96 entitled "Schedules" by adding 6th Street along the south side from 75 feet east of Ripley Street, east 80 feet thereto. [Ward 3]

**Recommendation:**

Adopt the Ordinance.

**Background:**

The resident at 321 West 6th Street is having issues with the residents in the adjacent apartment building. The apartment does have some off-street parking available in back but it is more convenient for residents to park on the street. The home does have a driveway but no garage. The apartment residents often take up the parking in front of the home and block the driveway. Numerous calls have been made to the Police Department to clear room in front of the driveway and it has been decided to try a resident parking only zone to see if that will help.

**ATTACHMENTS:**

Type	Description
▣ Ordinance	Ordinance

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:21 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:21 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 4:40 PM

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SCHEDULE XI RESIDENT PARKING ONLY OF CHAPTER 10.96 ENTITLED "SCHEDULES" BY ADDING 6TH STREET ALONG THE SOUTH SIDE FROM 75 FEET EAST OF RIPLEY STREET, EAST 80 FEET THERETO.

Section 1. That Schedule XI Resident Parking Only of the Municipal Code of Davenport, Iowa be and the same is hereby amended by adding the following:

6th Street along the south side from 75 feet east of Ripley Street, east 80 feet.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration \_\_\_\_\_

Second Consideration \_\_\_\_\_

Approved \_\_\_\_\_

Published in the *Quad-City Times* on \_\_\_\_\_

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk



City of Davenport

Department: Public Works - Engineering  
Contact Info: Gary Statz | 563-326-7754

**Action / Date**  
**3/8/2023**

**Subject:**

First Consideration: Ordinance amending Schedule XI Resident Parking Only of Chapter 10.96 entitled "Schedules" by adding Bridge Avenue along the frontage of 1032 Bridge Avenue thereto. [Ward 5]

**Recommendation:**

Adopt the Ordinance.

**Background:**

The resident at 1032 Bridge Avenue lives across the street from a large apartment complex. There is 90-degree parking along the north side of the apartment buildings but residents will often park on Bridge Avenue if it is closer to their apartment doors. The parking in front of 1032 Bridge is often occupied by these residents and it is believed that a resident parking only zone in front of this home will help take care of this problem. The zone will be 50 feet long.

**ATTACHMENTS:**

Type	Description
▣ Ordinance	Ordinance

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:20 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:21 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 4:41 PM

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SCHEDULE XI RESIDENT PARKING ONLY OF CHAPTER 10.96 ENTITLED "SCHEDULES" BY ADDING BRIDGE AVENUE ALONG THE FRONTAGE OF 1032 BRIDGE AVENUE THERETO.

Section 1. That Schedule XI Resident Parking Only of the Municipal Code of Davenport, Iowa be and the same is hereby amended by adding the following:

Bridge Avenue along the frontage of 1032 Bridge Avenue.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration \_\_\_\_\_

Second Consideration \_\_\_\_\_

Approved \_\_\_\_\_

Published in the *Quad-City Times* on \_\_\_\_\_

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

City of Davenport

Department: City Clerk  
Contact Info: Brian Krup | 563-326-6163

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution approving street, lane, or public ground closure requests for the listed dates and times to hold outdoor events.

Davenport Community School District; Intermediate Track Meets; Brady Street Stadium | 3603 Brady Street; various dates and times in April 2023 (see attached list); **Closure:** 36th Street from Brady Street to west of Davenport Avenue. [Ward 7]

Brian Doerrfeld; Easter Egg Scramble; Village of East Davenport; Saturday, April 8, 2023 7:00 a.m. - 11:30 a.m.: **Closure:** Mound Street from East 11th Street to East 12th Street. [Ward 5]

Project Renewal; Fit-Fest; 906 West 5th Street; Saturday, April 15, 2023 7:00 a.m. - 12:00 p.m.; **Closures:** West 6th Street from Gaines Street to Marquette Street; Warren Street from West 5th Street to West 6th Street. [Ward 3]

Corbalt Running Club; Arconic Jr Bix; Downtown; Friday, July 28, 2023 1:00 p.m. - 9:00 p.m.; **Closures:** East 4th Street from Pershing Avenue to River Drive; East 3rd Street from Iowa Street to River Drive; and Iowa and LeClaire Streets from 3rd Street to 4th Street. [Ward 3]

**Recommendation:**

Adopt the Resolution.

**Background:**

Per the City's Special Events Policy, City Council will approve street, lane, and public ground closure request based on the recommendation of the Special Events Committee.

Easter Egg Scramble | City Council approved the race route on January 11. The sponsor emailed the Deputy City Clerk on February 14 and stated the route was a bit short and this additional one block closure will make up for that. He has been instructed to contact the Police Department and Bi-State Barricade to make them aware of the adjustment as well as notify the properties on that block.

**ATTACHMENTS:**

Type	Description
▢ Resolution Letter	Resolution
▢ Backup Material	Intermediate Track Meet Map
▢ Backup Material	Intermediate Track Meet Schedule
▢ Backup Material	Easter Egg Scramble Letter to Properties
▢ Backup Material	Fit-Fest Map
▢ Backup Material	Fit-Fest Letter to Neighbors
▢ Backup Material	Jr Bix Map
▢ Backup Material	Jr Bix Description

**REVIEWERS:**

Department  
City Clerk

Reviewer  
Admin, Default

Action  
Approved

Date  
2/23/2023 - 4:12 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Jobgen.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION approving street, lane, or public ground closure requests for the listed dates and times to hold outdoor events.

*Davenport Community School District; Intermediate Track Meets; Brady Street Stadium / 3603 Brady Street; various dates and times in April 2023 (see attached list); **Closure:** 36th Street from Brady Street to west of Davenport Avenue. [Ward 7]*

*Brian Doerrfeld; Easter Egg Scramble; Village of East Davenport; Saturday, April 8, 2023 7:00 a.m. - 11:30 a.m.; **Closure:** Mound Street from East 11th Street to East 12th Street. [Ward 5]*

*Project Renewal; Fit-Fest; 906 West 5th Street; Saturday, April 15, 2023 7:00 a.m. - 12:00 p.m.; **Closures:** West 6th Street from Gaines Street to Marquette Street; Warren Street from West 5th Street to West 6th Street. [Ward 3]*

*Cornbelt Running Club; Arconic Jr Bix; Downtown; Friday, July 28, 2023 1:00 p.m. - 9:00 p.m.; **Closures:** East 4th Street from Pershing Avenue to River Drive; East 3rd Street from Iowa Street to River Drive; and Iowa and LeClaire Streets from 3rd Street to 4th Street. [Ward 3]*

WHEREAS, the City, through its Special Events Policy, has accepted the above applications for events on the listed date and time that are requesting street, lane, or public ground closures; and

WHEREAS, upon review of the applications, it has been determined that streets, lanes, or public grounds will need to be closed.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the above street, lane, or public ground closure requests are hereby approved and staff is directed to proceed with the closures.

Passed and approved this 8th day of March, 2023.

