



**AGENDA**  
**City Council Meeting**  
**City Hall Council Chambers - Webster City, Iowa**  
**March 17, 2025 6:00 p.m.**

This meeting will be open to the public and can be viewed live on the City Facebook page <https://www.facebook.com/cityofwebstercity/> or viewed on the City of Webster City website <https://webstercity.com/government/city-council/city-council-meetings/> the morning following the meeting.

**CALL TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**Motion on Approval of Agenda**

**1. PETITIONS – COMMUNICATIONS – REQUESTS**

This is the time of the meeting that a citizen may address the Council on a matter not on the Agenda. **(No more than five minutes per person)** Except in cases of emergency, the City Council will not take any action at this meeting, but may ask the City Staff to research the matter or have the matter placed on the Agenda for a future meeting.

- a. Public Information

**2. CONSENT AGENDA**

The following items have been deemed to be non-controversial, routine actions to be approved by the Council in a single motion. If a Council member, or a member of the audience wishes to have an item removed from this list, it will be considered in its normal sequence on the Agenda.

- a. [MINUTES](#) of March 3, 2025 Regular City Council Meeting
- b. [CLAIMS](#), including Payroll ending March 8, 2025 and [FUND LIST](#)
- c. [REPORTS](#) Wastewater, Electric, Water for February 2025
- d. Police Department [ACTIVITY REPORT](#) for February 2025
- e. Fire Department [REPORT](#) for February 2025
- f. Recommend approval for issuance of Beer & Liquor Licenses by the Iowa Department of Commerce for the following:  
Renewal for Class B Retail Alcohol License, Dollar General 814 Superior St.
- g. Council Committee Reports
- h. Other reports and recommendations

### 3. GENERAL AGENDA

a. [AGENDA STATEMENT](#) [RESOLUTION](#) authorizing the Street Department Supervisor to seek Bids for on-Call Sanitary and Storm Sewer Cleaning and Televising Services and Authorize the City Manager to sign and Execute an Agreement with the Lowest Responsible Bidder who meets the requirements. [RFP](#)

b. [AGENDA STATEMENT](#) [RESOLUTION](#) approving the Preliminary Plat and Site Plan for Wilson Estates Planned Residential Development located on Wall Street in Webster City, Iowa by Kading Development.  
[APP-PREM PLAT](#) [PREM PLAT](#) [APP-SITE PLAN](#) [SITE PLAN](#) [1-13 P&Z MIN](#) [3-10 P&Z MIN](#)

c. [AGENDA STATEMENT](#) [RESOLUTION](#) authorizing the Solicitation of Bids and Setting a Public Hearing for the Construction of Electric Distribution Improvements – Phase 1. (*April 21 6:05 p.m.*)  
[NOTICE OF HEARING](#) [NOTICE TO BIDDERS](#)

### 4. ADJOURN

NOTE: The Council may act by motion, resolution or ordinance on items listed on the Agenda.

**CITY COUNCIL WORK SESSION AND MEETING MINUTES**  
**Webster City, Iowa March 3, 2025**

The City Council met in a work session to hear a presentation from Andy Hejlik on DUB (Indoor Sports Complex) at 5:00 p.m. Present were Mayor John Hawkins, Council members Matt McKinney and Logan Welch. Council members Abbie Hansen and Megan McFarland were absent. Also present were John Harrenstein, City Manager, Sherry Simmons, Deputy City Clerk and eight members of the DUB Committee.

Andy Hejlik, representing the DUB Committee gave a presentation on the proposed Indoor Sports Complex. City Manager Harrenstein will follow up with the DUB Committee.

It was moved by Welch and seconded by McKinney to adjourn the work session.

ROLL CALL: Hawkins, McKinney and Welch voting aye.

Work Session adjourned at 5:44 p.m.

The City Council met in regular session at the City Hall, Webster City, Iowa at 6:00 p.m. following the Work Session on March 3, 2025 upon call of the Mayor and the advance agenda. The meeting was called to order by Mayor John Hawkins and roll being called there were present in Council Chambers the following Council Members: Matt McKinney and Logan Welch.

Council members Abbie Hansen and, Megan McFarland were absent.

*This meeting was open to the public and can be viewed live on the City Facebook page <https://www.facebook.com/cityofwebstercity/> or viewed on the City of Webster City site <https://webstercity.com/government/city-council/city-council-meetings/> the following morning.*

Mayor John Hawkins led the Pledge of Allegiance.

It was moved by Welch and seconded by McKinney to approve the agenda.

ROLL CALL: Hawkins, McKinney and Welch voting aye.

**PETITIONS- COMMUNICATIONS- REQUESTS**

None brought forth

**PUBLIC INFORMATION**

None brought forth

**CONSENT AGENDA**

It was moved by McKinney and seconded by Welch that the following consent items including minutes and claims (a-b) be approved collectively:

- a. Minutes of February 17, 2025 Regular City Council meeting.
- b. Claims, including Payroll ending February 22, 2025 and Fund List.
- c. Council Committee Reports
- d. Other reports and recommendations

ROLL CALL: McKinney, Welch and Hawkins voting aye.

## City Council Meeting Minutes March 3, 2025

### GENERAL AGENDA

a. Ashley Shiwarski, Sr. Director, Business Development gave a virtual presentation on her company's, Home Serve USA, Service Line Program.

City Manager John Harrenstein and Finance Director Dodie Wolfgram will follow up with Ms. Shiwarski.

b. It was moved by McKinney and seconded by Welch that Resolution No. 2025-027 setting April 7, 2025 at 6:05 p.m. in the Council Chambers at City Hall, Webster City, Iowa for a Public Hearing on Proposed Plans and Specifications and Proposed Form of Contract and Estimate of Cost for the Construction of the Beach Street PCC Rehabilitation Project be passed and adopted.

ROLL CALL: Hawkins, McKinney and Welch voting aye.

c. It was moved by Welch and seconded by McKinney that Resolution No. 2025-028 authorizing the City Manager to Sign and Execute Amendment No. 36 with Snyder and Associates to Provide Professional Services needed for the Summer 2025 HMA Street Improvement Project be passed and adopted.

ROLL CALL: McKinney, Welch and Hawkins voting aye.

d. It was moved by Welch and seconded by McKinney that Resolution No. 2025-029 authorizing the City Manager to Sign and Execute Amendment No. 37 with Snyder and Associates to Provide Professional Services needed for Routine Bridge Inspections and Associated Reports be passed and adopted.

ROLL CALL: Welch, Hawkins and McKinney voting aye.

e. It was moved by McKinney and seconded by Welch that Resolution No. 2025-030 authorizing the City Manager to Execute the Needed Repairs of Well #6 as defined in Peerless Well and Pump Exhibit "A" quotation for the Water Treatment Plant in an amount not to exceed \$84,725.00 be passed and adopted.

ROLL CALL: Hawkins, McKinney and Welch voting aye.

f. It was moved by Welch and seconded by McKinney that Resolution No. 2025-031 authorizing the City Manager to Sign and Execute a Purchase Agreement with Sundancer Investments for the Purchase of Property located at 208 Division Street, Webster City, Iowa, in the amount of \$5,000.00 be passed and adopted.

ROLL CALL: McKinney, Welch and Hawkins voting aye.

g. It was moved by Welch and seconded by McKinney setting April 7, 2025 at 5:45 p.m. in the Council Chambers at City Hall, Webster City, Iowa for a Public Hearing for the Property Tax Levy

ROLL CALL: Welch, Hawkins and McKinney voting aye.

### OTHER ITEMS SENT TO COUNCIL

a. The City Attorney report/update for February 2005 was previously given to Council to review.

It was moved by McKinney and seconded by Welch that Council adjourn.

ROLL CALL: Hawkins, McKinney and Welch voting aye.

The March 3, 2025 Regular City Council meeting stood adjourned at 6:30 p.m.



**City Council Meeting Minutes March 3, 2025**

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John Hawkins, Mayor

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Sherry Simmons, Deputy City Clerk

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>AMAZON CAPITAL SERVICES (7618)</b>							
11N1-9N6J-4	1	Invoice	OFFICE SUPPLIES	03/01/2025	71.20	09/25	100-24-12-5430-316
Total 11N1-9N6J-46C7:					71.20		
166R-JLJX-6	1	Invoice	BANKER BOXES	03/01/2025	35.47	09/25	100-21-21-5110-316
Total 166R-JLJX-6MPG:					35.47		
1DX9-NNK9-	1	Invoice	TRAILER JACK	03/01/2025	196.99	09/25	204-23-30-5310-314
1DX9-NNK9-	2	Invoice	FINGERTIP MOISTURE	03/01/2025	7.89	09/25	100-24-14-5435-316
Total 1DX9-NNK9-YCGK:					204.88		
1FN6-1CL7-	1	Invoice	MOTO 5G FOR GIS	03/01/2025	149.99	09/25	100-23-31-5420-318
Total 1FN6-1CL7-Y9TX:					149.99		
1HPW-R19X-	1	Invoice	PHONE JACK ADAPTERS	03/01/2025	5.99	09/25	100-24-16-5420-399
Total 1HPW-R19X-3VQ4:					5.99		
1NNX-9CDR-	1	Invoice	LIGHT BULBS	03/01/2025	109.87	09/25	603-23-70-5652-310
1NNX-9CDR-	2	Invoice	CLIPS	03/01/2025	18.60	09/25	603-23-70-5652-310
Total 1NNX-9CDR-YXDQ:					128.47		
1NTM-M3VP-	1	Invoice	RECHARGEABLE FLASHLIGHT & CABLES	03/01/2025	56.89	09/25	100-24-16-5420-311
1NTM-M3VP-	2	Invoice	RUBBER STAMP	03/01/2025	9.49	09/25	100-21-21-5110-316
Total 1NTM-M3VP-4TMG:					66.38		
1P4K-XVDC-	1	Invoice	COUNCIL ROOM BROADCAST SUPPLIES	03/01/2025	112.78	09/25	100-22-12-5370-318
Total 1P4K-XVDC-1MMF:					112.78		
1P4K-XVDC-	1	Invoice	ENVELOPES & MARKERS	03/01/2025	28.67	09/25	100-22-42-5233-316
1P4K-XVDC-	2	Invoice	DRY ERASE BOARD	03/01/2025	32.50	09/25	100-22-42-5233-316
1P4K-XVDC-	3	Invoice	2 MOBILE CHEST	03/01/2025	245.48	09/25	100-22-42-5222-318
1P4K-XVDC-	4	Invoice	MILK CRATES	03/01/2025	58.50	09/25	100-22-42-5222-318
Total 1P4K-XVDC-3YMW:					365.15		
1TKD-VXPN-	1	Invoice	HARD HATS	03/01/2025	74.94	09/25	100-22-42-5210-311
1TKD-VXPN-	2	Invoice	3 HOLE PUNCHER	03/01/2025	12.99	09/25	100-22-42-5233-316
1TKD-VXPN-	3	Invoice	JENGA	03/01/2025	31.81	09/25	100-22-42-5233-318
Total 1TKD-VXPN-XKTC:					119.74		
1XLY-61Y4-1	1	Invoice	BATTERIES	03/01/2025	36.63	09/25	100-24-12-5430-316
Total 1XLY-61Y4-16C4:					36.63		
Total AMAZON CAPITAL SERVICES (7618):					1,296.68		
Total 03/04/2025:					1,296.68		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>PLATINUM CONNECT, LLC. (7663)</b>							
1035864	1	Invoice	FH TV & INTERNET	03/01/2025	308.62	09/25	100-22-42-5233-230
Total 1035864:					308.62		
1037160	1	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	100-24-12-5430-230
1037160	2	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	100-24-14-5435-230
1037160	3	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	100-24-30-5380-230
1037160	4	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	100-23-42-5371-230
1037160	5	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	601-23-52-5588-230
1037160	6	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	204-23-30-5310-230
1037160	7	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	603-23-70-5642-230
1037160	8	Invoice	INTERNET SERVICE	03/01/2025	51.81	09/25	602-23-61-5642-230
1037160	9	Invoice	INTERNET SERVICE	03/01/2025	20.24	09/25	100-21-22-5140-230
1037160	10	Invoice	INTERNET SERVICE	03/01/2025	145.36	09/25	100-21-21-5110-230
Total 1037160:					580.08		
Total PLATINUM CONNECT, LLC. (7663):					888.70		
<b>T-MOBILE (7288)</b>							
973411563 F	1	Invoice	CELL SVC Inspection	02/21/2025	25.80	09/25	100-21-18-5190-230
973411563 F	2	Invoice	CELL SVC Nuisances	02/21/2025	52.52	09/25	100-21-18-5190-230
973411563 F	3	Invoice	CELL SVC Inspector	02/21/2025	21.37	09/25	100-21-18-5190-230
973411563 F	4	Invoice	CELL SVC Police Dept	02/21/2025	154.80	09/25	100-21-21-5110-230
973411563 F	5	Invoice	CELL SVC Investigator	02/21/2025	33.47	09/25	100-21-21-5110-230
973411563 F	6	Invoice	CELL SVC GETAC/Toughbooks	02/21/2025	253.20	09/25	100-21-21-5110-230
973411563 F	7	Invoice	CELL SVC Hot spot	02/21/2025	31.15	09/25	100-24-12-5430-230
973411563 F	8	Invoice	CELL SVC Street (LOCATES)	02/21/2025	10.69	09/25	204-23-30-5310-230
973411563 F	9	Invoice	CELL SVC Street (LOCATES)	02/21/2025	10.68	09/25	602-23-62-5662-230
Total 973411563 FEB 21, 2025:					593.68		
974816802 F	1	Invoice	CELL SVC	02/21/2025	14.99	09/25	601-23-52-5588-230
974816802 F	2	Invoice	CELL SVC	02/21/2025	14.99	09/25	601-23-51-5566-230
974816802 F	3	Invoice	CELL SVC	02/21/2025	46.16	09/25	100-24-18-5470-230
974816802 F	4	Invoice	CELL SVC	02/21/2025	40.20	09/25	204-23-30-5310-230
974816802 F	5	Invoice	CELL SVC	02/21/2025	15.39	09/25	100-22-42-5210-230
974816802 F	6	Invoice	CELL SVC	02/21/2025	15.39	09/25	100-22-42-5233-230
974816802 F	7	Invoice	CELL SVC	02/21/2025	15.38	09/25	100-23-42-5371-230
974816802 F	8	Invoice	CELL SVC	02/21/2025	34.33	09/25	100-23-42-5371-230
974816802 F	9	Invoice	CELL SVC	02/21/2025	34.33	09/25	100-22-42-5210-230
974816802 F	10	Invoice	CELL SVC	02/21/2025	44.44	09/25	602-23-61-5642-230
974816802 F	11	Invoice	CELL SVC	02/21/2025	44.44	09/25	603-23-70-5642-230
974816802 F	12	Invoice	CELL SVC	02/21/2025	22.22	09/25	602-23-61-5642-230
974816802 F	13	Invoice	CELL SVC	02/21/2025	22.22	09/25	603-23-70-5642-230
974816802 F	14	Invoice	CELL SVC	02/21/2025	68.66	09/25	100-24-12-5430-230
974816802 F	15	Invoice	CELL SVC	02/21/2025	30.83	09/25	100-21-21-5110-230
974816802 F	16	Invoice	CELL SVC	02/21/2025	19.97	09/25	602-23-61-5642-230
974816802 F	17	Invoice	CELL SVC	02/21/2025	9.99	09/25	602-23-80-5902-299
974816802 F	18	Invoice	CELL SVC	02/21/2025	9.98	09/25	601-23-80-5905-299
974816802 F	19	Invoice	CELL SVC	02/21/2025	19.97	09/25	100-24-30-5380-230
974816802 F	20	Invoice	CELL SVC	02/21/2025	19.96	09/25	100-24-30-5380-230
974816802 F	21	Invoice	Cameras	02/21/2025	9.99	09/25	100-24-16-5420-215
974816802 F	22	Invoice	Cameras	02/21/2025	9.99	09/25	601-24-16-5930-215
974816802 F	23	Invoice	Cameras	02/21/2025	9.99	09/25	602-24-16-5930-215
974816802 F	24	Invoice	Cameras	02/21/2025	9.98	09/25	603-24-16-5930-215
974816802 F	25	Invoice	CELL SVC	02/21/2025	39.94	09/25	204-23-30-5310-230

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
974816802 F	26	Invoice	CELL SVC	02/21/2025	39.94	09/25	602-23-62-5662-230
974816802 F	27	Invoice	LIVESTREAM	02/21/2025	30.83	09/25	100-24-11-5410-215
Total 974816802 FEB 21, 2025:					694.50		
Total T-MOBILE (7288):					1,288.18		
<b>US CELLULAR (986)</b>							
0712030465	1	Invoice	CELLULAR SERVICE	02/20/2025	45.76	09/25	204-23-30-5310-230
0712030465	2	Invoice	CELLULAR SERVICE	02/20/2025	22.88	09/25	601-23-52-5588-230
0712030465	3	Invoice	CELLULAR SERVICE	02/20/2025	22.88	09/25	601-23-51-5566-230
0712030465	4	Invoice	CELLULAR SERVICE	02/20/2025	45.76	09/25	100-24-30-5380-230
0712030465	5	Invoice	CELLULAR SERVICE	02/20/2025	45.09	09/25	100-21-18-5190-230
0712030465	6	Invoice	CELLULAR SERVICE	02/20/2025	22.54	09/25	602-23-80-5902-299
0712030465	7	Invoice	CELLULAR SERVICE	02/20/2025	22.54	09/25	601-23-80-5905-299
0712030465	8	Invoice	CELLULAR SERVICE	02/20/2025	45.09	09/25	100-21-22-5140-230
0712030465	9	Invoice	CELLULAR SERVICE-LINE TABLETS	02/20/2025	180.36	09/25	601-23-52-5588-230
Total 0712030465:					452.90		
Total US CELLULAR (986):					452.90		
<b>WOOLSTOCK MUTUAL TELEPHONE ASN (1054)</b>							
0087000023	1	Invoice	INTERNET SERVICE	03/01/2025	34.59	09/25	100-24-14-5435-230
0087000023	2	Invoice	INTERNET SERVICE	03/01/2025	24.73	09/25	100-24-12-5430-230
0087000023	3	Invoice	INTERNET SERVICE	03/01/2025	24.73	09/25	100-24-30-5380-230
0087000023	4	Invoice	INTERNET SERVICE	03/01/2025	14.84	09/25	100-21-22-5140-230
0087000023	5	Invoice	INTERNET SERVICE	03/01/2025	39.57	09/25	100-21-21-5110-230
0087000023	6	Invoice	INTERNET SERVICE	03/01/2025	7.42	09/25	601-23-52-5588-230
0087000023	7	Invoice	INTERNET SERVICE	03/01/2025	7.42	09/25	601-23-51-5566-230
0087000023	8	Invoice	INTERNET SERVICE	03/01/2025	14.84	09/25	602-23-61-5642-230
0087000023	9	Invoice	INTERNET SERVICE	03/01/2025	4.95	09/25	100-23-43-5361-230
0087000023	10	Invoice	INTERNET SERVICE	03/01/2025	129.43	09/25	601-24-16-5921-230
0087000023	11	Invoice	INTERNET SERVICE	03/01/2025	22.74	09/25	602-24-16-5921-230
0087000023	12	Invoice	INTERNET SERVICE	03/01/2025	22.74	09/25	603-24-16-5921-230
0087000023	13	Invoice	INTERNET SERVICE	03/01/2025	55.00	09/25	602-23-61-5642-230
Total 0087000023 3/1/25:					403.00		
0087000684	1	Invoice	INTERNET / RSVP CENTER	03/01/2025	45.00	09/25	100-22-42-5280-230
Total 0087000684 3/1/25:					45.00		
Total WOOLSTOCK MUTUAL TELEPHONE ASN (1054):					448.00		
Total 03/05/2025:					3,077.78		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>AVAILA BANK (6318)</b>							
3-1-25	1	Invoice	FULLER HALL PRINCIPAL PAYMENT	03/01/2025	4,451.59	09/25	300-22-98-5295-910
3-1-25	2	Invoice	FULLER HALL INTEREST PAYMENT	03/01/2025	4,702.71	09/25	300-22-98-5295-911
Total 3-1-25:					9,154.30		
Total AVAILA BANK (6318):					9,154.30		
<b>PLEASANT HILL (2166)</b>							
3/5/25	1	Invoice	RENEWABLE ENERGY CREDIT - BW CAMPG	03/05/2025	519.36	09/25	601-16-00-4000-755
Total 3/5/25:					519.36		
Total PLEASANT HILL (2166):					519.36		
Total 03/06/2025:					9,673.66		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>TREE TOWN KENNELS LLC (7448)</b>							
1-17-2025	1	Invoice	K9 TRAINING - LEHMAN & CHAD	01/25/2025	5,000.00	09/25	214-21-21-5110-231
Total 1-17-2025:					5,000.00		
Total TREE TOWN KENNELS LLC (7448):					5,000.00		
Total 03/10/2025:					5,000.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>UNITED COOPERATIVE (979)</b>							
09091	1	Invoice	GASOHOL	02/05/2025	1,643.79	09/25	100-21-21-5110-315
09091	2	Invoice	GASOHOL	02/05/2025	47.34	09/25	100-21-22-5140-315
09091	3	Invoice	GASOHOL	02/05/2025	181.09	09/25	204-23-30-5310-315
09091	4	Invoice	GASOHOL	02/05/2025	157.18	09/25	603-23-70-5935-315
09091	5	Invoice	GASOHOL	02/05/2025	164.76	09/25	602-23-61-5935-315
09091	6	Invoice	GASOHOL	02/05/2025	70.07	09/25	100-24-12-5430-315
09091	7	Invoice	GASOHOL	02/05/2025	394.14	09/25	601-23-52-5935-315
09091	8	Invoice	GASOHOL	02/05/2025	56.93	09/25	601-23-80-5935-315
09091	9	Invoice	GASOHOL	02/05/2025	56.93	09/25	602-23-80-5935-315
09091	10	Invoice	GASOHOL	02/05/2025	162.63	09/25	100-22-42-5233-315
09091	11	Invoice	GASOHOL	02/05/2025	162.63	09/25	100-22-42-5210-315
09091	12	Invoice	GASOHOL	02/05/2025	361.24	09/25	100-23-42-5371-315
Total 09091:					3,458.73		
09128 / 0912	1	Invoice	#1 & #2 DIESEL	02/12/2025	86.60	09/25	100-21-22-5140-315
09128 / 0912	2	Invoice	#1 & #2 DIESEL	02/12/2025	2,204.25	09/25	204-23-30-5310-315
09128 / 0912	3	Invoice	#1 & #2 DIESEL	02/12/2025	706.74	09/25	601-23-52-5935-315
09128 / 0912	4	Invoice	#1 & #2 DIESEL	02/12/2025	87.03	09/25	100-22-42-5210-315
09128 / 0912	5	Invoice	#1 & #2 DIESEL	02/12/2025	87.03	09/25	100-23-42-5371-315
09128 / 0912	6	Invoice	#1 & #2 DIESEL	02/12/2025	511.20	09/25	100-24-14-5435-315
Total 09128 / 09129:					3,682.85		
09205	1	Invoice	GASOHOL	02/25/2025	1,187.15	09/25	100-21-21-5110-315
09205	2	Invoice	GASOHOL	02/25/2025	67.14	09/25	100-21-22-5140-315
09205	3	Invoice	GASOHOL	02/25/2025	187.93	09/25	204-23-30-5310-315
09205	4	Invoice	GASOHOL	02/25/2025	61.22	09/25	603-23-70-5935-315
09205	5	Invoice	GASOHOL	02/25/2025	72.90	09/25	602-23-61-5935-315
09205	6	Invoice	GASOHOL	02/25/2025	50.68	09/25	100-24-12-5430-315
09205	7	Invoice	GASOHOL	02/25/2025	29.29	09/25	100-21-18-5190-315
09205	8	Invoice	GASOHOL	02/25/2025	435.76	09/25	601-23-52-5935-315
09205	9	Invoice	GASOHOL	02/25/2025	24.68	09/25	601-23-80-5935-315
09205	10	Invoice	GASOHOL	02/25/2025	24.68	09/25	602-23-80-5935-315
09205	11	Invoice	GASOHOL	02/25/2025	84.01	09/25	100-22-42-5233-315
09205	12	Invoice	GASOHOL	02/25/2025	84.01	09/25	100-22-42-5210-315
09205	13	Invoice	GASOHOL	02/25/2025	325.01	09/25	100-23-42-5371-315
Total 09205:					2,634.46		
09207 / 0920	1	Invoice	#1 & #2 DIESEL	02/25/2025	24.66	09/25	100-21-22-5140-315
09207 / 0920	2	Invoice	#1 & #2 DIESEL	02/25/2025	1,269.62	09/25	204-23-30-5310-315
09207 / 0920	3	Invoice	#1 & #2 DIESEL	02/25/2025	63.80	09/25	601-23-52-5935-315
09207 / 0920	4	Invoice	#1 & #2 DIESEL	02/25/2025	44.68	09/25	100-22-42-5210-315
09207 / 0920	5	Invoice	#1 & #2 DIESEL	02/25/2025	44.68	09/25	100-23-42-5371-315
09207 / 0920	6	Invoice	#1 & #2 DIESEL	02/25/2025	331.88	09/25	100-24-14-5435-315
Total 09207 / 09206:					1,779.32		
Total UNITED COOPERATIVE (979):					11,555.36		
Total 03/11/2025:					11,555.36		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>CARD SERVICES (140)</b>							
0000 3/1/25	1	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	1.62	09/25	100-24-12-5430-315
0000 3/1/25	2	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	.48	09/25	100-21-18-5190-315
0000 3/1/25	3	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	2.76	09/25	100-21-22-5140-315
0000 3/1/25	4	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	15.33	09/25	100-24-14-5435-315
0000 3/1/25	5	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	17.23	09/25	601-23-52-5935-315
0000 3/1/25	6	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	1.10	09/25	601-23-80-5935-315
0000 3/1/25	7	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	1.10	09/25	602-23-80-5935-315
0000 3/1/25	8	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	29.07	09/25	100-21-21-5110-315
0000 3/1/25	9	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	3.49	09/25	100-22-42-5210-315
0000 3/1/25	10	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	3.49	09/25	100-23-42-5371-315
0000 3/1/25	11	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	38.20	09/25	204-23-30-5310-315
0000 3/1/25	12	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	3.21	09/25	603-23-70-5935-315
0000 3/1/25	13	Invoice	FUELCLLOUD SUBSCRIPTION	03/01/2025	5.42	09/25	602-23-61-5935-315
0000 3/1/25	14	Invoice	IA DOT -MADSEN CDL	03/01/2025	13.50	09/25	601-23-52-5930-215
0000 3/1/25	15	Invoice	WTP OPERATING SUPPLIES	03/01/2025	23.92	09/25	602-23-61-5642-318
0000 3/1/25	16	Invoice	WTP OPERATING SUPPLIES	03/01/2025	121.65	09/25	602-23-61-5642-318
0000 3/1/25	17	Invoice	WWTP OPERATING SUPPLIES	03/01/2025	3,912.34	09/25	603-23-70-5642-318
Total 0000 3/1/25:					4,193.91		
0001 3/1/25	1	Invoice	POSTAGE	03/01/2025	14.65	09/25	100-21-21-5110-221
0001 3/1/25	2	Invoice	MENS STRYKE PANTS	03/01/2025	79.63	09/25	100-21-21-5110-312
0001 3/1/25	3	Invoice	BUTTSTOCK CHEEK PIECE W/ AMMO CARRI	03/01/2025	29.66	09/25	100-21-21-5110-312
Total 0001 3/1/25:					123.94		
0003 3/1/25	1	Invoice	CREXENDO	03/01/2025	44.82	09/25	100-22-42-5280-230
0003 3/1/25	2	Invoice	ZOOM RENEWAL	03/01/2025	639.60	09/25	100-24-11-5410-299
0003 3/1/25	3	Invoice	GOOGLE LLC	03/01/2025	861.51	09/25	100-24-16-5420-215
Total 0003 3/1/25:					1,545.93		
0004 3/1/25	1	Invoice	laCMA	03/01/2025	350.00	09/25	100-24-12-5430-232
0004 3/1/25	2	Invoice	SUBSCRIPTION	03/01/2025	41.72	09/25	100-24-12-5430-215
Total 0004 3/1/25:					391.72		
0189 3/1/25	1	Invoice	SLEDDING ACTIVITY	03/01/2025	106.89	09/25	100-22-42-5222-318
0189 3/1/25	2	Invoice	CPM PARKING CLASS	03/01/2025	7.50	09/25	100-22-42-5210-232
0189 3/1/25	3	Invoice	CPM PARKING CLASS	03/01/2025	7.50	09/25	100-22-42-5210-232
0189 3/1/25	4	Invoice	CPM CLASS - MEAL	03/01/2025	20.64	09/25	100-22-42-5210-232
0189 3/1/25	5	Invoice	CPM CLASS - MEAL	03/01/2025	18.90	09/25	100-22-42-5210-232
Total 0189 3/1/25:					161.43		
0312 3/1/25	1	Invoice	LEGAL TRAINING	03/01/2025	250.00	09/25	100-24-12-5430-231
Total 0312 3/1/25:					250.00		
0346 3/1/25	1	Invoice	MECHANICAL INSPECTOR STUDY GUIDE	03/01/2025	69.00	09/25	100-21-18-5190-231
Total 0346 3/1/25:					69.00		
Total CARD SERVICES (140):					6,735.93		
<b>NORTH IOWA MUNICIPAL ELECTRIC (705)</b>							
FEB2025	1	Invoice	PURCHASED POWER - FEBRUARY 2025	03/10/2025	637,710.41	09/25	601-23-50-5555-233



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Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total FEB2025:					637,710.41		
Total NORTH IOWA MUNICIPAL ELECTRIC (705):					637,710.41		
Total 03/12/2025:					644,446.34		

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Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>AFLAC, INC. (20)</b>							
398401	1	Invoice	MARCH PREM	03/12/2025	2,389.70	09/25	902-11215
Total 398401:					2,389.70		
Total AFLAC, INC. (20):					2,389.70		
<b>ALTEC INDUSTRIES, INC. (35)</b>							
12887907	1	Invoice	INSULATED WRENCHES	03/11/2025	296.58	09/25	601-23-52-5588-311
Total 12887907:					296.58		
Total ALTEC INDUSTRIES, INC. (35):					296.58		
<b>ARNOLD MOTOR SUPPLY (68)</b>							
26NV116788	1	Invoice	OIL	02/26/2025	44.49	09/25	100-22-42-5210-315
Total 26NV116788:					44.49		
26NV117034	1	Invoice	AIR FILTERS	03/03/2025	52.30	09/25	100-22-42-5210-314
Total 26NV117034:					52.30		
26NV117065	1	Invoice	AIR FILTER	03/03/2025	27.91	09/25	100-22-42-5210-314
Total 26NV117065:					27.91		
26NV117174	1	Invoice	OIL	03/05/2025	7.54	09/25	100-22-42-5210-315
Total 26NV117174:					7.54		
26NV117182	1	Invoice	WASHER FLUID	03/06/2025	3.98	09/25	100-21-21-5110-314
Total 26NV117182:					3.98		
26NV117366	1	Invoice	ALL-SEASON	03/10/2025	6.99	09/25	100-21-21-5110-314
Total 26NV117366:					6.99		
26NV117378	1	Invoice	WASHER FLUID	03/11/2025	4.78	09/25	601-23-52-5935-314
Total 26NV117378:					4.78		
Total ARNOLD MOTOR SUPPLY (68):					147.99		
<b>AUTOMATIC SYSTEMS COMPANY (81)</b>							
043084	1	Invoice	TROUBLE SHOOT CONTROLS DUE TO POW	03/11/2025	1,327.50	09/25	602-23-61-5651-299
Total 043084:					1,327.50		
Total AUTOMATIC SYSTEMS COMPANY (81):					1,327.50		
<b>BLUE RIBBON PELHAM WATERS (5038)</b>							
008629	1	Invoice	NEW WATER TANK FOR WW LAB	02/24/2025	469.95	09/25	603-23-70-5642-318
Total 008629:					469.95		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total BLUE RIBBON PELHAM WATERS (5038):					469.95		
<b>BOMGAARS (5165)</b>							
62232754	1	Invoice	VEHICLE MAINT	02/21/2025	133.43	09/25	204-23-30-5310-314
Total 62232754:					133.43		
62233674	1	Invoice	SHOP STOOL	02/24/2025	169.99	09/25	204-23-30-5310-311
62233674	2	Invoice	FLAGGING RIBBON, PROJ UPKEEP	02/24/2025	9.87	09/25	204-23-30-5310-318
Total 62233674:					179.86		
62234264	1	Invoice	BOLTS	02/26/2025	21.08	09/25	100-22-42-5210-318
Total 62234264:					21.08		
62234341	1	Invoice	PRIMER - SIGN TRAILER	02/26/2025	23.97	09/25	204-21-30-5120-314
Total 62234341:					23.97		
62234502	1	Invoice	MATERIALS FOR SIGN TRAILER	02/27/2025	31.96	09/25	204-21-30-5120-314
62234502	2	Invoice	TORCH KIT & SOCKET ADAPTERS	02/27/2025	51.96	09/25	204-23-30-5310-311
Total 62234502:					83.92		
62234626	1	Invoice	MATERIALS FOR SIGN TRAILER	02/27/2025	139.52	09/25	204-21-30-5120-314
Total 62234626:					139.52		
62234627	1	Invoice	RETURN PRIMER - SIGN TRAILER	02/27/2025	7.99	09/25	204-21-30-5120-314
Total 62234627:					7.99		
62234824	1	Invoice	FASTENERS FOR TRAILER1	02/28/2025	2.54	09/25	204-23-30-5310-314
Total 62234824:					2.54		
62235881	1	Invoice	GREASE	03/03/2025	12.99	09/25	204-23-30-5310-314
Total 62235881:					12.99		
62236109	1	Invoice	BOLTS	03/04/2025	26.58	09/25	100-22-42-5210-318
Total 62236109:					26.58		
62236261	1	Invoice	BOLTS AND BLADE	03/04/2025	44.60	09/25	100-22-42-5210-318
Total 62236261:					44.60		
62236393	1	Invoice	HIGH HEAT TORCH KIT	03/05/2025	54.99	09/25	601-23-52-5588-311
Total 62236393:					54.99		
62237132	1	Invoice	GORILLA GLUE	03/07/2025	6.49	09/25	100-21-21-5110-316
Total 62237132:					6.49		
62237840	1	Invoice	C-CLAMPS	03/10/2025	55.94	09/25	603-23-70-5642-318

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 62237840:					55.94		
62237995	1	Invoice	TOOLS FOR LOCATES	03/10/2025	35.98	09/25	601-23-52-5588-311
Total 62237995:					35.98		
Total BOMGAARS (5165):					813.90		
<b>BORDER STATES INDUSTRIES INC (109)</b>							
929942838	1	Invoice	RETURN WRONG SIZE GRIPS	02/28/2025	666.35-	09/25	601-23-52-5588-318
Total 929942838:					666.35-		
929952824	1	Invoice	URD TRIPLEX WIRE 350 MCM	03/03/2025	6,933.60	09/25	601-23-52-5935-871
Total 929952824:					6,933.60		
929960632	1	Invoice	CONCRETE POLES	03/04/2025	2,022.64	09/25	601-23-52-5935-871
Total 929960632:					2,022.64		
929967245	1	Invoice	LED STREET LIGHTS	03/05/2025	3,934.93	09/25	601-23-52-5935-871
Total 929967245:					3,934.93		
929983599	1	Invoice	MINOR DIST MATERIALS	03/07/2025	31,722.60	09/25	612-23-52-5588-299
Total 929983599:					31,722.60		
929992671	1	Invoice	SUPPORT GRIPS	03/10/2025	496.75	09/25	601-23-52-5588-318
Total 929992671:					496.75		
930009861	1	Invoice	2"X36" FIBERGLASS ELBOW - STOCK	03/12/2025	493.63	09/25	601-23-52-5588-318
Total 930009861:					493.63		
Total BORDER STATES INDUSTRIES INC (109):					44,937.80		
<b>CAPITAL SANITARY SUPPLY (6096)</b>							
C402105	1	Invoice	FH SUPPLIES	02/26/2025	500.56	09/25	100-22-42-5233-318
Total C402105:					500.56		
C402122	1	Invoice	FH SUPPLIES	02/26/2025	221.80	09/25	100-22-42-5233-318
Total C402122:					221.80		
C402578	1	Invoice	CH SUPPLIES	03/05/2025	324.25	09/25	100-24-36-5480-318
Total C402578:					324.25		
C402600	1	Invoice	FULLER HALL SUPPLIES	03/05/2025	134.37	09/25	100-22-42-5233-318
Total C402600:					134.37		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total CAPITAL SANITARY SUPPLY (6096):					1,180.98		
<b>CENTRAL IOWA BLDG SUPPLY (1298)</b>							
1024399	1	Invoice	SMALL NITROGEN EXCHANGE	11/22/2024	34.00	09/25	601-23-51-5566-318
Total 1024399:					34.00		
1025699	1	Invoice	PLATE TRAILER #1	02/27/2025	26.25	09/25	204-23-30-5310-314
Total 1025699:					26.25		
Total CENTRAL IOWA BLDG SUPPLY (1298):					60.25		
<b>CENTURY LINK (4614)</b>							
334103856 3	1	Invoice	ALARM CIRCUIT LINE	03/01/2025	148.00	09/25	100-21-22-5140-230
Total 334103856 3.1.25:					148.00		
Total CENTURY LINK (4614):					148.00		
<b>CIVIC SYSTEMS LLC - 2024 (8094)</b>							
INV-01468	1	Invoice	MIEXCEL FOR AP	10/31/2024	1,300.00	09/25	100-24-14-5435-212
Total INV-01468:					1,300.00		
Total CIVIC SYSTEMS LLC - 2024 (8094):					1,300.00		
<b>CLEAN ALL (7699)</b>							
29326	1	Invoice	CLEANING SVC	02/28/2025	853.15	09/25	100-22-42-5233-299
Total 29326:					853.15		
Total CLEAN ALL (7699):					853.15		
<b>COLUMN SOFTWARE PBC (7826)</b>							
D1EC1C38-0	1	Invoice	NOTICE-TAXES LEVIED ON TAXABLE PROP	02/20/2025	92.36	09/25	100-24-14-5435-210
Total D1EC1C38-0109:					92.36		
Total COLUMN SOFTWARE PBC (7826):					92.36		
<b>COMBINED SYSTEMS TECH, INC. (4548)</b>							
170790	1	Invoice	4 STND MICROSOFT LICENSES	03/11/2025	2,146.72	09/25	100-24-16-5420-317
Total 170790:					2,146.72		
Total COMBINED SYSTEMS TECH, INC. (4548):					2,146.72		
<b>CTS LANGUAGE LINK (6323)</b>							
294481	1	Invoice	TRANSLATION SERVICES	03/01/2025	149.80	09/25	100-21-21-5110-225
Total 294481:					149.80		
Total CTS LANGUAGE LINK (6323):					149.80		
<b>CULLIGAN FORT DODGE (207)</b>							
15545 2.28.2	1	Invoice	SOFT WATER SVC -AIRPORT	02/28/2025	121.71	09/25	205-23-45-5372-299

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 15545 2.28.25:					121.71		
Total CULLIGAN FORT DODGE (207):					121.71		
<b>DAHTrainer, INC (8055)</b>							
SPRING 202	1	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	1,236.00	09/25	100-21-21-5180-231
SPRING 202	2	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	962.00	09/25	100-21-21-5110-231
SPRING 202	3	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	139.00	09/25	100-21-18-5190-231
SPRING 202	4	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	690.00	09/25	100-24-12-5430-231
SPRING 202	5	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	417.00	09/25	100-21-22-5140-231
SPRING 202	6	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	1,102.00	09/25	100-22-42-5210-231
SPRING 202	7	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	1,102.00	09/25	100-24-14-5435-231
SPRING 202	8	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	1,648.00	09/25	601-23-52-5926-231
SPRING 202	9	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	139.00	09/25	603-23-70-5926-231
SPRING 202	10	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	824.00	09/25	602-23-61-5926-231
SPRING 202	11	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	139.00	09/25	100-24-30-5380-231
SPRING 202	12	Invoice	LEADERSHIP TRAINING - SPRING 2025	03/06/2025	1,102.00	09/25	204-23-30-5310-231
Total SPRING 2025:					9,500.00		
Total DAHTrainer, INC (8055):					9,500.00		
<b>DAILY FREEMAN JOURNAL, INC. (211)</b>							
2/27/2025	12	1 Invoice	2/17 MIN & BILLS	02/27/2025	231.42	09/25	100-24-14-5435-210
Total 2/27/2025 12:00:00 AM:					231.42		
Total DAILY FREEMAN JOURNAL, INC. (211):					231.42		
<b>DAKOTA SUPPLY GROUP (3498)</b>							
S103962000.	1	Invoice	MATERIAL FOR ELEC DIST PROJECT (B1)	03/06/2025	167,249.90	09/25	612-23-52-5588-299
Total S103962000.008:					167,249.90		
Total DAKOTA SUPPLY GROUP (3498):					167,249.90		
<b>DELL MARKETING L.P. (221)</b>							
1080226308	1	Invoice	4 REPLACEMENT PCS	03/01/2025	3,599.12	09/25	100-24-16-5420-317
Total 10802263080:					3,599.12		
Total DELL MARKETING L.P. (221):					3,599.12		
<b>DON'S PEST CONTROL (3349)</b>							
9010	1	Invoice	PEST CONTROL - WTP	03/10/2025	53.00	09/25	602-23-61-5651-299
Total 9010:					53.00		
Total DON'S PEST CONTROL (3349):					53.00		
<b>ECHO GROUP, INC. (6306)</b>							
S010913376.	1	Invoice	BLDG LIGHTS	03/03/2025	505.84	09/25	204-23-30-5310-310
Total S010913376.003:					505.84		
S011072161.	1	Invoice	REPLACEMENT BULBS - 2nd ST LIGHTS	02/27/2025	175.00	09/25	601-23-52-5588-318

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total S011072161.003:					175.00		
Total ECHO GROUP, INC. (6306):					680.84		
<b>EMMA HUNTER (8147)</b>							
2/28/25	1	Invoice	CUSTOMER DEPOSIT REFUND	02/25/2025	26.89	09/25	601-21011
Total 2/28/25:					26.89		
Total EMMA HUNTER (8147):					26.89		
<b>EMPLOYEE BENEFIT SYSTEMS (4707)</b>							
000046823	1	Invoice	APRIL PREM H/D/V	03/05/2025	111,084.56	09/25	902-11215
000046823	2	Invoice	APRIL PREM H/D/V	03/05/2025	14,595.00	09/25	902-11100
Total 000046823:					125,679.56		
Total EMPLOYEE BENEFIT SYSTEMS (4707):					125,679.56		
<b>FAREWAY STORES, INC. #395 (284)</b>							
00125352	1	Invoice	DISTILLED WATER - SUBSTATIONS	02/24/2025	11.52	09/25	601-23-51-5566-318
Total 00125352:					11.52		
00171646	1	Invoice	DISTILLED WATER - SUBSTATIONS	02/24/2025	8.64	09/25	601-23-51-5566-318
Total 00171646:					8.64		
Total FAREWAY STORES, INC. #395 (284):					20.16		
<b>GERBER AUTO CARE (342)</b>							
149592	1	Invoice	BATTERY 21-RAM	02/04/2025	266.53	09/25	100-21-22-5140-227
Total 149592:					266.53		
149880	1	Invoice	OIL CHANGE/TIRE ROTATION - PD 22RAM	02/28/2025	87.81	09/25	100-21-21-5110-227
Total 149880:					87.81		
149907	1	Invoice	OIL CHANGE - PD 22RAM	03/03/2025	66.61	09/25	100-21-21-5110-227
Total 149907:					66.61		
149972	1	Invoice	OIL CHANGE & AIR FILTER	03/10/2025	93.17	09/25	100-21-21-5110-227
Total 149972:					93.17		
Total GERBER AUTO CARE (342):					514.12		
<b>GPM ENVIRONMENTAL SOLUTIONS, LLC (7627)</b>							
IE-8806	1	Invoice	NEW EFFLUENT SAMPLER	03/05/2025	10,824.00	09/25	603-23-70-5641-318
Total IE-8806:					10,824.00		
Total GPM ENVIRONMENTAL SOLUTIONS, LLC (7627):					10,824.00		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>HAMILTON COUNTY SOLID WASTE (375)</b>							
349148	1	Invoice	OLD POLE DISPOSAL	03/10/2025	61.62	09/25	601-23-52-5588-236
Total 349148:					61.62		
Total HAMILTON COUNTY SOLID WASTE (375):					61.62		
<b>HAWKINS, INC. (3668)</b>							
7004134	1	Invoice	CHEMICALS	03/04/2025	3,934.16	09/25	603-23-70-5641-318
Total 7004134:					3,934.16		
Total HAWKINS, INC. (3668):					3,934.16		
<b>HENDERSON PRODUCTS, INC (4010)</b>							
417441	1	Invoice	SNOW CURB FEELERS	02/26/2025	779.94	09/25	204-23-30-5320-318
Total 417441:					779.94		
Total HENDERSON PRODUCTS, INC (4010):					779.94		
<b>HOLMES MURPHY &amp; ASSOCIATES, LLC (5556)</b>							
820332	1	Invoice	MARCH CONSULTING FEES	03/06/2025	2,415.00	09/25	902-11215
Total 820332:					2,415.00		
Total HOLMES MURPHY & ASSOCIATES, LLC (5556):					2,415.00		
<b>HYDRITE CHEMICAL CO. (421)</b>							
2025000015	1	Invoice	SODIUM BISULFITE	03/11/2025	7,431.80	09/25	602-23-61-5641-318
Total 2025000015947:					7,431.80		
Total HYDRITE CHEMICAL CO. (421):					7,431.80		
<b>HYDRO KLEAN, INC. (422)</b>							
092925	1	Invoice	TELEWISE SAN SEWER	02/27/2025	1,714.00	09/25	603-23-71-5673-229
Total 092925:					1,714.00		
093120	1	Invoice	SLIP LINE - YRLY REHAB	02/28/2025	33,775.00	09/25	630-23-71-5673-860
Total 093120:					33,775.00		
Total HYDRO KLEAN, INC. (422):					35,489.00		
<b>HY-VEE ACCOUNTS RECEIVABLE (424)</b>							
488406	1	Invoice	TRAINING SUPPLIES	03/04/2025	67.50	09/25	100-24-12-5430-318
Total 488406:					67.50		
819268	1	Invoice	PRE-CON	03/13/2025	22.84	09/25	542-23-30-5310-299
Total 819268:					22.84		
924532	1	Invoice	TRAINING SUPPLIES	03/03/2025	77.97	09/25	100-24-12-5430-318



Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 924532:					77.97		
Total HY-VEE ACCOUNTS RECEIVABLE (424):					168.31		
<b>I &amp; S Group, Inc. (8148)</b>							
114153	1	Invoice	FULLER HALL FACILITY ASSESSMENT	01/31/2025	2,170.00	09/25	100-22-42-5233-212
Total 114153:					2,170.00		
115105	1	Invoice	FULLER HALL FACILITY ASSESSMENT	02/28/2025	15,130.00	09/25	100-22-42-5233-212
Total 115105:					15,130.00		
Total I & S Group, Inc. (8148):					17,300.00		
<b>IEUSTA (1199)</b>							
2025 DUES	1	Invoice	ANNUAL DUES	03/10/2025	150.00	09/25	601-23-52-5930-215
Total 2025 DUES:					150.00		
Total IEUSTA (1199):					150.00		
<b>IOWA ASSN OF MUNICIPAL UTILITY (451)</b>							
32568	1	Invoice	BROADBAND MEMBER DUES MAR2025-FEB	03/04/2025	419.00	09/25	100-24-12-5430-215
32568	2	Invoice	ELECTRIC MEMBER DUES MAR2025-FEB202	03/04/2025	7,274.00	09/25	601-23-51-5930-215
32568	3	Invoice	ELECTRIC MEMBER DUES MAR2025-FEB202	03/04/2025	7,274.00	09/25	601-23-52-5930-215
32568	4	Invoice	WATER MEMBER DUES MAR2025-FEB2026	03/04/2025	1,158.00	09/25	602-23-61-5930-215
Total 32568:					16,125.00		
Total IOWA ASSN OF MUNICIPAL UTILITY (451):					16,125.00		
<b>IOWA COMMUNICATIONS NETWORK (7419)</b>							
717367	1	Invoice	ICN CONNECTION FOR RADIOS	03/07/2025	180.80	09/25	100-24-16-5420-299
717367	2	Invoice	ICN CONNECTION FOR RADIOS	03/07/2025	45.20	09/25	204-24-16-5930-299
Total 717367:					226.00		
Total IOWA COMMUNICATIONS NETWORK (7419):					226.00		
<b>IOWA MUNICIPAL FINANCE OFFICERS ASSO (4767)</b>							
SIMMONS-FI	1	Invoice	SIMMONS-FINANCE CERTIFICATION	03/13/2025	150.00	09/25	100-24-14-5435-215
Total SIMMONS-FIN.CERT:					150.00		
Total IOWA MUNICIPAL FINANCE OFFICERS ASSO (4767):					150.00		
<b>IOWA ONE CALL (485)</b>							
269600	1	Invoice	JAN LOCATES	01/28/2025	17.00	09/25	601-23-52-5930-299
269600	2	Invoice	JAN LOCATES	01/28/2025	10.70	09/25	602-23-62-5662-299
269600	3	Invoice	JAN LOCATES	01/28/2025	10.70	09/25	603-23-71-5662-299
Total 269600:					38.40		
Total IOWA ONE CALL (485):					38.40		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>IOWA SPECIALITY HOSPITAL-CLARION (7796)</b>							
9401306442	1	Invoice	1ST QTR DT	03/05/2025	130.00	09/25	204-23-30-5310-212
9401306442	2	Invoice	1ST QTR DT	03/05/2025	160.00	09/25	601-23-52-5923-212
Total 9401306442:					290.00		
Total IOWA SPECIALITY HOSPITAL-CLARION (7796):					290.00		
<b>IOWA STATE UNIVERSITY (495)</b>							
36092	1	Invoice	ACCESSIBLE SIDEWALKS - BAHRENFUSS	03/13/2025	25.00	09/25	204-23-30-5310-231
Total 36092:					25.00		
Total IOWA STATE UNIVERSITY (495):					25.00		
<b>JOHN DEERE FINANCIAL (7654)</b>							
10775409	1	Invoice	FUEL FILTER	02/28/2025	15.17	09/25	100-22-42-5210-314
Total 10775409:					15.17		
10776054	1	Invoice	FILTERS	03/04/2025	99.38	09/25	100-22-42-5210-314
Total 10776054:					99.38		
Total JOHN DEERE FINANCIAL (7654):					114.55		
<b>JONES, ANDY (5942)</b>							
3/12/1906 12	1	Invoice	547 2ND ST DEMO INSPECTION OPENINGS	03/04/2025	2,500.00	09/25	100-21-18-5190-299
Total 3/12/1906 12:00:00 AM:					2,500.00		
Total JONES, ANDY (5942):					2,500.00		
<b>KWIK TRIP STORES, INC. (7853)</b>							
5917875	1	Invoice	FUEL FOR CHIPPER	02/10/2025	18.70	09/25	601-23-52-5935-315
Total 5917875:					18.70		
Total KWIK TRIP STORES, INC. (7853):					18.70		
<b>LOGAN CONTRACTORS SUPPLY, INC. (1639)</b>							
E71632	1	Invoice	WINTER POTHOLE PATCH	02/27/2025	570.00	09/25	204-23-30-5310-318
Total E71632:					570.00		
Total LOGAN CONTRACTORS SUPPLY, INC. (1639):					570.00		
<b>LYNCH DALLAS, P.C./ATTY AT LAW (6336)</b>							
221369	1	Invoice	PROFESSIONAL SERVICES	02/12/2025	1,859.15	09/25	100-21-18-5190-212
Total 221369:					1,859.15		
Total LYNCH DALLAS, P.C./ATTY AT LAW (6336):					1,859.15		
<b>MARIA G HERNANDEZ LOPEZ (8146)</b>							
2/26/25	1	Invoice	CUSTOMER DEPOSIT REFUND	02/26/2025	265.57	09/25	601-21011

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 2/26/25:					265.57		
Total MARIA G HERNANDEZ LOPEZ (8146):					265.57		
<b>MC CLURE ENGINEERING CO. (7469)</b>							
157915	1	Invoice	RECONSTRUCT AIRFIELD LIGHTING & NAVA	02/24/2025	1,206.00	09/25	205-23-45-5372-880
Total 157915:					1,206.00		
157921	1	Invoice	AIRPORT AWOS PROJECT 1/26/25-2/22/25	02/24/2025	10,528.60	09/25	205-23-45-5372-880
Total 157921:					10,528.60		
157932	1	Invoice	AIRPORT TAXIWAY LIGHTING - AIP GRAND 0	02/24/2025	3,300.00	09/25	205-23-45-5372-880
Total 157932:					3,300.00		
Total MC CLURE ENGINEERING CO. (7469):					15,034.60		
<b>McGRATH CONSULTING GROUP, INC. (8149)</b>							
2153	1	Invoice	PD CONSULTING EXPENSES	02/23/2025	11,680.00	09/25	100-21-21-5110-299
Total 2153:					11,680.00		
Total McGRATH CONSULTING GROUP, INC. (8149):					11,680.00		
<b>MIDAMERICAN ENERGY (629)</b>							
563948819	1	Invoice	BOOSTER STATION ELECTRICITY	02/28/2025	169.68	09/25	602-23-62-5662-237
Total 563948819:					169.68		
Total MIDAMERICAN ENERGY (629):					169.68		
<b>MIDWEST BREATHING AIR L.L.C. (640)</b>							
11622	1	Invoice	ANNUAL COMPRESSOR MAINT	02/25/2025	249.48	09/25	100-21-22-5140-310
Total 11622:					249.48		
Total MIDWEST BREATHING AIR L.L.C. (640):					249.48		
<b>MOORE CLEANING SERVICE, LLC (2902)</b>							
MAR2025 #2	1	Invoice	CLEANING SVC	03/13/2025	1,300.00	09/25	100-24-36-5480-299
Total MAR2025 #2:					1,300.00		
Total MOORE CLEANING SERVICE, LLC (2902):					1,300.00		
<b>MUNICIPAL SUPPLY, INC. (672)</b>							
0934559-IN	1	Invoice	AMI ELECTRIC METERS	02/28/2025	1,807.36	09/25	615-23-52-5586-299
Total 0934559-IN:					1,807.36		
Total MUNICIPAL SUPPLY, INC. (672):					1,807.36		
<b>MURPHY TRACTOR &amp; EQUIPMENT CO. (1429)</b>							
2404539	1	Invoice	GRADER TEETH	02/28/2025	772.47	09/25	204-23-30-5310-314

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 2404539:					772.47		
2410457	1	Invoice	HYDRAULIC O-RING	03/11/2025	710.81	09/25	204-23-30-5310-227
Total 2410457:					710.81		
Total MURPHY TRACTOR & EQUIPMENT CO. (1429):					1,483.28		
<b>NAPA AUTO PARTS (677)</b>							
000488	1	Invoice	MISC VEH SUPPLIES	03/07/2025	81.06	09/25	204-23-30-5310-314
Total 000488:					81.06		
000490	1	Invoice	DRAIN VALVE TK27	03/07/2025	20.32	09/25	204-23-30-5310-314
Total 000490:					20.32		
Total NAPA AUTO PARTS (677):					101.38		
<b>NATE'S B&amp;B REPAIR (8097)</b>							
00000620	1	Invoice	CHAINSAW REPAIR	02/27/2025	20.00	09/25	601-23-52-5935-227
Total 00000620:					20.00		
Total NATE'S B&B REPAIR (8097):					20.00		
<b>NATIONAL INTERNAL AFFAIRS INVESTIGATORS (8150)</b>							
5774	1	Invoice	2025 ANNUAL MEMBERSHIP DUES	02/28/2025	125.00	09/25	100-21-21-5110-215
Total 5774:					125.00		
Total NATIONAL INTERNAL AFFAIRS INVESTIGATORS (8150):					125.00		
<b>NORTH IOWA MUNICIPAL ELECTRIC (705)</b>							
6969	1	Invoice	ANNUAL APPA DUES	03/01/2025	6,700.98	09/25	601-23-50-5555-233
Total 6969:					6,700.98		
Total NORTH IOWA MUNICIPAL ELECTRIC (705):					6,700.98		
<b>PENN VALLEY PUMP CO, INC (7950)</b>							
19639	1	Invoice	4" PUMP, SUPPLIES & INSTALLATION	02/19/2025	29,360.00	09/25	603-23-70-5652-229
Total 19639:					29,360.00		
Total PENN VALLEY PUMP CO, INC (7950):					29,360.00		
<b>PETERSON, STEVE (5087)</b>							
5	1	Invoice	OFFICER EMPLOYMENT EXPENSES	03/06/2025	300.00	09/25	100-21-21-5110-319
Total 5:					300.00		
Total PETERSON, STEVE (5087):					300.00		
<b>PITNEY BOWES BANK INC RESERVE ACCT (758)</b>							
1027052034	1	Invoice	MAIL MACHINE SVC AGMT 12/5/24-3/4/25	03/04/2025	240.12	09/25	100-24-14-5435-225

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 1027052034:					240.12		
Total PITNEY BOWES BANK INC RESERVE ACCT (758):					240.12		
<b>PLEASANT HILL (2166)</b>							
030525	1	Invoice	STREET LIGHTS/PH LINE/VIRGINIA PKWY	03/05/2025	431.92	09/25	100-21-30-5160-233
Total 030525:					431.92		
Total PLEASANT HILL (2166):					431.92		
<b>PRAIRIE ENERGY COOPERATIVE (768)</b>							
22685 3.7.25	1	Invoice	AIRPORT ELECTRICITY	03/07/2025	808.07	09/25	205-23-45-5372-237
Total 22685 3.7.25:					808.07		
Total PRAIRIE ENERGY COOPERATIVE (768):					808.07		
<b>PRINTING SERVICES, INC. (1130)</b>							
5065	1	Invoice	FH OFFICE SUPPLIES	03/10/2025	105.50	09/25	100-22-42-5233-316
Total 5065:					105.50		
Total PRINTING SERVICES, INC. (1130):					105.50		
<b>RESCO (812)</b>							
3060573	1	Invoice	FIBERGLASS PEDESTALS (STOCK)	01/27/2025	3,945.09	09/25	601-23-52-5588-318
Total 3060573:					3,945.09		
3060574	1	Invoice	STOCK MATERIALS	01/27/2025	267.50	09/25	601-23-52-5588-318
Total 3060574:					267.50		
Total RESCO (812):					4,212.59		
<b>SANCTUARY YOGA &amp; HEALING (7774)</b>							
00001505	1	Invoice	MENS STRETCHING CLASS	02/27/2025	120.00	09/25	100-24-12-5430-299
Total 00001505:					120.00		
Total SANCTUARY YOGA & HEALING (7774):					120.00		
<b>SNYDER &amp; ASSOCIATES (2951)</b>							
124.0690.01-	1	Invoice	ENG - 2025 FAIR MEADOW PH2 - 9-25-005	02/27/2025	3,104.50	09/25	542-23-30-5310-299
Total 124.0690.01-9:					3,104.50		
124.1476.01-	1	Invoice	ENG - 25/26 WATER SEWER REHAB 9-25-007	02/27/2025	20,079.00	09/25	602-23-62-5673-870
Total 124.1476.01-2:					20,079.00		
125.0071.01-	1	Invoice	ON-CALL ENG SVC	02/27/2025	8,913.75	09/25	100-24-30-5380-212
125.0071.01-	2	Invoice	ON CALL - CIP EST	02/27/2025	927.00	09/25	204-23-30-5310-212
Total 125.0071.01-1:					9,840.75		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
125.0071.01	1	Invoice	WWTP ON-CALL ENG SVC	02/27/2025	3,298.25	09/25	603-23-70-5923-212
Total 125.0071.01A-1:					3,298.25		
Total SNYDER & ASSOCIATES (2951):					36,322.50		
<b>STATE HYGIENIC LABORATORY (423)</b>							
296806	1	Invoice	WASTEWATER TESTING FEES	02/28/2025	867.50	09/25	603-23-70-5923-212
Total 296806:					867.50		
Total STATE HYGIENIC LABORATORY (423):					867.50		
<b>THE MESSENGER (1247)</b>							
C31821 2/28/	1	Invoice	POLICE OFFICER AD	02/28/2025	1,314.00	09/25	100-21-21-5110-210
Total C31821 2/28/25:					1,314.00		
Total THE MESSENGER (1247):					1,314.00		
<b>THE PIN CENTER (8151)</b>							
0225048	1	Invoice	KEYS TO THE CITY W/ ETCHING	02/14/2025	473.75	09/25	242-23-36-5393-318
Total 0225048:					473.75		
Total THE PIN CENTER (8151):					473.75		
<b>THE TILE PROS, INC. (2701)</b>							
WO-1739	1	Invoice	HAUL & MOVE TREES TO BURN	02/19/2025	9,450.00	09/25	100-22-42-5210-299
Total WO-1739:					9,450.00		
Total THE TILE PROS, INC. (2701):					9,450.00		
<b>THE TRASHMAN, LLC (943)</b>							
782-1692	1	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	100-21-22-5140-236
782-1692	2	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	100-22-42-5210-236
782-1692	3	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	100-22-42-5233-236
782-1692	4	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	100-22-42-5280-236
782-1692	5	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	204-23-30-5310-236
782-1692	6	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	205-23-45-5372-236
782-1692	7	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	601-23-52-5588-236
782-1692	8	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	602-23-61-5642-236
782-1692	9	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	603-23-70-5642-236
782-1692	10	Invoice	TRASH SERVICE	02/28/2025	50.00	09/25	100-24-36-5480-236
Total 782-1692:					500.00		
782-1694	1	Invoice	CITY CURB RECYCLING	02/28/2025	12,652.50	09/25	100-23-30-5340-235
Total 782-1694:					12,652.50		
Total THE TRASHMAN, LLC (943):					13,152.50		
<b>TMI SERVICES, INC. (954)</b>							
17017	1	Invoice	PORTABLE TOILET RENTAL - BREWER CRE	03/03/2025	38.29	09/25	100-22-42-5210-299

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 17017:					38.29		
Total TMI SERVICES, INC. (954):					38.29		
<b>TOLLE AUTOMOTIVE, INC. (3188)</b>							
3773	1	Invoice	OIL CHANGE 22 CHEVY WWTP	03/03/2025	82.08	09/25	603-23-70-5935-227
Total 3773:					82.08		
3811	1	Invoice	TIRE REPAIR - SKID LOADER	03/06/2025	40.80	09/25	601-23-52-5935-227
Total 3811:					40.80		
3866	1	Invoice	OIL CHANGE 2013 FORD - WTP	03/13/2025	66.70	09/25	602-23-61-5935-227
Total 3866:					66.70		
Total TOLLE AUTOMOTIVE, INC. (3188):					189.58		
<b>TOMCO2 SYSTEMS COMPANY (8125)</b>							
87329	1	Invoice	PREVENTIVE MAINT. - NEW SOLENOID INST	02/25/2025	4,577.50	09/25	602-23-61-5642-299
Total 87329:					4,577.50		
Total TOMCO2 SYSTEMS COMPANY (8125):					4,577.50		
<b>TONY'S TIRE SERVICE (958)</b>							
186722	1	Invoice	TK#27 REPAIR	02/17/2025	2,340.31	09/25	204-23-30-5310-227
Total 186722:					2,340.31		
Total TONY'S TIRE SERVICE (958):					2,340.31		
<b>UNITED COOPERATIVE (979)</b>							
12564	1	Invoice	AIRPORT PROPANE	02/11/2025	946.35	09/25	205-23-45-5372-234
Total 12564:					946.35		
12565	1	Invoice	PORTABLES	02/11/2025	169.02	09/25	205-23-45-5372-234
Total 12565:					169.02		
12566	1	Invoice	PORTABLES	02/11/2025	303.89	09/25	205-23-45-5372-234
Total 12566:					303.89		
12654	1	Invoice	AIRPORT PROPANE	02/21/2025	1,093.64	09/25	205-23-45-5372-234
Total 12654:					1,093.64		
12655	1	Invoice	PORTABLES	02/21/2025	438.89	09/25	205-23-45-5372-234
Total 12655:					438.89		
Total UNITED COOPERATIVE (979):					2,951.79		

Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
<b>UNITY POINT CLINIC-OCC MEDICINE (5263)</b>							
259518	1	Invoice	1ST QTR DT	03/03/2025	84.00	09/25	204-23-30-5310-212
259518	2	Invoice	1ST QTR DT	03/03/2025	107.00	09/25	601-23-52-5923-212
259518	3	Invoice	1ST QTR DT	03/03/2025	84.00	09/25	602-23-61-5923-212
Total 259518:					275.00		
Total UNITY POINT CLINIC-OCC MEDICINE (5263):					275.00		
<b>UTILITY ASSOCIATES, INC. (7879)</b>							
47101	1	Invoice	IN CAR CAMERA KITS FOR NEW VEHICLES	02/28/2025	2,492.50	09/25	100-21-21-5110-515
Total 47101:					2,492.50		
Total UTILITY ASSOCIATES, INC. (7879):					2,492.50		
<b>VALUTECH PEST CONTROL (6822)</b>							
5589	1	Invoice	PEST CONTROL - SSMID	02/20/2025	65.00	09/25	260-23-36-5393-299
Total 5589:					65.00		
Total VALUTECH PEST CONTROL (6822):					65.00		
<b>VISUAL EDGE IT, INC. (3995)</b>							
24AR246551	1	Invoice	PRINTER CONTRACT - PD	02/24/2025	37.96	09/25	100-21-21-5110-225
Total 24AR2465514:					37.96		
24AR249007	1	Invoice	PRINTER CONTRACT - CEMETERY	03/04/2025	27.13	09/25	100-23-42-5371-225
Total 24AR2490073:					27.13		
24AR249007	1	Invoice	PRINTER CONTRACT - INSP	03/04/2025	35.13	09/25	100-24-30-5380-225
Total 24AR2490074:					35.13		
24AR249007	1	Invoice	PRINTER CONTRACT - LINE DEPT	03/04/2025	28.26	09/25	601-23-52-5931-225
Total 24AR2490075:					28.26		
24AR249007	1	Invoice	PRINTER CONTRACT - FH	03/04/2025	82.50	09/25	100-22-42-5233-225
Total 24AR2490076:					82.50		
24AR249742	1	Invoice	PRINTER CONTRACT - ST	03/06/2025	45.62	09/25	204-23-30-5310-225
Total 24AR2497428:					45.62		
24AR250323	1	Invoice	PRINTER CONTRACT - FINANCE	03/10/2025	42.94	09/25	100-24-14-5435-225
Total 24AR2503239:					42.94		
24AR250324	1	Invoice	PRINTER CONTRACT - WTP	03/10/2025	44.33	09/25	602-23-61-5931-225
Total 24AR2503240:					44.33		
24AR250324	1	Invoice	PRINTER CONTRACT - IT	03/10/2025	27.17	09/25	100-24-16-5420-299



Invoice	Seq	Type	Description	Invoice Date	Total Cost	Period	GL Account
Total 24AR2503241:					27.17		
Total VISUAL EDGE IT, INC. (3995):					371.04		
<b>WEBSTER CITY TRUE VALUE (2155)</b>							
2503-087442	1	Invoice	PD POSTAGE	03/03/2025	17.94	09/25	100-21-21-5110-221
Total 2503-087442:					17.94		
2503-087563	1	Invoice	FASTENERS	03/04/2025	8.99	09/25	100-22-42-5210-318
Total 2503-087563:					8.99		
2503-087636	1	Invoice	FASTENERS	03/04/2025	8.99	09/25	100-22-42-5210-318
Total 2503-087636:					8.99		
2503-088471	1	Invoice	UPS FEE	03/11/2025	20.00	09/25	603-23-70-5921-221
2503-088471	2	Invoice	SUPPLIES	03/11/2025	43.27	09/25	603-23-70-5642-318
Total 2503-088471:					63.27		
Total WEBSTER CITY TRUE VALUE (2155):					99.19		
<b>WILLIAMS &amp; COMPANY P.C. (3390)</b>							
198985	1	Invoice	FY24 AUDIT	02/12/2025	2,829.00	09/25	100-24-14-5435-212
Total 198985:					2,829.00		
Total WILLIAMS & COMPANY P.C. (3390):					2,829.00		
<b>ZIEGLER, INC. (1071)</b>							
IN001825524	1	Invoice	GRADER SNOW PLOW BLADES	03/05/2025	2,753.38	09/25	204-23-30-5320-318
Total IN001825524:					2,753.38		
Total ZIEGLER, INC. (1071):					2,753.38		
Total 03/17/2025:					619,540.39		
Grand Totals:					1,294,590.21		

Report GL Period Summary

GL Period	Amount
09/25	1,294,590.21
Grand Totals:	1,294,590.21

Vendor number hash: 642675  
 Vendor number hash - split: 1228338  
 Total number of invoices: 184  
 Total number of transactions: 348

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Terms Description	Invoice Amount	Net Invoice Amount
Open Terms	1,294,590.21	1,294,590.21
Payroll ending 3/8/25	202,127.23	
<b>GRAND TOTAL</b>	<b>\$1,496,707.44</b>	

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**FUND LIST TOTALS FOR BILLS March 17, 2025**

<u>Account</u>	<u>Fund</u>	<u>Total Amount</u>
100	General	\$ 102,675.98
204	Road Use Tax Fund	\$ 15,803.92
205	Airport	\$ 18,966.17
214	K9 Trust	\$ 5,000.00
242	Economic Dev.	\$ 473.75
260	SSMID	\$ 65.00
300	Debt Service	\$ 9,154.30
542	Fair Meadow Phase II	\$ 3,127.34
601	Electric Utility	\$ 682,330.44
602	Water Utility	\$ 36,671.73
603	Sewer Fund	\$ 55,282.46
612	Electric Distribution	\$ 198,972.50
615	AMI - Electric	\$ 1,807.36
630	Sewer Improvement	\$ 33,775.00
902	Medical/Flex	\$ 130,474.26
	Claims Total	\$ 1,294,580.21
<b><u>PAYROLL</u></b>		
Payroll Ending March 8, 2025		\$ 202,127.23
<hr/>		
	<b>Grand Total</b>	<b>\$ 1,496,707.44</b>

**WASTEWATER TREATMENT PLANT REPORT FOR THE MONTH OF February 2025**

	MONTH February	Year to Date 2025	MONTH February	Year to Date 2024	
Total gallons flow	31,500,000	57,439,000	32,201,000	64,470,000	gal
Average daily flow	1,125,000		1,110,000		gal/da
Percentage treated	100		100		%
Total gallons raw sludge	100,840	210,110	88,259	166,007	gal
Total gallons digested sludge out	0		0		gal
Total gallons sludge transferred to storage tank	67,680		24,440		gal
Total gallons supernatant returned	32,590		0		gal
Average effluent CBOD (25 mg/l aver. 40 mg/l max.)	18.8		9.5		mg/l
Number of days max. limit was exceeded	0		0		da
Average % removal	97		98		%
Average effluent suspended solids (30 mg/l aver. 45 mg/l max.)	10.8		8.38		mg/l
Number of days max. limit was exceeded	0		0		da
Average percent removal	97.8		97.8		%
Average effluent ammonia nitrogen Feb(2.19 mg/l average, 14.2 mg/l max. limitation)	2.19		<1		mg/l
Number of days max. limit was exceeded	0		0		da

**ELECTRIC REPORT FOR THE MONTH OF February 2025**

(Production Month-January; Billing Month (Due) - February 2025)

	<u>MONTH February</u>	<u>Year to Date 2025</u>	<u>MONTH</u>	<u>Year to 2024</u>
TOTAL PURCHASED POWER K.W.	9,371,499	18,216,693	9,305,951	17,566,125
Gross K.W. Generated For Maint.	0	0	0	6,150
For Corn Belt	0	0	113,550	113,550
Station Power K.W.	34,775	62,962	29,709	55,585
NET K.W.TO BOARD	9,336,724	18,153,731	9,276,242	17,510,540
Billed by Clerk's Office to Customers K.W.:				
Commercial Sales	2,465,421	5,055,751	2,212,465	4,460,094
Industrial Sales	2,370,017	4,622,520	2,422,324	4,638,941
City Departments & Street Lights	359,968	676,890	415,946	870,190
Residential Sales	2,788,774	5,939,209	2,592,136	5,378,239
Sales for Resale-Wholesale	710,100	1,245,500	714,000	1,421,300
KILOWATTS UNACCOUNTED	<u>642,444</u>	<u>613,861</u>	<u>919,371</u>	<u>741,776</u>
Percentage of Unaccounted for	6.88%	3.38%	9.91%	4.24%

LOAD COMPARISON	<u>2025</u>	<u>2024</u>
Peak K.W. Demand	17,494	17,464
Purchased Power	9,371,499	9,305,951
Net to Board	9,336,724	9,276,242

REMARKS:

**CITY OF WEBSTER CITY, IOWA - UTILITY REPORT  
ELECTRIC UTILITY PURCHASES & SALES - 2025**

Purch. Power Period	Billing Month (Due)	Month Purch.Power kWh	Pur Pwr lessStaPwr = Net to Board kWh	Month Billed kWh less StaPwr	Col D Net to Board less Col E Mo billed Mo Unaccounted For	Month Unaccounted For %	Yr To Date Purch.Power less sta pwrkWh	Yr To Date Billed & SPwr kWh	Yr To Date Unaccounted kWh	Yr To Date Unaccounted For %
Dec	Jan 2025	8,845,194	8,817,007	8,845,590	(28,583)	-0.32%	8,817,007	8,845,590	(28,583)	-0.32%
Jan	Feb 2025	9,371,499	9,336,724	8,694,280	642,444	6.88%	18,153,731	17,539,870	613,861	3.38%
Feb	Mar 2025									
Mar	Apr 2025									
Apr	May 2025									
May	Jun 2025									
Jun	July 2025									
July	Aug 2025									
Aug	Sept 2025									
Sep	Oct 2025									
Oct	Nov 2025									
Nov	Dec 2025									
<b>TOTALS</b>		18,216,693	18,153,731	17,539,870	613,861					

**Billings**

By Type of Serv-kWh	Commercial	Industrial	City Depts & Street Lights	Residential	Wholesale	Station Power-N/C	Billed & Sta. Pwr Total	Previous Year Bill&Sta.Pwr Tot
Jan 2025	2,590,330	2,252,503	316,922	3,150,435	535,400	28,187	8,873,777	8,437,769
Feb 2025	2,465,421	2,370,017	359,968	2,788,774	710,100	34,775	8,729,055	8,386,580
Mar 2025								
Apr 2025								
May 2025								
Jun 2025								
July 2025								
Aug 2025								
Sep 2025								
Oct 2025								
Nov 2025								
Dec 2025								
<b>TOTALS</b>	5,055,751	4,622,520	676,890	5,939,209	1,245,500	62,962	17,602,832	16,824,349

BILLING AMOUNT	Commercial Sales	Industrial Sales	City Depts. & St. Light Sales	Residential Sales	Wholesale Sales	Station Power	TOTAL SALES	PREVIOUS YEAR
Jan 2025	\$306,065.61	\$195,692.72	\$40,014.56	\$409,786.30	\$63,516.32	N/C	\$1,015,075.51	\$996,010.00
Feb 2025	\$295,885.20	\$201,885.21	\$43,798.10	\$373,286.94	\$70,959.32	N/C	\$985,814.77	\$937,758.47
Mar 2025								
Apr 2025								
May 2025								
Jun 2025								
July 2025								
Aug 2025								
Sep 2025								
Oct 2025								
Nov 2025								
Dec 2025								
<b>TOTALS</b>	\$601,950.81	\$397,577.93	\$83,812.66	\$783,073.24	\$134,475.64		\$2,000,890.28	\$1,933,768.47

Number of Customers	Commercial	Industrial	City Depts & St. Lights	Residential	Wholesale	Total	Previous Year
Jan 2025	535	7	48	3,885	3	4,478	4,458
Feb 2025	530	7	48	3,865	3	4,453	4,469
Mar 2025							
Apr 2025							
May 2025							
Jun 2025							
July 2025							
Aug 2025							
Sep 2025							
Oct 2025							
Nov 2025							
Dec 2025							

## WATER PLANT REPORT FOR THE MONTH OF February 2025

(Production Month-January 2024 Billing Month (Due) - February 2025)

	MONTH February	Year to Date 2025	MONTH February	Year to Date 2024
Total Gallons Pumped from Wells(Inf)	20,291,000	39,832,000	19,944,000	42,029,000
Average Gallons Pumped	(724,678)			
Gallons for Sludge	54,050	117,500	61,100	126,900
Total Gallons to Water Plant	20,236,950	39,714,500	19,882,900	41,902,100
Gallons to Distribution System From From Water Plant (Effluent reading)	22,472,000	43,975,000	23,331,000	46,972,000
<b>TOTAL TO SYSTEM - CUBIC FEET</b>	<b>3,004,069</b>	<b>5,878,602</b>	<b>3,118,901</b>	<b>6,279,243</b>
Billed by Clerk's Office to Customers Cubic Feet	2,181,100	4,524,000	2,366,700	4,717,700
Billed by City Departments Cubic Feet	262,700	517,000	183,100	426,600
Used by City Departments, but not billed-estimated Cubic Feet				
Fire	0		0	
Meter	0		0	
Sew. Disp.	0		0	
Street,Water,SewerDistribution,Line est <i>(main breaks,hydrant flush,sewer, valve rpr,w.tower, line dept</i>	13,368	26,736	13,368	26,736
Water Plant filter backwash	29,402	61,009	22,958	49,702
Ground storage tank loss				
Recreation-Drink.Fount.	0		0	
Cemetery	0		0	
Change in Distribution System	0		0	
Used by Contractor	0		0	
<b>CUBIC FEET UNACCOUNTED FOR</b>	<b>517,499</b>	<b>749,857</b>	<b>532,775</b>	<b>1,058,505</b>
Percentage of Unaccounted for	17.23%	12.76%	17.08%	16.86%

NOTE: 23 loads of lime sludge  
hauled to farm ground

NOTE: 26 loads of lime sludge  
hauled to farm ground

**REMARKS:**

**WATER UTILITY PRODUCTION SALES & USAGE 2025**

Prod Mo.	Billing Month (Due)	Month to Distribution System C/F	Month Billed & Unbilled Usage C/F	Month Unaccounted For C/F	Month Unaccounted For %	Yr to Date To Distribution System C/F	Yr to Date Billed & Unbilled C/F	Yr To Date Unaccounted For C/F	Yr To Date Unaccounted For %
Dec	Jan 2025	2,874,533	2,642,175	232,358	8.08%	2,874,533	2,642,175	232,358	8.08%
Jan	Feb 2025	3,004,069	2,486,570	517,499	17.23%	5,878,602	5,128,745	749,857	12.76%
Feb	Mar 2025								
Mar	Apr 2025								
Apr	May 2025								
May	Jun 2025								
June	July 2025								
July	Aug 2025								
Aug	Sep 2025								
Sep	Oct 2025								
Oct	Nov 2025								
Nov	Dec 2025								

TOTALS 5,878,602 5,128,745 749,857

Billings & Usage  
By Type of Service-C/F

Used by City Dep  
i.e. water breaks  
flush.etc.

Previous  
Year  
ok

Previous  
Year  
Produced

	Commercial	Industrial	City Depts.	Residential	Not metered	Total	Previous Year ok	Previous Year Produced
Jan 2025	641,500	363,600	254,300	1,337,800	44,975	2,642,175	2,634,612	3,160,342
Feb 2025	699,900	330,700	262,700	1,150,500	42,770	2,486,570	2,586,126	3,118,901
Mar 2025								
Apr 2025								
May 2025								
Jun 2025								
July 2025								
Aug 2025								
Sep 2025								
Oct 2025								
Nov 2025								
Dec 2025								

TOTALS 1,341,400 694,300 517,000 2,488,300 87,745 5,128,745 5,220,738 6,279,243

BILLING AMOUNT

Commercial Sales

Industrial Sales

City Depts. Sales

Residential Sales

City Depts Not Sold

TOTAL SALES

PREVIOUS YEAR

Jan 2025	\$55,314.39	\$22,169.09	\$15,127.25	\$173,273.20	N/C	\$265,883.93	\$ 272,081.32
Feb 2025	\$58,743.92	\$20,403.44	\$15,593.75	\$167,731.30	N/C	\$262,472.41	\$ 269,399.82
Mar 2025							
Apr 2025							
May 2025							
Jun 2025							
July 2025							
Aug 2025							
Sep 2025							
Oct 2025							
Nov 2025							
Dec 2025							

TOTALS \$114,058.31 \$42,572.53 \$30,721.00 \$341,004.50 \$528,356.34 \$ 541,481.14

Number of Customers

Commercial

Industrial

City Depts.