Approved:

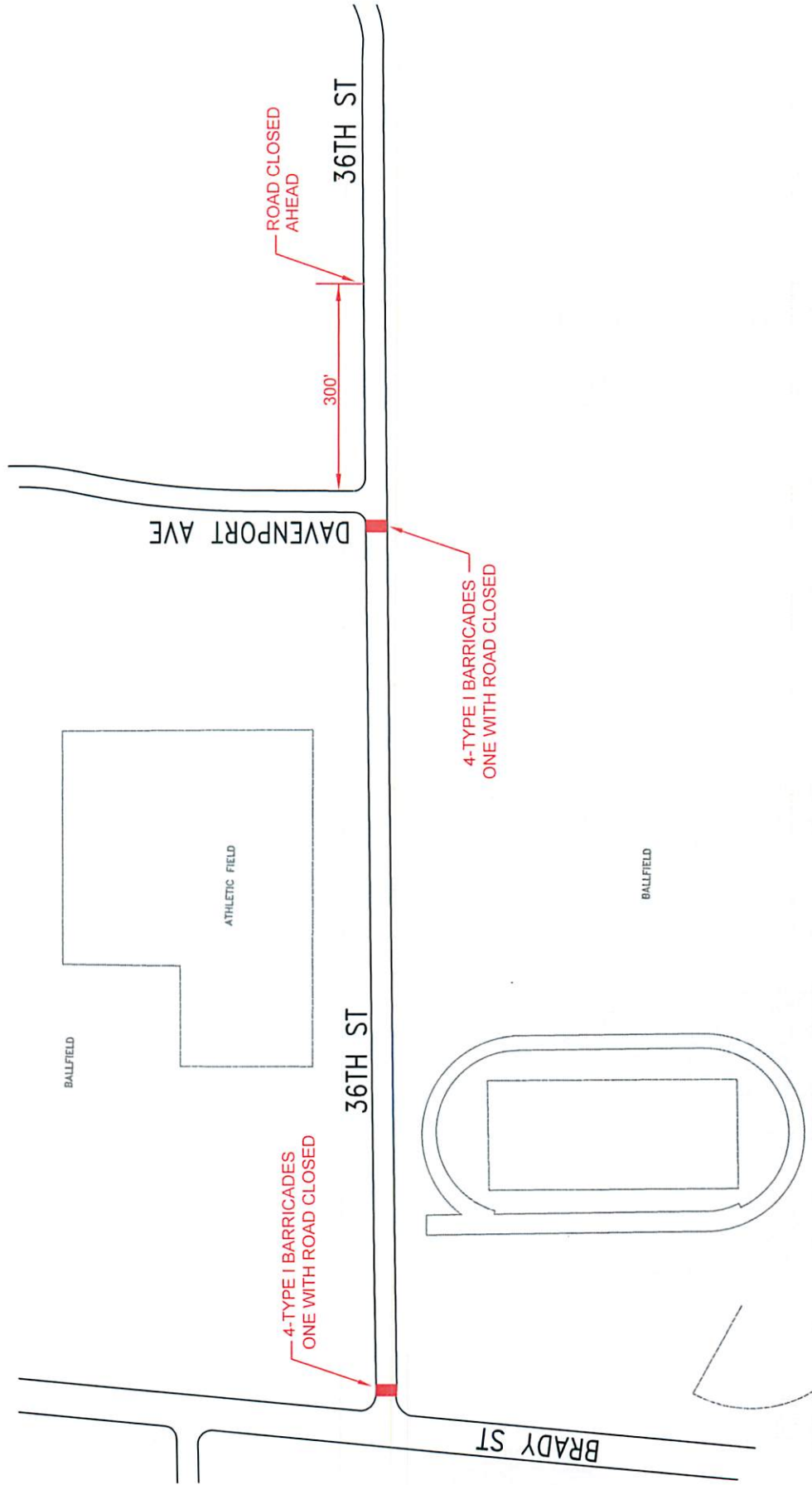
Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk



# DAVENPORT SCHOOLS STREET CLOSURE



## **Davenport Community School District | Intermediate Track Meet Schedule**

### **Monday, April 3rd 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 4:00 PM - 7:00 PM

### **Monday, April 10th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 4:00 PM - 7:00 PM

### **Wednesday, April 12th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 7:30 PM

### **Tuesday, April 18th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 8:00 PM

### **Wednesday, April 19th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 7:30 PM

### **Monday, April 24th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 7:30 PM

### **Thursday, April 27th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 7:30 PM

### **Friday, April 28th 2023**

Setup Time: 3:00 PM - 7:30 PM

Event Time: 4:00 PM - 7:00 PM

Cleanup Time: 7:00 PM - 7:30 PM

SPRING  
2023

# Easter

## EGG SCRAMBLE

FAMILY  
5K

5K Road Race • Kids 'Bunny Hop' &  
Easter Egg Hunt in The Village!

## Hello Neighbor!

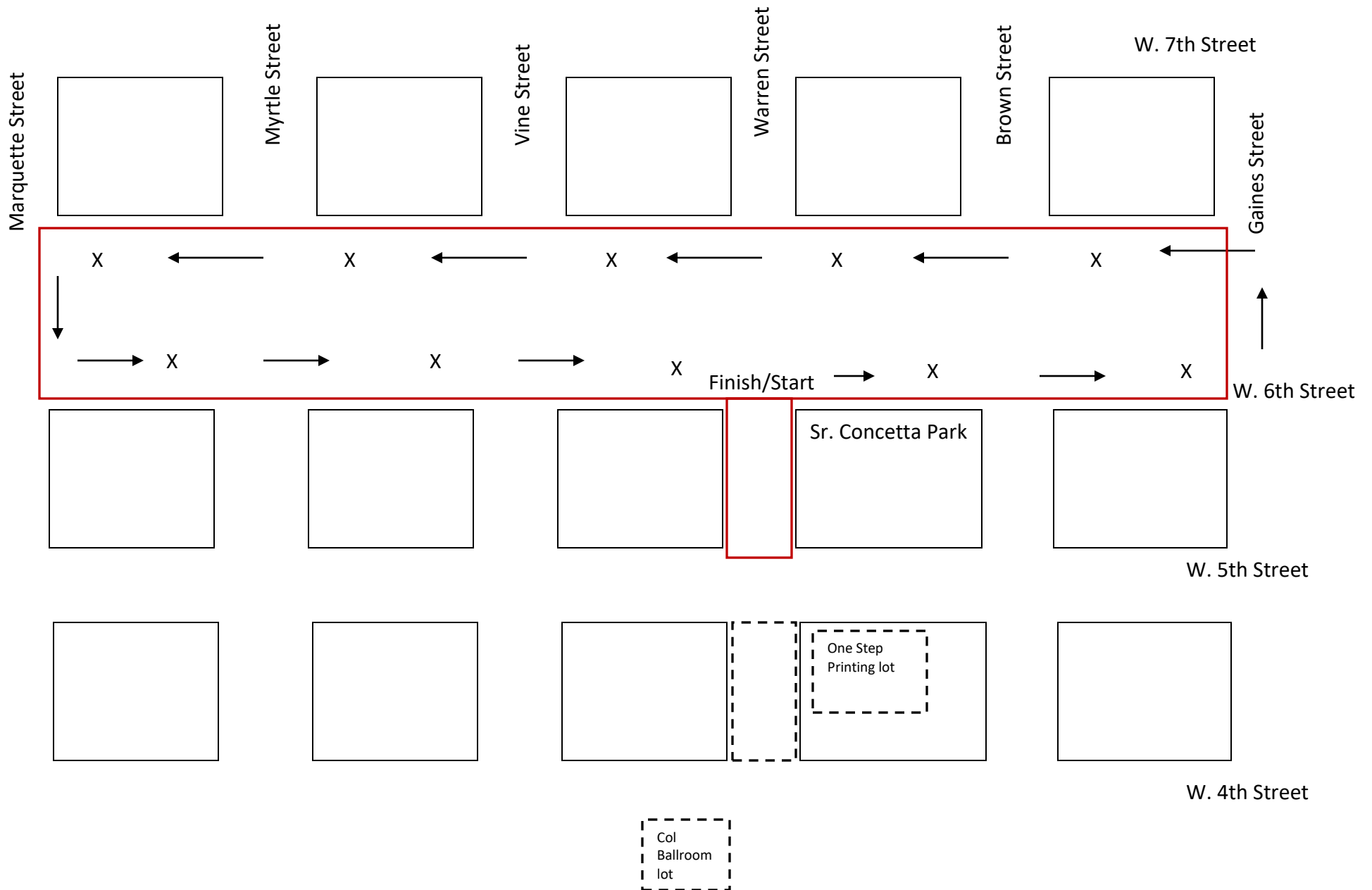
On Saturday, April 8th the Easter Egg Scramble 5K will be running by your house from the approximate time of 8:30-9:45am. This is a family-friendly, community-centric event ends in the Village of East Davenport. Part of the proceeds will support the Handicapped Development Center.