Residential

Previous Year

Jan 2025	354	7	15	3,167	3,543	3,540
Feb 2025	351	7	15	3,150	3,523	3,537
Mar 2025						
Apr 2025						
May 2025						
Jun 2025						
July 2025						
Aug 2025						
Sept 2025						
Oct 2025						
Nov 2025						
Dec 2025						

7,066 7,077



# INCIDENT ANALYSIS - DAY

Date 03/03/2025

Time 2:06:58PM

Report CFS03

Agency Webster City Police Department

Dates 02/01/2025 Thru 02/28/2025

Activity	Sun	Mon	Tue	Wed	Thur	Fri	Sat	Total
Agency: WCPD Webster City Police Department								
01050	0	0	0	0	0	0	1	1
Traffic Accident PD	0	4	2	2	0	2	0	10
1050F	0	0	0	0	0	1	0	1
Traffic Accident Fatal	0	1	0	0	2	1	0	4
1050H	0	0	0	0	1	0	0	1
Traffic Accident Injury	0	0	1	1	0	0	1	3
911P	2	2	2	3	2	5	1	17
911R	1	2	0	1	2	0	0	6
ALARM	4	6	2	2	2	4	2	22
Alarm Actual/False	0	4	3	1	2	1	0	11
ANIM	1	0	1	1	0	0	1	4
Animal Complaint	0	0	0	0	0	0	1	1
ASSAG	0	0	0	0	0	0	1	1
Assit Other Agency	0	0	0	0	0	0	6	6
ASSLT	0	0	0	0	0	0	6	6
Assault	0	1	0	0	0	0	0	1
ASSSO	0	0	0	0	0	0	0	0
Assist Sheriffs Office	0	0	0	0	0	0	6	6
BAR	0	0	0	0	0	0	6	6
Bar Check	0	1	0	0	0	0	0	1
BIKE	0	1	0	0	0	0	0	1
Bicycle Violations	2	1	0	0	0	0	0	3
BURG	0	0	0	0	1	0	0	1
Burg/Breaking & Entering	0	0	0	0	1	0	0	1
BURN	1	1	0	1	0	3	0	6
Burning Complaint	1	1	0	1	0	3	0	6
CIVIL	10	8	5	6	3	3	7	42
Civil Disputes	1	0	0	0	0	0	1	2
CR	2	14	5	6	5	3	4	39
Commercial/Resd Patrol	2	0	0	1	1	0	3	7
DEATH	2	2	3	5	2	2	2	18
Death/Unattended	2	0	2	4	1	1	3	13
DIREC	6	6	3	7	4	4	4	34
Directed Assignment	3	7	3	7	2	1	1	24
DOM	0	2	2	0	2	2	1	9
Domestic Disturbances	0	0	2	0	1	1	0	4
DP	0	0	1	1	0	1	0	4
Downtown Foot Patrol	0	2	0	1	0	1	0	4
DRIVE	0	0	2	0	1	1	0	4
Driving Complaints	6	6	3	7	4	4	4	34
EMS	3	7	3	7	2	1	1	24
Assist VDMC	0	2	2	0	2	2	1	9
FOLL	0	0	2	0	1	1	0	4
Follow Up	0	2	0	1	0	1	0	4
FOOT	0	0	1	1	2	0	2	6
Foot Patrol	0	0	1	1	2	0	2	6
FRAUD	0	1	0	0	0	0	0	1
Fraud	0	2	0	1	0	1	0	4
FUNER	0	0	1	1	2	0	2	6
Escort/Funeral	0	0	1	1	0	0	0	1
HARR	0	1	0	0	0	0	0	1
Harasement	0	2	0	1	1	0	0	4
HOUSE	0	0	0	0	0	0	0	0
Unhoused Individual	0	2	0	1	1	0	0	4
JUVE	2	1	2	5	0	4	6	20
Juveniles	2	1	2	5	0	4	6	20
MOTOR	0	0	1	0	0	0	0	1
Motorist Assist	0	0	1	0	0	0	0	1
MVT	1	0	1	1	1	0	0	4
Motor Vehicle Theft	1	0	1	1	1	0	0	4
NOISE	0	2	0	0	0	1	0	3
Noise Complaints	0	2	0	0	0	1	0	3
NOTIF	6	1	0	6	0	1	9	23
Notification	6	1	0	6	0	1	9	23
NUIS	0	0	0	0	0	0	2	2
Nuisance Calls	0	0	0	0	0	0	2	2
OPEN	2	3	4	4	9	5	6	33
Open Window/Door	2	3	4	4	9	5	6	33
PARK	1	0	0	0	0	0	0	1
Parking Violations	1	0	0	0	0	0	0	1
PROJA	3	1	0	2	1	0	1	8
Project Awareness	3	1	0	2	1	0	1	8
PROP	9	20	10	9	9	12	9	78
Lost/Found Property	9	20	10	9	9	12	9	78
PUB	0	0	0	1	0	0	0	1
Assistance Public	0	0	0	1	0	0	0	1
SEXA	1	0	0	0	0	0	0	1
Sex Abuse	1	0	0	0	0	0	0	1
SHOP	0	0	1	0	0	0	0	1
Shoplifting	0	0	1	0	0	0	0	1
SIGN	0	9	5	3	6	10	1	34
Signs/Signals	0	9	5	3	6	10	1	34
SP	0	0	0	0	0	1	0	1
School Foot Patrol	0	0	0	0	0	1	0	1
STAP	0	0	2	1	3	1	1	8
Staionary Patrol	0	0	2	1	3	1	1	8
STR	3	5	3	5	6	1	7	30
Debris/Street Problems	3	5	3	5	6	1	7	30
SUSP	0	5	3	4	5	3	0	20
Suspicious Activity	0	5	3	4	5	3	0	20
TCS	1	2	2	1	0	3	4	13
Traffic Control/School	1	2	2	1	0	3	4	13
THEFT	0	1	0	0	0	1	1	3
Theft	0	1	0	0	0	1	1	3
TIP	0	0	0	0	1	0	0	1
Tip	0	0	0	0	1	0	0	1
Tobac	0	0	0	0	1	0	0	1
Tobacco Violation	0	0	0	0	1	0	0	1

# INCIDENT ANALYSIS - DAY

**Date** 03/03/2025

**Time** 2:06:58PM

**Report** CFS03

**Agency** Webster City Police Department

**Dates** 02/01/2025 **Thru** 02/28/2025

Activity		Sun	Mon	Tue	Wed	Thur	Fri	Sat	Total
TRANS	Transient	0	0	0	1	0	0	0	1
TRASH	Trash Violation	0	0	0	0	0	1	0	1
TRESP	Criminal Trespass	1	0	0	0	0	0	0	1
TS	Traffic Stop	8	6	14	7	8	14	8	65
UNLOC	Vehicle Unlock	1	2	3	4	2	3	0	15
UTIL	Utility Problems	0	1	1	0	1	0	1	4
VAND	Vandalism	1	0	2	1	0	0	0	4
VC	Vacation House Watch	0	1	2	1	1	0	0	5
VIOL	Violation Restraining Ord	0	0	1	0	0	0	1	2
WARR	Warrant Served	0	1	0	2	2	2	0	7
WELF	Welfare Check	1	0	0	1	1	2	2	7
WIND	Public Window Assist	2	4	2	1	5	4	1	19
<b>Webster City Police Department Agency Total</b>		<b>82</b>	<b>131</b>	<b>96</b>	<b>111</b>	<b>97</b>	<b>110</b>	<b>101</b>	<b>728</b>
<b>Total</b>		<b>82</b>	<b>131</b>	<b>96</b>	<b>111</b>	<b>97</b>	<b>110</b>	<b>101</b>	<b>728</b>

## FIRE DEPARTMENT REPORT

February 2025

### ALARMS

<u>DATE</u>	<u>TIME</u>	<u>ADDRESS</u>	<u>TYPE OF SITUATION FOUND</u>	<u>CITY, MUTUAL AID, DISTRICT</u>
02-13	0832	Superior St. over Hwy 20 overpass	Vehicle extrication	City
02-20	1656	1515 Overpass dr.	Sprinkler activation	City
02-28	0630	203 <sup>rd</sup> / White Fox rd.	Vehicle accident/ Assist EMS	City

**Year to Date Total = 14**

**February Total =03**

**City- =03**

**Mutual- =0**

**District- =0**

### TRAINING

	<u>TIME</u>	<u>TYPE OF TRAINING</u>	<u>HOURS</u>	<u>PERSONNEL</u>
02-01		Ice Rescue	3	27
02-10		Hazmat refresher training	2	27
		Firefighter I and II training and Instructor I	4	3
02-21		Fire Truck Check and refresher	2	3
02-25		Fire Truck Check and Refresher	2	6

**Year to Date Total = 253**

**February Total = 165**

**INSPECTIONS**

<u>DATE</u>	<u>BUSINESS</u>	<u>REASON FOR INSPECTION</u>
<u>02-06</u>	<u>Highway 20 liquor</u>	<u>Reinspection</u>
	<u>WC links</u>	<u>Reinspection</u>

**Year to Date Total = 6**

**February Total =02**

**MISCELLANEOUS**

<u>DATE</u>	<u>TIME</u>	<u>EVENT</u>
02-01		Car seat installation
02-03		Repair sink in training room
02-04		Prescribed burn of grass around Street dept. tree dump site
02-07		Repair Heat system geothermal
		Burn pile meeting
02-10		Burn pile at street dept.
02-11		Air Compressor serviced and calibrated
02-12		MSA 4 gas monitors calibrated
02-18		Repaired B37 nozzle connection
02-19		E33 side lights repaired
02-24		Extinguish pile at street dept.
		Repair E32 pump throttle
02-25		SCBA fills for Fire Control- 25
		Put more water on burn pile at street dept.
02-28		Flush of the month 14,000 gallons

**MEETING ROOM**

<u>DATE</u>	<u>TIME</u>	<u>USED BY</u>
<u>2/1,8,15,22</u>		Men's group meeting



## AGENDA STATEMENT

**TO:** Mayor and City Council

**FROM:** Brandon Bahrenfuss / Street Department Supervisor  
John Hartenstein / City Manager

**DATE:** March 17, 2025

**RE:** Adopt a Resolution authorizing the Street Department Supervisor to seek bids for On-Call Sanitary and Storm Sewer Cleaning and Televising Services and authorize the City Manager to sign and execute an agreement with the lowest responsible bidder who meets the requirements.

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**SUMMARY:** Every three years the City seeks proposals for Sanitary and Storm Sewer On-Call services. The City is currently under contract with Hydro-Klean Inc. out of Des Moines, Iowa through the end of June. With the contract ending in a few months it is necessary the City goes out for bids and acquires an agreement for the next three years.

**PREVIOUS COUNCIL ACTION:** Previously staff has budgeted \$134,000. Staff has earmarked \$103,000 for Sanitary and Storm Sewer On-Call Services in the operations budget for the next three years. The council has previously authorized staff to pursue an agreement for the routine maintenance item.

**BACKGROUND/DISCUSSION:** In order to maintain quality storm and sanitary sewer services for the community, the City contracts out yearly cleaning, televising, root cutting, slip lining, and manhole rehabilitation services for both storm and sanitary sewers. The City does not currently own its own Vac-Truck or camera with software to perform these services. Street Department Staff has broken up the community into 6 or 7 different sections making sure the collection system is inspected and documented accordingly. Each year the Street Department Supervisor will inspect all video footage and document it based on its severity and impact to the collection system and property owners. At this time, spot repairs are incorporated into the Capital Improvement Plan and CIPP lining is completed by our on-call contractor. One item we have added to the bid tab is manhole rehabilitation.

Spot repairs are repairs made to the sewer collection system where excavation is required. For example, if there is a large void found in a clay pipe and slip lining is not an option a contractor will be hired where they will dig up the street, cut out a section of the pipe and replace it with new PVC material. This process has a greater impact on the community due to roads being dug up and streets being closed, increased expense due to replacing the street surface and extra material needed, and

most importantly the process of the repair takes much longer causing a disruption to the community. A spot repair can cost between \$8,000 and \$60,000 depending on the circumstances and severity.

CIPP lining is a trenchless pipe repair method that involves inserting a smaller pipe into a larger pipe without causing any disruption to traffic. It's used to fix voids, cracks, and restore structure stability to the flow line. Slip lining can be completed in two days with the first day requiring prep work and the second day lining the pipe. To slip line an average city block of 600 feet is roughly \$20,000.

Attached to this memo is the Request for Proposals that will be sent out to various contractors that provide storm and sanitary sewer cleaning and televising services.

**FINANCIAL IMPLICATIONS:** Televising and cleaning services will be paid out of the Sanitary and Storm Sewer operations budget. All CIPP lining and Manhole Rehabilitation will be paid out of the Capital Improvement Budget. A total of \$103,000 is budgeted in the next three years within the road use and sanitary sewer operations funds for Storm and Sanitary Sewer cleaning and televising services.

**RECOMMENDATION:** Staff recommends City Council adopt a resolution authorizing the Street Department Supervisor to seek bids for On-Call Sanitary and Storm Sewer Cleaning and Televising Services and authorize the City Manager to sign and execute an agreement with the lowest responsible bidder who meets the requirements.

**RESOLUTION NO.**

**RESOLUTION AUTHORIZING THE STREET DEPARTMENT SUPERVISOR TO SEEK BIDS FOR ON-CALL SANITARY AND STORM SWER CLEANING AND TELEVISIONING SERVICES AND AUTHORIZE THE CITY MANAGER TO SIGN AND EXECUTE AN AGREEMENT WITH THE LOWEST RESPONSIBLE BIDDER WHO MEETS THE REQUIREMENTS.**

**WHEREAS**, the City routinely seeks bids for sanitary and storm sewer televising and cleaning services; and

**WHEREAS**, the City OF Webster City requires a third party to perform said services; and

**WHEREAS**, City staff will seek bids as reflected in the attachment as Exhibit "A" and award contract to the lowest responsible bidder who meets the requirements; and

**WHEREAS**, said professional services shall be governed by and construed in accordance with the laws of the State of Iowa and local municipal code; and

**NOW THEREFORE BE IT RESOLVED**, by the City Council of the City of Webster City, Iowa as follows:

**SECTION 1:** Authorizes the City Manager to sign and execute an agreement with the lowest responsible bidder who meets the requirements for sanitary and storm sewer cleaning and televising services.

Passed and adopted this 17th day of March, 2025.

\_\_\_\_\_  
John Hawkins, Mayor

ATTEST:

\_\_\_\_\_  
Sherry Simmons, Deputy City Clerk





**Public Works Department**  
P.O. Box 217  
400 Second Street  
Webster City, IA 50595  
(515) 832-9139  
Fax (515) 832-9153

**REQUEST FOR QUOTES  
SANITARY AND STORM SEWER SERVICES  
FOR CLEANING, ROOT CUTTING, VIDEO CAMERA AND ROOT TREATMENT WORK**

**General.** The City of Webster City (hereinafter referred to as “City”), seeks quotes from qualified professional firms (hereinafter referred to as “Contractor”) to provide the following services:

1. Cleaning and video camera work on sanitary sewer mains;
2. Cleaning and video camera work on storm sewer mains;
3. Root treatment work after cleaning and root cutting services are performed; and
4. On-Call services for after-hours callouts to clear blockages.
5. Normal work week is Monday thru Friday, 7 a.m. to 4 p.m.
6. CIPP lining
7. Sewer Manhole Rehabilitation

**Scope of Services.** Contractor shall provide all labor, tools, materials, equipment and transportation necessary to clean sanitary and storm sewer mains to remove obstructions, debris, roots, etc., to provide a clean surface for video camera work to view pipeline with the ability to detect structural problems, and to perform root treatment work inside sanitary sewer and storm sewer pipes to prevent root regrowth. The Contractor shall have the capability to televise and clean pipe sizes ranging from 6-inch to 36-inch diameters.

Contractor shall provide video for each pipe segment showing distances from manholes or openings. Video shall contain comments detailing what is being observed. Video camera shall have ability to turn and look inside any connection located, giving a clear picture of what is being viewed. All videos shall be downloaded to the City’s extended hard drive. DVD, VHS, CD and paper formats are not acceptable.

- 1. Work and Materials Provided:** The City will provide the following at no cost to the Contractor:
  - A. Maps or prints for sewers to be cleaned and inspected, highlighted to identify their inclusion for work.
  - B. Reference numbers for all manholes on the maps or prints for reference by the Contractor on video inspection reports.
  - C. Maps listing manhole numbers, street names and highlighted areas for root treatment work.
  - D. Community awareness that sewer maintenance is scheduled.
  - E. Instructions for the Contractor on how to respond to residents that approach the Contractor during the sewer cleaning and inspection process.
  - F. Inform the Contractor of past history of sewers and known sewer system failures.
  - G. Legal and physical access to manholes as necessary for specific areas.
  - H. Expose buried manholes and loosen seized manhole lids prior to Contractor mobilization.
  - I. Excavation, opening, back filling, and/or repair of sewers, and/or streets, required to remove the Contractor’s equipment caught in the sewer pipe due to sewer defects. Costs due to Contractor error will be deducted from payment due amount.
  - J. A person to act as liaison between City and Contractor during the project that will also familiarize the Contractor with the location of sewer and manholes.
  - K. Water for sewer cleaning. Fire hydrants will be designated for refilling of vehicle tank.
  - L. An unsecure storage area for the Contractor’s equipment, vehicles and materials.

M. Contractor will dispose of waste water from the sanitary sewer system in accordance to Iowa Code 567—109.11(455B,455D) Conditions and requirements for the disposal of general special wastes. 109.11(3) The City of Webster City will not except waste water from sewer Cleaning at any City on facility including the Waste Water Treatment Plant.

## **2. Sewer Cleaning:**

- A. Sewers will be cleaned by removing grit, loose solids and grease. The sewer will be cleaned leaving no more debris than 5% of the pipe diameter. This does not include the removal hard deposits such as minerals and cast-iron scale.
- B. Removal of tree roots will be done after the initial cleaning and inspection. Tree roots will be removed by setting up at the nearest downstream manhole.
- C. The cleaning equipment will be truck mounted combination water jet/vacuum unit.
- D. Water jet performance shall use a minimum of 80 gallons per minute at 2,000 psi.
- E. Unit will be equipped with a minimum of 500' of 1" internal diameter sewer cleaning hose with working pressure rating specified.
- F. Nozzles used in the cleaning process will accommodate the full flow rating of water jet and will be of proper choice for cleaning application, including rotating nozzle for grease removal.
- G. Prior to the sewer cleaning operation, City and Contractor will agree on a sewer cleaning sequence. In general, the sewer cleaning process will proceed from the upper end of each sewer basin to the lower end.
- H. Multiple passes with the water jet will be made to flush debris to a manhole for removal by a jet/vac.
- I. Sewers will be cleaned by introducing a water jet into the sewer line facing against the sewer flow and retrieving the water jet, under pressure, with the sewer flow.
- J. A hand-held control gun will be used to thoroughly clean manholes from grade level.
- K. Debris will be removed by vacuum method to prevent workers from entering manholes. Contractor will collect and transport all debris removed during the sewer cleaning operation.
- L. Vacuum system performance will be at least 4,000 cfm with 16" Hg vacuum pressure to ensure all debris can be efficiently removed from sewer without workers entering the manhole.
- M. Contractor shall furnish all equipment, manpower, insurances and other incidentals necessary for proper maintenance, unless otherwise specified in the agreement. All services will be performed by experienced, certified workers. Contractor shall comply with all applicable OSHA regulations. The Contractor shall provide City with a copy of its Confined Space Entry Program.

## **3. Sewer Inspection:**

- A. Contractor shall perform closed circuit video inspection of the sewers using current state-of-the-art technology and trained employees. CCTV digital camera will be high-resolution color with adjustable iris focus. CCTV camera will have pan and tilt capabilities that allow up close and right-angled inspections of defects and other significant observations.
- B. The video camera shall have the ability to perform video camera work, including a lift option, for inspecting dead end sewers and other situations where manhole access at both ends of sewer may not be available.
- C. Video camera will be equipped with 1,500 feet of video cable. LED lighting on video camera will be suitable to allow proper illumination and a clear video image of the entire periphery of the pipe. The camera will be operative in 100% humidity conditions. The camera, television monitor, and other components of the video system will produce a high-quality video image.
- D. Footage distance measured by video system will be accurate within 1% and will be used to determine footages for reporting and payment. The centerline between manholes will be the reference points used to determine footage measurements.
- E. Video inspection will not exceed a traverse rate of 30 feet per minute so that sewer line can later be thoroughly examined by City while viewing video.
- F. All inspections must be performed by a PACP (Pipeline Assessment and Certification Program) trained operator with at least five (5) years' experience.

#### **4. Sewer Inspection Reporting:**

- A. Audio reporting will be avoided to prevent inconsistent operator subjectivity. All observations will be chosen from a standard table of descriptions incorporated in the video reporting software. The same defect and observation description tables will be used on all project reports.
- B. All observations and defects will be recorded on external hard drive compatible with windows "Windows 10 Pro."
- C. Contractor will make a color recording on external hard drive of all sewers inspected and will also provide a report generated by the video inspection software. The recording will include on-screen observation identifications that label continuous footages, defects, pipe diameter, direction of flow, direction of viewing, manhole and street reference locations. Each line-item entry on the report will reference the external hard drive track number for quick indexing of the external hard drive when searching for particular defects to be viewed later by City. The written report will be a mirror image of all observations and information recorded on external hard drive. A computer, integrated with the video inspection equipment, will be used to eliminate errors from separate processes.
- D. Video inspection will be recorded on an external hard drive that allows indexing of video files for faster viewing by the City. Video files must be formatted in AVI, mpeg or mpeg 2.
- E. All defects and observations will be described with a standard table of descriptions so that there is no variation caused by operator subjectivity.
- F. Contractor will provide a printed legend of defect classifications that identifies a color-coded rating system for defect observations and their severity. The defect rating system will have prior approval of City so those defects are labeled as per City's preference.
- G. The legend of defect classifications will be attached to each written report for easy evaluation.
- H. The severity of each defect or observation must be recorded and rated according to the legend of classification published by the Contractor.
- I. Upon City request, Contractor will provide statistical analysis reports generated by the reporting software. The reports will be a condensed summary of various levels of defects as requested by City.
- J. Printed reports must have color true-to-scale drawings of all sewer defect and observation locations. These drawings will be computer generated with the use of the video inspection reporting system software.
- K. Digital photographs will be made of all significant sewer defect observations and will be printed and attached to report. The photographs will be computer generated with the use of the inspection reporting system software with reference numbers of photos.
- L. All inspection reports and the external hard drive will be prepared and delivered to City no later than the last date of the performance period.
- M. The inspection report will be recorded on an external hard drive. The external hard drive will have 'read only' software that will facilitate viewing and printing additional copies of the inspection report and digital photographs. The external hard drive will include video clips of all high-level defects that can be replayed. The external hard drive will be compatible with Windows 10 Pro and will be delivered to City before the last day of the performance period.
- N. External hard drive will be identified by a label corresponding to a contractor generated list to include the name of City, date, and the location of video.
- O. Contractor shall have on-site, one (1) spare video camera to use in the event of main camera failure.

- 5. GPS Services:** City will provide Contractor with a map for area of work to be performed. Contractor will perform discovery services on all system structures within the designated area. Discovery will include map edits for new structures, deletion of old structures and verifying locations of all existing and new structures.

- 6. Cured -In Place Pipe Lining:** After televising services are completed the City may direct Contractor to install CIPP lining as Mainline or as Point repair base on the report provided by the contractor. All

installation shall comply with SUDAS 2022, Chapter 14 – Trenchless Construction, 14C-2 Rehabilitation, Section 4050 – Pipe Rehabilitation

**A. Cured-In-Place Pipe Rehabilitation**

1. Thickness Design: Submit design calculations for CIPP wall thickness based upon ASTM F1216, prepared and signed by a licensed Professional Engineer in the State of Iowa.
2. Resin: Certificate of compliance with ASTM F 1216 or D 5813.
3. Tube: Certificate of compliance with ASTM F 1216 or F 2019. If glass fiber reinforcement is used, CIPP strain corrosion testing in accordance with ASTM D 3681.
4. Wet Out and Curing: Complete description of the manufacturer’s recommended wet-out procedure and curing method for the type of lining proposed.
5. Pre-rehabilitation and post-rehabilitation inspection videos and written reports.

**B. Cured-In-Place Pipe Lining:**

**1. CIPP Main Lining:**

- a. **Measurement:** Each diameter of main pipe lining will be measured in linear feet along the centerline of the pipe lining from center of manhole to center of manhole.
- b. **Payment:** Payment will be made at the unit price per linear foot for each diameter of pipe Mainlining.
- c. **Includes:** Unit price includes, but is not limited to, bypass pumping, sewer cleaning, removal of obstructions, debris removal, pipe preparation, pre and post repair CCTV inspection, and installation of point repair.

**2. Sanitary Sewer Service Reinstatement:**

- a. **Measurement:** Each active sanitary sewer service reinstated, will be counted and verified with pre and post CCTV.
- b. **Payment:** Payment will be considered incidental to the unit price for each linear foot of Main installed.
- c. **Includes:** Unit price includes, but is not limited to, reinstating sanitary sewer service connections, removal of debris, and coordination with service owners.

**C. CIPP Point Repair: (CIPP-PR):**

1. **Measurement:** Each diameter of CIPP point repair will be counted and paid base on unit price of the diameter of the pipe of the diameter of the pipe.
2. **Payment:** Payment will be made at the unit price per linear foot for each diameter of CIPP point repair.
3. **Includes:** Unit price includes, but is not limited to, bypass pumping, sewer cleaning, removal of obstructions, debris removal, pipe preparation, pre and post repair CCTV inspection, and installation of point repair.
4. If point repair contains sewer services the reinstatement shall be included in the linear foot cost of the repair.

7. **Safety:** Contractor will comply with OSHA regulations and adhere to Confined Space Entry standard CFR 1910.146, when working in manholes or other confined spaces. Contractor’s employees will be “30 Hour” OSHA trained and certified. Contractor will have a comprehensive written Safety Policy. Contractor’s employees will be trained in accordance with Contractor’s Safety Policy. Contractor’s employee safety training and safety policies will be submitted to City prior to the start of the project. The project supervisor on-site must be a ‘Safety Trained Supervisor’ and recognized through CCHST (Council on Certification of Health, Environmental and Safety Technologists).

8. **Inspection Reversal Reset:** A reversal reset is defined as any situation during the inspection that prevents the inspection camera from passing. Examples could include such things as protruding service connections, off sets, severe roots, etc. The Contractor will perform a reversal and access the opposite manhole of the inspection segment and finish inspecting the remaining portion of the segment in the opposite direction anytime a reversal condition is encountered.

9. **Tap Trimming:** Removal of interfering tap material within the pipe mainline area. This service will be performed as directed by City on a case-by-case basis at the unit price quoted.
10. **Specialty Cleaning:** Cleaning of certain storm sewers, catch basins, grit chambers, etc., will be performed with the vacuum unit due to the large amounts of sand and debris that normally collect in these locations. This work will be performed as directed by City on a case-by-case basis at the unit price quoted and is not considered a part of normal sanitary or storm sewer cleaning as discussed elsewhere in this Quote for work.
11. **Root Treatment Services:** These services shall be provided by the Contractor submitting the Quote, or through a qualified root treatment subcontractor hired by the Contractor submitting the Quote. The City will have some of this work performed immediately upon a 'Notice to Proceed' on pipelines previously cleaned.
12. **On-Call Services:** Services shall consist of cleaning and video camera work provided at various times and locations as determined by the City to pinpoint problems for repair or remove blockages. This may include 'after-hours' and 'weekend' call-outs, including emergency situations, all as determined and needed by the City. The cost for this work shall not be included in the cost proposal section of this quote; however, this work may be considered by the City in the overall evaluation of the contract award. Service Provider shall submit appropriate "Rate Schedule" for these services, including use of jet/vac equipment and televising equipment, to be used in billing as necessary.

For emergency call-outs involving jet/vac cleaning and televising, mobilization will be charged for the round-trip drive time at the hourly rates listed for emergency call-outs. Time starts upon leaving contractor's nearest location and stops upon return to contractor's base location or location of departure, whichever is closer. Failure of the contractor to respond to an emergency request in an emergent time frame, the City will hire another Contractor for the work.

Cleaning and video services will be requested in a manner to allow maximum work per scheduled day. The price quote per foot is to measure the work for proper payment. It is the City's intent to perform these services for entire lengths between manholes, ends of pipe, or other access points.

Contractor is responsible for traffic control in compliance with applicable MUTCD standards and ordinances.

This contract for work may begin upon the scheduled date after City Council awards Contract and shall end annually June 30 of each year and the final year on **June 30, 2028**, unless changed by mutually agreed correspondence. Work will occur as directed by City.

Contractor shall provide minimum 4-week notification to the City prior to start of work cleaning and video camera work. Contractor shall provide minimum 48-hour notification to the City prior to root cutting and root treatment work. City will make the appropriate public notifications through direct mailing, website, etc.

City and Contractor will establish a schedule that identifies the project itinerary that is mutually beneficial to both parties within the performance period. Contractor will work in a continuous fashion once the project is started. Reasonable allowances, as mutually agreed upon by both City and Contractor, for weather and other occurrences outside either party's control will be reason to deviate from schedule and/or extend the performance period.

The City intends to enter into a **3-year contract**, with a yearly automatic renewal until such time as City or Contractor terminates said contract by giving proper notice to the other party, with the selected firm, all in the best interest of the City as determined by the quoted prices submitted and evaluation of the firm's



‘on-call’ services. Payment for services shall be as invoiced at the time of work. The City will determine the pipeline reaches to be cleaned and videoed. Payment for ‘on-call’ services shall be made at the time services are provided and in accordance with the firm’s rate schedule submitted with the Quote. All work shall be performed in accordance with City Standards.

**License Requirements.** All bidders submitting quotes per this request shall have and maintain for the duration of the project, the appropriate license(s) as required by state law. Questions regarding licensing requirements shall be directed to the City’s Inspection Department.

**Insurance Requirements.** All bidders submitting quotes per this request shall have and maintain for the duration of the project, the appropriate insurance(s) as required by state law. Questions regarding insurance requirements shall be directed to the City’s Project Coordinator.

1. **Indemnification.** The Contractor agrees to indemnify and hold harmless the City, its officers, employees, insurers and self-insurance pool from and against all liabilities, claims and demands on account of injury, loss or damage including without limitation, claims arising from bodily injury, personal injury, sickness, disease, death, property loss or damage, which arise out of or are in any manner connected with this Agreement, to the extent caused by the negligent act, omission, error, professional error, mistake, negligence or other fault of the Contractor, any subcontractor or sub-professional of the Contractor, or any officer agent, employee or representative of the Contractor or of any subcontractor or sub-professional of the Contractor, or which arises out of any workers’ compensation claim of any employee of the Contractor or of any employee of any subcontractor or sub-professional of the Contractor. The Contractor agrees to investigate, handle, respond to, provide defense for and defend against any such liabilities, claims or demands at the sole expense of the Contractor, or at the option of the City agrees to pay the City or reimburse the City for the defense costs incurred by the City in connection with any such liabilities, claims or demands. If it is determined by the final judgment of a court of competent jurisdiction that such injury, loss or damage was caused in whole or in part by the act, omission or other fault of the City, its officers, its employees or other third parties, the City shall reimburse the Contractor for the portion of the judgment not attributable to negligence of the Contractor, omission, or other fault of the City, its officers or employees.

2. **Contractor’s Insurance Requirements.**

A. The Contractor agrees to procure and maintain, at its own expense, a policy or policies of insurance sufficient to insure against all liabilities, claims, demands and other obligations assumed by the Contractor pursuant to requirements herein. Such insurance shall be in addition to any other insurance requirements imposed by this Agreement or by law. The Contractor shall not be relieved of any liabilities, claims, demands or other obligations assumed herein by reason of its failure to procure or maintain insurance, or by reason of its failure to procure or maintain insurance in sufficient amounts, duration or types.

B. The Contractor shall purchase and maintain such insurance as will protect the Contractor from claims set forth below which may arise out of or result from the Contractor’s operations under this Agreement, whether such operations be by the Contractor or by and subcontractor or sub-professional, or by anyone directly or indirectly employed by any of them, or by anyone for whose acts any of them may be liable.

C. The insurance to be maintained by the Contractor shall be written as follows:

1. **Workers’ Compensation and Employers Liability Insurance.** The Contractor shall secure and maintain this insurance throughout its performance of work under this Agreement as prescribed by Iowa law or the minimum limits shown below:

- a. Iowa Benefits . . . . . Statutory
- b. Employers Liability
  - Bodily Injury by accident . . . . . \$500,000 each accident
  - Bodily Injury by disease . . . . . \$500,000 each accident
  - Bodily Injury by disease . . . . . \$500,000 policy limit

- c. The Workers' Compensation policy shall include a waiver of subrogation clause in favor of the City.
- 2. Commercial General Liability Insurance. The Contractor shall secure and maintain this insurance throughout its performance of work under this Agreement with the combined single limits shown below covering bodily injury, property damage and personal injury:
 

General Aggregate Limit	\$2,000,000
Products – Completed Operations Aggregate Limit . . . . .	\$2,000,000
Personal and Advertising Injury Limit	\$1,000,000
Each Occurrence Limit	\$1,000,000
Fire Damage Limit (for any one fire) . . . . .	\$100,000
Medical Damage Limit (any one person)	\$5,000

This insurance must include the following features:

  - a. Coverage for all premises and operations. The policy shall be endorsed to provide the aggregate 'Per Project Endorsement.'
  - b. Personal and Advertising Injury.
  - c. Operations by Independent Contractors.
  - d. Contractual Liability coverage.
  - e. Coverage for property damage underground or property damaged by explosion or collapse (XCU).
- 3. Automobile Liability Insurance. The Contractor shall secure and maintain this insurance throughout its performance of work under this Agreement covering all owner, non-owner, hired and leased vehicles with a minimum combined single limit for Bodily Injury and Property Damage of \$1,000,000 per accident. Insurance must include Contractual Liability.
- 4. Contractor Liability Insurance. The Contractor shall secure and maintain this insurance throughout its performance of work under this Agreement in the amount of \$1,000,000 per occurrence and \$2,000,000 annual aggregate.
- 5. Umbrella/Excess Insurance. At the Contractor's option, the limits specified may be satisfied with a combination of primary and Umbrella/Excess Insurance.
- 6. Additional Insured. The Contractor will include the City as additional insured on all policies except Workers' Compensation and professional liability as respects all work performed.
- 7. Insurance Certificates. Each policy noted above shall be issued by an insurance company authorized to write such insurance in the State of Iowa and shall be acceptable to the City. These insurance policies shall not be cancelled without at least 30 days prior written notice to the City. A properly executed Certificate of Insurance showing evidence of these insurance requirements shall be delivered to the City prior to the commencement of this Agreement.
- 8. The following clauses will be added to all liability coverages:
  - a. The company and the insured expressly agree and state that the purchase of this policy of insurance by the insured does not waive any of the defenses of governmental immunity available to the insured under Iowa Code Section 670.4 as it now exists and as it may be amended from time to time.
  - b. The company and the insured further agree that this policy of insurance shall cover only those claims not subject to the defense of governmental immunity under Iowa Code Section 670.4 as it now exists and as it may be amended from time to time.
- D. Subrogation. To the extent that such insurance is in force and collectible and to the extent permitted by law, the City and the Contractor each hereby releases and waives all right of recovery against the other or anyone claiming through or under each of them by way of subrogation or otherwise. The foregoing release and waiver shall apply to damage to the Contractor's equipment, tools and other personal property as well as vehicles.
- E. The policy or policies required above shall be endorsed to include the City and the City's officers and employees as additional insureds. Each policy required above shall be primary insurance, and any insurance carried by the City, its officers or employees, or carried by or provided through any insurance pool of the City, shall be excess and not contributory insurance to that provided by the Contractor. No additional insured endorsement to the policy required above shall contain any exclusion for bodily injury or property damage arising from completed operations. The

Contractor shall be solely responsible for any deductible losses under any policy required above.

- F. The Certificate of Insurance shall be completed by the Contractor's insurance agent as evidence that policies providing the required coverages, conditions and minimum limits are in full force and effect, and shall be reviewed and approved by the City prior to commencement of work under the Agreement. The certificate shall identify this Agreement and shall provide that the coverages afforded under the policies shall not be canceled, terminated or materially changed until at least thirty (30) days prior written notice has been given to the City.
- G. Failure on the part of the Contractor to produce or maintain policies providing the required coverages, conditions and minimum limits shall constitute a material breach of contract upon which the City may immediately terminate this Agreement, or at its discretion, the City may procure or renew any such policy or any extended reporting period thereto and may pay any and all premiums in connection therewith, and all monies so paid by the City shall be repaid by the Contractor to the City upon demand, or the City may offset the cost of the premiums against monies due the Contractor from the City.
- H. The City reserves the right to request and receive a certified copy of any policy and endorsement thereto.
- I. The parties hereto understand and agree that the City is relying on, and does not waive or intend to waive by any provision of this Agreement, or any other rights, immunities and protections provided by the Iowa Tort Liability of Governmental Subdivisions, Chapter 670, Iowa Code.

**Selection Process.** Selection of a Contractor shall be made using the following criteria:

- 1. The overall bid prices for cleaning, root cutting, video work and root treatment, as detailed herein.
- 2. The firm's ability to perform 'on-call' services, as detailed herein.
- 3. If the City feels it's necessary, the two firms with lowest unit prices in the Quote shall be notified to make a Presentation on Tuesday, April 29, 2025, prior to selection and recommendation of award. The Presentation shall include their knowledge of all aspects for this type work, understanding of call-out services, and understanding of the City's systems. City shall determine Presentation time and notify successful firms, attempting to work with preferred timeframes submitted.

The City intends to make final selection by May 1, 2025, with award by May 6, 2025. The City reserves the right to select the proposal that performs all work necessary in the best interest of the City.

The City currently budgets \$103,000 for storm and sanitary sewer cleaning, televising, root cutting, and CIPP lining services annually. The total amount of work to be performed yearly by the contractor will conform to the amount designated in the annual City budget and as directed by the City. This work may be a combination of any services offered herein.

**Schedule of Work.** All work is to be completed as scheduled with the City after award of the contract. All work done for the City must be completed and invoiced to the City by June 30th.

**Submission of Quote.** Quote shall be submitted no later than **4:00 pm, April 22, 2025**, on the appropriate form via mail or hand delivery to:

Debra Nerland , Public Works Management Assistant  
City of Webster City  
400 Second Street  
P.O. Box 217  
Webster City, Iowa 50595

**Email:** dnerland@webstercity.com  
**Fax:** 515-832-9153  
**Phone:** 515-832-9139

Quote shall include:

- 1. The Quote sheet attached herewith for basic services;
- 2. The firm's 'Rate Schedule' with call-out procedures;
- 3. Indicate preferred Presentation time (am or pm); and
- 4. The appropriate insurance endorsements, verifications and requirements as stated herein.



**WEBSTER CITY, IOWA  
PUBLIC WORKS DEPARTMENT**

**QUOTE FOR  
SANITARY AND STORM SEWER SERVICES FOR CLEANING, ROOT CUTTING, VIDEO  
CAMERA, CIPP LINING, AND ROOT TREATMENT WORK**

Guaranteed prices to the City for services on a 3-year contract are as follows:

<b>Item</b>	<b>Description</b>	<b>Unit</b>	<b>Unit Price</b>
1	Clean 6" - 12" Sewer	Linear Foot	
2	Clean 15" - 20" Sewer	Linear Foot	
3	Clean 21" - 36" Sewer	Linear Foot	
4	Televise 6" - 12" Sewer	Linear Foot	
5	Televise 15" - 20" Sewer	Linear Foot	
6	Televise 21" - 36" Sewer	Linear Foot	
7	UV GRP CIPP Lining 6" – 12" Sewer	Linear Foot	
8	UV GRP CIPP Lining 15" – 20" Sewer	Linear Foot	
9	UV GRP CIPP Lining 21" – 36" Sewer	Linear Foot	
10	CIPP Lining 6" – 12" Sewer	Linear Foot	
11	CIPP Lining 15" – 20" Sewer	Linear Foot	
12	CIPP Lining 21" – 36" Sewer	Linear Foot	
13	Inspection Reversal Reset	Each	
14	Root Cutting 6" - 21" Sewer	Linear Foot	
15	Root Cutting 24" - 36" Sewer	Linear Foot	
16	Cleaning Crew Per Diem (Per Person)	Each	
17	Televising Crew Per Diem (Per Person)	Each	
18	Root Cutting Crew Per Diem (Per Person)	Each	
19	Tap Trimming	Each	
20	Specialty Cleaning (Jet/Vac)	Hour	
21	Root Treatment 6" - 12" Sewer	Linear Foot	
22	Root Treatment 15" - 20" Sewer	Linear Foot	
23	Root Treatment 21" - 36" Sewer	Linear Foot	
24	Manhole Rehabilitation 2 – 4 ft deep	Linear Foot	
25	Manhole Rehabilitation 5 – 8 ft deep	Linear Foot	
27	Manhole Rehabilitation 9 – deeper	Linear Foot	

Contractor Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
\_\_\_\_\_  
Telephone: \_\_\_\_\_

Signature: \_\_\_\_\_  
Title: \_\_\_\_\_  
Dated: \_\_\_\_\_

Vendors:

Hydro-Klean Inc  
333 NW 49<sup>th</sup> Place  
Des Moines, Iowa 50313

Rehab Systems Inc  
PO Box 538  
Cherokee, Iowa 51012

Visu-Sewer  
1065 15<sup>th</sup> ST. SW  
Mason City, Iowa 50410

CIT  
530 Dubois Ave  
McCallsburg, Iowa 50154  
515-434-2248

Municipal Pipe and Tool  
515 5<sup>th</sup> Street  
PO Box 398  
Hudson, Iowa 50643  
800-798-4205

Accu Jet  
12155 J Ave  
Perry, Iowa 50220  
515-360-8582

Duke's Root Control  
2784 Stuart Kaplan Drive  
Aurora, IL 60503  
302-419-6776  
[chad@dukes.com](mailto:chad@dukes.com)

**AGENDA STATEMENT**

**TO:** Mayor and City Council

**FROM:** Ariel Bertran, Community Development Director

**DATE:** March 17, 2025

**RE:** Adopt a Resolution Approving the Preliminary Plat and Site Plan for Wilson Estates Planned Residential Development on Wall Street.

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**SUMMARY:** Kading Development has submitted a preliminary plat and site plan for Wilson Estates, a proposed residential development located on Wall Street. This request follows the City Council's prior approval of a Planned Residential Development (PRD) application for the same project. City staff, along with Snyder and Associates, have reviewed the preliminary plat and site plan, and the Planning and Zoning Commission has recommended approval.

**PREVIOUS COUNCIL ACTION:** On January 6, 2025 the City Council adopted Resolution 2025-011 approving the application for a Planned Residential Development (PRD) for Kading Development on Wall Street, following the Planning and Zoning Commissions recommendation.