**For any questions please Email:**

Brian Doerrfeld @ [bdoerrfeld@yahoo.com](mailto:bdoerrfeld@yahoo.com)  
or [brian.krup@davenportiowa.com](mailto:brian.krup@davenportiowa.com)

**Estimated Timing:** 4/8/22 • 8:30-9:45am





- = Road area requested to block off.
- = Parking.

**PROJECT RENEWAL  
FIT-FEST  
April 15, 2023**

Greetings Neighbors:

Thanks to all who participated last year in Project Renewal's FIT-FEST!

Project Renewal is announcing our annual FIT-FEST on **Saturday, April 15, 2023** - and you are invited!

We are notifying all residents along this event route so you may contact us with any questions, concerns and/or would like to participate. ***The route will be blocked off the morning of the event 7:00 a.m. – Noon, Saturday, April 15, 2023 for the safety and well-being of participants and residents. If you must use your vehicle during this time please park off the route THE NIGHT BEFORE. This will help with the safety for all and respect for your property. The approximate time to expect the streets to be clear is after Noon. As soon as the route is clear of pedestrians and obstacles traffic will resume. We ask for your patience and consideration at this time.***

This event promotes physical well being and healthy lifestyle choices among area youth and adults. It also brings awareness of positive developments in the surrounding neighborhood. In addition, this fundraising opportunity is a chance for people to learn more about the service Project Renewal provides area children and the community. This is a good time for us to tidy up our yards and streets to share with visitors the beauty of our neighborhood!

Project Renewal provides educational and recreational activities for children during the school year and summer in a safe, loving environment. Staff and volunteers are positive role models for the children, reinforcing values needed in order to live healthy and productive lives. Project Renewal is an important organization in our community which can deeply impact the life of a child and is very rewarding personally for those who volunteer or provide financial support.

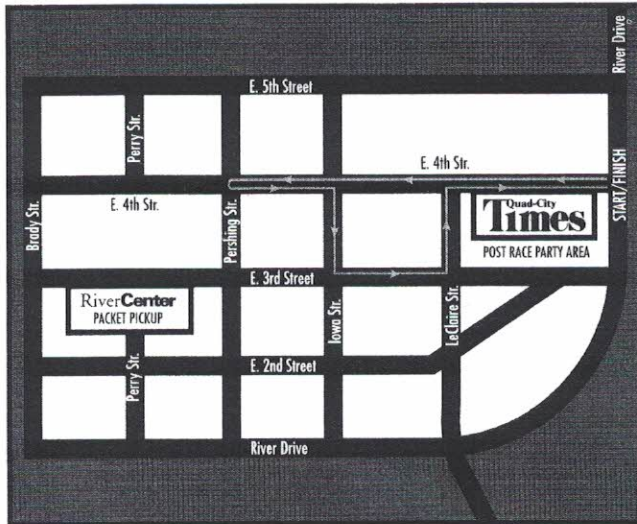
Many opportunities, if interested, are available to you for this event; you can run, walk, volunteer, cheer - cheer from your own yard and/or join the festivities at Sr. Concetta Park. The route will start and finish at 6<sup>th</sup> and Warren Streets where the park is located, refreshments will be available, awards and prizes for registered participants. For any questions or more information on Project Renewal, to volunteer, or receive a registration form you may call 563-324-0800 or go to our website: [www.projectrenewal.net](http://www.projectrenewal.net). Come and support our neighborhood!

Thank you for your support!

Ann & Carl  
Project Renewal  
563-324-0800



# 7/10 MILE



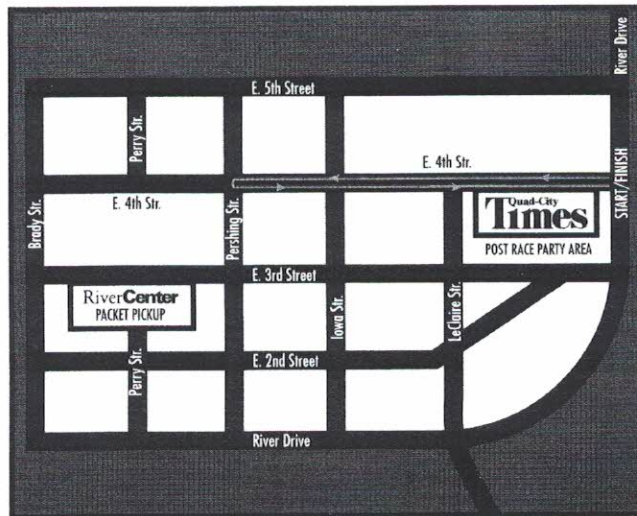
## CHILDREN AGES 8-12 - 7/10 MILE COURSE

8, 9, 10, 11 & 12 year olds - **6:00 PM**

Age groups will start approximately 10 minutes apart. Please be ready by 6 PM.



# 1/2 MILE



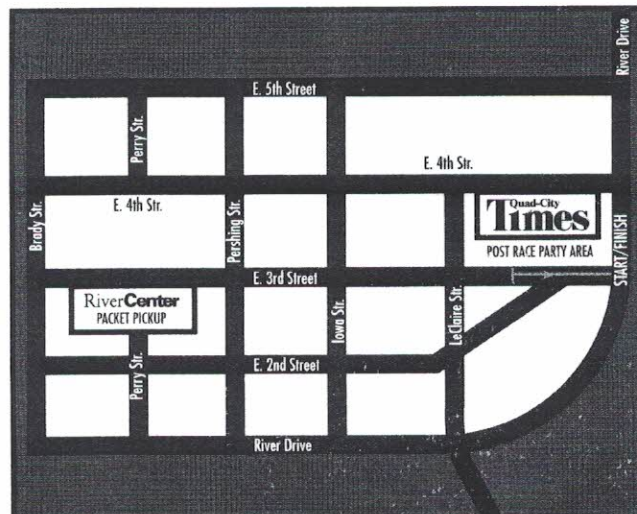
## CHILDREN AGES 6-7 - 1/2 MILE COURSE

6 & 7 year olds - **6:00 PM**

Age groups will start approximately 10 minutes apart. Please be ready by 6 PM.



# 70 YARDS



## CHILDREN 5 & UNDER - 70 YARDS

Diaper Dash (at the Finish Line) - **6:00 PM**

**2, 3, 4 & 5 YEAR OLD** age groups will start approximately 10 minutes apart. There will be multiple heats for each age division. Please be ready by 6 PM.



2023 "Arconic Jr. Bix 7"

Children's fun run for kids 12 & under:

The Cornbelt Running Club is requesting to have 4th Street closed to traffic from River Dr. to Pershing St. The hours of the closing would be from 1:00 pm until 9:00 pm. The date is Friday, July 28, 2023. Also, we request to have 3rd St. from Iowa St. to River Dr. closed for the same period.

We would also need to have no parking on 4th St. from River Dr. to Pershing St. and on 3rd St., Iowa St to River Dr. on that day (7/28/23).

The event is a children's fun run. The ages would be from 12 yrs. and under. The distances would range from 7/10 of a mile to 70 yards.

Each age would have a separate race, so there will be several races going on.

We are requesting the proper police support to maintain a safe environment.

City of Davenport

Department: Public Safety  
Contact Info: Brian Krup | 563-326-6163

**Action / Date**  
**3/8/2023**

**Subject:**

Motion approving a noise variance request for the listed dates and times for outdoor events.

The Coffee House; Outdoor performances; 1315 Jersey Ridge Road; Fridays and Saturdays 2:00 p.m. - 8:00 p.m. April 1, 2023 - October 31, 2023; Outdoor music/bands, over 50 dBA. [Ward 5]

**Recommendation:**

Pass the Motion.

**Background:**

This request for a noise variance have been received pursuant to the Municipal Code of Davenport, Iowa Chapter 8.19 Noise Abatement, Section 8.19.090 Special Variances.

The Coffee House is requesting a blanket noise variance to cover pop-up performances throughout the spring, summer, and fall. Music is limited to one- to three-hour acoustic performances that take place in the afternoon or early evening, lasting no later than 8:00 p.m. Currently they are only open until 4:00 p.m. with plans to change it to 6:00 p.m. in March and if business picks up, they will stay open until 8:00 p.m. Friday-Sunday.

**ATTACHMENTS:**

Type	Description
Backup Material	Coffee House Flyer to Neighbors

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Safety	Admin, Default	Approved	2/23/2023 - 4:14 PM



**COFFEE HOUSE**

*Cafe and Goods*

# live Music

Throughout the coming months,  
we plan to have pop up acoustic performances  
outdoors on our patio  
Fridays and Saturdays!

They will take place in the afternoon  
or early evening.

*Please join us!*

If you are in opposition, please submit it in writing to Brian Krup, Deputy City Clerk  
for the City of Davenport at [brian.krup@davenportiowa.com](mailto:brian.krup@davenportiowa.com)

City of Davenport

Department: Finance  
Contact Info: Jamie Swanson | 563-326-7795

**Action / Date**  
**3/8/2023**

Subject:  
Motion approving beer and liquor license applications.

A. New License, new owner, temporary permit, temporary outdoor area, location transfer, etc (as noted):

**Ward 3**

Daiquiri Factory (Daq Fac, LLC) - 303 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

Dam View Inn (VanDamQC, LLC) – 410 East 2nd Street - Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

Kilkenny's Pub & Eatery (Kilkenny's Pub, Inc) – 300 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

Mac's Tavern (Failte, Inc) – 316 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

The Office (Local 563 Cocktail Lounge, LLC) – 116 West 3rd Street – Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

Carriage Haus (Smoking Haus Entertainment) - 312 West 3rd Street - Temporary Outdoor Area March 18 – License Type: Class C Liquor (On-Premises)

La Finca, LLC (La Finca, LLC) - 916 West 2nd Street - License Upgrade - License Type: Class C Liquor (On-Premises)

B. Annual License Renewals (with outdoor area renewals as noted):

**Ward 2**

Applebee's Neighborhood Grill & Bar (Apple Corps, LP) - 3005 West Kimberly Road - License Type: Class C Liquor (On-Premises)

**Ward 3**

Dam View Inn (VanDamQC, LLC) – 410 East 2nd Street – License Type: Class C Liquor (On-Premises)

Golden Mart (Golden Mart, Inc) - 1026 West River Drive - License Type: Class E Liquor (Carry-Out)

Kilkenny's Pub & Eatery (Kilkenny's Pub, Inc) – 300 West 3rd Street – License Type: Class C



Liquor (On-Premises)

**Ward 4**

Hy-Vee Market Café (Hy-Vee, Inc) - 2351 West Locust Street (Café Area) - License Type: Class C Liquor (On-Premises)

**Ward 6**

Rave Davenport 53 & Imax (Cinemark USA, Inc) - 3601 East 53rd Street - License Type: Special Class C Beer/Wine (On-Premises)

**Ward 8**

Fareway Stores, Inc #987 (Fareway Stores, Inc) - 1635 West 53rd Street - License Type: Class E Liquor (Carry-Out)

Recommendation:  
Pass the Motion.

Background:  
These applications have been reviewed by the Police, Fire, and Zoning Departments.

REVIEWERS:

Department	Reviewer	Action	Date
Finance	Admin, Default	Approved	2/24/2023 - 4:54 PM

City of Davenport

Department: Public Works - Admin  
Contact Info: Nicole Gleason | 563-326-7734

**Action / Date**  
**3/8/2023**

**Subject:**

Second Consideration: Ordinance amending Section 13.16.109 entitled "Fees" of the Municipal Code of Davenport, Iowa to allow fees to be set by resolution of the City Council for Compost tipping, Water Pollution Control Plant hauled waste, Water Pollution Control Plant permits for hauled waste, and the sale of Compost goods. [All Wards]

**Recommendation:**

Adopt the Ordinance.

**Background:**

13.16.109 is currently reserved for 'fees', however, no fees have been set by resolution. This Ordinance will clean up the fee setting process by allowing staff to bring updated fee proposals to council as needed for consideration and update. There is currently a need to update fees to reflect current market conditions.

Proposed language for 13.16.109 - Fees for Compost tipping, Water Pollution Control Plant hauled waste, Water Pollution Control Plant permit(s) for hauled waste, and the sale of Compost goods to be set by resolution.