**BACKGROUND/DISCUSSION:** Kading Development has now submitted the preliminary plat and site plan for Wilson Estates, which includes the general layout of the proposed residential development. The Planning and Zoning Commission has reviewed the submittals and recommends that the City Council approve the preliminary plat and site plan, with the condition that all notations on the preliminary plat checklist and the site plan checklist be addressed. These notations have either been fully addressed or will be addressed in the building plans.

Before the Planning and Zoning Commission's review, both Snyder and Associates and relevant city departments reviewed the preliminary plat and site plan to ensure compliance with city standards and regulations.

**FINANCIAL IMPLICATIONS:** The City Council has entered into a Development Agreement with Kading Development to reimburse a not to exceed amount of \$4,550,000. In addition, the agreement also calls for an Economic Development Grant of \$1,200,000 to be used for the extension of Wall Street and Lynx Avenue. The Electric, Water & Sewer utilities and sales tax fund should see a considerable benefit from the 218 homes being built.

**RECOMMENDATION:** City staff recommends that the City Council adopt a resolution approving the preliminary plat and site plan for Wilson Estates, subject to Kading Development addressing the notations on the preliminary plat and site plan checklists.

**RESOLUTION NO. 2025 -**

**APPROVING THE PRELIMINARY PLAT AND SITE PLAN FOR  
WILSON ESTATES PLANNED RESIDENTIAL DEVELOPMENT  
LOCATED ON WALL STREET IN WEBSTER CITY, IOWA BY KADING DEVELOPMENT.**

**WHEREAS**, Kading Development has submitted a preliminary plat and site plan for the Wilson Estates Planned Residential Development (PRD) located on Wall Street; and,

**WHEREAS**, the preliminary plat and site plan have been reviewed by the Planning and Zoning Commission, the City’s Civil Engineer and relevant city departments; and,

**WHEREAS**, public notice was given as required by law and the public hearing was held on November 6, 2017, and no written or oral objections were presented to the proposed sale of the City owned real estate described above; and,

**WHEREAS**, the Planning and Zoning Commission has recommended approval of the preliminary plat and site plan, subject to the conditions outlined in the preliminary plat and site plan checklists, which have either been addressed or will be addressed in the building plans: and,

**WHEREAS**, The City Council has reviewed the recommendation of the Planning and Zoning Commission and finds that the preliminary plat and site plan meet the standards of the City of Webster City and are in compliance with the Comprehensive Plan and other regulations.

**NOW THEREFORE BE IT RESOLVED** by the City Council of the City of Webster City, Iowa, that the preliminary plat and site plan for Wilson Estates Planned Residential Development located on Wall Street, submitted by Kading Development, are hereby approved, subject to the conditions outlined in the preliminary plat and site plan checklists, to be addressed by Kading Development in the building plans.

Passed and adopted this 17<sup>th</sup> day of March, 2025.

**CITY OF WEBSTER CITY, IOWA**

\_\_\_\_\_  
John Hawkins, Mayor

**ATTEST:**

\_\_\_\_\_  
Sherry Simmons, Deputy City Clerk



# 2025 APPLICATION FORM FOR PRELIMINARY PLATS

City of Webster City, Iowa

**Thank you for your interest in the City of Webster City!**

It is the responsibility of the applicant (owner, developer and consultants) to compare their project submittal to City Code and this checklist and ensure that all items and requirements are included. If an application is substantially incomplete, the review will be delayed and the review schedule will be amended.

**Subdivision Name:** Wilson Estates

**Project Location:** Parcel: 40882602451009

**Total Area of Plat (in acres):** 26.71 Acres

**Total Number of Lots, including Outlots:** 6

**Applicant:** *This form MUST be signed by Applicant.*

Developer/Owner Signature <u>Chace Hauschilt</u>	Engineer's Name <u>Mark Lee</u>
Street Address <u>7008 Madison Ave</u>	Street Address <u>10430 New York Ave C</u>
City, State <u>Urbandale, IA</u>	City, State <u>Urbandale, IA</u>
Telephone No. <u>(515) 229-9321</u>	Telephone No. <u>(515) 669-4188</u>
Email Address <u>Chace@kadingproperties.com</u>	Email Address <u>mlee@leechamberlinengineers.com</u>

**Preliminary Plat Application Fee:**

Base Application Fee	\$150.00	=	\$150.00
Additional Fee	\$10.00 per Lot	=>	
<b>Total</b>			

**Amount Paid: \$** \_\_\_\_\_

**City Engineering Review Fee:**

1. The City Engineer shall review all development applications; including plans, calculations and other submittals; for compliance to city code and policies, SUDAS, and other applicable standards. If a Traffic Impact Study is required, this study will be prepared by the City Engineer.
2. City Engineering Review Fees, including preparation of a Traffic Impact Study if required, shall be reimbursed to the City based on actual fees, as invoiced to the City. Such fees shall be invoices on an hourly basis, based on the City Engineer's current fee schedule.

**Deposit Paid, if required: \$** \_\_\_\_\_

**Documents to be Submitted for Review:**

✓ If Provided	Plan / Document
N/A	Completed Preliminary Plat Application Form including Check List
N/A	Preliminary Plat Application Fee and Review Fee for Submittal #1
✓	Lot Layout & Dimension Plan
✓	Storm Water Management concept and Grading Plan
✓	Sanitary Sewer calculations
✓	Paving Plan, including streets, sidewalks, trails, CBU pads
✓	Utility Plan, including water mains, sanitary sewers, and storm sewers
N/A	Parkland Dedication proposal
N/A	Traffic Analysis with peak hour trip determination (TIS may be required)
N/A	Other (Please Specify):

# PRELIMINARY PLAT CHECKLIST

**CITY OF WEBSTER CITY, IOWA**

Revised: January, 2025

Information Required	✓ if Ok	Comments
<b>Filing Fees</b>		
1 . Preliminary Plat Application Fee Paid	N/A	
2 . Review includes plans, calcs, SWMP, TIS, Utilities, Permits ( <i>Fees on Hourly basis</i> )	N/A	
3 . Engineering Review Fees paid in full	N/A	
<b>Prior Approvals &amp; Prior Reviews</b>		
1 . Is rezoning required?	✓	
2 . Is Development Plan/Master Plan required? ( <i>i.e. PUD Districts</i> )	✓	
3 . Response letter noting where & how each prior comment was addressed	N/A	
<b>Narrative Information</b>		
1 . Name of development ( <i>unique name and number required</i> )	✓	
2 . Name, Address, Telephone no. & email address of property owner	✓	
3 . Name, Address, Telephone no. & email address of Developer	✓	
4 . Name, Address, Telephone no. & email address of Preliminary Plat Preparer	✓	
5 . Legal Description of property	✓	
6 . Area of property ( <i>in acres or SF, if less than 1.00 acre</i> )	✓	
7 . Current Zoning Classification(s) of Site	✓	
8 . All building setbacks for all applicable zoning districts shall be noted	✓	
9 . Proposed principal permitted use of lots and accessory uses, if any	✓	
10 . Source of water supply noted ( <i>City of Webster City, DMWWJ, rural water..</i> )	✓	
11 . Sewage disposal service noted ( <i>City of Webster City, septic systems....</i> )	✓	
12 . Location of storm water drainage discharge noted	✓	
13 . Note that all utility services shall be underground.	✓	
14 . Park land Dedication calcs ( <i>required &amp; provided for park and usable area</i> )	N/A	
15 . Trip generation based on proposed uses (ITE standard)	N/A	
16 . Traffic Impact Study, if required, to be prepared by City Engineer	N/A	
17 . Development Schedule: start & completion dates for construction	✓	
18 . Phasing of Development: if all public improvements will not be constructed at once	N/A	
19 . Written request for waiver for any and all deviations proposed.	N/A	
<b>Illustrations</b>		
<b>1 . General</b>		
Vicinity sketch: 1=500' or larger, location, adj land use, zoning boundaries, streets	✓	
Certification: by licensed professional engineer and/or land surveyor	✓	
Date: including revision date(s)	✓	
North Arrow & Scale; 1" = 50' max scale unless otherwise approved	✓	
Survey: Benchmark on Webster City datum plane	✓	
<b>2 . Zoning Boundary Line: if more than one zoning district</b>		
Special overlay district zoning ( <i>Flood plain w/BFE</i> )	N/A	
<b>3 . Plat Boundary:</b>		
Plat Boundary shown with heavy line	✓	
Bearings & Distances and/or Cuve data noted for all boundary lines	✓	
<b>4 . Adjoining properties:</b>		
Label names & lot numbers for all adjoining subdivision	✓	
Label names of all adjoining property owners	✓	
<b>5 . Lots</b>		
All buildable lots assigned a Lot Number	✓	
All rights-of way and lots to be dedicated to the City assigned a Lot Letter	✓	
All non-buildable lots assigned an Outlot letter	✓	
Lot area noted in acres and square feet for each lot and outlot	✓	
Lot width dimensioned for each lot and outlot	✓	
Corner lots: 20' wider than minimum required per zoning regs	✓	
Double Frontage lots: 20' buffer easement, outside rear yard setback	✓	
Dimensions for all lot & outlot boundary lines noted	✓	
Buildable area indicated on all lots	✓	
Street Frontage required for all lots	✓	
Lots for Schools, parks, playgrounds or other public or semi-public use noted	N/A	

# PRELIMINARY PLAT CHECKLIST

**CITY OF WEBSTER CITY, IOWA**

Revised: January, 2025

Information Required	✓ if Ok	Comments
<b>6 . Building Setback lines:</b> shown and noted		
Front, Rear & Side yards on all lots	✓	
Existing buildings shown and setbacks labeled	N/A	
<b>7 . Grading Plan:</b>		
Provide Geotech Report or note it shall be provided with Construction Drawings	✓	
Existing Features: structures, drainageways, etc.	✓	
Contours: Exist;. & Proposed at 2' intervals, max, at least two shown	✓	
Grading limits line shown	✓	
Tree removals indicated	✓	
Tree protection indicated per Tree Ordinance	N/A	
Rear & Side Yard swales shown where needed	✓	
Erosion control measures shown	✓	
<b>8 . Tree Ordinance:</b>		
Show trees within plat area	N/A	
Delineate dripline of wooded area	N/A	
Indicate all trees to be removed by shading/hatching		Trees removed to run storm line to Brewers Creek?
Construction Fence at driplines to protect trees to be saved	N/A	
<b>9 . Water Mains:</b> Existing & Proposed		
Location & size of existing water mains, valves & hydrants shown and noted	✓	
Water main on opposite side of street as sanitary sewer and storm sewer, but same side as mailboxes and street lights	✓	
Proposed water mains, valves & hydrants shown	✓	
Hydrant coverage radii shown (SF, 2F = 250'; MF, Comm, Ind = 200')	✓	
Proposed pipe sizes noted	✓	
Water main looped as required	✓	
Water main sized in conformance with Comp Plan	N/A	
Water Main or Service Easements shown and easement name and width noted	✓	
<b>10 . Sanitary Sewers:</b> Existing & Proposed		
Location, size, slope & capacity of existing public utilities shown & noted		Need capacity of existing sanitary sewer
Sanitary sewers shall be extended to plat boundary	✓	
Sanitary sewer calculations for proposed sewer flows, including upstream flows		Need calculations
Proposed sewer pipes and manholes shown	✓	
Proposed pipe sizes noted (Refer to SUDAS Section 3C-1 for minimum pipe slopes)	✓	
Existing and Proposed easements	✓	
<b>11 . Storm Sewers &amp; Detention:</b> Existing & Proposed		
Preliminary Drainage Concept (Pre & Post drainage areas, allowable release rates) <i>( Certified Storm Water Management Plan to be provided with Const Dwgs)</i>	✓	
Floodplain shown, with BFE's, per FIRM or approved Flood Study, where applicable	✓	
Location, size, slope & capacity of existing storm sewers shown	✓	
Pipe size for all proposed storm sewers shown & noted	✓	
Storm sewer outlets properly aligned in drainage channel	✓	
Location and approximate size of storm water detention pond(s) indicated	✓	
Label Storm Water Maintenance Facility Easement and Agreement	N/A	
Note HOA shall be responsible for maintaining SWMF inclding annual inspections	✓	
Note that subdrain shall be provided on both sides of all public streets	N/A	
Minimum Elevation of Lowest Floor (no longer MOE)	✓	
Overland Flowage Easements shown and easement name and width noted	N/A	
Detention Easements shown and easement name and width noted	✓	
Indicate approximate detention volume and location	✓	
Note: Certified Storm Water Management Plan shall be provided with Const Dwgs	N/A	
<b>12 . Streets:</b>		
Existing adjoining streets, alleys, railroads & right-of-ways shown	✓	
Existing streets and driveways on opposite side of street as development shown	✓	
Existing streets, rights-of-way, railroads, and alleys dimensioned	✓	
Existing street names labeled	✓	
Proposed Street names labeled per Webster City's naming conventions		Coordinate with City for naming convention
Proposed Rights-of-way width dimensioned, with public dedication noted, including cul-de-sac radius	✓	
Pavement width dimensioned; cul-de-sac pavement radius dimensioned	✓	
Pavement material, thickness labeled (Local: 6" reinf. pcc min   Other: per design)	✓	
Street centerline curve radius labeled; return radius labeled	✓	200' Radius added to Lynx Avenue

# PRELIMINARY PLAT CHECKLIST

**CITY OF WEBSTER CITY, IOWA**

Revised: January, 2025

Information Required	✓ if Ok	Comments
Approximate street grade noted on each street	✓	
No more than 2 cul-de-sacs per 40 acres	✓	
Siren location shown and noted, where applicable	N/A	
<b>13 . Sidewalks &amp; Trails:</b>		
Show and dimension all existing and proposed sidewalks (5' required)	✓	
Show and dimension all existing and proposed trails per Comp Plan	N/A	
Show and dimension all centerline curve radii.	✗	
Recreation Trail - 30' wide Outlots, including area of Outlot	N/A	
<b>13 . Mailbox locations</b>		Providing with Construction drawings
Cluster Mail box pads shown		
Mailboxes on same side of street as storm sewer and sanitary sewer		
Mailboxes on opposite side of street as water main and streetlights		
Show sidewalk from ramp to mailbox pad as plat improvement		
Provide approval from USPS for location		
<b>14 . Park Land, Open Space &amp; Buffers:</b>	N/A	
Calcs for park land dedication area in sq ft, based on number/type of dwellings		
*Master Agreement for Park Dedication may be required with final plat		
Calcs for usable park area, based on 75% of total ( 1.5%-5% slopes)		
Calculations for open space requirements; where applicable		
Park shall have a minimum of 100 ft of frontage to public street		
Extend water, sanitary sewer, and storm sewers to park boundary		
Label 5' wide sidewalk abutting park as a plat improvement by developer		
Grading for park to demonstrate usable area has slopes of 1.5% min - 5% max		
Note: usable area to have a minimum of 4" of clean, lightly compacted top soil		
Show Parkway easement & trees; label trees as plat improvement by developer		
Show Buffer Easement & trees; label trees as plat improvement by developer		
Proposed Plant Materials: Location, number, species, caliper; where applicable		
<b>15 . Signs:</b>		
Subdivision Identification signs shown, if any	✓	
Easement or Outlots w/ownership indicated for signs, if such signs are proposed	✓	
<b>16 . Franchise Utilities:</b>		
Note: Contract for Street Lighting shall be executed with Final Plat	N/A	
Note: Contract for Electric distribution system shall be executed with Final Plat	N/A	
Note timing for provision of gas, telephone, cable and other utilities	✓	
<b>17 . CAD file</b>		
CAD file of Preliminary Plat provided to Technology Director for City's GIS		Was this sent to City?



GENERAL NOTES:

- ALL PUBLIC IMPROVEMENTS CONSTRUCTION MUST CONFORM TO THE CONSTRUCTION REQUIREMENTS OF 2024 SUDAS AND THE CITY OF WEBSTER CITY SUPPLEMENTAL SPECIFICATIONS. THE CITY OF WEBSTER CITY IS RESPONSIBLE FOR PROVIDING CONSTRUCTION INSPECTION OF ALL PUBLIC IMPROVEMENTS AT THE COST OF THE DEVELOPER.
- ALL UTILITY CONTRACTORS/OWNERS SHALL BE RESPONSIBLE TO PROVIDE LEE CHAMBERLIN CONSULTANT ENGINEERS WITH "AS BUILT" DRAWINGS SHOWING THE LOCATION OF PUBLIC FACILITIES AS CONSTRUCTED. LEE CHAMBERLIN CONSULTANT ENGINEERS SHALL PROVIDE TO THE CITY OF WEBSTER CITY CERTIFIED "AS BUILT" DRAWINGS, INCLUDING DETENTION BASINS VERIFYING STORAGE REQUIREMENTS ARE PER PLAN.
- ALL AREAS WITHIN THE RIGHT-OF-WAY DISTURBED BY CONSTRUCTION SHALL BE SEEDED WITH TYPE 1 SEED MIX, FERTILIZED AND MULCHED IN ACCORDANCE WITH 2024 SUDAS AND THE CITY OF WEBSTER CITY STANDARDS SPECIFICATIONS. IF CONSTRUCTION CANNOT BE COMPLETED BEFORE THE END OF THE NORMAL SEEDING PERIOD, TEMPORARY SEEDING WILL BE REQUIRED IN THE INTERIM.
- IT SHALL BE THE DEVELOPER'S RESPONSIBILITY TO APPLY FOR AND OBTAIN ANY STORM WATER DISCHARGE PERMITS FROM THE IOWA DEPARTMENT OF NATURAL RESOURCES IF SAID PERMITS ARE REQUIRED AS A PART OF THIS PROJECT.
- ANY FIELD TILES ENCOUNTERED DURING EXCAVATION SHALL BE TIED INTO THE PROPOSED PAVEMENT SUBDRAIN SYSTEM OR THE PROPOSED STORM SEWER SYSTEM.
- THE POST DEVELOPMENT RUN-OFF WILL NOT ADVERSELY AFFECT THE DOWNSTREAM DRAINAGE FACILITIES OR PROPERTY OWNERS.
- MAILBOXES LOCATED WITHIN THE RIGHT-OF-WAY SHALL BE OF A BREAKAWAY DESIGN PER APPROVAL OF THE USPS AND WEBSTER CITY.
- ANY SUBSURFACE DRAINAGE FACILITIES THAT ARE DISTURBED DURING THE CONSTRUCTION SHALL BE RESTORED OR REROUTED BY THE PROPERTY OWNER.
- ALL DETENTION AREAS SHALL BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION PER THE WEBSTER CITY REGULATIONS AND REVIEWED BY A PROFESSIONAL ENGINEER ONCE A YEAR TO ENSURE THE DETENTION IS OPERATING AS ORIGINALLY DESIGNED AND INSTALLED.
- LOTS "A", "B" AND "C" ARE TO BE DEDICATED TO THE CITY OF WEBSTER CITY FOR RIGHT-OF-WAY PURPOSES AT SUCH TIME THAT THE PROPOSED PUBLIC IMPROVEMENTS HAVE BEEN CONSTRUCTED AND ACCEPTED BY THE CITY OF WEBSTER CITY.
- THE OWNER OF ANY PARCEL(S) WHO SHALL GRADE, FILL, CONSTRUCT OR OTHERWISE ALTER THE EXISTING STORM WATER RUN-OFF RATES, VELOCITIES, VOLUMES, OR DRAINAGE PATTERNS, SHALL BE RESPONSIBLE FOR PROVIDING TO THE CITY OF WEBSTER CITY, CALCULATIONS FROM A LICENSED ENGINEER IN THE STATE OF IOWA SHOWING THE WATER COURSES, CHANNELS OR CONDUITS DO NOT IMPEDE THE STORM WATER RUN-OFF FLOWS. A LICENSED ENGINEER MUST ALSO DESIGN THE CULVERTS NEEDED TO CROSS THE DRAINAGE EASEMENTS.
- ALL SIDEWALKS SHALL BE 5' WIDE. SIDEWALKS RAMPS SHALL BE INSTALLED AT THE TIME OF SUBDIVISION DEVELOPMENT ACCORDING TO SUDAS.
- A GEOTECHNICAL REPORTS SHALL BE THE RESPONSIBILITY OF THE DEVELOPER. GEOTECHNICAL REPORTS WILL BE PROVIDED WITH CONSTRUCTION DRAWING.
- SANITARY SEWER MAIN SHALL BE SDR-26 PIPE MEETING THE WEBSTER CITY PLUMBING CODE. SANITARY SEWER SERVICE LINES SHALL BE 4" PVC SCHEDULE 40 PIPE MEETING THE CODE REQUIREMENTS. CLASS I MATERIAL AND CLASS F-3 BEDDING SHALL BE USED PER 2024 SUDAS WHEN USING PVC UNDER PUBLIC STREETS. ALL SERVICE CONNECTIONS MUST BE MANUFACTURED, GASKETED WYES. TEES AND SOLVENT WELD WYES AND BENDS ARE NOT PERMITTED. SANITARY SEWER MAIN SHALL BE AIR AND MANDREL TESTED, AND TELEVISION BY THE DEVELOPER AT THE DEVELOPER'S EXPENSE, AND INDIVIDUAL SERVICE LOCATIONS RECORDED AND PROVIDED TO THE CITY. THE SANITARY SEWER MAIN INSTALLED WITHIN THE PUBLIC RIGHT-OF-WAY OR EASEMENT SHALL BE CONSIDERED PUBLIC AND FUTURE MAINTENANCE SHALL BE THE RESPONSIBILITY OF WEBSTER CITY.
- WATER SERVICES SHALL BE 1" DIA. PEX TYPE A. STOP BOX AND ADAPTER SHALL MEET WEBSTER CITY STANDARDS. ALL FIRE HYDRANTS SHALL BE CLOW AND PAINTED YELLOW. A 5.5 FEET MINIMUM DEPTH SHALL BE REQUIRED ON ALL WATER MAINS.
- ALL NEW WATER MAIN INSTALLED WITHIN THE PUBLIC RIGHT-OF-WAY OR EASEMENT IS FOR DOMESTIC AND FIRE PROTECTION USE AND IS CONSIDERED PUBLIC. FUTURE MAINTENANCE SHALL BE THE RESPONSIBILITY OF WEBSTER CITY. ALL NEW WATER MAIN SHALL BE C900.
- ALL PROPOSED STORM SEWERS MUST BE A MINIMUM OF 2000D. THE OUTERMOST TWO SECTIONS, INCLUDING THE FLARED END SECTION OF ALL STORM SEWER MUST BE TIED AS PER IOWA DEPARTMENT OF TRANSPORTATION STANDARD ROAD PLAN DR-121, TYPE 3 CONNECTIONS.
- NO PARKING IS ALLOWED ON PRIVATE STREETS PER LEASE AGREEMENT AND VEHICLES WILL BE TOWED AT OWNER'S EXPENSE.
- WALL STREET, LYNX AVENUE, WEST HEART AVENUE AND TULIP STREET SHALL BE CONSTRUCTED ACCORDING TO 2024 SUDAS AND SHALL BE DEDICATED TO WEBSTER CITY AFTER THE CONSTRUCTION IS APPROVED BY WEBSTER CITY.
- STREET LIGHTS AS APPROVED BY WEBSTER CITY SHALL BE PROVIDED ON ALL PUBLIC STREETS AT THE TIME THEY ARE CONSTRUCTED AND THE COSTS OF INSTALLATION SHALL BE BORNE BY THE DEVELOPER.
- LOTS 1, 2, AND 3 SHALL BECOME PART OF THE WILSON ESTATES CONDOMINIUMS, HORIZONTAL PROPERTY REGIME. THE WILSON ESTATES CONDOMINIUM ASSOCIATION WILL BE CREATED TO MANAGE THE CONDOMINIUMS. THE KADING FAMILY AND KADING PROPERTIES, LLC, SHALL OWN, OPERATE AND MAINTAIN THE CONDOMINIUMS AND ALL ASSOCIATED LAND AND INFRASTRUCTURE, INCLUDING BUT NOT LIMITED TO PRIVATE STREETS, BUILDINGS, SIDEWALKS, DETENTION FACILITIES AND SIGNS.
- ALL UTILITY SERVICES SHALL BE UNDERGROUND.

# PLANS FOR WILSON ESTATES CONDOMINIUMS WEBSTER CITY PRELIMINARY PLAT HAMILTON COUNTY, IOWA PROJECT NO. 24043



**ZONING CLASSIFICATION:**  
R-1 SINGLE FAMILY  
R-3 OVER FOUR-UNIT  
MULTIPLE FAMILY DWELLING DISTRICT  
PRU- PLANNED RESIDENTIAL UNIT OVERLAY

**BUILDING SETBACKS:**  
FRONT YARD-35'  
REAR YARD-25'  
SIDE YARD-6'  
BUILDING SEPARATION-16'

**PROPOSED UTILITY SERVICES:**  
WATER - WEBSTER CITY  
SANITARY SEWER - WEBSTER CITY  
ELECTRIC - WEBSTER CITY

**GARBAGE DISPOSAL:**  
INDIVIDUAL COLLECTION  
NO COMMON DUMPSTER PROVIDED.

TOTAL AREA OF SITE: 26.71 ACRES  
OPEN SPACE AREA: 12.06 (45.2%)  
HARD SURFACE AREA: 14.65 (54.8%)

FEMA MAP  
MAP NUMBER 19079C0155D  
MAP REVISION DECEMBER 20, 2019

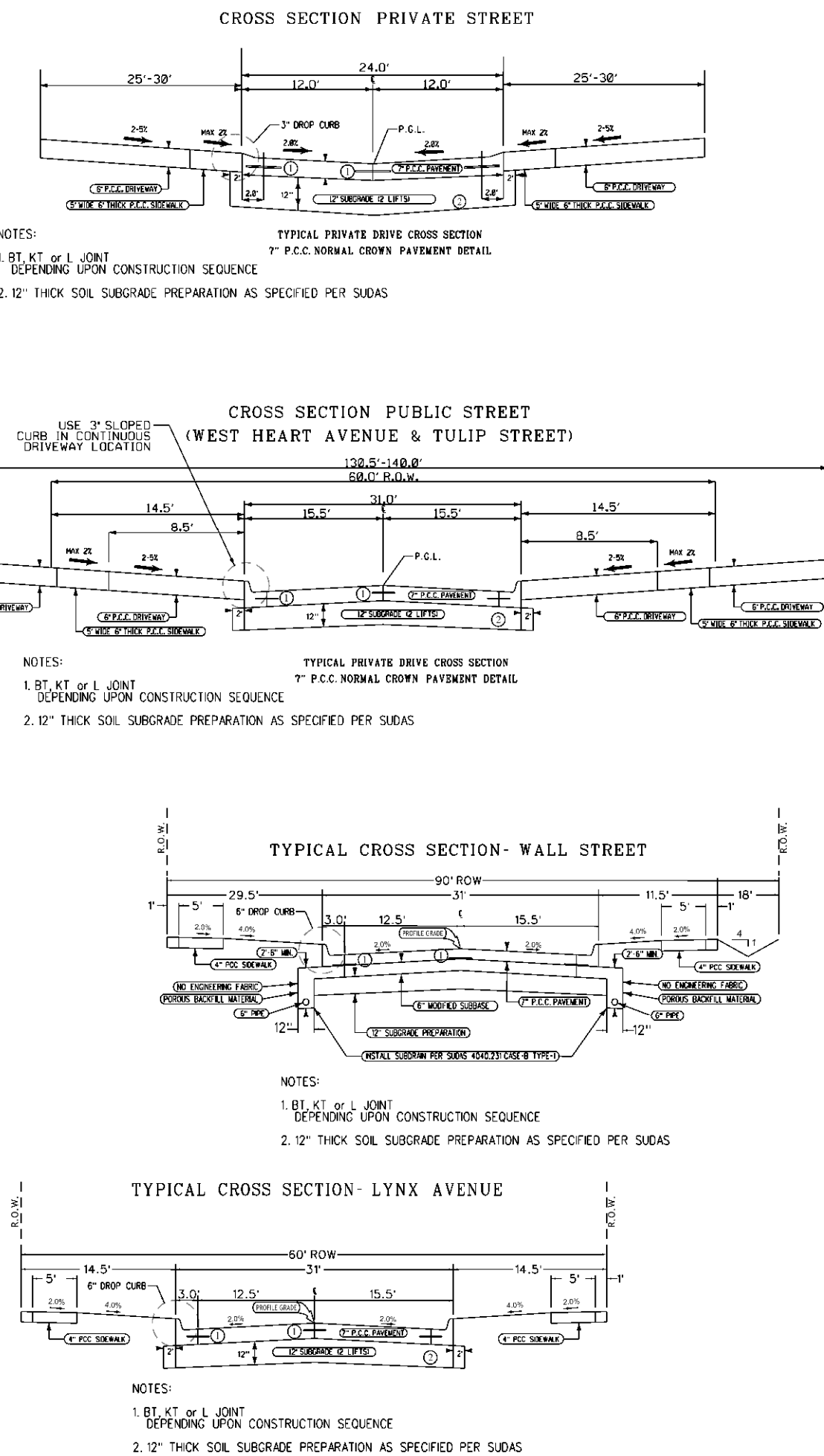
LOT AREA		
	ACRES	S.F.
LOT 1	19.70	858,171
LOT 2	2.82	122,828
LOT 3	1.05	45,769
LOTA	1.38	59,894
LOT B	0.77	33,720
LOT C	0.99	43,028
TOTAL	26.71	1,163,410

LEGEND	
▲ SECTION CORNER FOUND	○ DECIDUOUS TREE (EXISTING)
△ SECTION CORNER SET	● DECIDUOUS TREE (REQUIRED)
● PROPERTY PIN FOUND	⊗ CONIFEROUS TREE (EXISTING)
○ PROPERTY PIN SET	⊛ CONIFEROUS TREE (REQUIRED)
⊕ GPS MONUMENT	⊙ SHRUB (EXISTING)
⊙ BENCHMARK	⊙ SHRUB (REQUIRED)
⊙ MONUMENT	⊙ TREE REMOVAL REQUIRED
⊙ SOIL BORING	⊙ STUMP
⊙ TEST WELL	⊙ PROPOSED PAVEMENT ELEVATION
⊙ MONITORING WELL	⊙ GRADE FLOW ARROW
⊙ SANITARY SEWER MANHOLE	⊙ PIPE FLOW ARROW
⊙ SANITARY CLEANOUT	⊙ EXISTING CONTOURS
⊙ SEPTIC TANK	⊙ PROPOSED CONTOURS
⊙ OUSTERN	⊙ PROPERTY LINE
⊙ LEFT STATION	⊙ CENTERLINE OF ROADWAY
⊙ STORM SEWER MANHOLE	⊙ RIGHT-OF-WAY
⊙ CURB INTAKE	⊙ FENCE LINE
⊙ BEEHIVE INTAKE	⊙ CONSTRUCTION LIMITS
⊙ CATCH BASIN	⊙ SS SANITARY SEWER LINE
⊙ FLARED END SECTION	⊙ STORM SEWER LINE
⊙ CULVERT	⊙ CP STORM CULVERT PIPE
⊙ WATER MANHOLE	⊙ RCP REINFORCED CONCRETE PIPE
⊙ FIRE HYDRANT	⊙ DI DUCTILE IRON PIPE
⊙ YARD HYDRANT	⊙ W WATER LINE
⊙ WATER VALVE	⊙ OP OVERHEAD ELECTRIC LINE
⊙ POST INDICATOR VALVE	⊙ E UNDERGROUND ELECTRIC LINE
⊙ VALVE PIT	⊙ T UNDERGROUND TELEPHONE LINE
⊙ WATER METER	⊙ FO FIBER OPTICS LINE
⊙ PUMP	⊙ HG HIGH PRESSURE GAS LINE
⊙ WATER STATION	⊙ C LOW PRESSURE GAS LINE
⊙ PUMP STATION	⊙ S STEEL LUMINAIRE
⊙ WATER TANK	⊙ WOOD LUMINAIRE
⊙ WELL	⊙ SIGN
⊙ ELECTRIC MANHOLE	⊙ MAILBOX
⊙ ELECTRIC BOX	⊙ BIN
⊙ TRANSFORMER PAD	⊙ PROPANE TANK
⊙ GUY	⊙ UTILITY POLE
⊙ FIBER OPTICS MANHOLE	
⊙ TELEPHONE MANHOLE	
⊙ TELEPHONE PEDESTAL	
⊙ TELEPHONE BOOTH	
⊙ UNKNOWN MANHOLE	

INDEX OF PAGES	
PAGE NO.	DESCRIPTION
C-1.	TITLE PAGE & GENERAL NOTES
C-2.	LOTS & EASEMENTS
C-3.	UTILITY AND GRADING PLAN
C-4.	LANDSCAPE PLAN

NOTES:	
1.	ALL BEARINGS ARE THE RESULT OF GPS OBSERVATIONS. USING NAD83 IOWA STATE PLANE NORTH ZONE.
2.	PROPOSED SUBDIVISION IS NOT LOCATED IN THE FLOODPLAIN.

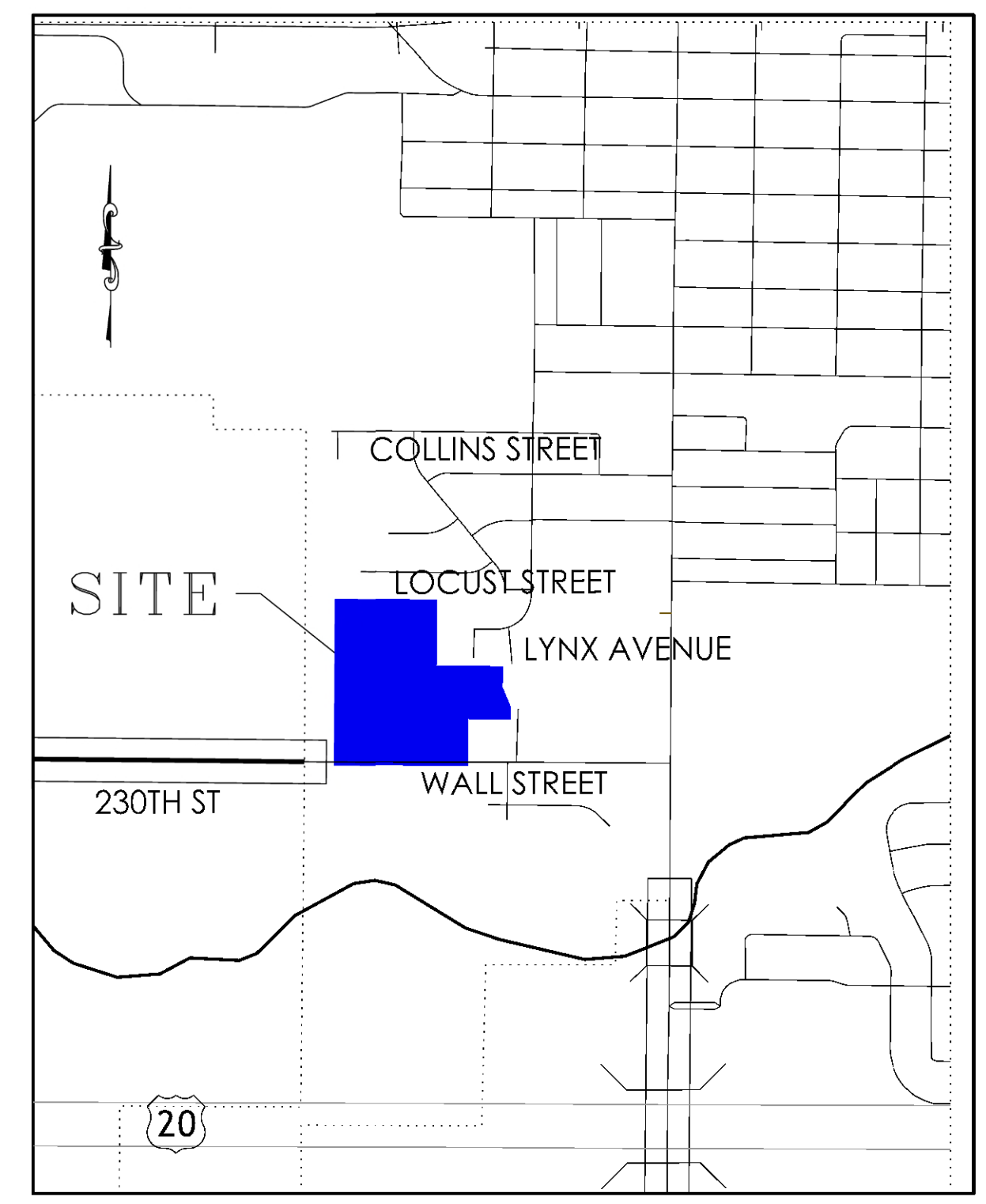


LEGAL DESCRIPTION (DEED 2013-2700):

An undivided 1/3<sup>rd</sup> interest in and to an irregular unimproved tract of land within the City of Webster City, Iowa, described as the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Two (2), Township Eighty-Eight (88) North, Range Twenty-Six (26) West of the 5<sup>th</sup> P.M., Hamilton County, Iowa, except the following four tracts:

- The North 100 feet thereof.
- The East 75.75 feet thereof.
- Prairie View Manor Subdivision, Lots One (1) and Two (2)
- A tract described as commencing at a point 84.58 rods West of the Southeast Corner of said Section Two (2), thence North 375 feet; thence West 300 feet; thence South 375 feet to the South line of said Section; thence East 300 feet to point of beginning, subject to street on South side thereof.

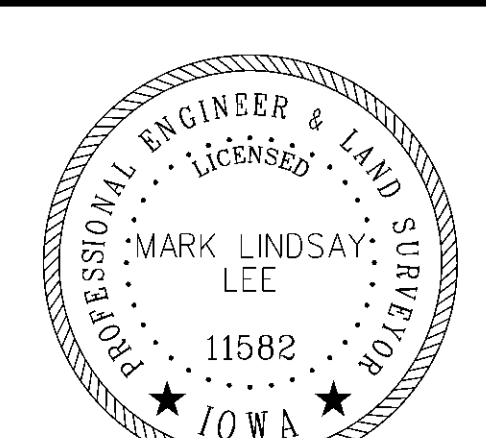
AND An undivided 1/3<sup>rd</sup> interest in a 50 foot wide strip located in the Southeast Quarter (SE ¼) of the aforesaid Southwest Quarter (SW ¼) of Section Two (2), Township Eighty-Nine (89) North, Range Twenty-Six (26) West of the 5<sup>th</sup> P.M., described as: Beginning at a point on the East line of said Section 350 feet North of the Southeast corner of said Section; thence North 50 feet; thence West 1,395.57 feet; thence South 50 feet; thence East to point of beginning.



VICINITY SKETCH  
NOT TO SCALE

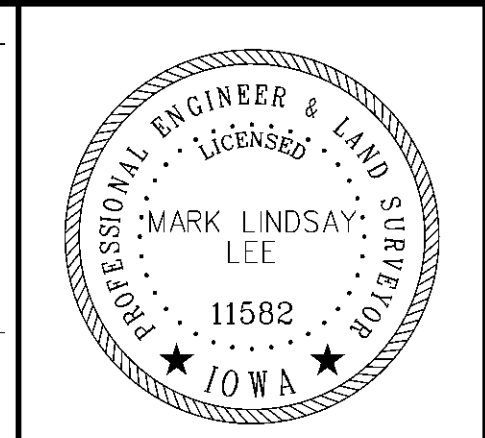
PROJECT BENCHMARK:		
GPS SYSTEM USED:	UNITED STATES/ STATE PLANE 1983	
	IOWA NORTH 1401	
	NAD 1983	
	GEOID MODEL g18	
2/28/25	COMMENTS 2/19/2025	
DATE	REVISION	BY

- NOTES:
- LOT'S A, B, AND C TO BE DEDICATED TO WEBSTER CITY AS PUBLIC RIGHT-OF-WAY.
  - LOT'S 1, 2, AND 3 TO BE INCLUDED IN A HORIZONTAL CONDOMINIUM REGIME.
  - PARCEL "A" OF PARCEL "K" WAS PREVIOUSLY DEEDED TO WEBSTER CITY.
  - TOTAL NUMBER OF LOTS=3
  - MINIMUM LOT AREA = 1.051 ACRES
  - MAXIMUM LOT AREA = 19.770 ACRES
  - NO PUBLIC LANDS TO BE DEDICATED OTHER THAN FOR STREETS.