**ATTACHMENTS:**

Type	Description
▣ Ordinance	Ordinance

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/8/2023 - 2:24 PM

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SECTION 13.16.109 ENTITLED "FEES" OF THE MUNICIPAL CODE OF DAVENPORT, IOWA TO ALLOW FEES TO BE SET BY RESOLUTION OF THE CITY COUNCIL FOR COMPOST TIPPING, WATER POLLUTION CONTROL PLANT HAULED WASTE, WATER POLLUTION CONTROL PLANT PERMITS FOR HAULED WASTE, AND THE SALE OF COMPOST GOODS.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF DAVENPORT, IOWA:

Section 1. That Section 13.16.109 of the Municipal Code of Davenport, Iowa be and the same is hereby amended to read as follows:

**13.16.109 Fees.**

Fees for Compost tipping, Water Pollution Control Plant hauled waste, Water Pollution Control Plant permits for hauled waste, and the sale of Compost goods shall be set by resolution of the City Council.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration \_\_\_\_\_

Second Consideration \_\_\_\_\_

Approved \_\_\_\_\_

Published in the *Quad-City Times* on \_\_\_\_\_

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

City of Davenport

Department: Public Works - Engineering  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution approving the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project, CIP #35061. [Wards 1, 3, & 4]

**Recommendation:**

Adopt the Resolution.

**Background:**

This project will be construction in coordination with an Iowa American water main replacement project in the same area. The project includes replacing existing PCC pavement with new as well as improving sidewalk connectivity and ADA access within the project corridor.

This project will be funded by Capital Improvements Program funds for local roads using a combination of Local Option Sales Tax, Road Use Tax, and General Obligation Bond proceeds.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:23 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:25 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:22 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION approving the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project, CIP #35061.

WHEREAS, plans, specifications, form of contract, and estimate of cost were filed with the City Clerk of Davenport, Iowa for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project; and

WHEREAS, notice of Hearing on plans, specifications, and form of contract was published as required by law.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that said plans, specifications, form of contract, and estimate of cost are hereby approved as the plans, specifications, form of contract, and estimate of cost for the North Clark Street (West 11th Street to West 13th Street) Reconstruction project.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk



City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the Waverly Road (Schuetzen Lane to North Lincoln Avenue) Reconstruction and Overlay project to Langman Construction Inc of Rock Island, Illinois in the amount of \$436,954.25, CIP #35061. [Wards 1 & 3]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on February 1, 2023 and sent to contractors. On February 21, 2023, the Purchasing Division opened and read five (5) responsive and responsible bids. See attached bid tab. Langman Construction Inc of Rock Island, Illinois was the lowest bidder.

This project is for work consisting of a combination pavement overlay and HMA replacement including the roadway from Schuetzen Lane to North Lincoln Avenue. The project may also include replacement of adjacent curb or driveway as necessary to properly improve the street.

Funding for this project is from CIP #35061 – CY 2023 High Volume Street Program.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Backup Material	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:26 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:26 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:25 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the Waverly Road (Schuetzen Lane to North Lincoln Avenue) Reconstruction and Overlay Program to Langman Construction Inc of Rock Island, IL in the amount of \$436,954.25, CIP 35061.

WHEREAS, the City needs to contract for the Waverly Road (Schuetzen Lane to North Lincoln Avenue) Reconstruction and Overlay project; and

WHEREAS, Langman Construction Inc of Rock Island, Illinois was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the contract for the Waverly Road (Schuetzen Lane to North Lincoln Avenue) Reconstruction and Overlay Program is hereby awarded to Langman Construction Inc of Rock Island, Illinois in the amount of \$436,954.25.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

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Mike Matson  
Mayor

---

Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: Waverly Rd Reconstruction and Overlay

BID NUMBER: 23-66

OPENING DATE: February 21, 2023

FUNDING: 70085683 530350 35061 | CY 23 High Volume Street Program

RECOMMENDATION: Award the contract to Langman Construction Inc of Rock Island, IL for \$436,954.25.

<u>VENDOR NAME</u>	<u>PRICE</u>
Langman Construction Inc of Rock Island, IL	\$436,954.25
CDMI Concrete Contractors Inc of Port Byron, IL	\$453,950.00
Manatts Inc – Eastern Iowa Division of Camanche, IA	\$454,926.00
Brandt Construction Co of Milan, IL	\$520,927.50
Hawkeye Paving Corporation of Davenport, IA	\$532,170.00

Approved By McCall 2-22-23  
Purchasing Date

Approved By Nicole Gleason 2-22-23  
Dept. Director Date

Approved By Brandi Coyn 2-23-23  
Budget/CIP Date

Approved By William J. Gullett 02/23/2023  
Assist. City Administrator/CFO Date

City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the West 75th Place Mill and Overlay project to Manatts Inc – Eastern Iowa Division of Camanche, Iowa in the amount of \$254,998.90, CIP #35062. [Ward 8]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 30, 2023 and sent to contractors. On February 21, 2023, the Purchasing Division opened and read four (4) responsive and responsible bids. See attached bid tab. Manatts Inc – Eastern Iowa Division of Camanche, Iowa was the lowest bidder.

This is a pavement rehabilitation project including the roadway from about 2116 West 75th Place to, and including, the Pacific Street intersection. The rehabilitation area also includes short segments of Cedar Street, Volquardson Avenue, and Kelling Street. Pacific Street intersection work will also bring existing sidewalk into compliance with ADA requirements and add additional connectivity to existing sidewalks already at the intersection. The project may also include replacement of adjacent curb or driveways as necessary to properly improve the street.

Funding for this project is from CIP #35062 – CY23 Neighborhood Program.

**ATTACHMENTS:**

Type	Description
▢ Resolution Letter	Resolution
▢ Backup Material	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:27 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:27 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:30 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the West 75th Place Mill and Overlay project to Manatts Inc – Eastern Iowa Division of Camanche, Iowa in the amount of \$254,998.90, CIP #35062.

WHEREAS, the City needs to contract for the West 75th Place Mill and Overlay project; and

WHEREAS, Manatts Inc – Eastern Iowa Division of Camanche, Iowa was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the West 75th Place Mill and Overlay project is hereby awarded to Manatts Inc – Eastern Iowa Division of Camanche, Iowa in the amount of \$254,998.90.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: West 75<sup>th</sup> Place Mill and Overlay Project

BID NUMBER: 23-64

OPENING DATE: February 21, 2023


FUNDING: 70636675 530350 35062 | CY 23 Neighborhood Program

RECOMMENDATION: Award the contract to Manatts Inc – Eastern Iowa Division of Camanche, IA for \$254,998.90.

<u>VENDOR NAME</u>	<u>PRICE</u>
Manatts Inc – Eastern Iowa Division of Camanche, IA	<b>\$254,998.90</b>
Langman Construction Inc of Rock Island, IL	\$287,086.50
CDMI Concrete Contractors Inc of Port Byron, IL	\$339,195.00
Hawkeye Paving Corporation of Davenport, IA	\$353,633.00

Approved By  2-22-23  
Purchasing Date

Approved By  2-22-23  
Dept. Director Date

Approved By  2-23-23  
Budget/CIP Date

Approved By  02/23/2023  
Assist. City Administrator/CFO Date



City of Davenport

Department: Public Works - Admin  
Contact Info: Kevan Oliver | 563-327-5199

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a blanket contract for the purchase of hot mix asphalt for the 2023 construction season to Manatts, Inc - Eastern Iowa Division of Camanche, Iowa and to back-up contractors Langman Construction, Inc of Rock Island, Illinois and RiverStone Group, Inc of Davenport, Iowa, CIP #35059. [All Wards]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 26, 2023 and was sent to 120 vendors. On February 17, 2023 the Purchasing Division opened and received three (3) responsive and responsible bids.

It is expected the City of Davenport will purchase approximately five thousand (5,000) tons of hot mix asphalt (HMA) for the 2023 construction season from a supplier whose equipment has been calibrated according to Iowa DOT specifications. This contract will be valid until November 15, 2023 or until the supplier has produced and the City has picked up the tonnage required to complete its paving projects during the 2023 construction season.

Awarding a blanket contract for the purchase of hot mix asphalt for the 2023 construction season to Manatts, Inc - Eastern Iowa Division of Camanche, Iowa in the amount of \$66.50 per ton, and to back-up contractors Langman Construction, Inc of Rock Island, Illinois in the amount of \$68.31 per ton and RiverStone Group, Inc of Davenport, Iowa in the amount of \$69.95 per ton.

A back-up contract is needed when the main producer cannot meet the demand of the City.

Funding for this contract is from CIP #35059.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:22 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:22 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:38 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a blanket contract for the purchase of hot mix asphalt for the 2023 construction season to Manatts, Inc - Eastern Iowa Division of Camanche, Iowa and to back-up contractors Langman Construction, Inc of Rock Island, Illinois and RiverStone Group, Inc of Davenport, Iowa, CIP #35059.

WHEREAS, the City needs to contract for the purchase of hot mix asphalt; and

WHEREAS, Manatts, Inc - Eastern Iowa Division of Camanche, Iowa was the lowest responsive and responsible bidder, and Langman Construction, Inc of Rock Island, Illinois and RiverStone Group, Inc of Davenport, Iowa were the second and third lowest responsive and responsible bidders, respectively.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa, that a blanket contract for the purchase of hot mix asphalt for the 2023 construction season is hereby awarded to Manatts, Inc - Eastern Iowa Division of Camanche, Iowa and to back-up contractors Langman Construction, Inc of Rock Island, Illinois and RiverStone Group, Inc of Davenport, Iowa.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: Hot Mix Asphalt | 2023 Construction Season

BID NUMBER: 23-61

OPENING DATE: February 17, 2023

FUNDING: 70075675 530350 35059

RECOMMENDATION: Award the contract to Manatts, Inc. – Eastern Iowa Division, of Camanche, Iowa

<u>VENDOR NAME</u>	<u>Location</u>
Manatts, Inc. – Eastern Iowa Division	Camanche, IA
Langman Construction, Inc.	Rock Island, IL
RiverStone Group, Inc.	Davenport, IA

Approved By Hari Sheren 02/22/2023  
Purchasing Date

Approved By Nicole Meason 2-22-23  
Dept Director Date

Approved By Brenda Coz 2-22-23  
Budget/CIP Date

Approved By William S. Yemitt 02/22/2023  
Assist. City Administrator/ CFO Date

City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the 2023 ADA Ramp Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$142,308.75, CIP #28024. [All Wards]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 26, 2023 and sent to contractors. On February 15, 2023 the Purchasing Division opened and read five (5) responsive and responsible bids. See attached bid tab. Collins Concrete LTD of Davenport, Iowa was the lowest responsive and responsible bidder and is recommended for award.

This project will provide for ADA-compliant curb ramps at various locations throughout the City. This project includes construction of curbs and associated sidewalk, hydro-seeding, erosion controls, and other work required to construct ADA-compliant curb ramps.

This contract is funded by CIP #28024 from the sale of General Obligation Bonds.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:19 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:20 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:44 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the 2023 ADA Ramp Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$142,308.75, CIP #28024.

WHEREAS, the City needs to contract for the 2023 ADA Ramp Program; and

WHEREAS, Collins Concrete LTD of Davenport, Iowa was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the 2023 ADA Ramp Program is hereby awarded to Collins Concrete LTD in the amount of \$142,308.75.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: 2023 ADA Ramp Program

BID NUMBER: 23-60

OPENING DATE: February 15, 2023

FUNDING: 70627683 530350 28024 | Civic Access Program

RECOMMENDATION: Award the contract to Collins Concrete LTD of Davenport, Iowa

<u>VENDOR NAME</u>	<u>PRICE</u>
Collins Concrete LTD of Davenport, IA	\$142,308.75
Emery Construction Group Inc. of Moline, IL	\$184,550
Americore LLC of Blue Grass, IA	\$213,495
Kelly Construction of Davenport, Inc of Davenport, IA	\$222,777.25
Centennial Contractors of the Quad Cities of Moline, IL	\$227,075

Approved By Kari Thoren 02/22/2023  
Purchasing Date

Approved By Nicole Gleason 2-22-23  
Dept Director Date

Approved By Brendi Coen 2-22-23  
Budget/CIP Date

Approved By William J. Yemitt 02/22/2023  
Assist. City Administrator/ CFO Date



City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the 2023 Sidewalk Repair Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$177,471.50, CIP #28028. [All Wards]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 26, 2023 and sent to contractors. On February 14, 2023, the Purchasing Division opened and read five (5) responsive and responsible bids. See attached bid tab. Collins Concrete LTD of Davenport, Iowa was the lowest responsive and responsible bidder and is recommended for award.

This sidewalk program will be used to repair existing sidewalks throughout the City.

This contract is funded by CIP #28028 from the sale of General Obligation Bonds.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:18 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:18 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:52 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the Sidewalk Repair Program to Collins Concrete LTD of Davenport, Iowa in the amount of \$177,471.50, CIP #28028.

WHEREAS, the City needs to contract for the Sidewalk Repair Program; and

WHEREAS, Collins Concrete LTD of Davenport, Iowa was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the Sidewalk Repair Program is hereby awarded to Collins Concrete LTD of Davenport, Iowa in the amount of \$177,471.50.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: 2023 Sidewalk Program

BID NUMBER: 23-58

OPENING DATE: February 14, 2023

FUNDING: 70632683 530350 28028 | Creating Connections Program

RECOMMENDATION: Award the contract to Collins Concrete LTD of Davenport, Iowa

<u>VENDOR NAME</u>	<u>PRICE</u>
Collins Concrete LTD of Davenport, IA	\$177,471.50
Kelly Construction of Davenport, Inc of Davenport, IA	\$185,807
Emery Construction Group Inc of Moline, IL	\$194,026.25
Centennial Contractors of the Quad Cities of Moline, IL	\$226,000
Americore LLC of Blue Grass, IA	\$232,050

Approved By Kari Thoren  
Purchasing

02-22-2023  
Date

Approved By Nicole Gleason  
Dept Director

2-22-23  
Date

Approved By Brendi Cox  
Budget/CIP

2-22-23  
Date

Approved By Shirley J. Smith  
Assist. City Administrator/ CFO

02/22/2023  
Date

City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the West 54th Street (Kelling Street to North Howell Street) Reconstruction project to Five Cities Construction Company of Coal Valley, Illinois in the amount of \$338,865.50, CIP #35062. [Ward 8]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 25, 2023 and sent to contractors. On February 16, 2023 the Purchasing Division opened and read five (5) responsive and responsible bids. See attached bid tab. Five Cities Construction Company of Coal Valley, Illinois was the lowest responsive and responsible bidder and is recommended for award.