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 licensed Professional Land Surveyor under the laws of the State of Iowa.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Name: (Printed or typed) MARK L. LEE  
License Number: 11582  
My license renewal date is December 31, 2026.  
Pages or sheets covered by this seal: ENTIRE SET



I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Name: (Printed or typed) MARK L. LEE  
License Number: 11582  
My license renewal date is December 31, 2026.  
Pages or sheets covered by this seal: ENTIRE SET

DESIGN START DATE:	04-03-2020
DATE PLOTTED:	06-02-2020
PRELIMINARY FIELD WORK COMPLETED:	05-21-2020
FIELD BOOK NO.	2020-01

WILSON ESTATES CONDOMINIUMS  
PRELIMINARY PLAT  
WEBSTER CITY, HAMILTON COUNTY, IOWA

**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS

10430 New York Ave, Ste C  
Urbandale, IA 50322-3773  
Phone: (515) 262-7457  
Email: nlee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**TITLE SHEET**

DRAWN BY:	NJD
CHECKED BY:	JCP
DATE:	02/28/2025
JOB NO.	24043
SHEET	C.1












DESIGN START DATE:  
04-03-2020  
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PRELIMINARY FIELD  
WORK COMPLETED:  
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**WILSON ESTATES CONDOMINIUMS**  
**PRELIMINARY PLAT**  
WEBSTER CITY, HAMILTON COUNTY, IOWA

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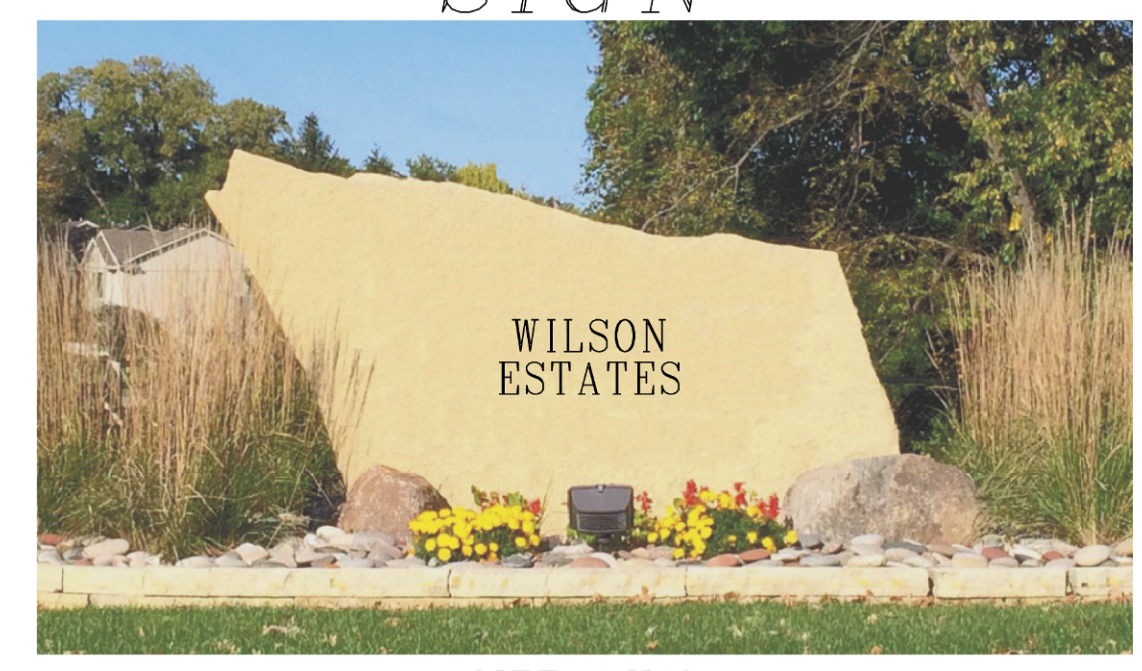


10430 New York Ave, Ste C  
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Phone: (515) 262-7457  
Email: lee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**LANDSCAPE**

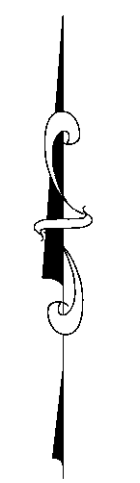
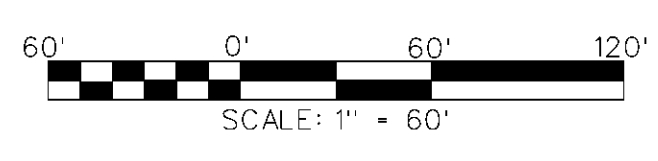
DRAWN BY:  
NJD  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
**C.4**

**SIGN**



SIZE: 4'X10'

PLANT MATERIAL SCHEDULE						
KEY	QTY	BOTANICAL NAME	COMMON NAME	INSTALL SIZE	HGT & SPREAD	GROWTH
OVERSTORY - DECIDUOUS						
D1	0	ACER RUBRUM	BLACK MAPLE	2" CAL	75x60	MODERATE
D2	0	CELTIS OCCIDENTALIS	HACKBERRY	2" CAL	75x50	MODERATE
D3	0	BETULA NIGRA	RIVER BIRCH	2" CAL	60x40	FAST
D4	0	QUERCUS RUBRA	RED OAK	2" CAL	75x60	MODERATE
D5	4	ACER RUBRUM	RED SUNSET MAPLE	2" CAL	70x50	FAST
D6	0	QUERCUS BICOLOR	SWAMP WHITE OAK	2" CAL	45x45	FAST
D7	0	TILIA CORDATA	LITTLE LEAF LINDEN	2" CAL	60x40	MODERATE
OVERSTORY - EVERGREEN						
E1	0	PINUS SYLVESTRIS	SCOTS PINE	6" TALL	60x50	FAST
E2	6	PICEA PLUNGENS GLAUCA	COLORADO BLUE SPRUCE	6" TALL	40x25	SLOW
E3	0	PICEA GLAUCA GENSATA	BLACK HILLS SPRUCE	6" TALL	20x10	SLOW
E4	0	PICEA ABIES	NORWAY SPRUCE	6" TALL	40x25	SLOW
ORNAMENTAL - DECIDUOUS						
D01	0	CERIS CANADENSIS	REDBUD	1" CAL	30x20	MODERATE
D02	36	MALUS SP	SPRING SNOW CRAB	1" CAL	20x20	MODERATE
D03	12	ACER PLATANOIDES 'COLUMNARE'	COLUMNAR NORWAY MAPLE	1" CAL	45x15	MODERATE
D04	23	ACER GRINNALA	AMUR MAPLE	1" CAL	20x20	MODERATE
PERENNIALS/GRASSES						
S1	0	CALAMAGROSTIS ACUTIFLORA	KARL FOSTER	2 GAL.	4'x2'	FAST
S2	0	HEMEROCALLIS 'PARDON ME'	PARDON ME DAYLILY	1 GAL.	3'x3'	FAST
S3	0	FESQUE	DWARF BLUE FESQUE	1 GAL.	3'x3'	MODERATE
FLOWERING SHRUBS						
S4	0	ROSA 'KNOCK OUT'	KNOCK OUT SHRUB ROSE	1 GAL.	3'x3'	SLOW
S5	0	SPIREA	LITTLE PRINCESS SPIREA	3" TALL	8'x8'	MODERATE
S6	4	EUCHYMIUS ALATUS 'COMPACTUS'	DWARF-MINDED BURNING BUSH	1 GAL.	6'x8'	MODERATE
S7	40	BUXUS SEPERVIRENS	BOXWOOD	15" TALL	5'x3'	
TURF						
S00: MIXTURE OF BLUEGRASS/RYE; 5 FOOT BORDER AROUND ALL NEW PAVED AREAS, 10' BORDER AROUND BUILDING						
S01: MIXTURE OF BLUEGRASS/RYE TO BE APPLIED TO ALL DISTURBED LAWN AREAS NOT RECEIVING S00						
NOTE: MULCH AROUND ALL TREES AND SHRUBS AND IN PLANTING BEDS.						
STORM WATER DETENTION AREA:						
PLANT MATERIALS TO INCLUDE A MIX OF TURF, TOLERANT FLOWERS AND GRASSES AND TURF GRASSES.						







# 2025 APPLICATION FORM FOR SITE PLANS

City of Webster City, Iowa

***Thank you for your interest in the City of Webster City!***

It is the responsibility of the applicant (owner, developer and consultants) to compare their project submittal to City Code and this checklist and ensure that all items and requirements are included. If an application is substantially incomplete, the review will be delayed and the review schedule will be amended.

**Project Name:** Wilson Estates

**Project Address:** Parcel: 40882602451009

**Total Area of Parcel (in acres):** 26.71 Acres

**Applicant:** *This form MUST be signed by Applicant.*

Developer/Owner Signature <u>Chace Hauschilt</u>	Engineer <u>Mark Lee</u>
Street Address <u>7008 Madison Ave</u>	Street Address <u>10430 New York Ave C</u>
City, State <u>Urbandale, IA</u>	City, State <u>Urbandale, IA</u>
Telephone No. <u>(515) 229-9321</u>	Telephone No. <u>(515) 669-4188</u>
Email Address <u>Chace@kadingproperties.com</u>	Email Address <u>mlee@leechamberlinengineers.com</u>

**Site Plan Application Fee:**

Less than 1 acre:	\$75
1 to 2 acres:	\$150
More than 2 acres:	\$350

**Amount Paid:** \$ \_\_\_\_\_

**City Engineering Review Fees:**

1. The City Engineer shall review all Site Plan applications; including but not limited to plans, profiles, details, storm water management plan, calculations, manufacturer's cut sheets, and other submittals; for compliance to city code and policies, SUDAS, and other applicable standards. If a Traffic Impact Study is required, this study will be prepared by the City Engineer.
2. City Engineering Review Fees, including preparation of a Traffic Impact Study if required, shall be reimbursed to the City based on actual fees, as invoiced to the City. Such fees shall be invoices on an hourly basis, based on the City Engineer's current fee schedule.

**Deposit Paid, if required:** \$ \_\_\_\_\_

**Documents to be Submitted for Review:**

✓ If Provided	Plan / Document
✓	Completed Site Plan Application Form including Check List
N/A	Site Plan Application Fee and deposit for Engineering review fees, if required.
✓	Site Layout & Dimension Plan
✓	Site Grading & Utility Plan
✓	Storm Water Management Plan
✓	Landscaping Plan, noting plant materials and sizes
✓	Architectural Elevations for all sides of all building(s), including canopies
✓	Sign Details for wall signs and monument signs
Private streets provided with construction drawings ✓	Photometrics Plan & Lighting Cut Sheets for all exterior lighting
✓	Sanitary Sewer calculations
N/A	Traffic analysis with peak hour trip determination (TIS may be required)
N/A	Other (Please Specify):

## 2025 SITE PLAN CHECK LIST

City of Webster City, Iowa

Information Required	✓	Comments
<b>A. Filing Fees</b>		
1 . Site Plan Application Fee Paid	N/A	
2 . Engineering Review Fees paid for all required submittals	N/A	
<b>B. Prior Approvals</b>		
1 . Property platted per requirements of subdivision ordinance?	N/A	
2 . Are any variances required prior to P&Z review?	N/A	
<b>C. Narrative Information</b>		
1 . Name of development (unique & descriptive)	✓	
2 . Name, Address, Telephone no. & email address of property owner	✓	
3 . Name, Address, Telephone no. & email address of Developer	✓	
4 . Name, Address, Telephone no. & email address of Site Plan Preparer	✓	
5 . Address of Site	✓	City is preparing new street names
6 . Legal Description of Site	✓	
7 . Current Zoning Classification(s) of Site	✓	PRD Overlying R-3
8 . Proposed principal permitted use of site and accessory uses, if any	N/A	
9 . Development Schedule: start & completion dates and staging	✓	
10 . Total Area of Site w/subtotals for Open Space	✓	
11 . Total Number & Type of all buildings on site, including exist. Bldgs		
a. Number of stories	✓	
b. Total floor area of bldg (broken down by Use, if applicable)	✓	
c. Number and types of dwelling units, if applicable	✓	
d. Estimated number of employees for each use	N/A	
12 . Total Number of parking spaces on site, including ADA		
a. Calculations for # of required stalls, based on area of each use	✓	
b. Number of parking spaces provided on site, including ADA stalls	✓	
13 Evidence re: project feasibility and effect on surrounding property	✓	
<b>D. Illustrations</b>		
1 . <b>Vicinity sketch:</b> site location, adj land uses, zoning	✓	
2 . <b>Certification</b> by licensed professional	✓	
3 . Conformance to Comprehensive Plan and, where applicable, Master Plan	N/A	
4 . <b>Survey:</b>		
Buildings, streets, railroads, drainage courses, creeks, woods	✓	
Dimensioned Rights-of-way and existing Easements	✓	
Dimensioned proposed Easement and rights-of-way	✓	
Abutting property owners, along with subdivision name and lot number	✓	
Benchmark on Webster City datum plane	✓	
5 . <b>Building Setback lines:</b>		
Front, Rear & Side yards (average setbacks within 200' if applicable)	✓	
6 . <b>Building(s):</b>		
Building Elevations for all facades	✓	
Rapid Entry Lock Box required	N/A	
Permanency and strength of materials, label on elevations	✗	Developer providing to City
Aesthetic characteristics, label colors	✗	Developer providing to City
Architectural Standards met (i.e. % brick or similar materials)	N/A	
7 . <b>Grading Plan:</b>		
Existing Features: trees, structures, drainageways, etc.	✓	
Existing Contours: 2-foot intervals, at least 2 contours shown	✓	
Proposed contours at matching intervals	✓	
Elevation of structures, improvements	✓	
Erosion control measures	✓	
Snow Fence for protection of existing trees	N/A	
8 . <b>Storm Water Management Plan:</b> (Certified)		
Drainage Report: with summary comparing pre-/post-development	✓	
Drainage Report: drainage areas and runoff calculations	✓	
Pipe size, slope & velocity calcs, roof drains, Q-100 routing	✓	
Connection to existing pipe or drainage course	✓	
Detention Pond: pond volume, HWL, restrictors, 1.0' min. freeboard	✓	
Detention calculations: req'd release, stage storage, multi-stage outlet	✓	
Drainage Channels calculations: depth and width at Q-100	N/A	
Private Easement for detention pond & Drainage Channels	✓	
9 . <b>Utilities:</b> Existing & Proposed		
location, size, slope & capacity of existing public utilities	✓	
Connection to existing utilities	✓	
Construction drawings for proposed public improvements, if any	N/A	

## 2025 SITE PLAN CHECK LIST

City of Webster City, Iowa

Information Required	✓	Comments
Rim and invert elevations for sanitary & storm sewers	✓	
Proposed pipe size, materials, slope(sewers), cover(water)	✓	
Demonstrate fire hydrant coverage, 2nd hydrant if sprinklered	✓	
(Coverage: MF, Comm, Ind = 200'r; SF, 2F = 250'r)		
Note whether Building will be sprinklered (show Fire Dept connection)	N/A	
Underground Franchise utilities: Electrical, telephone, cable, etc.	✓	
<b>10 . Traffic, Pavements &amp; Parking:</b>		
Existing & Proposed pavements, including turn lanes if needed	✓	
Traffic Circulation, including emergency vehicles (Autoturn or similar)	N/A	
No unduly increase in congestion on adjacent public streets	N/A	
Traffic analysis with peak hour trip determination (TIS by City may be required)	N/A	
Materials & thickness, including curb	✓	
Parking stalls, aisles, radii - fully dimensioned & numbered	✗	Dimension on final Construction Drawings
Parking setbacks - 5' ROW, special requirements adj/in R district	N/A	
Entrances, exits and frontage roads (Type B approach required)	✓	
Dividers, planters, and other permanent improvements	✓	
Off street loading spaces (over 10,000 sf) 10 x 25'	N/A	
<b>11 . Sidewalks/Trails:</b> existing & proposed		
Internal sidewalks and External public sidewalks along all streets	✓	
Sidewalks - 5' min width	✓	
Trails in conformance with Comprehensive Plan & Plat	N/A	
pavement material, thickness, width	✓	
truncated domes & color (brick red for trails, others charcoal grey)	✗	Provided with final Construction Drawings
<b>12 . Buffers &amp; Landscaping:</b>		
<i>Existing trees:</i> Location and species for trees 6" or larger	✓	
<i>Proposed Plant Materials:</i> Location, number, species, caliper	✓	
Separate Plant Schedule for Open Space, Parking, & Buffer plantings	✓	
Calcs for # of trees & shrubs required (open space, parking, screening)	✓	
<i>Open Space Plantings:</i> 2 trees + 6 shrubs / 3000 sf of Open Space	N/A	81 trees
<i>Parking Area Trees (R-3,C-2, C-2A, M):</i> 20% of paved area @ 700 sf/tree	N/A	44 shrubs
<i>Buffer Screening:</i> Type A, B or C screen shown with Buffer Easement	N/A	
<i>Storage Area Screening:</i> screen from ROW and residences	N/A	
<i>Headlight Screening:</i> 3.5' tall plantings and/or berm facing public ROW	✓	
<i>Vision Clearance:</i> No plantings in 25' triangle between 2.5' - 10' in height	✓	
<b>11 . Signs:</b>		
<i>Existing signs:</i> bring into conformance for substantial improvements	N/A	
<i>Freestanding Signs:</i> monument, location, size, setback, type, lighting	✓	
>1 sf/LF bldg front, 100 sf max (C-2A: design stds, 150 sf multi-tenant)		
<i>Building Wall Signs:</i> location, type, lighting	N/A	
>1 sf/LF bldg front, 100 sf max (150 sf max for Multi-tenant signs)		
<i>Elevation Details:</i> dimensions, colors, materials, lighting	✓	Materials provided with Construction Drawings
<b>12 . Exterior lighting:</b>		
Location and type of existing lighting	N/A	
Location and type of proposed lighting: parking, building, site	✓	Overhead downward facing lights on public streets
No forward-throwing, flashing, moving, strobe, high intensity	✓	Wall pack lights on buildings on private streets
Fixtures for uplighting must be screened with landscaping	N/A	
Manufacturer's cut sheets: details, specified wattage, mounting height		Provided with Construction Drawings
Photometric plan, max 1fc at residential property line	✓	
<i>Parking Lot:</i> fixture wattage (70w LED max), 20' tall max, cut-off shields	N/A	
<i>Wall Packs:</i> 28w LED max, (facing residential: 17.5w security at door only)		Materials provided with Construction Drawings
<i>Canopy Lights:</i> 70w LED max; 40 fc avg/50 fc max, 2.5" below canopy max	N/A	
<i>Soffit Lights:</i> no visible bulbs, 17.5w LED max	N/A	
<b>13 . Misc Site features:</b>		
<i>Fences and screens:</i> detail w/location, height and materials	N/A	
<i>Trash Enclosure:</i> detail w/location, height and type, screened from view	N/A	
<i>Mail boxes:</i> location shown, cluster mailboxes for multi-tenants	✓	
<b>14 . Accompanying Information:</b>		
Easements for Public Improvements	N/A	
Private Easement for detention ponds, drainage channels, utilities	✓	
P&W for future public sidewalks	N/A	



GENERAL NOTES:

- ALL PUBLIC AND PRIVATE IMPROVEMENTS CONSTRUCTION MUST CONFORM TO THE CONSTRUCTION REQUIREMENTS OF 2024 SUDAS AND THE CITY OF WEBSTER CITY SUPPLEMENTAL SPECIFICATIONS.
- ALL UTILITY CONTRACTORS/OWNERS SHALL BE RESPONSIBLE TO PROVIDE LEE CHAMBERLIN CONSULTANT ENGINEERS WITH "AS BUILT" DRAWINGS SHOWING THE LOCATION OF IMPROVEMENTS AS CONSTRUCTED. LEE CHAMBERLIN CONSULTANT ENGINEERS SHALL PROVIDE TO THE CITY OF WEBSTER CITY CERTIFIED "AS BUILT" DRAWINGS, INCLUDING DETENTION BASINS VERIFYING STORAGE REQUIREMENTS ARE PER PLAN.
- ALL AREAS WITHIN THE RIGHT-OF-WAY DISTURBED BY CONSTRUCTION SHALL BE SEEDED WITH TYPE 1 SEED MIX, FERTILIZED AND MULCHED IN ACCORDANCE WITH 2024 SUDAS AND THE CITY OF WEBSTER CITY STANDARD SPECIFICATIONS. IF CONSTRUCTION CANNOT BE COMPLETED BEFORE THE END OF THE NORMAL SEEDING PERIOD, TEMPORARY SEEDING WILL BE REQUIRED IN THE INTERIM.
- IT SHALL BE THE DEVELOPER'S RESPONSIBILITY TO APPLY FOR AND OBTAIN ANY STORM WATER DISCHARGE PERMITS FROM THE IOWA DEPARTMENT OF NATURAL RESOURCES IF SAID PERMITS ARE REQUIRED AS A PART OF THIS PROJECT.
- ANY FIELD TILES ENCOUNTERED DURING EXCAVATION SHALL BE TIED INTO THE PROPOSED PAVEMENT SUBDRAIN SYSTEM OR THE PROPOSED STORM SEWER SYSTEM.
- THE POST DEVELOPMENT RUN-OFF WILL NOT ADVERSELY AFFECT THE DOWNSTREAM DRAINAGE FACILITIES OR PROPERTY OWNERS.
- MAILBOXES LOCATED WITHIN THE RIGHT-OF-WAY SHALL BE OF A BREAKAWAY DESIGN PER THE USPS AND THE CITY OF WEBSTER CITY.
- ANY SUBSURFACE DRAINAGE FACILITIES THAT ARE DISTURBED DURING THE CONSTRUCTION SHALL BE RESTORED OR REROUTED BY THE PROPERTY OWNER.
- ALL DETENTION AREAS SHALL BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION PER THE WEBSTER CITY REGULATIONS.
- ALL SIDEWALKS SHALL BE 5' WIDE. SIDEWALKS RAMPS SHALL BE INSTALLED AT THE TIME OF SUBDIVISION DEVELOPMENT ACCORDING TO SUDAS.
- ALL GEOTECHNICAL REPORTS SHALL BE THE RESPONSIBILITY OF THE DEVELOPER.
- SANITARY SEWER MAIN SHALL BE SDR-26 PIPE MEETING THE WEBSTER CITY PLUMBING CODE. SANITARY SEWER SERVICE LINES SHALL BE 4" PVC SDR 23.5 PIPE MEETING THE CODE REQUIREMENTS. CLASS I MATERIAL AND CLASS F-3 BEDDING SHALL BE USED PER 2024 STANDARD SPECIFICATIONS. ALL SERVICE CONNECTIONS MUST BE MANUFACTURED, GASKETED WYES. TEES AND SOLVENT WELD WYES AND BENDS ARE NOT PERMITTED. SANITARY SEWER MAIN SHALL BE AIR AND MANORREL TESTED, AND TELEVIEWED BY THE DEVELOPER AT THE DEVELOPER'S EXPENSE, AND INDIVIDUAL SERVICE LOCATIONS RECORDED AND PROVIDED TO THE CITY. THE SANITARY SEWER MAIN SHALL BE CONSIDERED PRIVATE AND MAINTAINED BY THE OWNER.
- WATER SERVICES SHALL BE 1" DIA. PEX TYPE A, STOP BOX AND ADAPTER SHALL MEET WEBSTER CITY STANDARDS. ALL FIRE HYDRANTS SHALL BE CLOW AND PAINTED YELLOW. A 5.5 FEET MINIMUM DEPTH SHALL BE REQUIRED ON ALL WATER MAINS.
- ALL NEW WATER MAIN INSTALLED IS FOR DOMESTIC AND FIRE PROTECTION USE OF THE COMPLEX AND IS CONSIDERED PRIVATE. FUTURE MAINTENANCE SHALL BE THE RESPONSIBILITY OF WEBSTER CITY. ALL NEW WATER MAIN SHALL BE C900.
- ALL PROPOSED STORM SEWERS MUST BE A MINIMUM OF 2000D. THE OUTERMOST TWO SECTIONS, INCLUDING THE FLARED END SECTION OF ALL STORM SEWER MUST BE TIED AS PER IOWA DEPARTMENT OF TRANSPORTATION STANDARD ROAD PLAN DR-121, TYPE 3 CONNECTIONS.

LEGAL DESCRIPTION (DEED 2013-2700):

An undivided 1/3<sup>rd</sup> interest in and to an irregular unimproved tract of land within the City of Webster City, Iowa, described as the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Two (2), Township Eighty-Eight (88) North, Range Twenty-Six (26) West of the 5<sup>th</sup> P.M., Hamilton County, Iowa, except the following four tracts:

- The North 100 feet thereof.
- The East 75.75 feet thereof.
- Prairie View Manor Subdivision, Lots One (1) and Two (2)
- A tract described as commencing at a point 84.58 rods West of the Southeast Corner of said Section Two (2), thence North 375 feet; thence West 300 feet; thence South 375 feet to the South line of said Section; thence East 300 feet to point of beginning, subject to street on South side thereof.

AND An undivided 1/3<sup>rd</sup> interest in a 50 foot wide strip located in the Southeast Quarter (SE ¼) of the aforesaid Southwest Quarter (SW ¼) of Section Two (2), Township Eighty-Nine (89) North, Range Twenty-Six (26) West of the 5<sup>th</sup> P.M., described as: Beginning at a point on the East line of said Section 350 feet North of the Southeast corner of said Section; thence North 50 feet; thence West 1,395.57 feet; thence South 50 feet; thence East to point of beginning.

PLANS FOR

WILSON ESTATES CONDOMINIUMS  
SITE PLAN IMPROVEMENTS

WEBSTER CITY  
HAMILTON COUNTY, IOWA  
PROJECT NO. 24043



**OWNER:**  
WILLIAMS, MARILYN L.  
LIVING TRUST & ETAL  
2400 KAMEN DR.  
WEBSTER CITY, IA 50595

**DEVELOPER:**  
KADING PROPERTIES  
CONTACT: Karie Ramsey  
7008 MADISON AVENUE  
URBANDALE, IOWA 50322  
Tel: (515) 276-9384  
Email: Karie@KadingProperties.com

**ENGINEER:**  
LEE CHAMBERLIN  
CONSULTANT ENGINEERS  
10430 NEW YORK AVE, STE C  
URBANDALE, IA 50322-3773  
Tel: (515) 669-4188  
Email: MLEE@leechamberlinengineers.com

INDEX OF PAGES

PAGE NO.	DESCRIPTION
C-1.	TITLE PAGE & GENERAL NOTES
C-2.	SITE PLAN
C-3.	GRADING PLAN
C-4.	UTILITY PLAN
C-5.	LANDSCAPE PLAN
C-6.	EROSION CONTROL PLAN
C-7.	LOT LAYOUT & EASEMENTS
C-8A, -8E.	INTERSECTION DETAILS
C9.	LIGHTING PLAN
C10-12.	DETAIL SHEETS

APPROVED BY:

PLANNING & ZONING COMMISSION CHAIRMAN \_\_\_\_\_ DATE \_\_\_\_\_

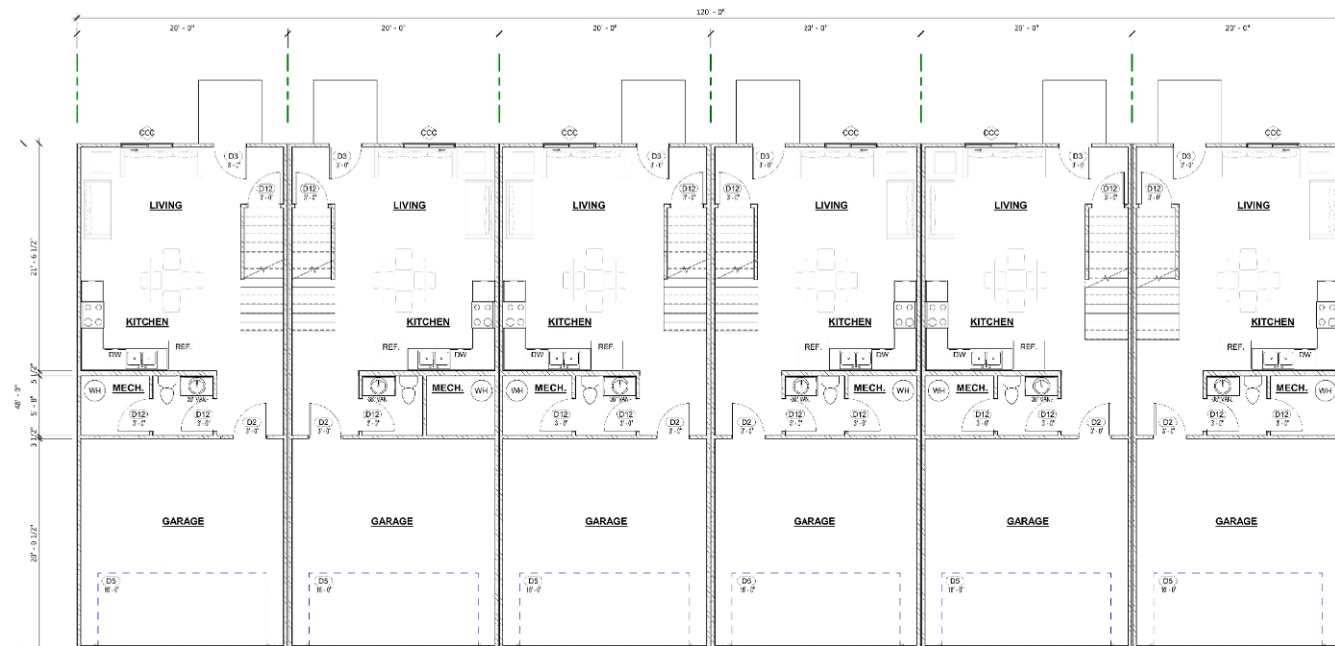
GRADING AND UTILITY NOTES:

- ALL FILL AREAS SHALL BE COMPACTED TO THE FOLLOWING PROCTOR DENSITIES:  
95% WITHIN STREET RIGHTS-OF-WAYS, DRIVE & PARKING AREAS  
92% WITHIN BUILDING PAD AREAS  
85% WITHIN LAWN AREAS AND OPEN SPACE
- ALL LAND FORMS, SWALES, ETC. SHALL BE GRADED TO A SMOOTH GROUND SURFACE PROVIDING A MINIMUM SLOPE OF 1.0% EXCEPT AS NOTED.
- A MINIMUM OF ONE FOOT OF COMPACTED CONVESSIVE SUBGRADE SHALL BE PROVIDED UNDER STREETS.
- ADJUST ALL EXISTING MANHOLES TO FINISHED GRADE WHERE APPLICABLE.
- ALL EXTERIOR LIGHTING OF THE DEVELOPED AREA IS THE RESPONSIBILITY OF THE DEVELOPER.

EROSION CONTROL NOTES:

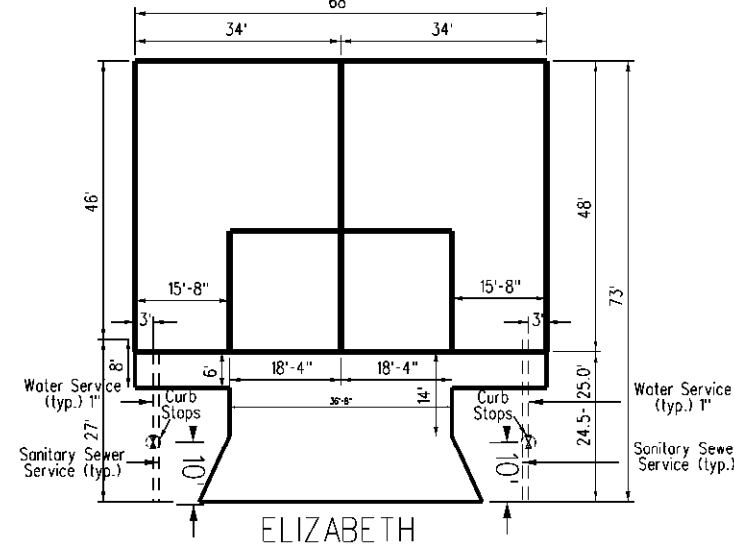
- TEMPORARY EROSION CONTROL MEASURES WILL BE REQUIRED OF THE CONTRACTOR IN ACCORDANCE WITH SECTION 2525 - TEMPORARY WATER POLLUTION CONTROL (SOIL EROSION), IOWA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS.
- THE DEVELOPER OR DEVELOPER'S REPRESENTATIVE SHALL BE RESPONSIBLE FOR THE PROMPT REMOVAL OF ALL MUD THAT HAS BEEN TRACKED OR WASHED ONTO ADJACENT PROPERTIES OR PUBLIC RIGHT-OF-WAY UNTIL SUCH TIME THAT PERMANENT VEGETATION HAS BEEN ESTABLISHED.
- GRADING CONTRACTOR SHALL PLACE AND MAINTAIN SILT FENCE AS INDICATED ON THE PLAN OR WHERE EROSION DEVELOPS AT THE DIRECTION OF THE CITY OR ENGINEER UNTIL VEGETATION IS ESTABLISHED.
- ALL DISTURBED AREAS SHALL BE INSTALLED AS SOON AS POSSIBLE AFTER TOPSOIL HAS BEEN REDISTRIBUTED OVER ALL UNPAVED AREAS.
- COMPLY WITH THE "STATE EROSION CONTROL LAWS."

BUILDING LAYOUT - 6-PLEX - 2 FLOORS



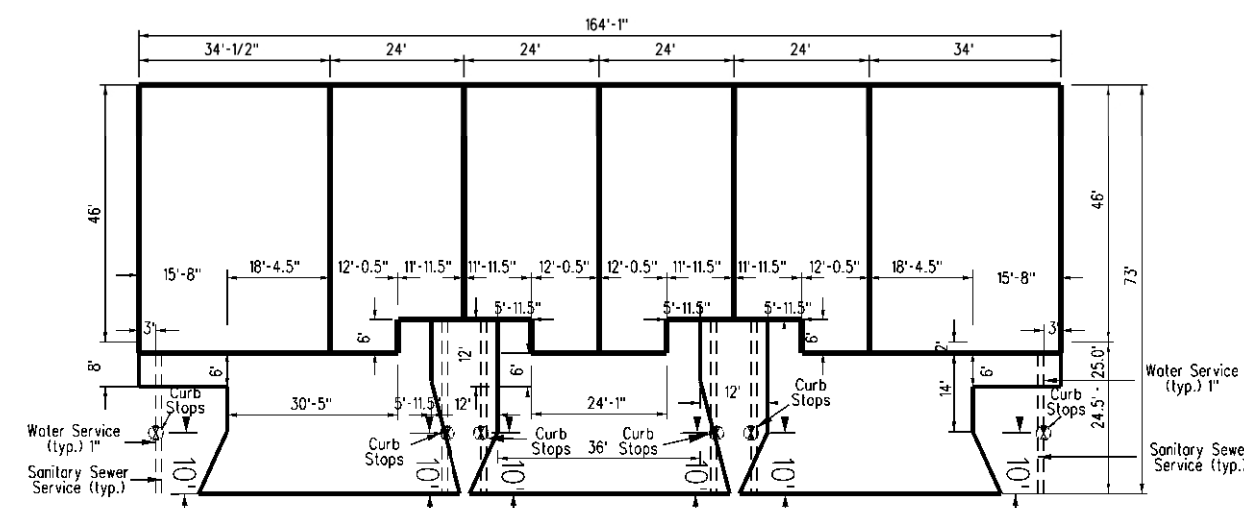
6-PLEX

BUILDING LAYOUT - ELIZABETH



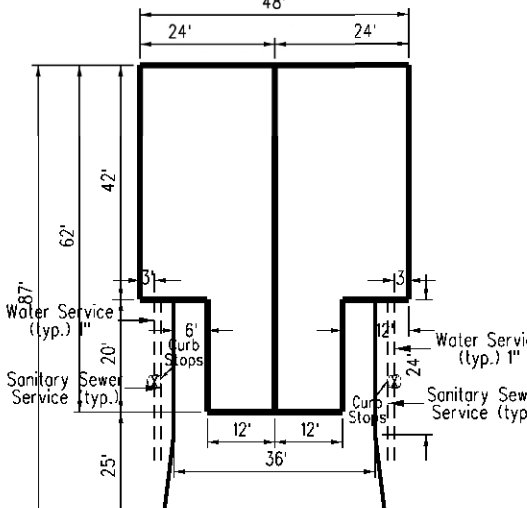
ELIZABETH

BUILDING LAYOUT - COTTAGE 6-PLEX



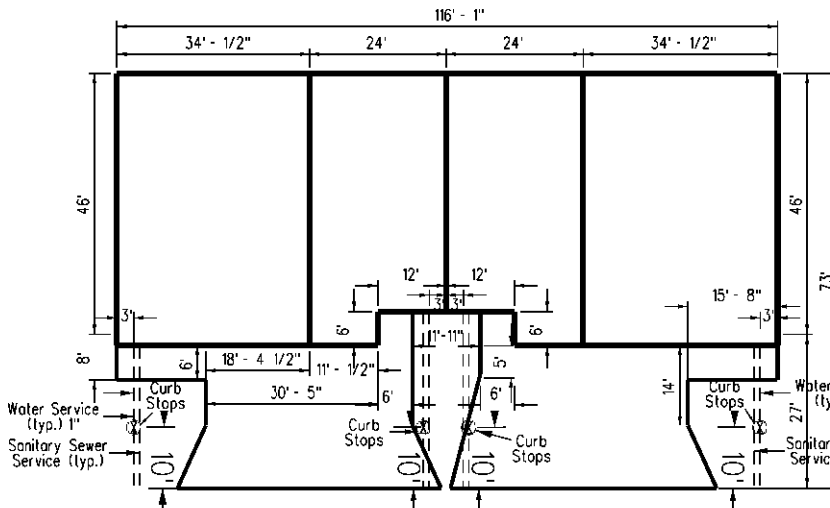
6-PLEX

BUILDING LAYOUT - VILLA



VILLA

BUILDING LAYOUT - COTTAGE 4-PLEX



4-PLEX

ZONING CLASSIFICATION:  
R-1 SINGLE FAMILY  
R-3 MULTIPLE FAMILY DWELLING DISTRICT  
(PLANNED RESIDENTIAL UNIT)  
PRU- PLANNED RESIDENTIAL UNIT OVERLAY

BUILDING SETBACKS:  
FRONT YARD-35'  
REAR YARD-25'  
SIDE YARD-6'  
BUILDING SEPERATION-16'

PROPOSED UTILITY SERVICES:  
WATER - WEBSTER CITY  
SANITARY SEWER - WEBSTER CITY  
ELECTRIC - WEBSTER CITY  
GARBAGE DISPOSAL:  
INDIVIDUAL COLLECTION  
NO COMMON DUMPSTER  
PROVIDED.