This project includes all work associated with the reconstruction of West 54th Street from Kelling Street to North Howell Street.

The contract is funded by CIP #35062 from the sale of General Obligation Bonds.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:26 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:26 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 1:53 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the West 54th Street (Kelling Street to North Howell Street) Reconstruction project to Five Cities Construction of Coal Valley, Illinois in the amount of \$338,865.50, CIP #35062.

WHEREAS, the City needs to contract for the West 54th Street (Kelling Street to North Howell Street) Reconstruction project; and

WHEREAS, Five Cities Construction of Coal Valley, Illinois was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the West 54th Street (Kelling Street to North Howell Street) Reconstruction project is hereby awarded to Five Cities Construction of Coal Valley, Illinois in the amount of \$338,865.50.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: W 54<sup>th</sup> Street Reconstruction – Howell to Kelling

BID NUMBER: 23-57

OPENING DATE: February 16, 2023

FUNDING: 70636675 530350 35062 | CY23 Neighborhood Program

RECOMMENDATION: Award the contract to Five Cities Construction Company of Coal Valley, Illinois

<u>VENDOR NAME</u>	<u>PRICE</u>
Five Cities Construction Company of Coal Valley, IL	\$338,865.50
N.J. Miller, Inc of Bettendorf, IA	\$367,652.25
Hawkeye Paving Corporation of Davenport, IA	\$388,679
Centennial Contractors of the Quad Cities of Moline, IL	\$402,563.50
CDMI Concrete Contractors Inc. of Port Byron, IL	\$412,599

Approved By

Purchasing

Date

Approved By

Dept Director

Date

Approved By

Budget/CIP

Date

Approved By

Assist. City Administrator/ CFO

Date



City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the Fulton Court to East Locust Street Alley Reconstruction project to Emery Construction Group Inc of Moline, Illinois in the amount of \$226,144.40, CIP #35038. [Ward 5]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 27, 2023 and sent to contractors. On February 16, 2023 the Purchasing Division opened and read seven (7) responsive and responsible bids. See attached bid tab. Emery Construction Group Inc of Moline, Illinois was the lowest responsive and responsible bidder and is recommended for award.

This contract is for full reconstruction of the north-south alley from Fulton Court to East Locust Street between Mississippi and Adams Streets.

This contract is funded by CIP#35038 from the General Fund.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:19 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:19 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 2:21 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the Fulton Court to East Locust Street Alley Reconstruction project to Emery Construction Group Inc of Moline, Illinois in the amount of \$226,144.40, CIP #35038.

WHEREAS, the City needs to contract for the Fulton Court to East Locust Street Alley Reconstruction project; and

WHEREAS, Emery Construction Group Inc of Moline, Illinois was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the Fulton Court to East Locust Street Alley Reconstruction project is hereby awarded to Emery Construction Group Inc of Moline, Illinois in the amount of \$226,144.40.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: Alley Reconstruction E. Fulton Ct to Locust St

BID NUMBER: 23-63

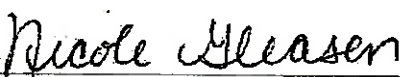
OPENING DATE: February 16, 2023

FUNDING: 70061681 530350 35038 | Alley Repair Project

RECOMMENDATION: Award the contract to Emery Construction Group Inc of Moline, Illinois

<u>VENDOR NAME</u>	<u>PRICE</u>
Emery Construction Group Inc. of Moline, IL	\$226,144.40
Ihrig Works LLC of Long Grove, IA	\$232,619
Collins Concrete LTD of Davenport, IA	\$234,358.85
Hawkeye Paving Corporation of Davenport, IA	\$249,810.50
N.J. Miller, Inc of Bettendorf, IA	\$250,698
Five Cities Construction Company of Coal Valley, IL	\$273,875.06
Americore LLC of Blue Grass, IA	\$283,823.50

Approved By  02/22/2023  
Purchasing Date

Approved By  2-22-23  
Dept Director Date

Approved By  2-22-23  
Budget/CIP Date

Approved By  02/22/2023  
Assist. City Administrator/ CFO Date

City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the Independence Drive Reconstruction project to Ihrig Works LLC of Long Grove, Iowa in the amount of \$344,355, CIP #35062. [Ward 7]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 31, 2023 and sent to contractors. On February 21, 2023 the Purchasing Division opened and read six (6) responsive and responsible bids. See attached bid tab. Ihrig Works LLC of Long Grove, Iowa was the lowest responsive and responsible bidder and is recommended for award.

This contract is for a pavement reconstruction project including the roadway from approximately 636 Independence Drive to around 5226 Candlelight Drive. Western Avenue intersection work includes bringing existing sidewalks into compliance with ADA requirements and adding additional connectivity to sidewalks already at the intersection.

This contract is funded by CIP #35062 from the sale of General Obligation Bonds.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:22 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:23 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 2:22 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION awarding a contract for the Independence Drive Reconstruction project to Ihrig Works LLC of Long Grove, Iowa in the amount of \$344,355, CIP #35062.

WHEREAS, the City needs to contract for the Independence Drive Reconstruction project; and

WHEREAS, Ihrig Works LLC of Long Grove, Iowa was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the Independence Drive Reconstruction project is hereby awarded to Ihrig Works LLC of Long Grove, Iowa in the amount of \$344,355.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: Independence Drive Reconstruction

BID NUMBER: 23-65

OPENING DATE: February 21, 2023

FUNDING: 70636675 530350 35062 | CY23 Neighborhood Program

RECOMMENDATION: Award the contract to Ihrig Works LLC of Long Grove, Iowa

<u>VENDOR NAME</u>	<u>PRICE</u>
Ihrig Works LLC of Long Grove, IA	\$344,355
N.J. Miller, Inc of Bettendorf, IA	\$356,048
Hawkeye Paving Corporation of Davenport, IA	\$369,048
Centennial Contractors of the Quad Cities of Moline, IL	\$413,828.50
Walter D. Laud, Inc. of Carbon Cliff, IL	\$415,567
Five Cities Construction Company of Coal Valley, IL	\$427,944.50

Approved By *Sam Thoren*  
Purchasing

*02/22/2023*  
Date

Approved By *Nicole Gleason*  
Dept Director

*2-22-23*  
Date

Approved By *Brandi Coz*  
Budget/CIP

*2-22-23*  
Date

Approved By *Wallace J. Wernit*  
Assist. City Administrator/ CFO

*02/22/2023*  
Date



City of Davenport

Department: Public Works - Admin  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution awarding a contract for the FY 2024 DOT Full Depth Patching Program to Centennial Contractors of the Quad Cities of Moline, Illinois in the amount of \$155,000, CIP #35045. [Wards 1, 2, 3, 6, & 7]

**Recommendation:**

Adopt the Resolution.