PARKING REQUIREMENTS:  
216 UNITS X 2 = 432

PARKING PROVIDED:  
VILLAS 3X6 = 18  
ELIZABETH 8X8 = 64  
4 PLEX 14X12 = 168  
6 PLEX 21X16 = 336  
6 PLEX- 2 FLOORS 2X24 = 48  
ON-SITE PARKING = 36  
HANDICAP PARKING = 2  
TOTAL PARKING = 672

DEVELOPMENT SCHEDULE  
START: SUMMER 2026  
COMPLETION: SUMMER 2028

TOTAL AREA OF SITE: 26.71 ACRES  
OPEN SPACE AREA: 12.06 (45.2%)  
HARD SURFACE AREA: 14.65 (54.8%)

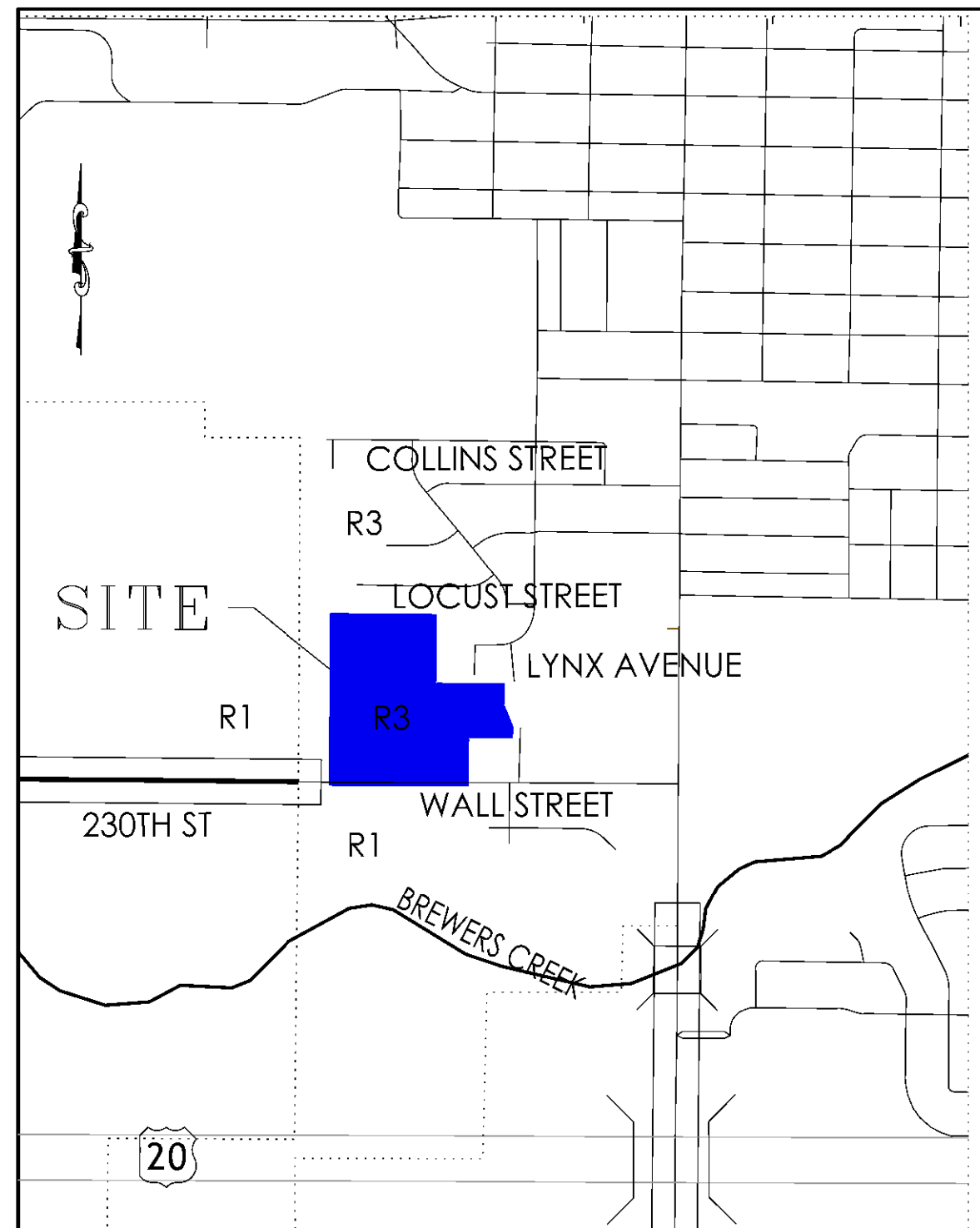
BUILDINGS:  
VILLAS: 3 BUILDINGS  
STORIES: 1  
AREA: 2,496 S.F.  
UNITS PER BUILDING: 2  
TOTAL UNITS: 6 UNITS  
ELIZABETH: 7 BUILDINGS  
STORIES: 1  
AREA: 3,264 S.F.  
UNITS PER BUILDING: 2  
TOTAL UNITS: 14 UNITS  
4 PLEX: 13 BUILDINGS  
STORIES: 1  
AREA: 5,361 S.F.  
UNITS PER BUILDING: 4  
TOTAL UNITS: 52 UNITS  
6 PLEX: 22 BUILDINGS  
STORIES: 1  
AREA: 7,522 S.F.  
UNITS PER BUILDING: 6  
TOTAL UNITS: 132 UNITS  
6 PLEX-2 FLOORS: 2 BUILDINGS  
STORIES: 2  
AREA: 5,760 S.F.  
UNITS PER BUILDING: 6  
TOTAL UNITS: 12 UNITS

TOTAL SITE: 216 UNITS  
1 AUXILIARY BUILDING (GARAGE)  
DIMENSIONS: 30'X30'

FEMA MAP  
MAP NUMBER 19079C0155D  
MAP REVISED DECEMBER 20, 2019

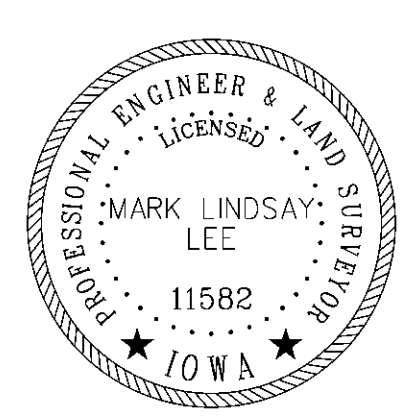
LEGEND

- SECTION CORNER FOUND
- SECTION CORNER SET
- PROPERTY PN FOUND
- PROPERTY PN SET
- GPS MONUMENT
- BENCHMARK
- MONUMENT
- SOIL BORING
- TEST WELL
- MONITORING WELL
- SANITARY SEWER MANHOLE
- SANITARY CLEAFOUT
- SEPTIC TANK
- CISTERN
- LIFT STATION
- STORM SEWER MANHOLE
- CURB INTAKE
- BEEHIVE INTAKE
- CATCH BASIN
- FLARED END SECTION
- CULVERT
- WATER MANHOLE
- FIRE HYDRANT
- YARD HYDRANT
- WATER VALVE
- POST INDICATOR VALVE
- VALVE PIT
- WATER METER
- PUMP
- METER STATION
- PUMP STATION
- WATER TANK
- WELL
- ELECTRIC MANHOLE
- ELECTRIC BOX
- TRANSFORMER PAD
- GUY
- FIBER OPTICS MANHOLE
- TELEPHONE MANHOLE
- TELEPHONE PEDESTAL
- TELEPHONE BOOTH
- UNKNOWN MANHOLE
- UTILITY POLE
- DECIDUOUS TREE (EXISTING)
- DECIDUOUS TREE (REQUIRED)
- CONIFEROUS TREE (EXISTING)
- CONIFEROUS TREE (REQUIRED)
- SHRUB (EXISTING)
- SHRUB (REQUIRED)
- TREE REMOVAL REQUIRED
- STUMP
- PROPOSED PAVEMENT ELEVATION
- GRADE FLOW ARROW
- PIPE FLOW ARROW
- EXISTING CONTOURS
- PROPOSED CONTOURS
- PROPERTY LINE
- CENTERLINE OF ROADWAY
- RIGHT-OF-WAY
- FENCE LINE
- CONSTRUCTION LIMITS
- SANITARY SEWER LINE
- STORM SEWER LINE
- STORM CULVERT PIPE
- REINFORCED CONCRETE PIPE
- DUCTILE IRON PIPE
- WATER LINE
- OVERHEAD ELECTRIC LINE
- UNDERGROUND ELECTRIC LINE
- UNDERGROUND TELEPHONE LINE
- FIBER OPTICS LINE
- HIGH PRESSURE GAS LINE
- LOW PRESSURE GAS LINE
- STEEL LUMINAIRE
- WOOD LUMINAIRE
- SIGN
- MAILBOX
- BN
- PROPANE TANK



VICINITY SKETCH  
NOT TO SCALE

DATE	REVISION	BY
2/28/25	COMMENTS 2/19/2025	



I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.

Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Name: (Printed or typed) MARK L. LEE  
License Number: 11582  
My license renewal date is December 31, 2026.  
Pages or sheets covered by this seal: ENTIRE SET

DESIGN START DATE: 04-03-2020
DATE PLOTTED: 06-02-2020
PRELIMINARY FIELD WORK COMPLETED: 05-21-2020
FIELD BOOK NO. 2020-01

WILSON ESTATES CONDOMINIUMS  
SITE PLAN IMPROVEMENTS  
WEBSTER CITY, HAMILTON COUNTY, IOWA



DRAWING TITLE:  
TITLE SHEET


DRAWN BY: RWT
CHECKED BY: JCP
DATE: 02/28/2025
JOB NO. 24043
SHEET C.1



DESIGN START DATE: 04-03-2020  
DATE PLOTTED: 06-02-2020  
PRELIMINARY FIELD WORK COMPLETED: 05-21-2020  
FIELD BOOK NO. 2020-01

# WILSON ESTATES CONDOMINIUMS SITE PLAN IMPROVEMENTS WEBSTER CITY, HAMILTON COUNTY, IOWA

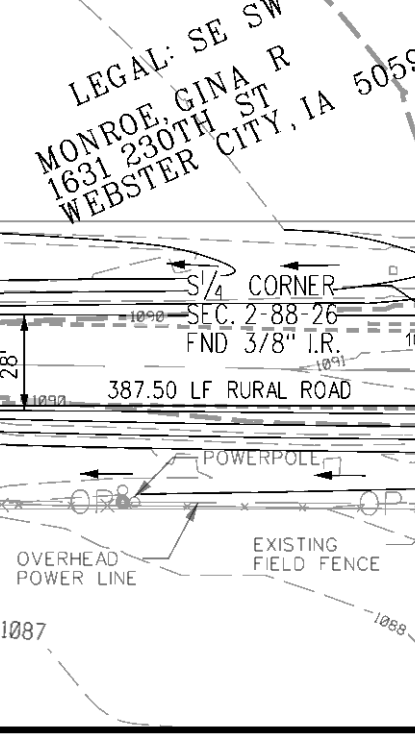
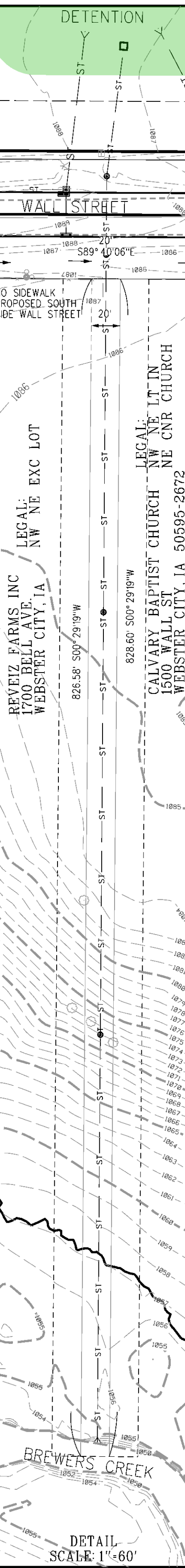
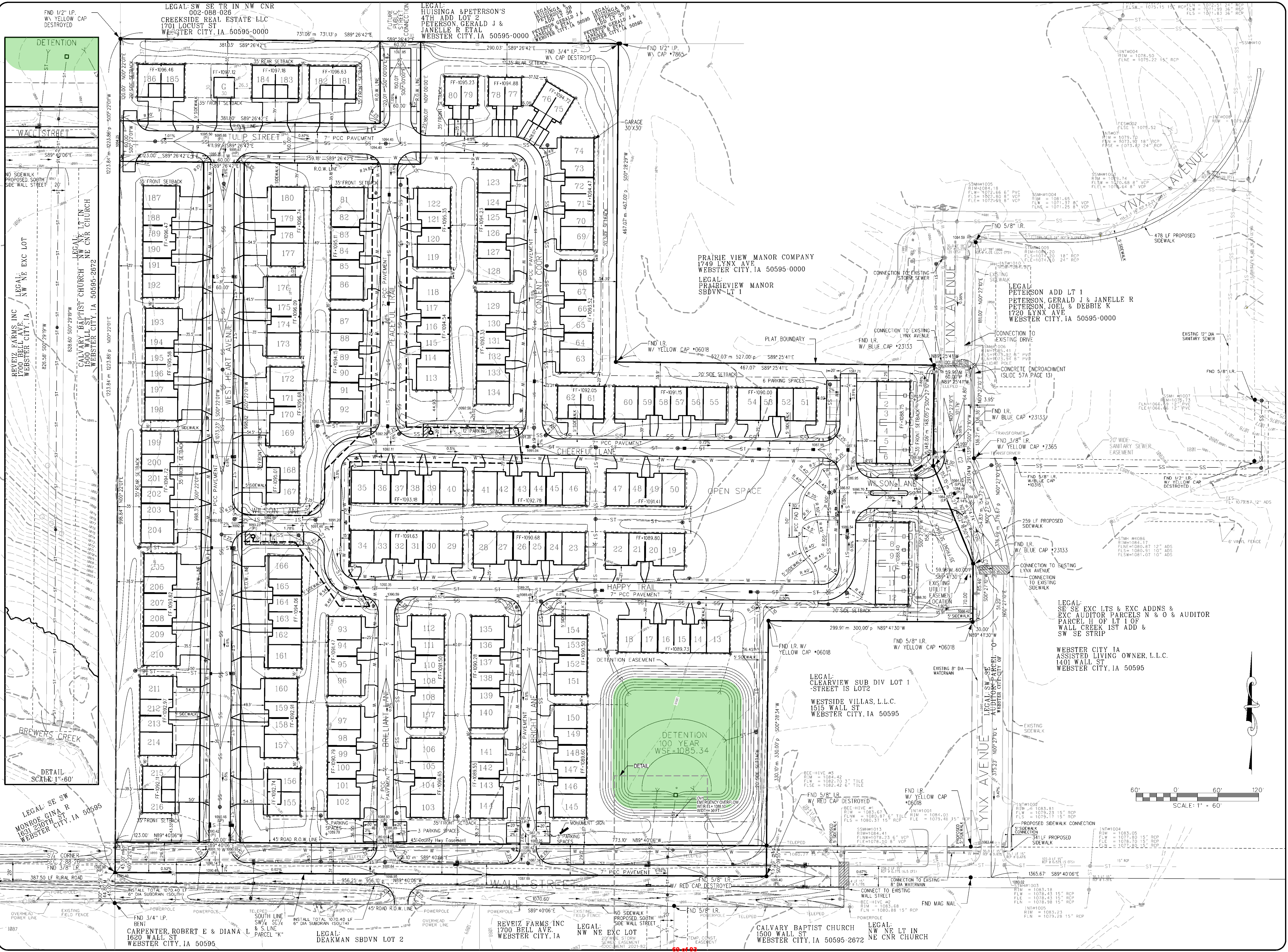
**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS



10430 New York Ave, Ste C  
Urbandale, IA 50322-3713  
Phone: (515) 262-7457  
Email: lee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**SITE PLAN**

DRAWN BY: RWT  
CHECKED BY: JCP  
DATE: 02/28/2025  
JOB NO. 24043  
SHEET C.2






DESIGN START DATE:  
04-03-2020  
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2020-01

**WILSON ESTATES CONDOMINIUMS**  
SITE PLAN IMPROVEMENTS  
WEBSTER CITY, HAMILTON COUNTY, IOWA

**LEE**  
**CHAMBERLIN**  
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Website: [www.leechamberlinengineers.com](http://www.leechamberlinengineers.com)

DRAWING TITLE:  
**GRADING  
PLAN**

DRAWN BY:  
RWT  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.3











PLANT MATERIAL SCHEDULE						
KEY	QTY	BOTANICAL NAME	COMMON NAME	INSTALL SIZE	HGT & SPREAD	GROWTH
OVERSTORY - DECIDUOUS						
D1	0	ACER NIGRUM	BLACK MAPLE	2" CAL.	75x60	MODERATE
D2	0	CITRUS OCCIDENTALIS	HACKBERRY	2" CAL.	75x50	MODERATE
D3	0	BETULA NIGRA	RIVER BIRCH	2" CAL.	60x40	FAST
D4	0	QUERCUS RUBRA	RED OAK	2" CAL.	75x60	MODERATE
D5	4	ACER RUBRUM	RED SUNSET MAPLE	2" CAL.	70x50	FAST
D6	0	QUERCUS BICOLOR	SWAMP WHITE OAK	2" CAL.	45x45	FAST
D7	0	TILIA CORDATA	LITTLE LEAF LINDEN	2" CAL.	60x40	MODERATE
OVERSTORY - EVERGREEN						
E1	0	PINUS SYLVESTRIS	SCOTS PINE	6" TALL	60x50	FAST
E2	6	PICEA PUNGENS GLAUCOA	COLORADO BLUE SPRUCE	6" TALL	40x25	SLOW
E3	0	PICEA GLAUCOA DENSATA	BLACK HILLS SPRUCE	6" TALL	20x10	SLOW
E4	0	PICEA ABIES	NORWAY SPRUCE	6" TALL	40x25	SLOW
ORNAMENTAL - DECIDUOUS						
D01	0	CERCIS CANADENSIS	REDBUD	1" CAL.	30x20	MODERATE
D02	35	MAIUS SP.	SPRING SNOW GRASS	1" CAL.	20x20	MODERATE
D03	12	ACER PLATANOIDES 'COLLONNARE'	COLUMNAR NORWAY MAPLE	1" CAL.	45x15	MODERATE
D04	23	ACER GINNALA	AMUR MAPLE	1" CAL.	20x20	MODERATE
PERENNIALS/GRASSES						
S1	0	CALAMAGROSTIS ACUTIFLORA	KARL FOERSTER	2 GAL.	4'x2'	FAST
S2	0	HENROCALLIS 'PARDON ME'	PARDON ME DAYLILY	1 GAL.	3'x3'	FAST
S3	0	FESCUA	DWARF BLUE FESCUE	1 GAL.	3'x3'	MODERATE
FLOWERING SHRUBS						
S4	0	ROSA 'KNOCK OUT'	KNOCK OUT SHRUB ROSE	1 GAL.	3'x3'	SLOW
S5	0	SPIREA	LITTLE PRINCESS SPIREA	2" TALL	8'x6'	MODERATE
S6	4	EUNYMIUS ALATUS 'COMPACTUS'	DWARF-WINGED BURNING BUSH	1 GAL.	6'x6'	MODERATE
S7	40	IRLIS SEPERVIRENS	BOXWOOD	15" TALL	5'x3'	
TURF						
SOD: MIXTURE OF BLUEGRASS/PYE, 5 FOOT BORDER AROUND ALL NEW PAVED AREAS, 10' BORDER AROUND BUILDING						
SEED: MIXTURE OF BLUEGRASS/PYE TO BE APPLIED TO ALL DISTURBED LAWN AREAS NOT RECEIVING SOD						
NOTE: MULCH AROUND ALL TREES AND SHRUBS AND IN PLANTING BEDS						
STORM WATER DETENTION AREA						
PLANT MATERIALS TO INCLUDE A MIX MOISTURE TOLERANT FLOWERS AND GRASSES AND TURF GRASSES						



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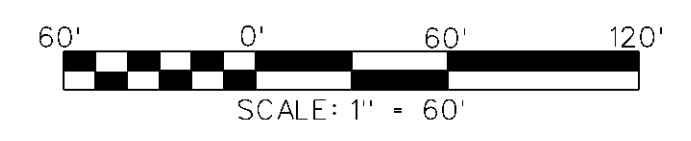
**WILSON ESTATES CONDOMINIUMS**  
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WEBSTER CITY, HAMILTON COUNTY, IOWA

**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS

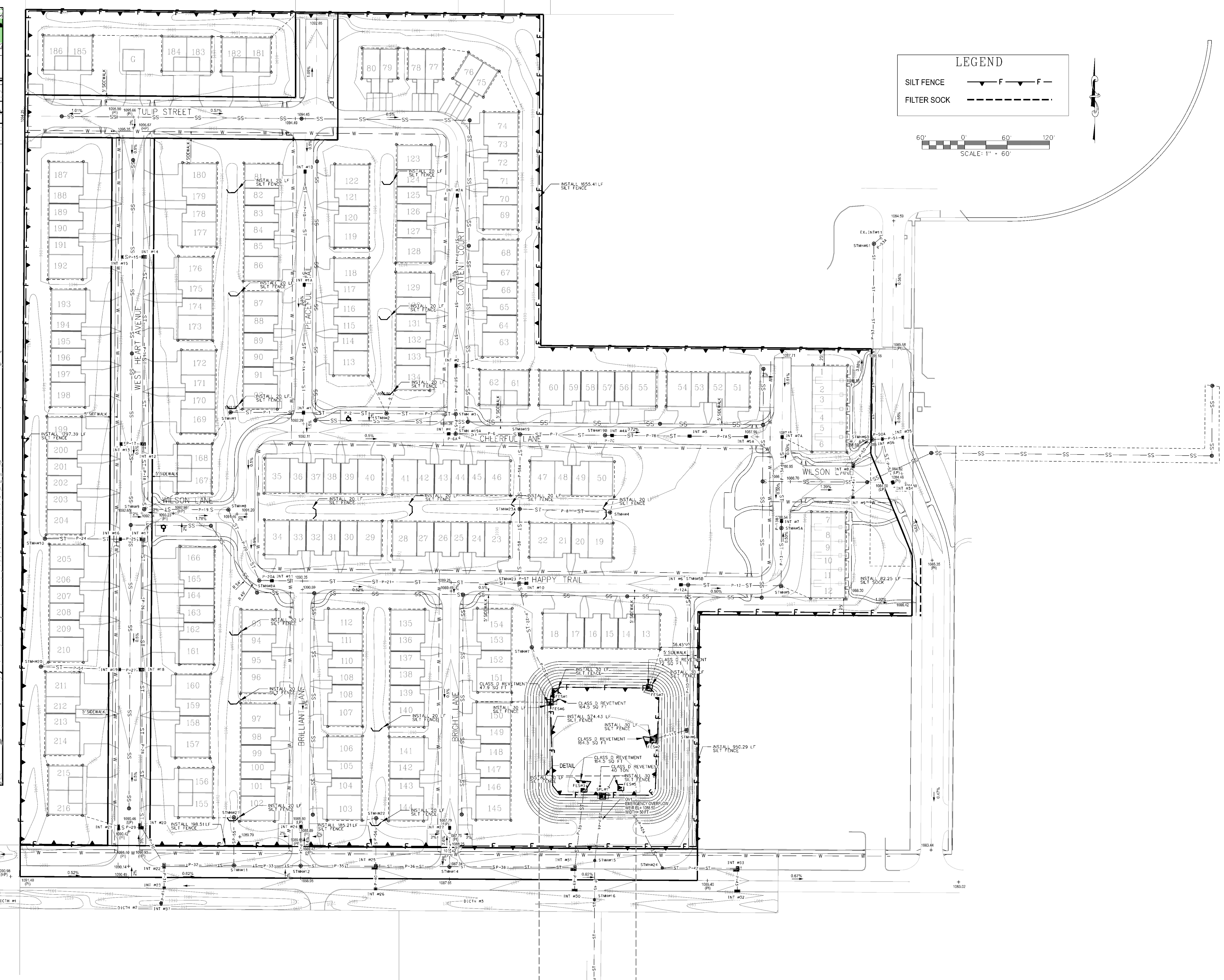
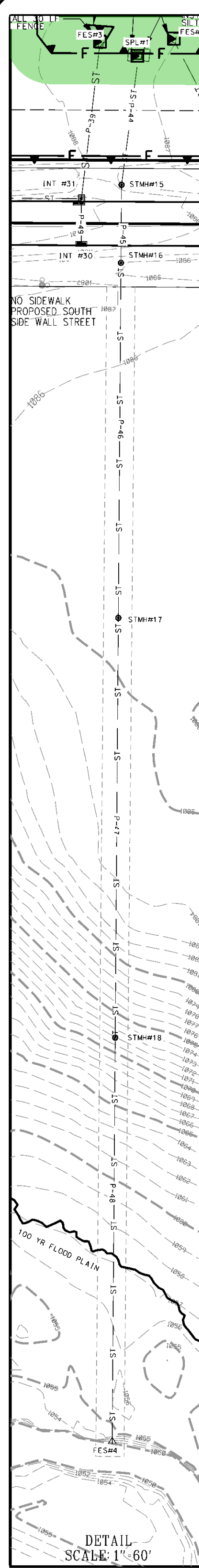
10430 New York Ave, Ste C  
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Phone: (515) 262-7457  
Email: mlee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**LANDSCAPE PLAN**

DRAWN BY:  
RWT  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.5



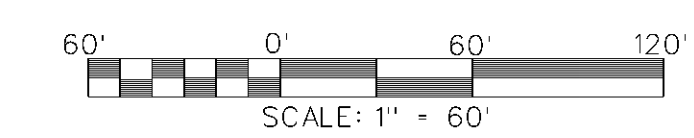




**LEGEND**

SILT FENCE — F — F —

FILTER SOCK — — — — —



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WEBSTER CITY, HAMILTON COUNTY, IOWA

**LEE**  
**CHAMBERLIN**  
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DRAWING TITLE:

**EROSION CONTROL PLAN**

DRAWN BY:  
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JCP  
DATE:  
02/28/2025  
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24043  
SHEET

C.6

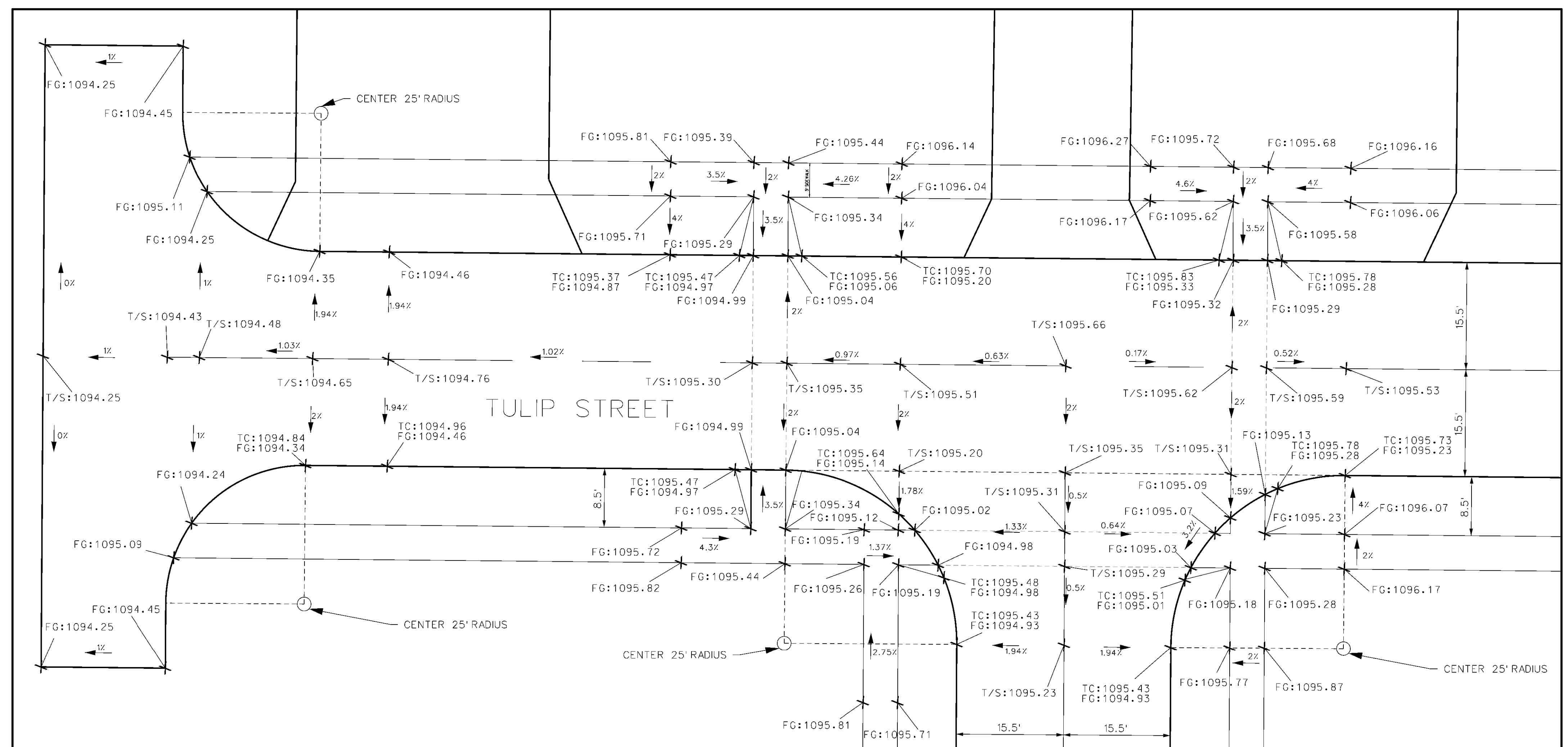




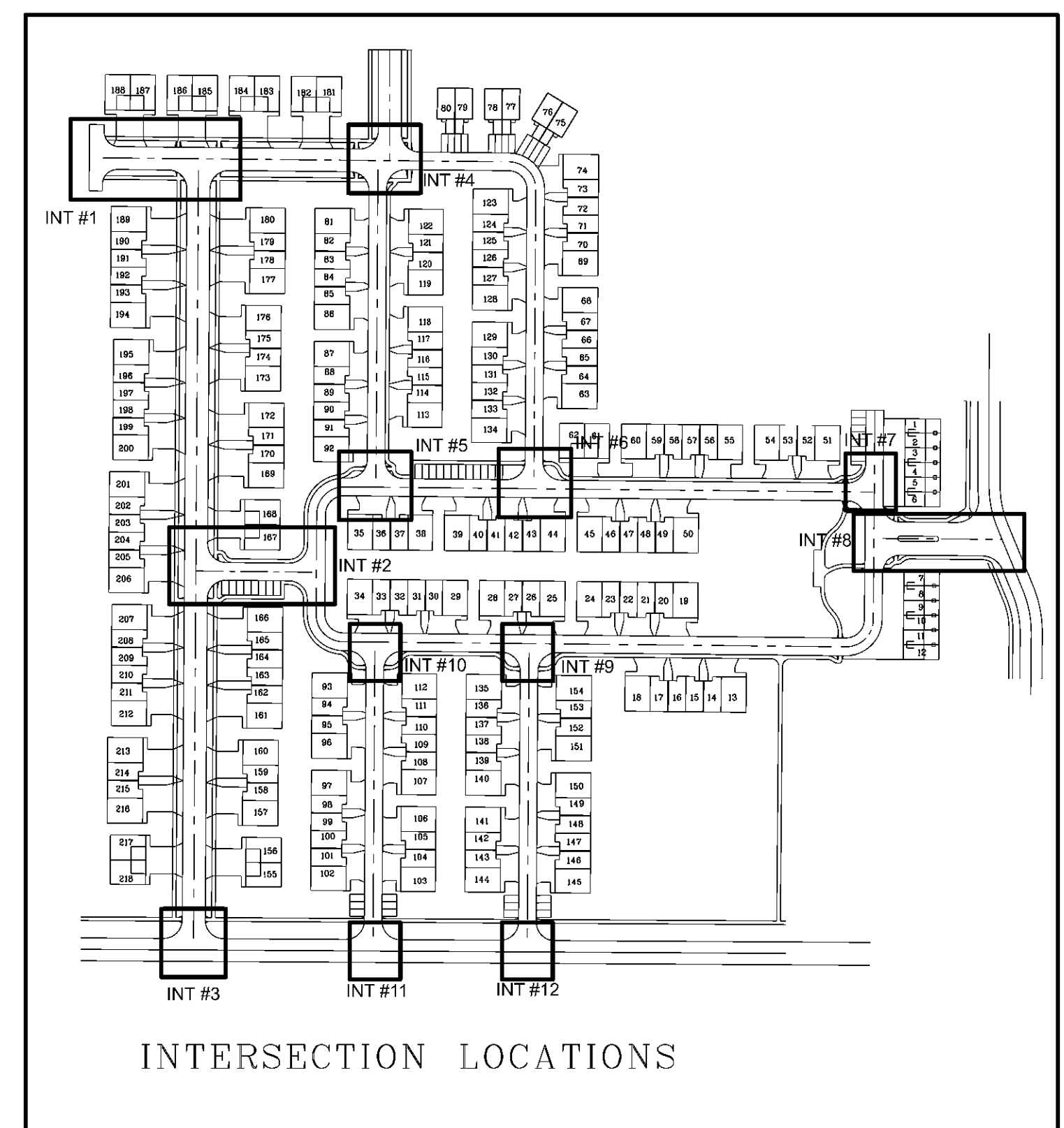


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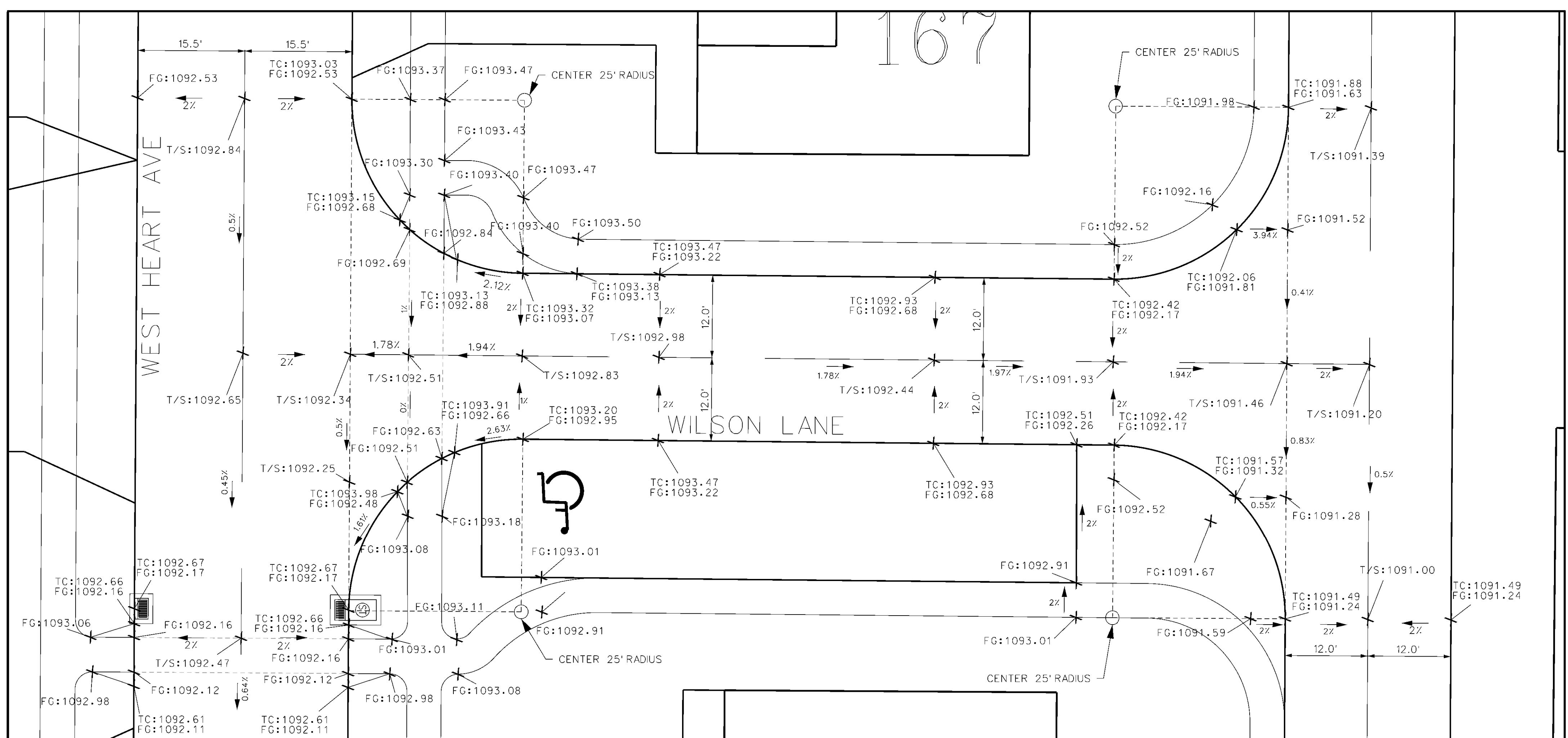
**WILSON ESTATES CONDOMINIUMS**  
**SITE PLAN IMPROVEMENTS**  
**WEBSTER CITY, HAMILTON COUNTY, IOWA**



INTERSECTION #1 DETAIL  
SCALE: 1"=10'




INTERSECTION LOCATIONS



INTERSECTION #2 DETAIL  
SCALE: 1"=10'

**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS



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**INTERSECTION DETAIL**

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RWT  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.8A








DESIGN START DATE:  
04-03-2020  
DATE PLOTTED:  
06-02-2020  
PRELIMINARY FIELD  
WORK COMPLETED:  
05-21-2020  
FIELD BOOK NO.  
2020-01

**WILSON ESTATES CONDOMINIUMS**  
SITE PLAN IMPROVEMENTS  
WEBSTER CITY, HAMILTON COUNTY, IOWA

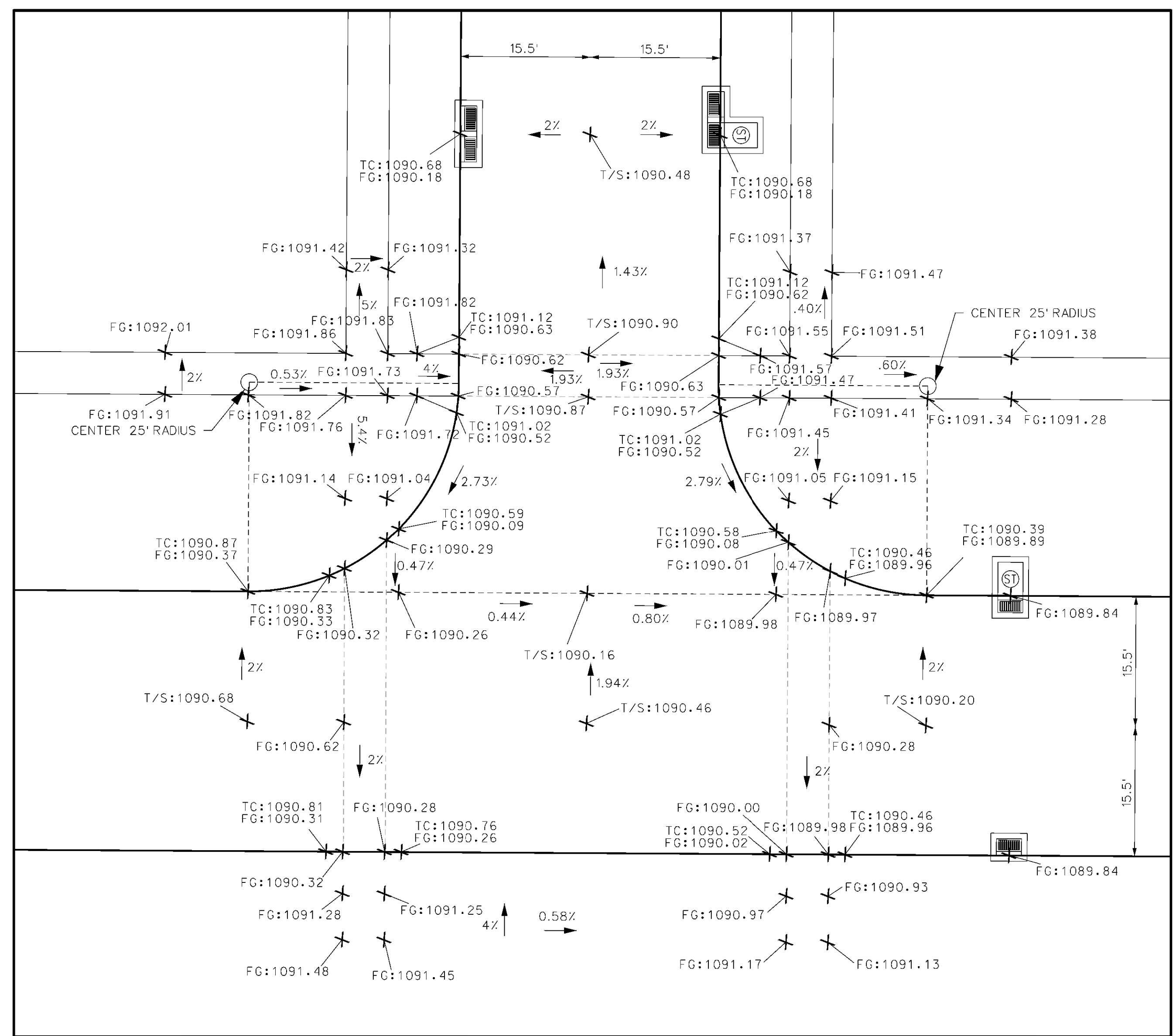
**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS



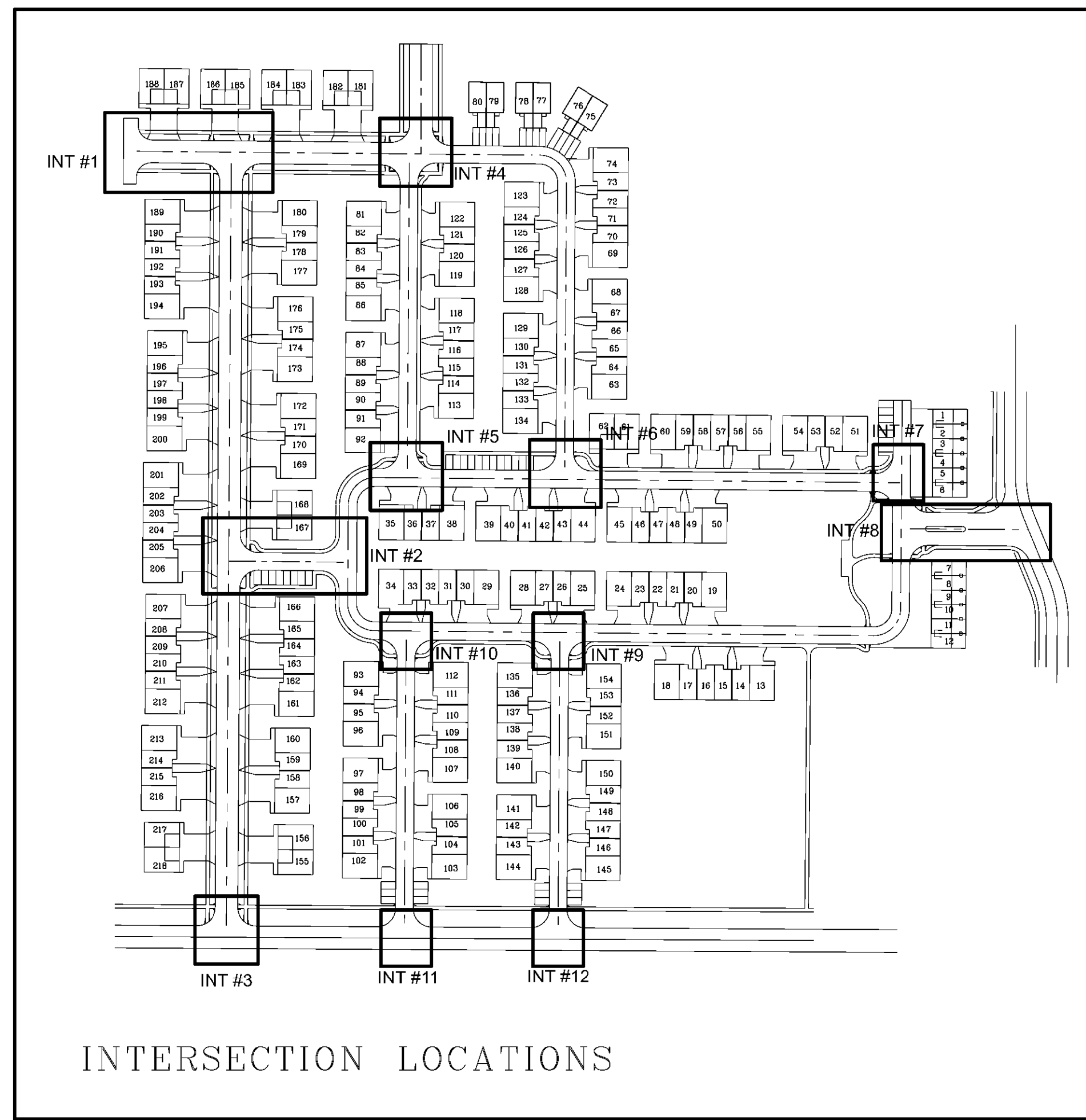
10430 New York Ave, Ste C  
Urbandale, IA 50322-3773  
Phone: (515) 262-7457  
Email: lee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**INTERSECTION  
DETAIL  
SHEET**

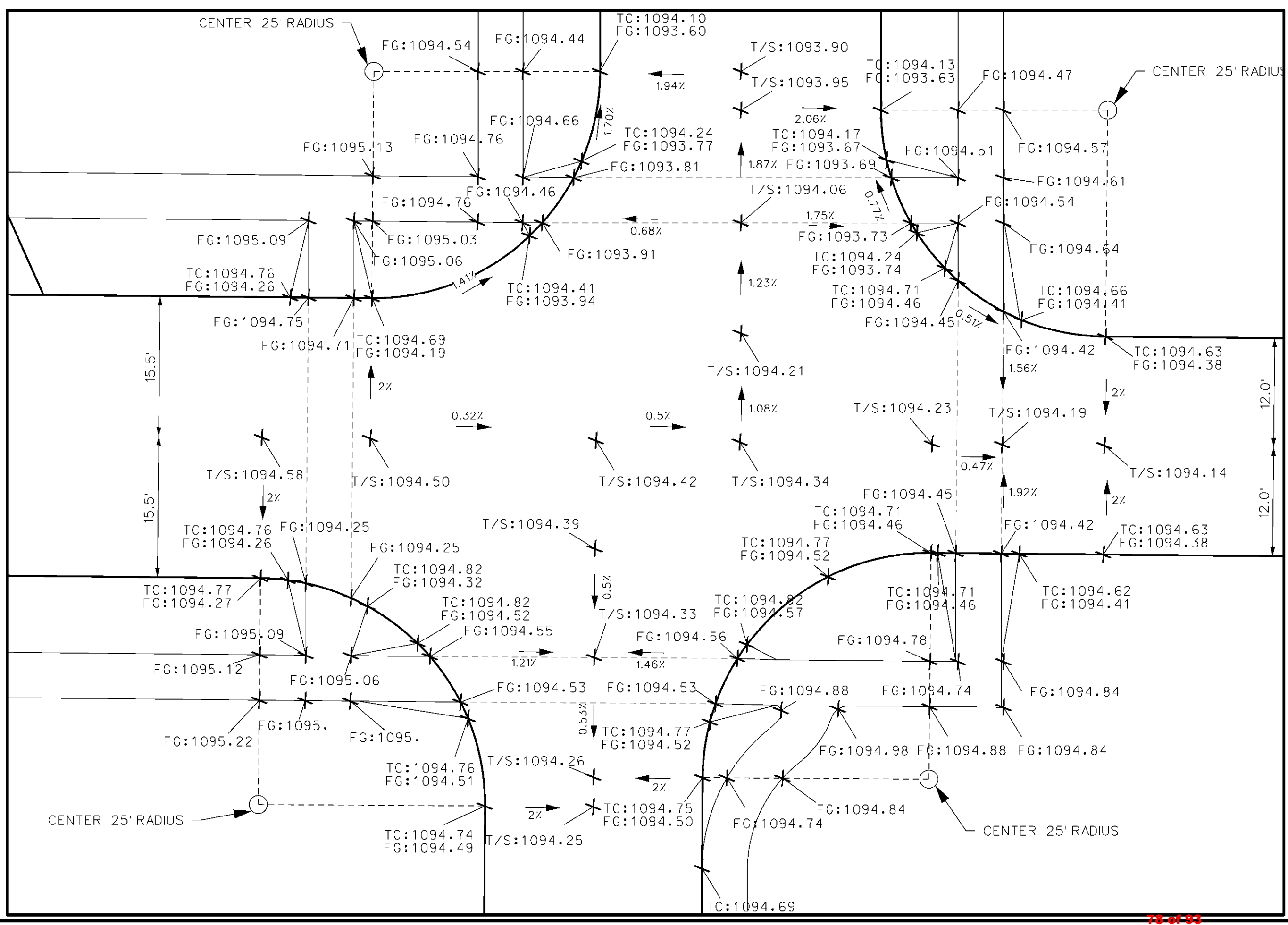
DRAWN BY:  
RWT  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.8D



INTERSECTION #3 DETAIL  
SCALE: 1"=10'



INTERSECTION LOCATIONS

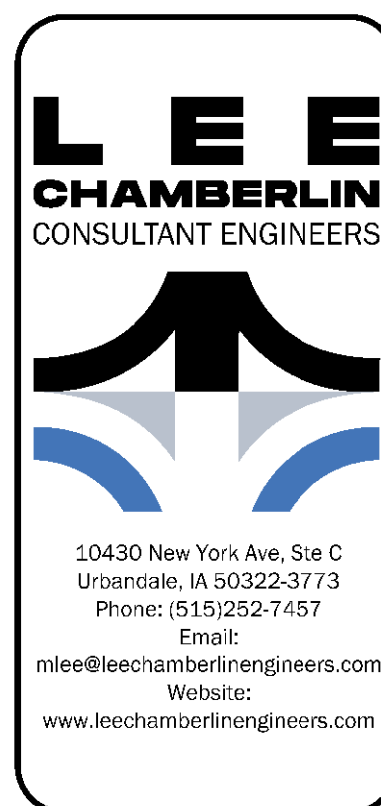


INTERSECTION #4 DETAIL  
SCALE: 1"=10'



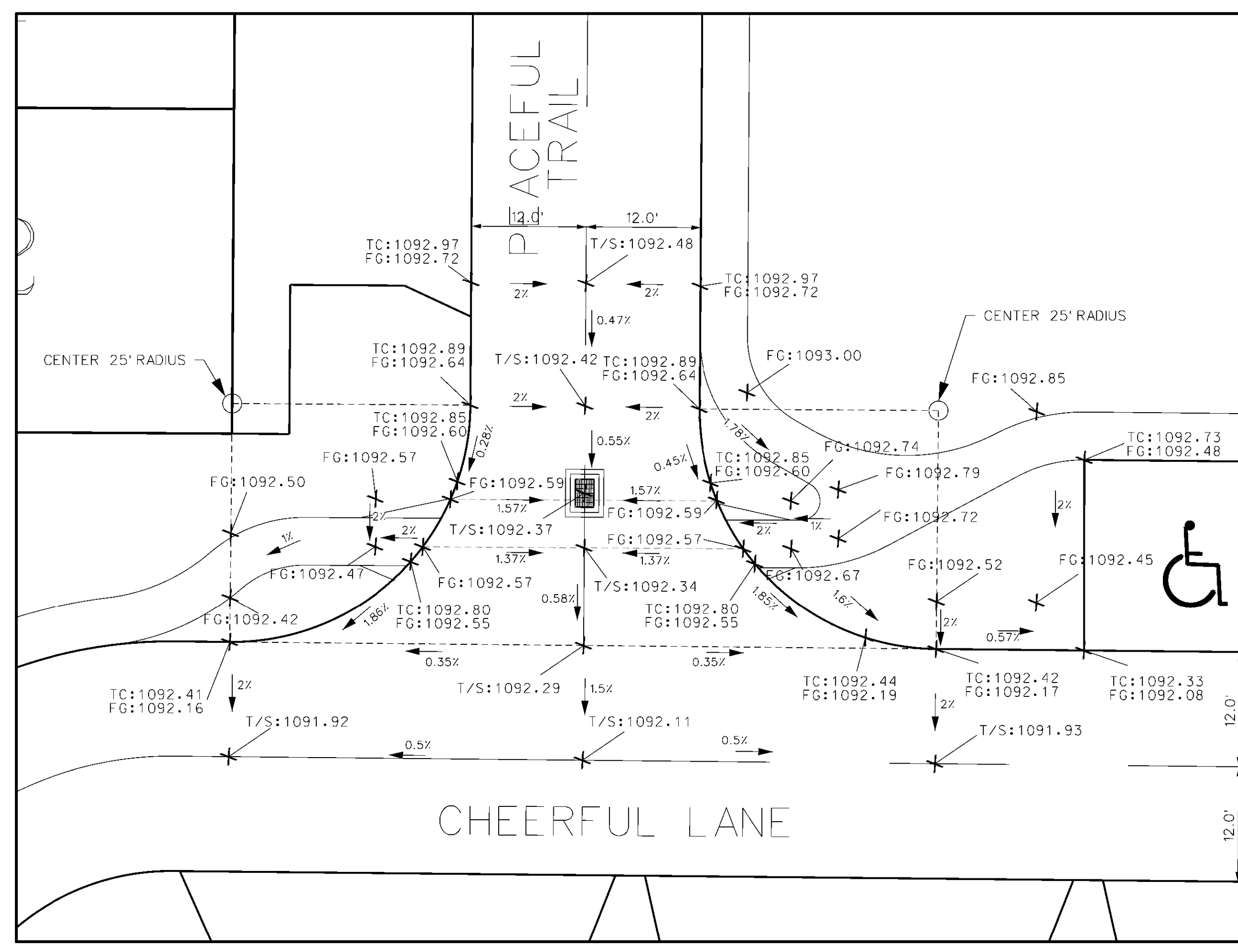
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04-03-2020  
DATE PLOTTED:  
06-02-2020  
PRELIMINARY FIELD  
WORK COMPLETED:  
05-21-2020  
FIELD BOOK NO.  
2020-01

**WILSON ESTATES CONDOMINIUMS**  
SITE PLAN IMPROVEMENTS  
WEBSTER CITY, HAMILTON COUNTY, IOWA

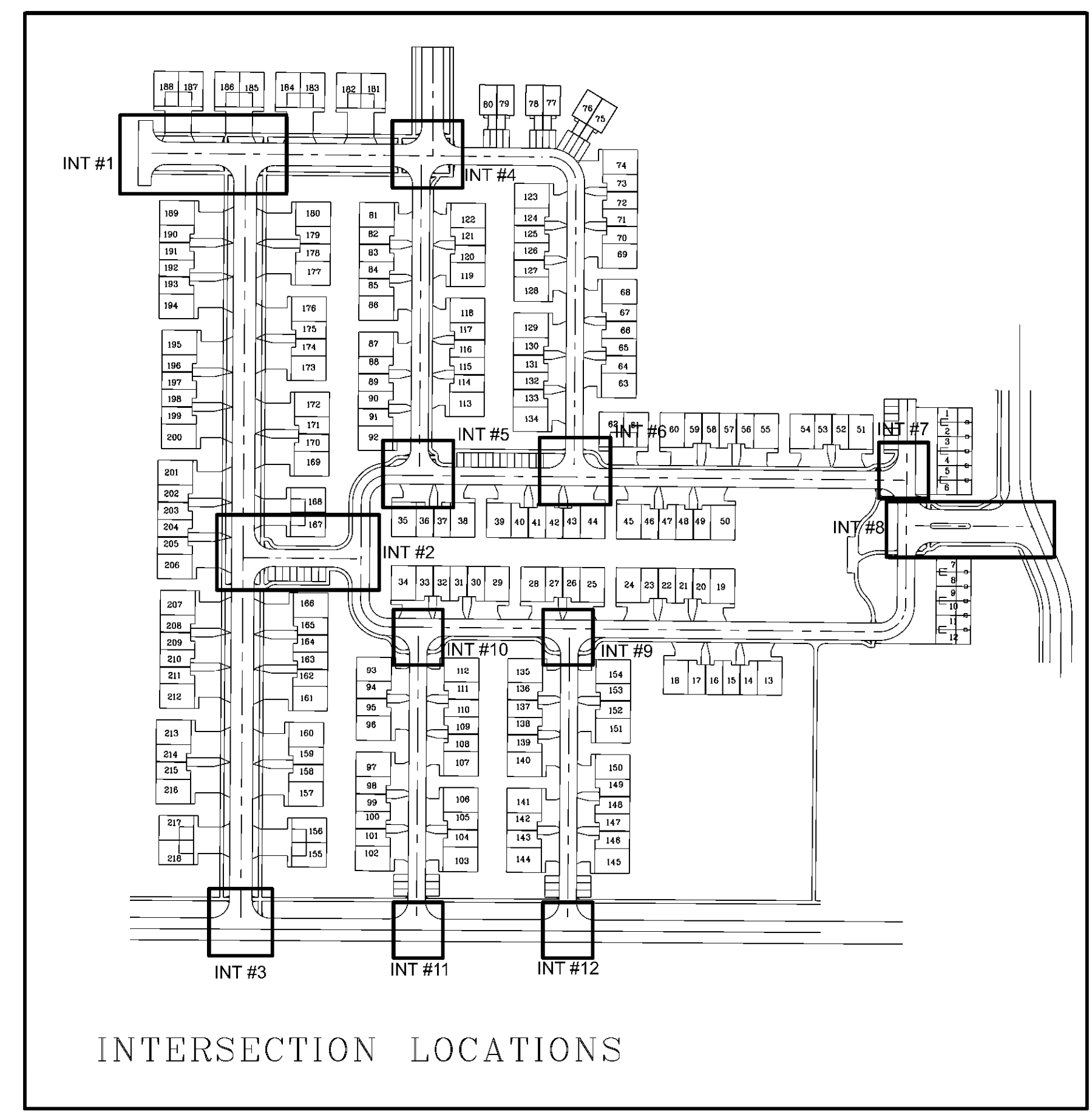


DRAWING TITLE:  
**INTERSECTION  
DETAIL**

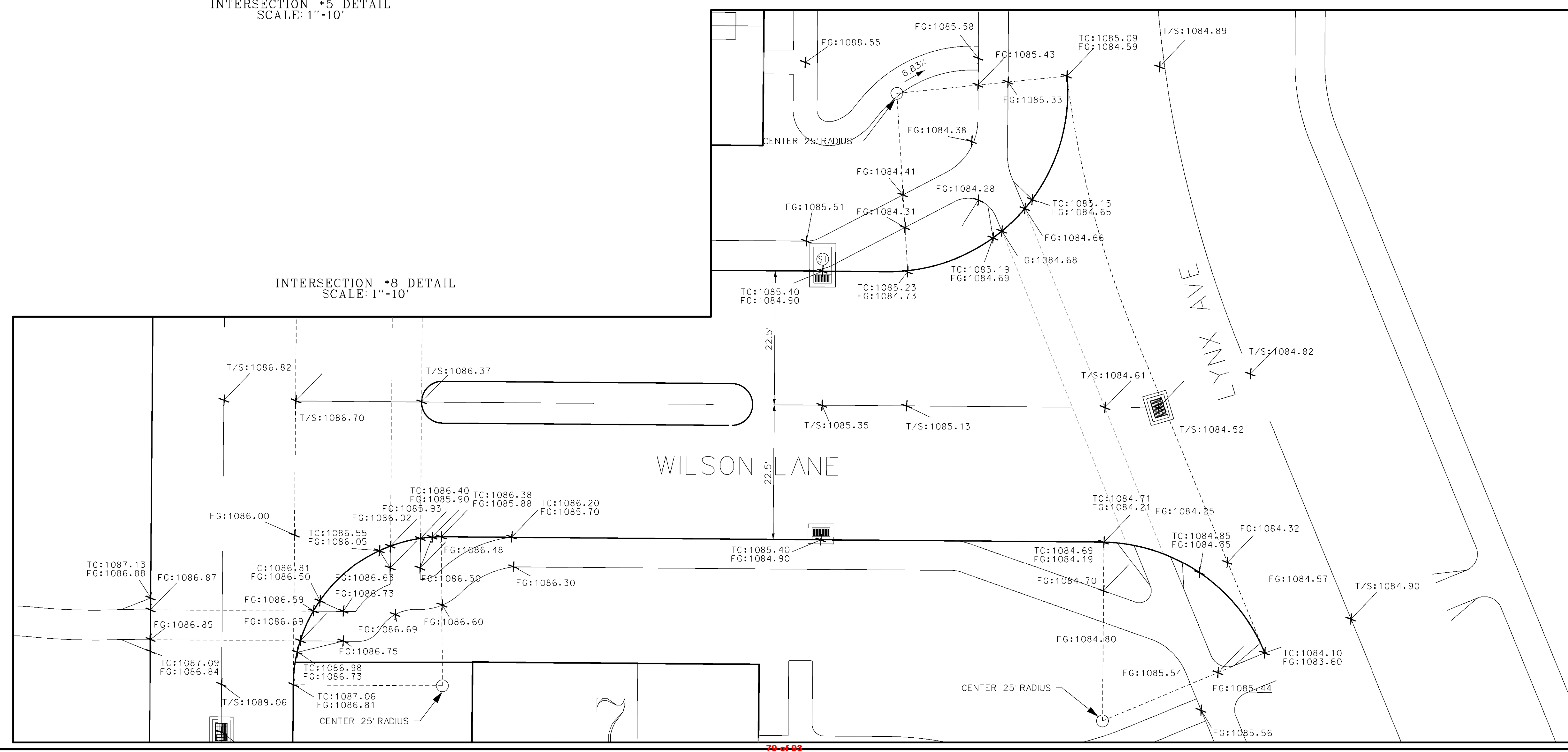
DRAWN BY:  
RWT  
CHECKED BY:  
JCP  
DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.8E



INTERSECTION #5 DETAIL  
SCALE: 1"=10'



INTERSECTION LOCATIONS




INTERSECTION #8 DETAIL  
SCALE: 1"=10'



DESIGN START DATE:  
04-03-2020  
DATE PLOTTED:  
06-02-2020  
PRELIMINARY FIELD  
WORK COMPLETED:  
05-21-2020  
FIELD BOOK NO.  
2020-01

**WILSON ESTATES CONDOMINIUMS**  
**SITE PLAN IMPROVEMENTS**  
WEBSTER CITY, HAMILTON COUNTY, IOWA

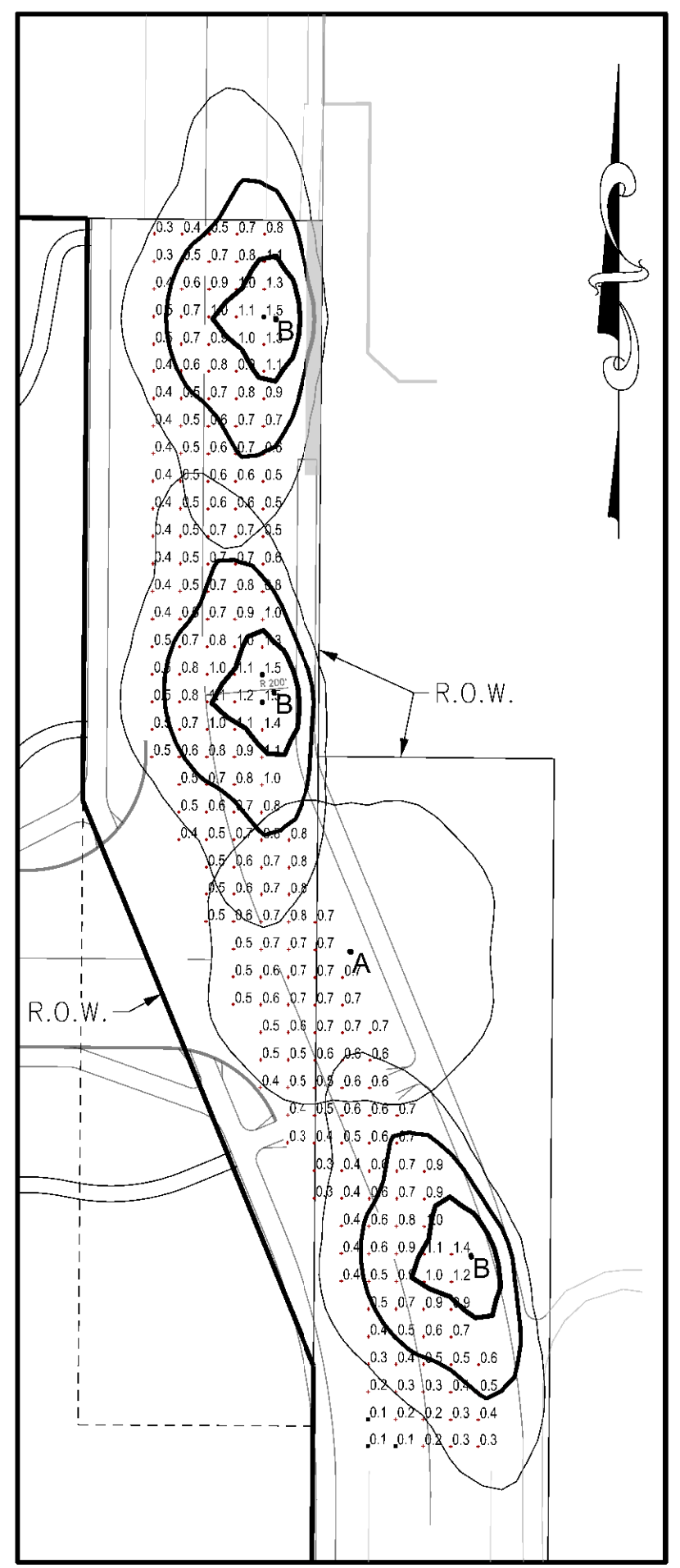
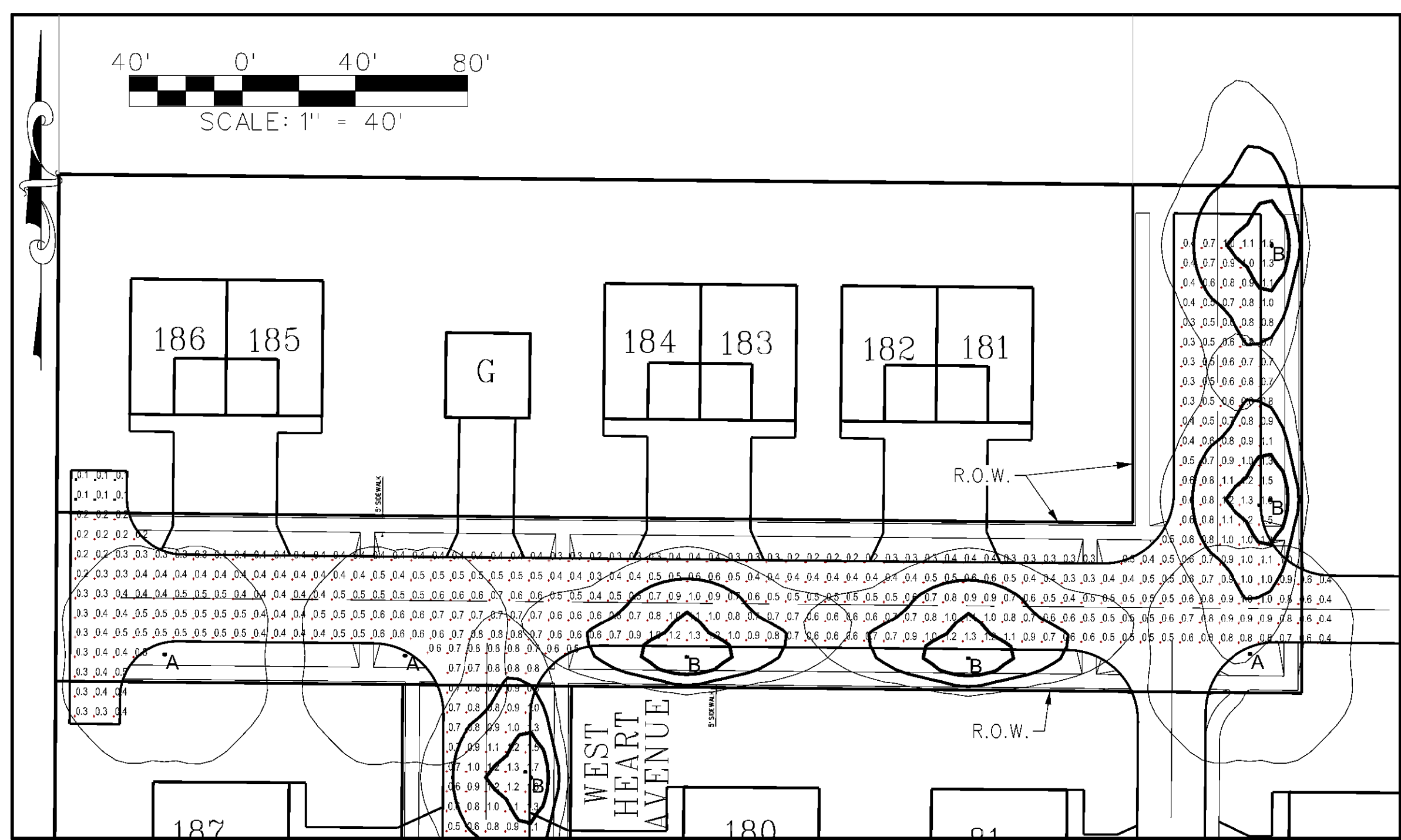
**LEE CHAMBERLIN**  
CONSULTANT ENGINEERS



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Urbandale, IA 50322-3713  
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Email: mlee@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**LIGHTING PLAN**

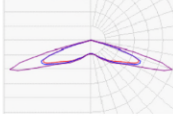

DRAWN BY:  
RWT  
CHECKED BY:  
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DATE:  
02/28/2025  
JOB NO.  
24043  
SHEET  
C.9

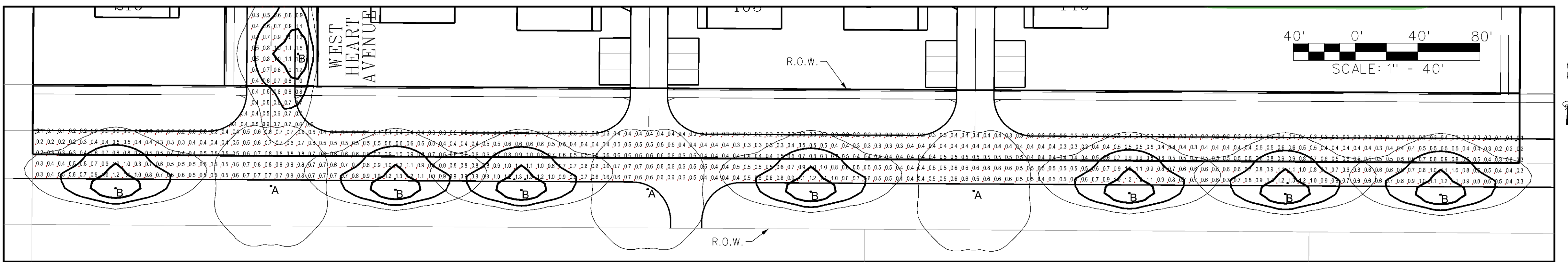
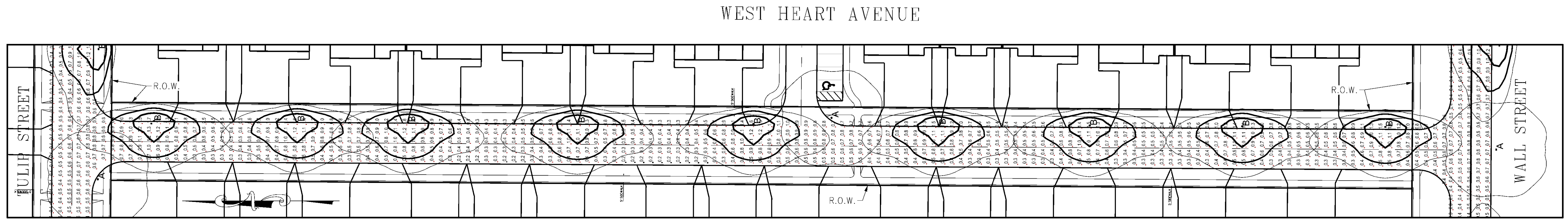


**Statistics**

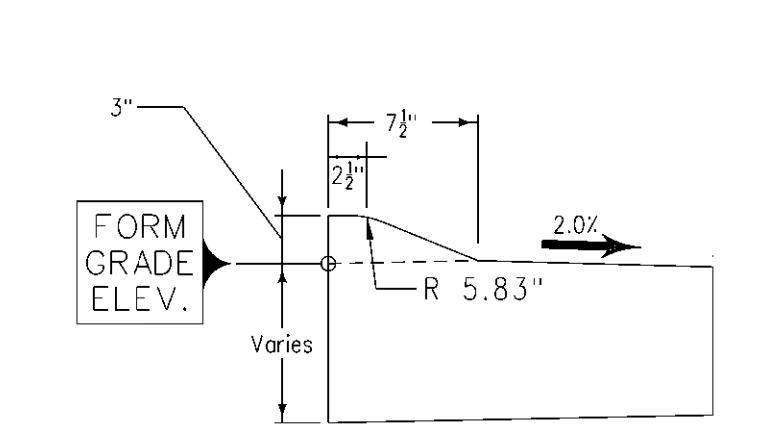
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Wall Street	+	0.6 fc	1.3 fc	0.1 fc	13.0:1	6.0:1
Tulip Street	+	0.6 fc	1.6 fc	0.1 fc	16.0:1	6.0:1
Lynx Avenue	+	0.8 fc	8.0 fc	0.1 fc	80.0:1	8.0:1
West Heart Avenue	+	0.6 fc	1.7 fc	0.2 fc	8.5:1	3.0:1

**Schedule**

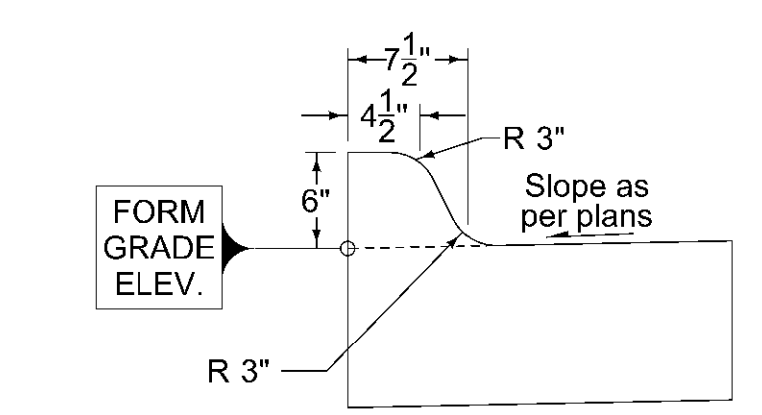
Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage	Plot
A	A	8	American Electric Lighting	ATB0 20BLEDE 53 XXXXX R5 3K	ATB0 SERIES LED 525MA TYPE 5 3000K CCT	1	4540	0.9	36	
B	B	23	American Electric Lighting	ATB0 20BLEDE 53 XXXXX R2 3K	ATB0 SERIES LED 525MA TYPE 2 3000K CCT	1	4328	0.9	36	