**Background:**

An Invitation to Bid was issued on January 27, 2023 and sent to contractors. On February 16, 2023, the Purchasing Division opened and read three (3) responsive and responsible bids. See attached bid tab. Centennial Contractors of the Quad Cities of Moline, Illinois was the lowest bidder. This contract will be made in the amount of \$155,000 due to available funds for the project.

This project is for work consisting of removing and replacing full depth PCC pavement and other work related thereto on various State routes within the City of Davenport. This program is an Iowa DOT reimbursable program that is administered by the City. Construction is expected to begin late summer 2023.

Funding for this project is from CIP #35045 State DOT Patching Program.

**ATTACHMENTS:**

Type	Description
▣ Resolution Letter	Resolution
▣ Backup Material	Bid Tab

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Admin	Moses, Trish	Approved	2/22/2023 - 2:22 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:22 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 2:22 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLUTION awarding a contract for the FY 2024 DOT Full Depth Patching Program to Centennial Contractors of the Quad Cities of Moline, Illinois in the amount of \$155,000, CIP #35045.

WHEREAS, the City needs to contract for the FY 2024 DOT Full Depth Patching Program; and

WHEREAS, Centennial Contractors of the Quad Cities of Moline, Illinois was the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that a contract for the FY 2024 DOT Full Depth Patching Program is hereby awarded to Centennial Contractors of the Quad Cities of Moline, Illinois in the amount of \$155,000.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

CITY OF DAVENPORT, IOWA  
BID TABULATION

DESCRIPTION: FY2024 DOT Full Depth Patching

BID NUMBER: 23-59

OPENING DATE: February 16, 2023

FUNDING: 70069680 530350 35045 | State DOT Patching Program

RECOMMENDATION: Award the contract to Centennial Contractors of the Quad Cities of Moline, IL for \$155,000.

<u>VENDOR NAME</u>	<u>PRICE</u>
Centennial Contractors of the Quad Cities of Moline, IL	\$168,718
Hawkeye Paving Corporation of Davenport, IA	\$177,173
CDMI Concrete Contractors Inc of Port Byron, IL	\$201,135

Approved By McCall 2/22/23  
Purchasing Date

Approved By Nicole Measeon 2-22-23  
Dept. Director Date

Approved By Brandi Cozart 2-22-23  
Budget/CIP Date

Approved By William J. Merritt 02/22/2023  
Assist. City Administrator/CFO Date

City of Davenport

Department: Public Works - Engineering  
Contact Info: Brian Schadt | 563-326-7923

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution approving and authorizing the execution of an agreement between the City of Davenport and the Iowa Department of Transportation (DOT) covering the provision of Federal-aid Funding for the East 13th Street Bridge over Canadian Pacific Railway (CPR) Replacement project, CIP #21007. [Ward 5]

**Recommendation:**

Adopt the Resolution.

**Background:**

The purpose of the project is to replace the East 13th Street Bridge over the Canadian Pacific Railway. The project will consist of removal and disposal of all existing bridge components and replacement with a new bridge meeting current design standards. The Iowa DOT has provided a proposed funding agreement between the Iowa DOT and the City of Davenport. This agreement will provide 100% Federal-aid participation of construction costs or \$1,500,000, whichever is less.

City Engineering staff has reviewed the agreement and recommends its approval.

**ATTACHMENTS:**

Type	Description
▢ Resolution Letter	Resolution

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:21 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:21 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 2:24 PM

Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION approving and authorizing the execution of an agreement between the City of Davenport and the Iowa Department of Transportation (DOT) covering the provision of Federal-aid Funding for the East 13th Street Bridge over Canadian Pacific Railway Replacement project, CIP #21007.

WHEREAS, the City of Davenport recognizes that the East 13th Street Bridge over Canadian Pacific Railway is currently in need of replacement; and

WHEREAS, the Iowa DOT is offering a 100% or \$1,500,000, whichever is less, Federal-aid Funding agreement to the City which will cover eligible construction costs related to the replacement of the above-described bridge.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the agreement with the Iowa Department of Transportation providing 100% or \$1,500,000, whichever is less, in Federal-aid Funding for the East 13th Street Bridge over Canadian Pacific Railway Replacement project is hereby approved; and

BE IT FURTHER RESOLVED that, upon passage and approval of this Resolution, the Mayor is hereby authorized and directed to execute originals of the associated Federal-aid Funding agreement on behalf of the City of Davenport.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk

City of Davenport

Department: Public Works - Engineering  
Contact Info: Gary Statz | 563-326-7754

**Action / Date**  
**3/8/2023**

**Subject:**

Resolution accepting an agreement with John Deere where they will pay the full cost to install traffic signals at the intersection of East 90th Street and their west driveway/Scott Park Road, and authorizing the City to begin work on the project. [Ward 8]

**Recommendation:**

Adopt the Resolution.

**Background:**

John Deere asked for a study to see if traffic signals were warranted at the intersection of East 90th Street and their west driveway, which lines up with Scott Park Road. The Peak Hour Volume warrant was met during their exit time. John Deere usually has an off-duty officer directing traffic during that time so these signals will help make exiting from the site safe with less waiting. The City will design and bid the project and be responsible for maintenance. The project will proceed pending John Deere's approval of cost.

**ATTACHMENTS:**

Type	Description
▢ Resolution Letter	Resolution

**REVIEWERS:**

Department	Reviewer	Action	Date
Public Works - Engineering	Moses, Trish	Approved	2/22/2023 - 2:17 PM
Public Works Committee	Moses, Trish	Approved	2/22/2023 - 2:18 PM
City Clerk	Admin, Default	Approved	2/23/2023 - 5:35 PM



Resolution No. \_\_\_\_\_

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport, Iowa.

RESOLUTION accepting the agreement with John Deere where they pay the full cost to install traffic signals at the intersection of East 90th Street and their west driveway/Scott Park Road, and authorizing the City to begin work on the project.

WHEREAS, the City of Davenport believes it is necessary to install traffic signals at the intersection of East 90th Street and John Deere's west driveway; and

WHEREAS, this project will be paid entirely by John Deere and no City funds are expected to be expended on the project except for engineering costs.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the Engineering Division is hereby directed to prepare plans and specifications for and provide inspection at the project; and

BE IT FURTHER RESOLVED that the City Council proposes to provide engineering services and pay none of the project costs for this improvement which will be called the East 90th Street at John Deere Signal Installation.

Passed and approved this 8th day of March, 2023.

Approved:

Attest:

\_\_\_\_\_  
Mike Matson  
Mayor

\_\_\_\_\_  
Brian Krup  
Deputy City Clerk