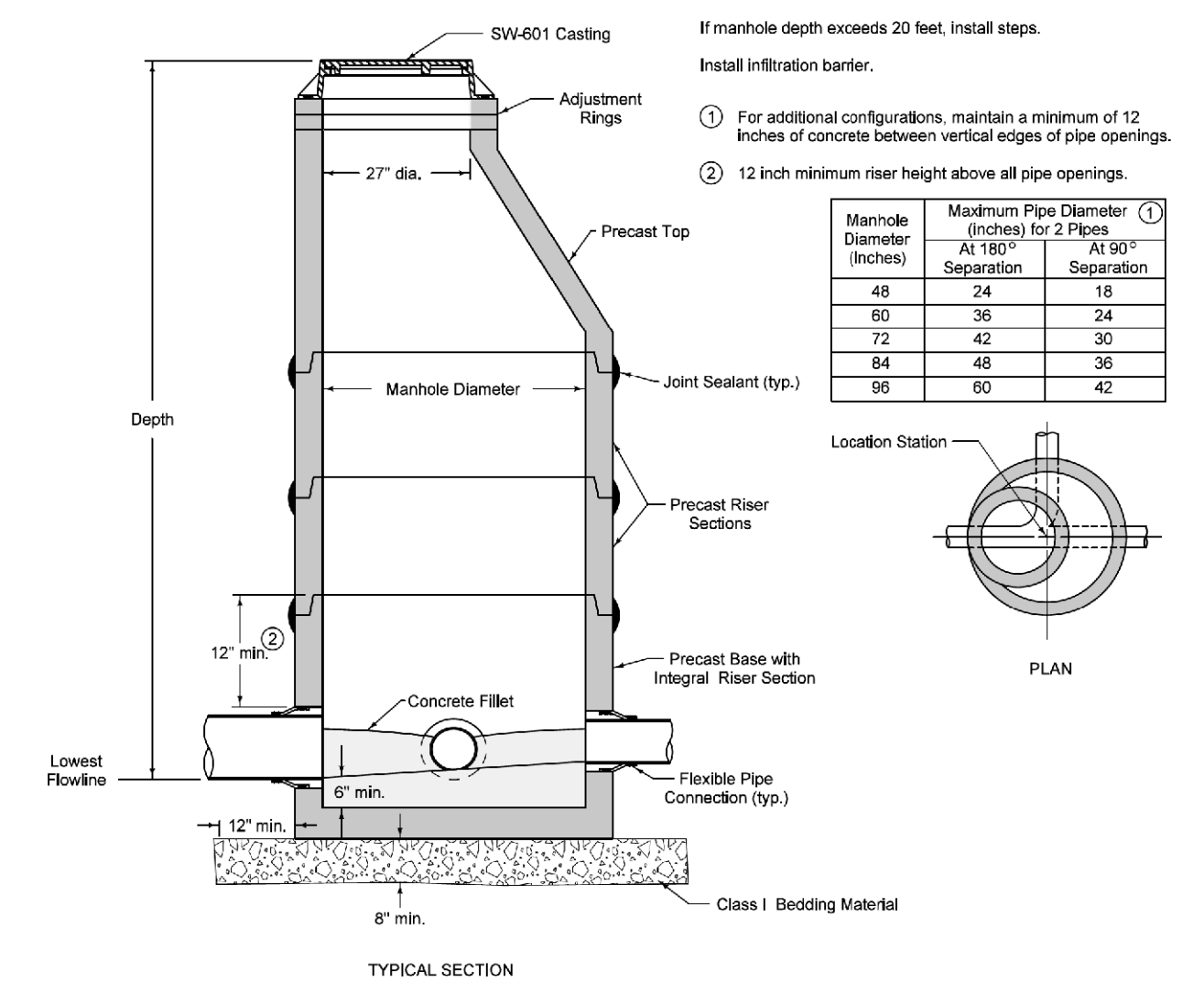




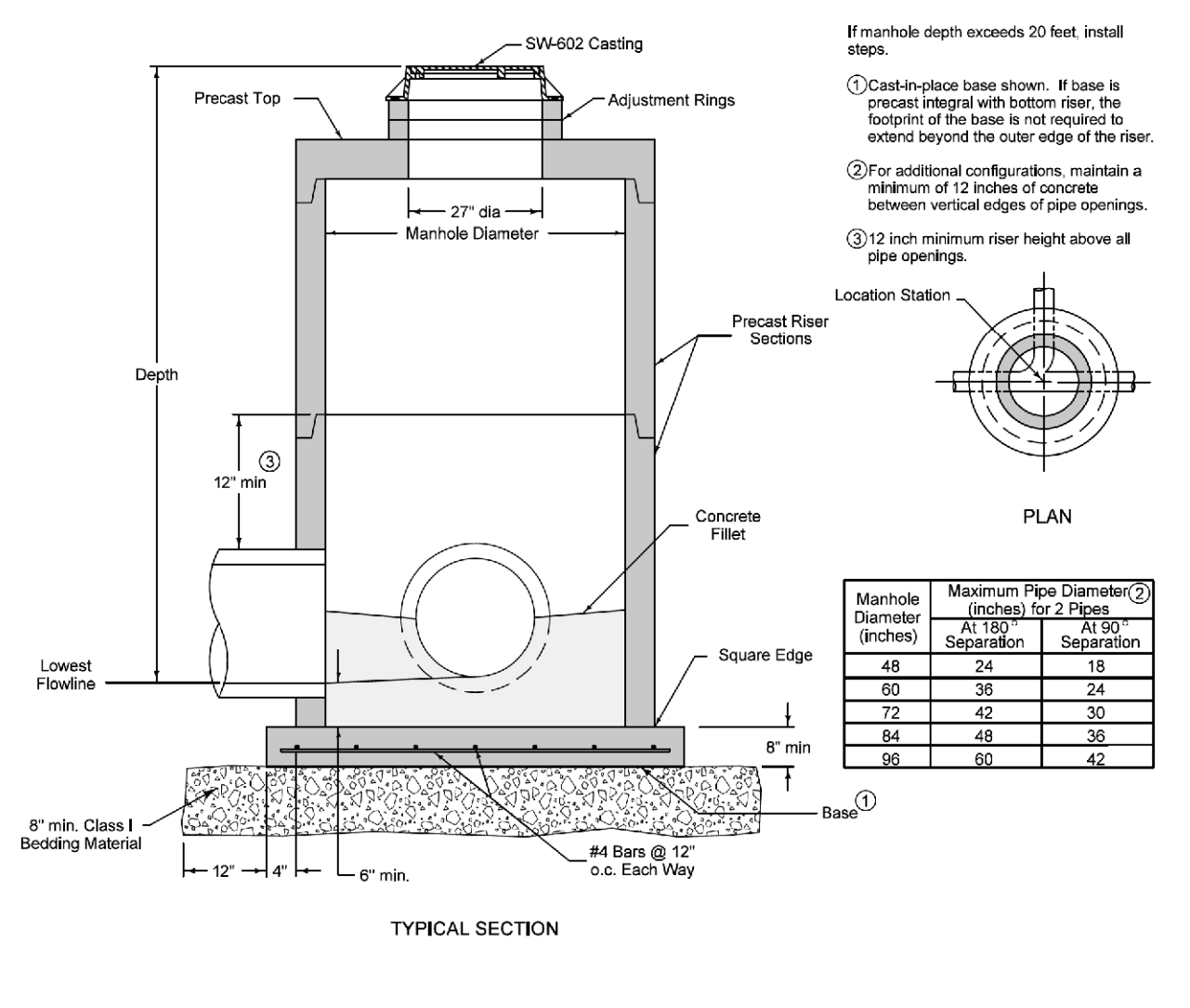
3" DROP CURB DETAIL



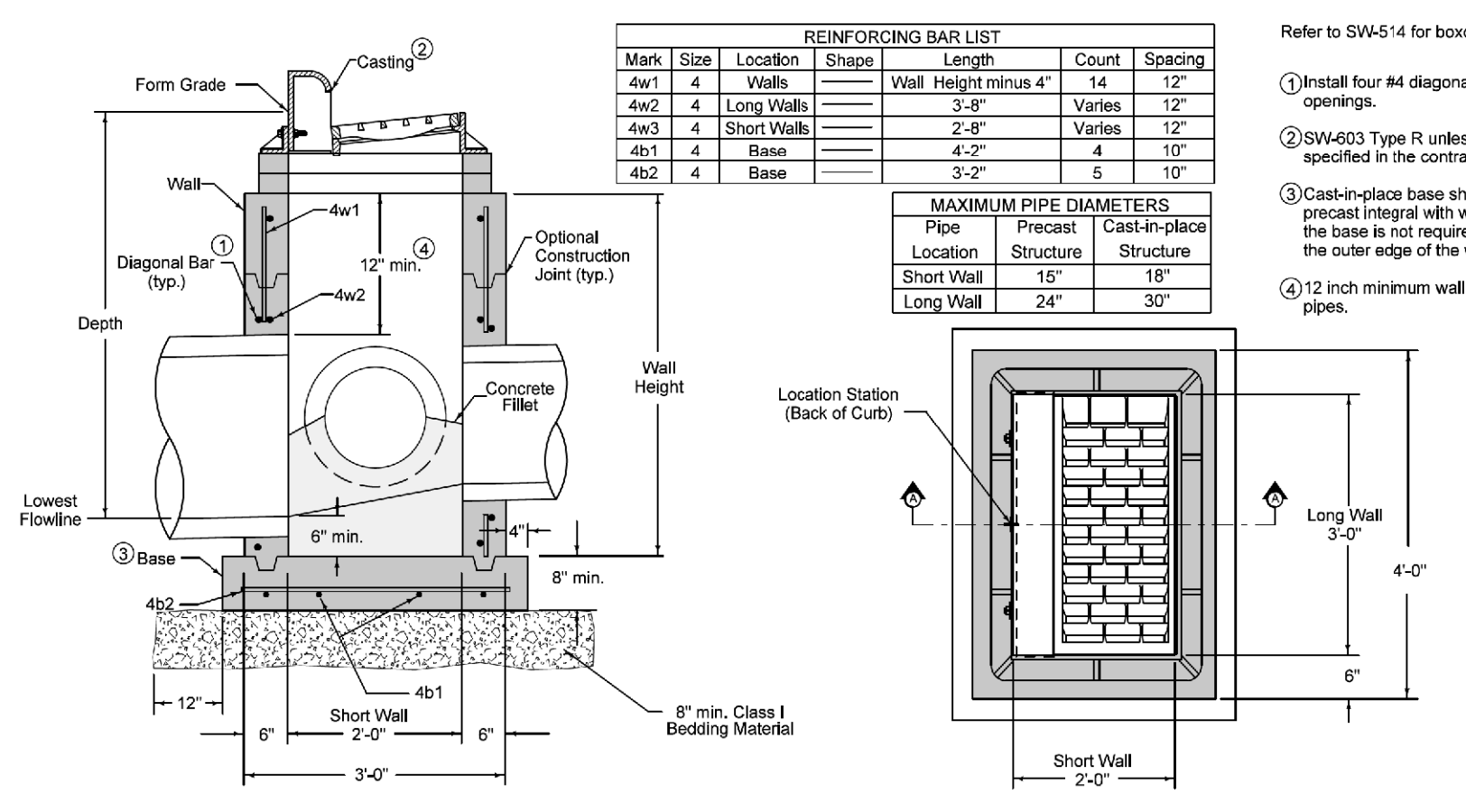
6" STANDARD CURB



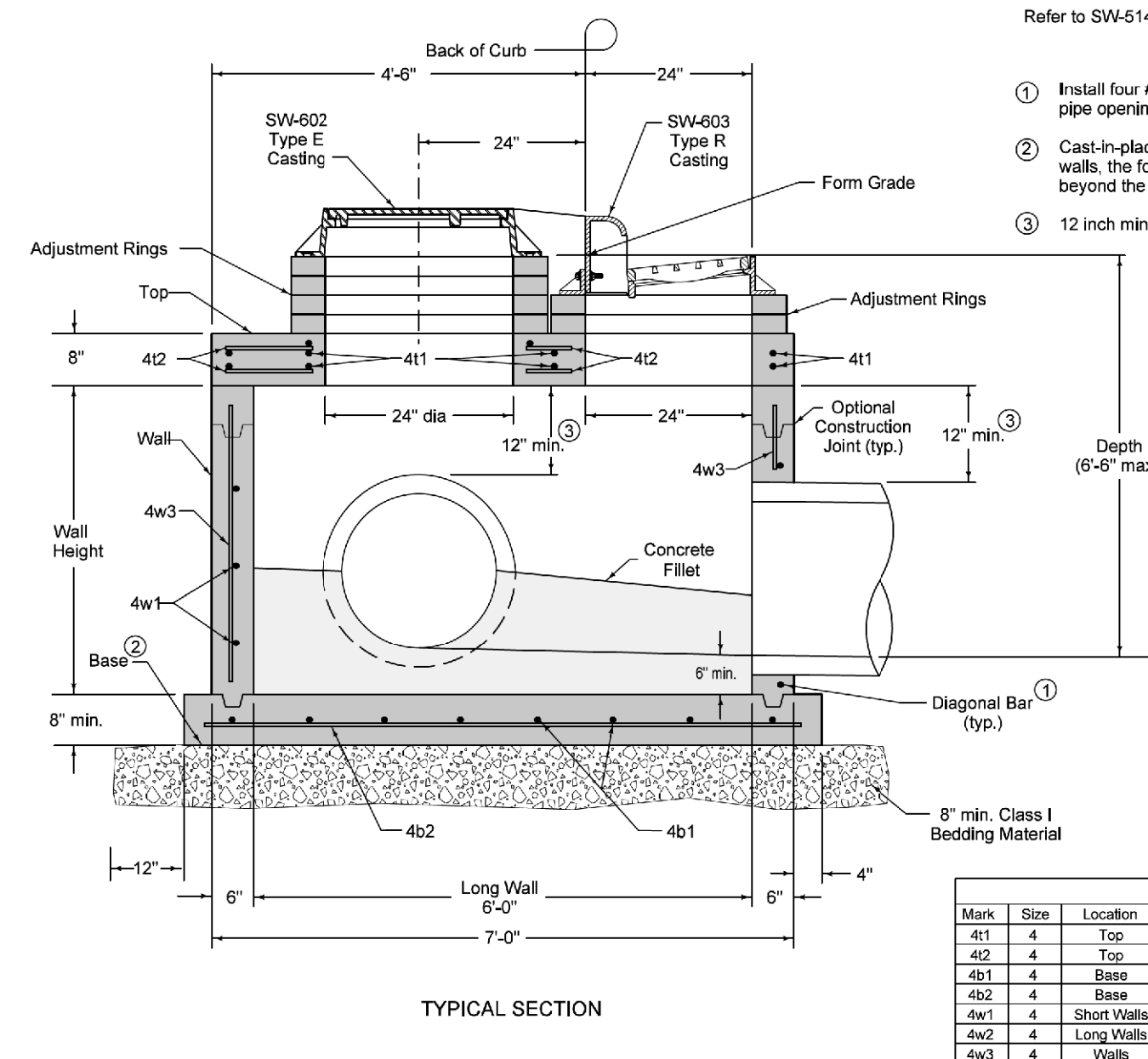
SANITARY MANHOLE SW-301



STORM MANHOLE SW-401



SINGLE GRATE INTAKE SW-501



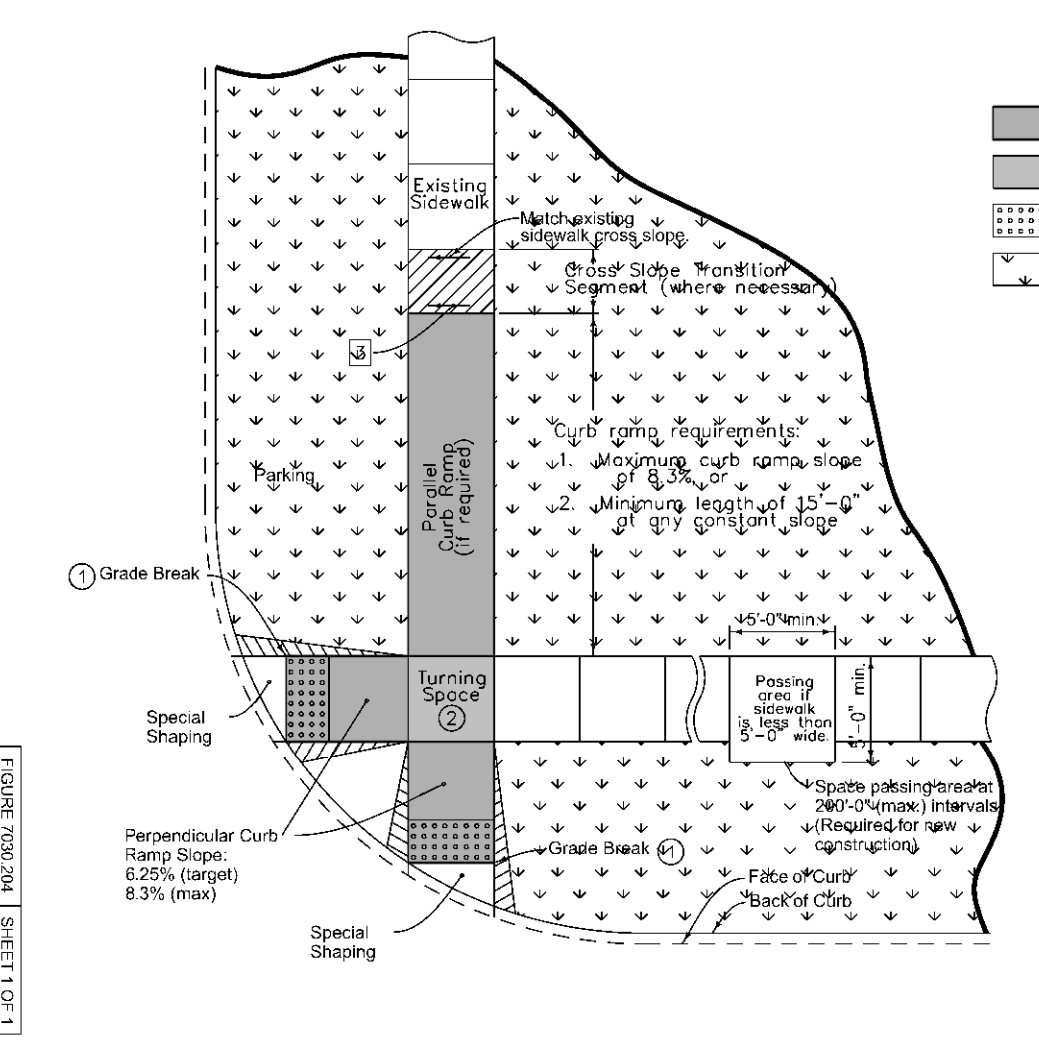
SINGLE GRATE INTAKE WITH MANHOLE SW-503

Refer to SW-614 for boxout details.

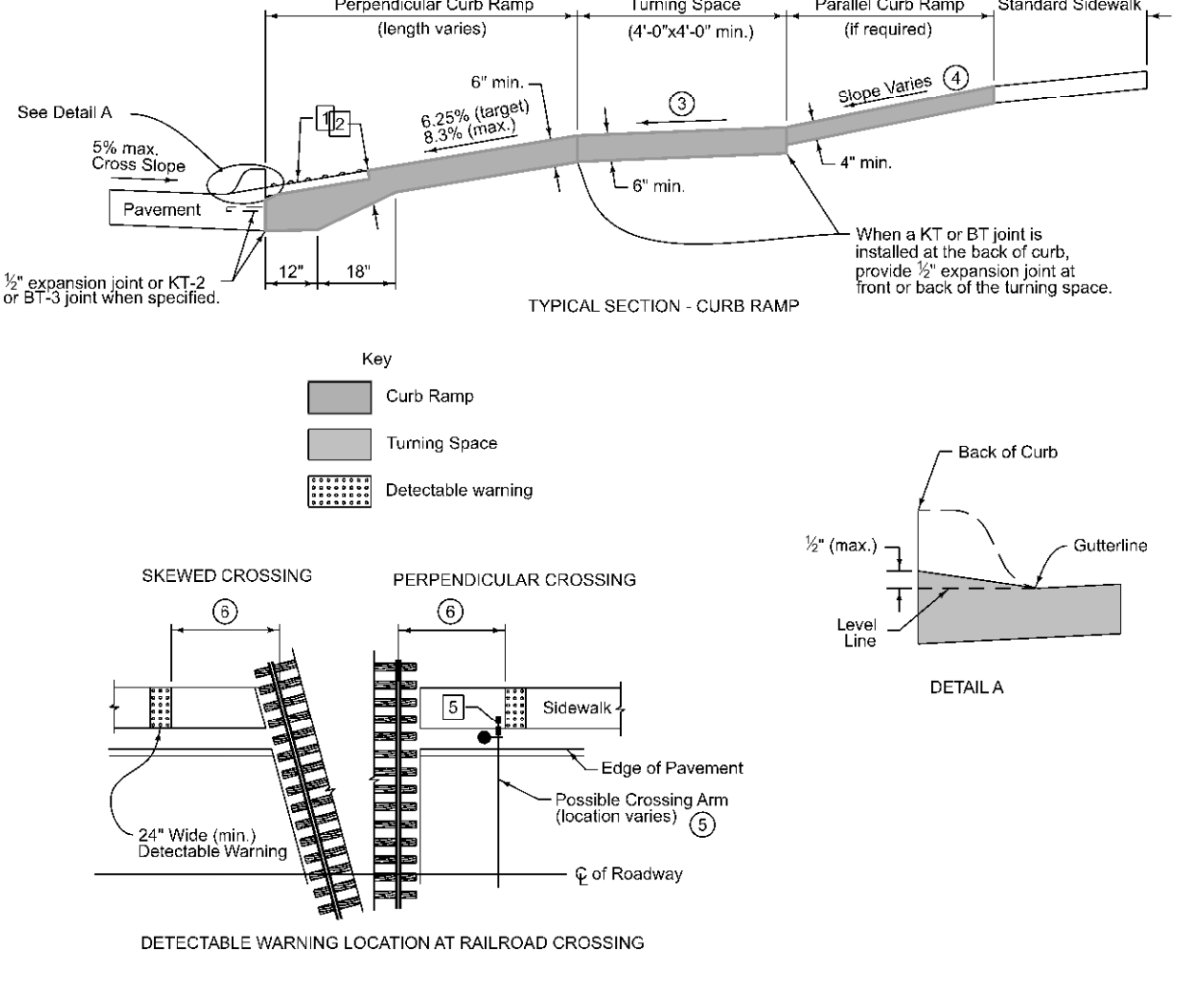
- Install four #4 diagonal bars at manhole opening and at all pipe openings.
- Cast-in-place base shown. If base is precast integral with walls, the footprint of the base is not required to extend beyond the outer edge of the walls.
- 12 inch minimum wall height above all pipes.

Pipe Location	Precast Structure	Cast-in-place Structure
Short Wall	24"	30"
Long Wall	30"	36"

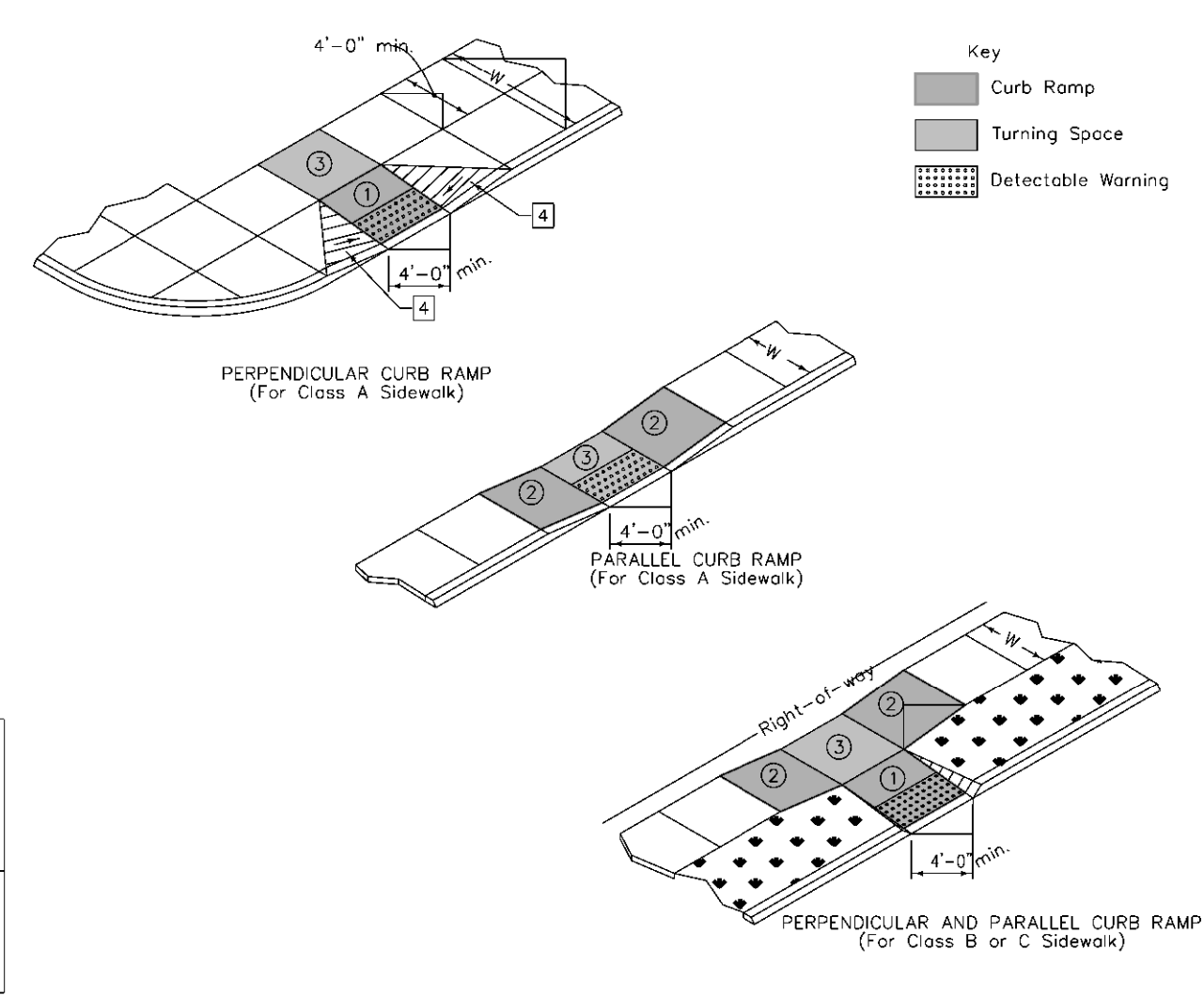
Mark	Size	Location	Shape	Count	Length	Spacing
4t1	4	Top	---	12	3'-8"	12"
4t2	4	Top	---	8	4'-2"	12"
4b1	4	Base	---	7	4'-2"	12"
4b2	4	Base	---	5	7'-2"	10"
4w1	4	Short Walls	---	Varies	3'-6"	12"
4w2	4	Long Walls	---	Varies	6'-8"	12"
4w3	4	Walls	---	16	Wall Height minus 4"	12"



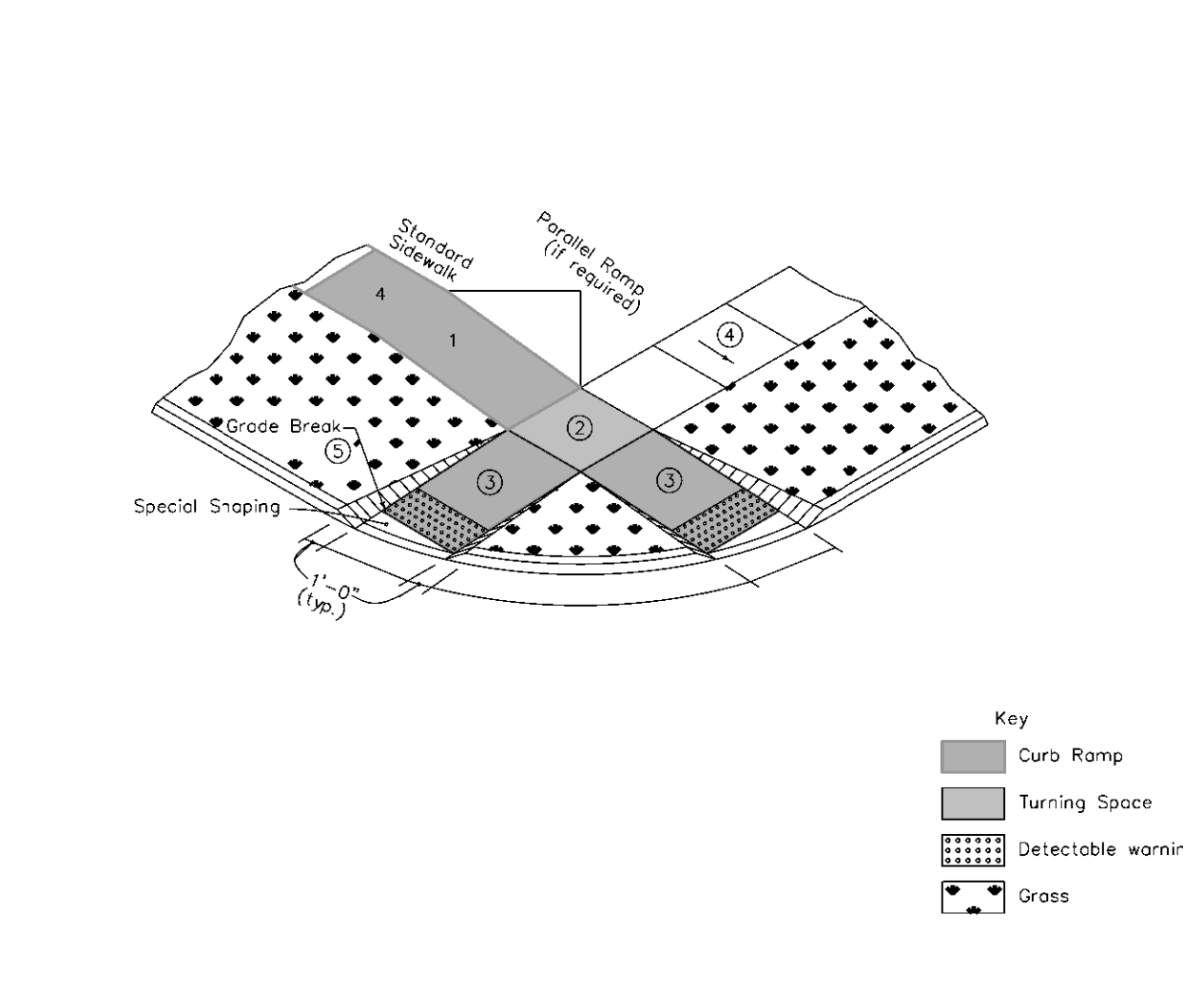
GENERAL FEATURES OF AN ACCESSIBLE SIDEWALK



GENERAL SIDEWALK AND CURB RAMP DETAILS

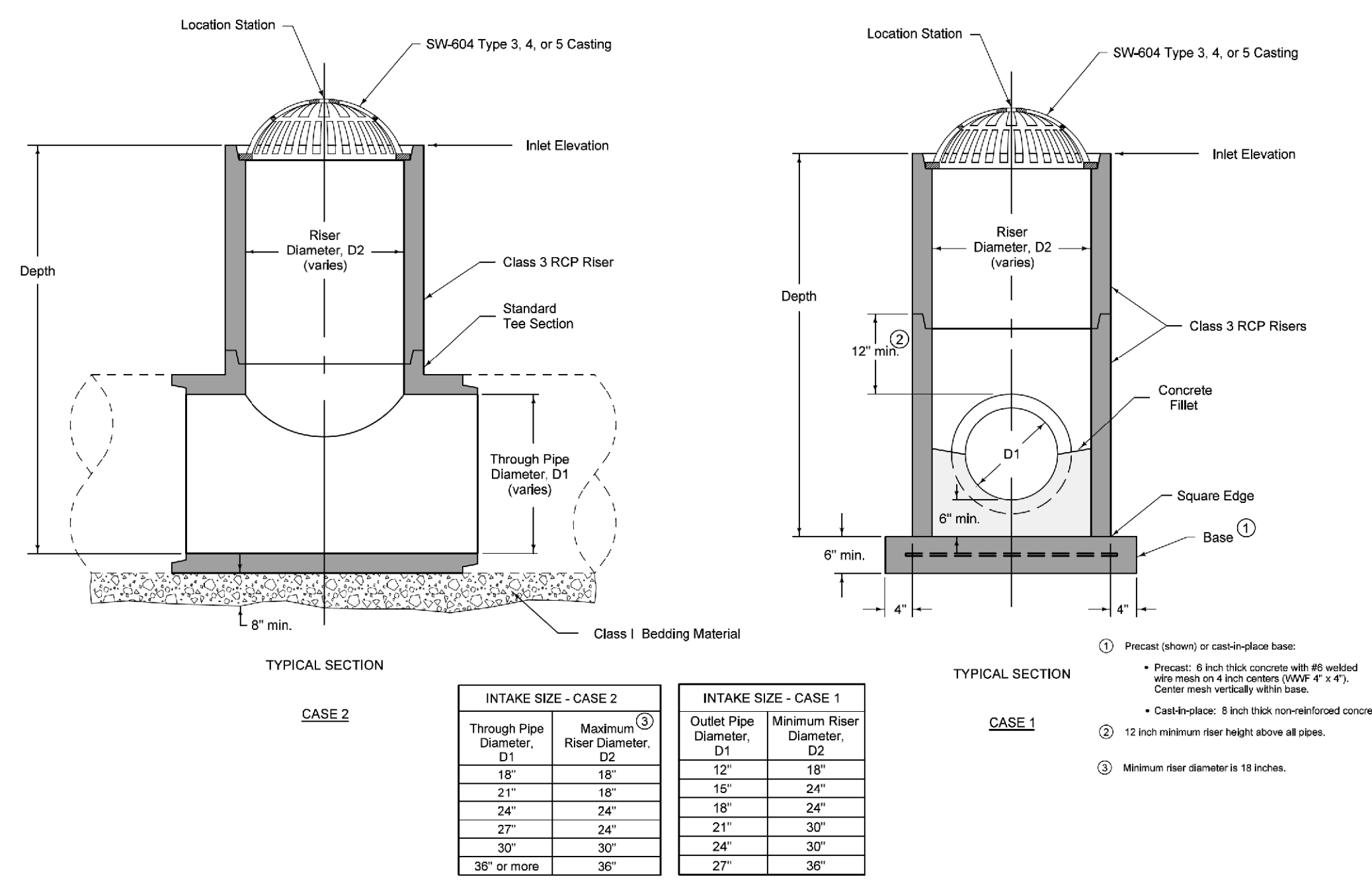


CURB RAMP OUTSIDE OF INTERSECTION RADIUS



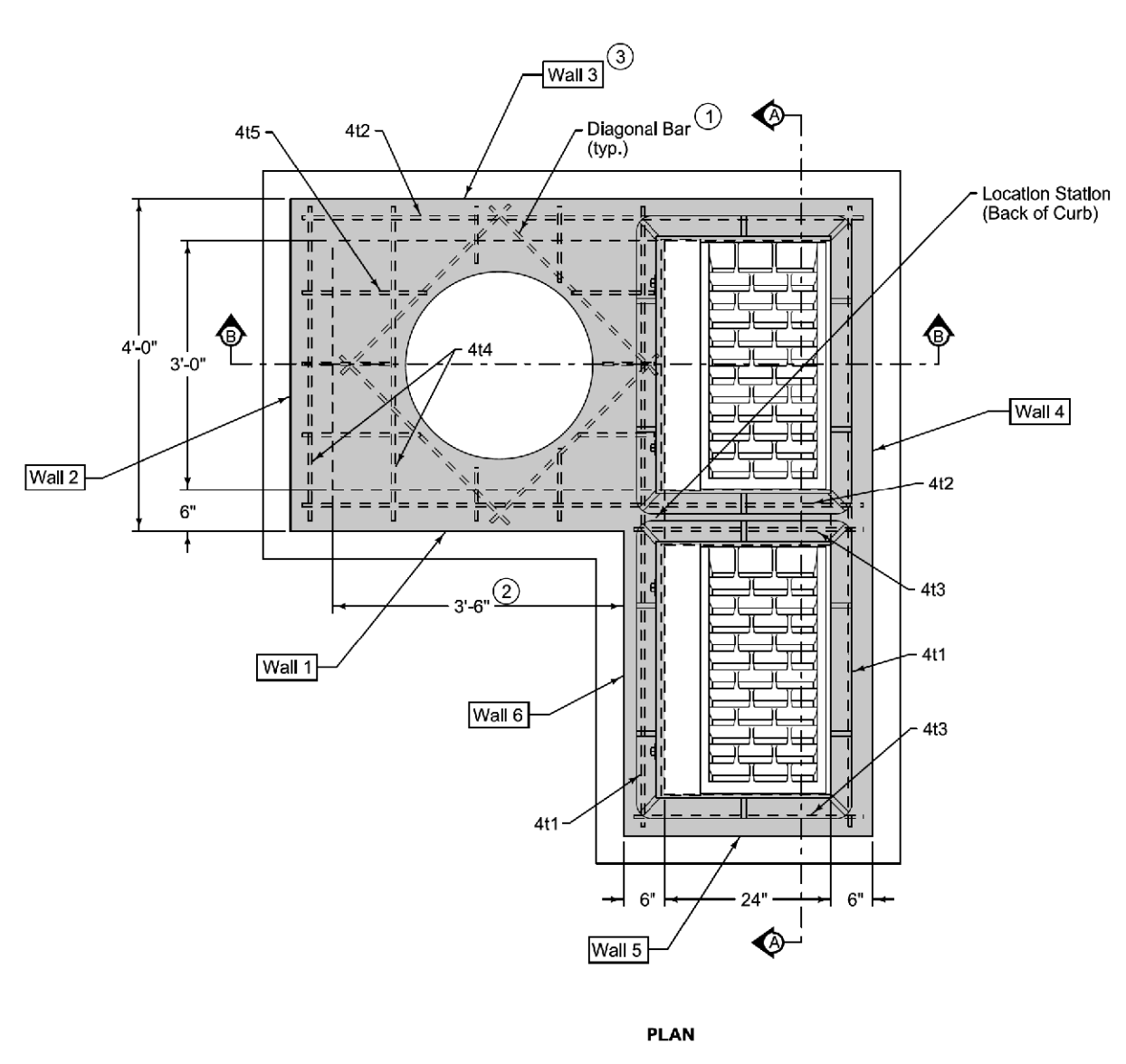
CURB RAMP FOR CLASS B OR C SIDEWALK





INTAKE SIZE - CASE 2		INTAKE SIZE - CASE 1	
Through Pipe Diameter, D1	Maximum Riser Diameter, D2	Outlet Pipe Diameter, D1	Minimum Riser Diameter, D2
18"	18"	12"	18"
21"	18"	15"	24"
24"	24"	18"	24"
27"	24"	21"	30"
30"	30"	24"	30"
36" or more	36"	27"	36"

CIRCULAR AREA INTAKE  
 SW-512



Maximum pipe diameters are set based on maximum structure depth of 6 feet 6 inches and the objective of placement of the centerline of the pipe on the centerline of the manhole opening for maintenance purposes.

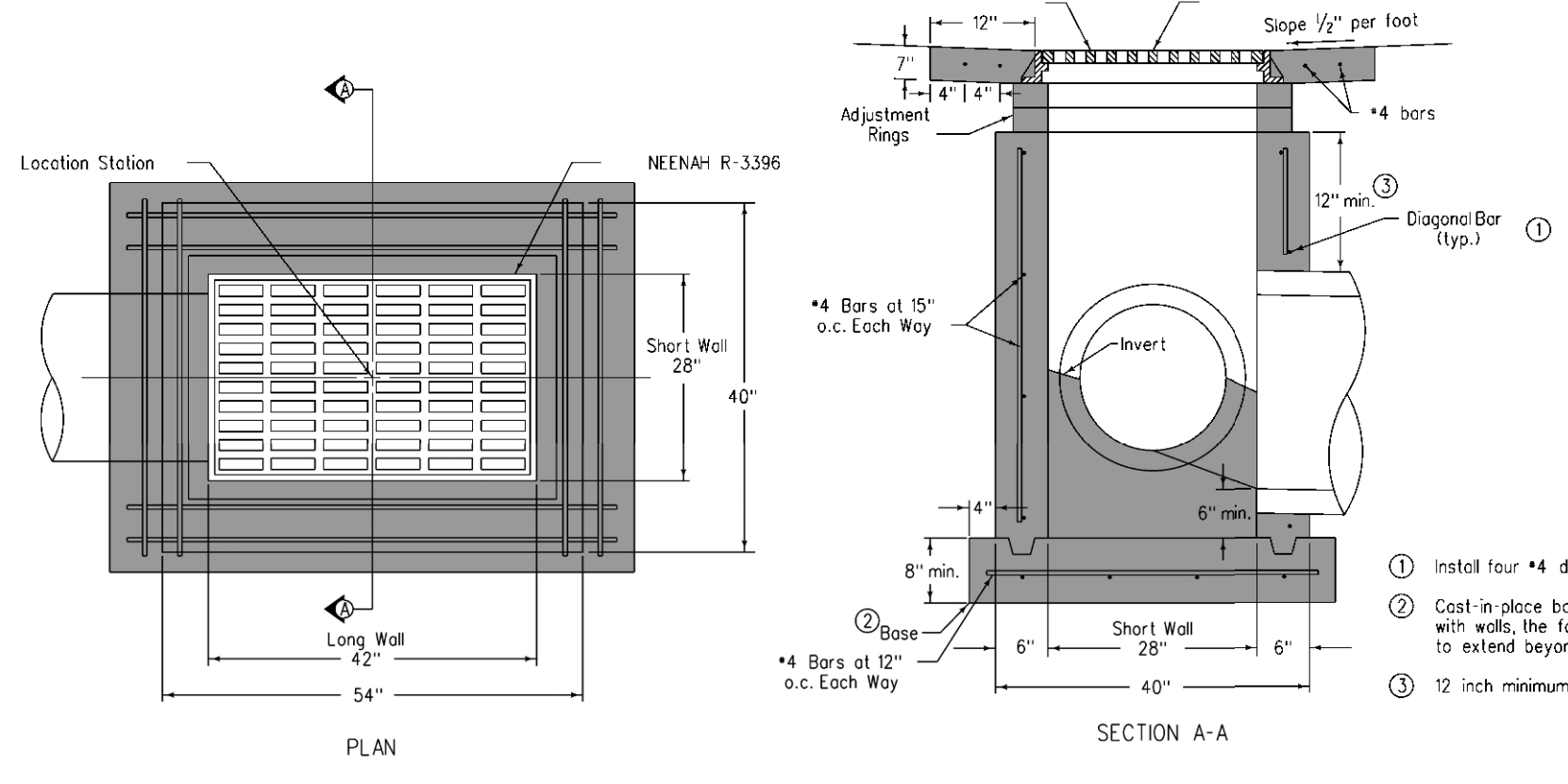
Refer to SW-514 for boxout details.

- Install four #4 diagonal bars at manhole opening and at all pipe openings.
- If Wall 1 is widened to 4 feet, the maximum pipe diameter can be increased to 36 inches.
- If Wall 1 is widened to 4 feet, the maximum pipe diameter in Wall 3 can be increased to 42 inches.

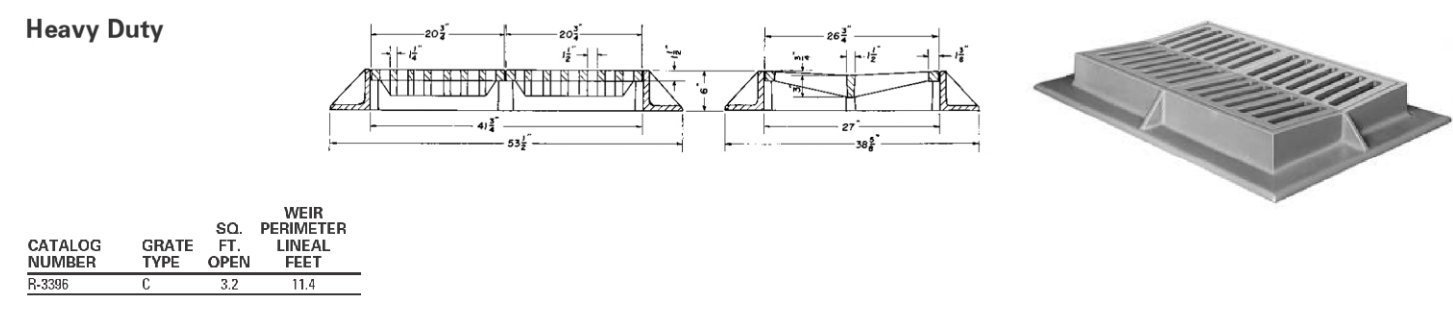
Wall	Max. Dia.
1	30" (2)
2	24"
3	36" (1)
4	42"

REINFORCING BAR LIST						
Mark	Size	Location	Shape	Count	Length	Spacing
4t1	4	Top	---	4	7'-4"	See Detail
4t2	4	Top	---	4	6'-8"	See Detail
4t3	4	Top	---	4	2'-8"	See Detail
4t4	4	Top	---	8	3'-8"	12"
4t5	4	Top	---	6	4'-2"	12"
4b1	4	Base	---	4	7'-10"	12"
4b2	4	Base	---	4	3'-2"	12"
4b3	4	Base	---	5	7'-2"	12"
4b4	4	Base	---	4	4'-2"	12"
4w1	4	Walls	---	29	Wall Height minus 4"	12"
4w2	4	Wall 2	---	Varies	3'-8"	12"
4w3	4	Walls 1 and 3	---	Varies	7'-4"	12"
4w4	4	Wall 4	---	Varies	7'-4"	12"
4w5	4	Wall 5	---	Varies	2'-8"	12"
4w6	4	Wall 6	---	Varies	3'-10"	12"

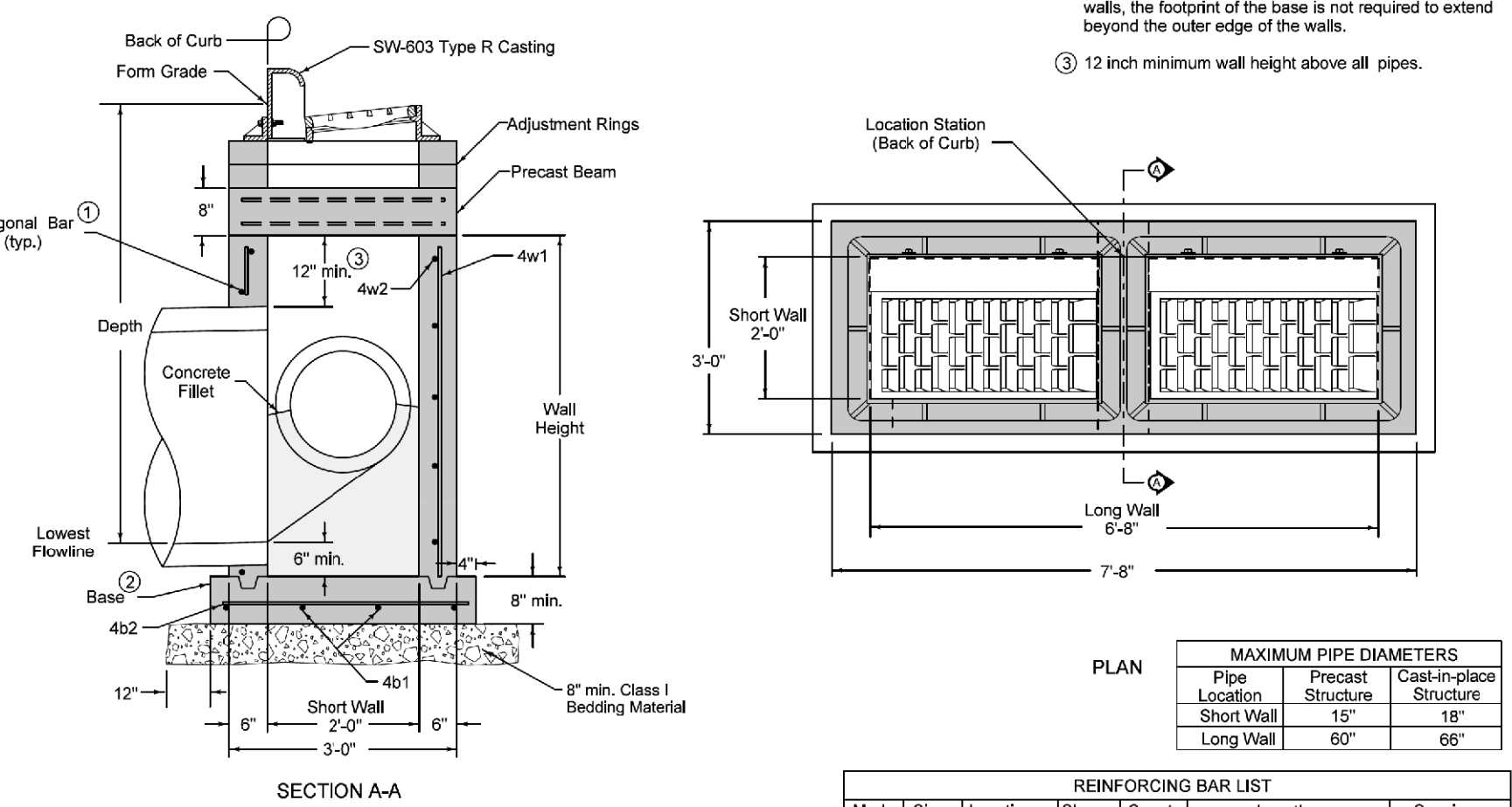
DOUBLE GRATE INTAKE  
 WITH MANHOLE  
 SW-506



R-3396  
 Concave Gutter Inlet Frame, Grate

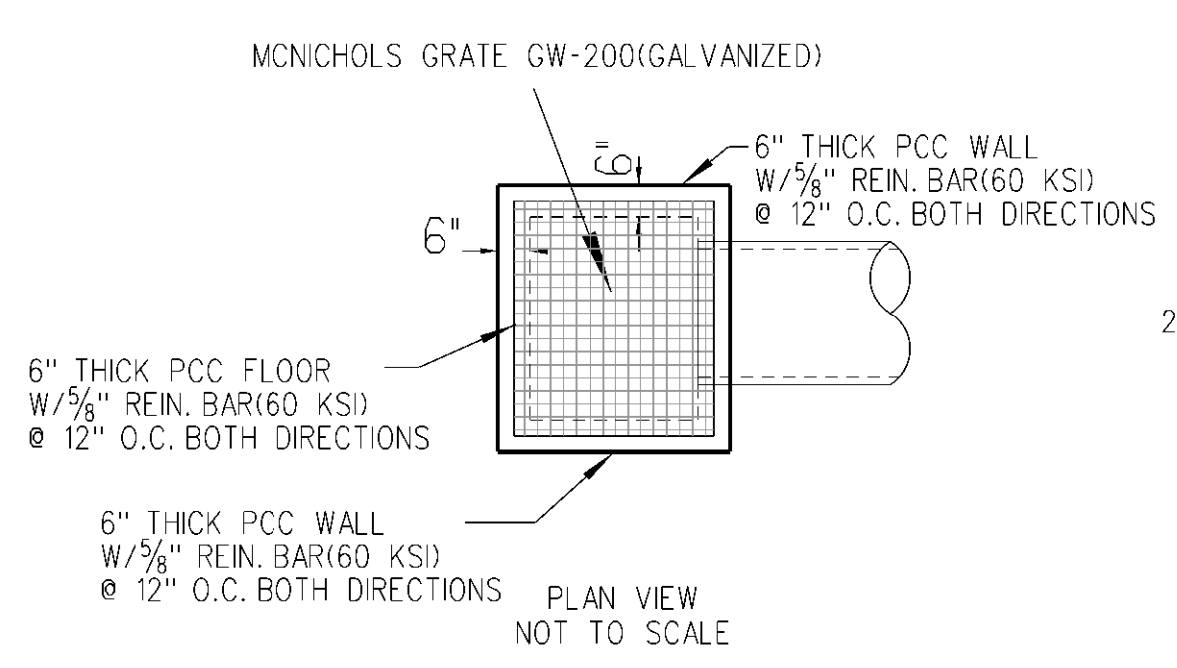
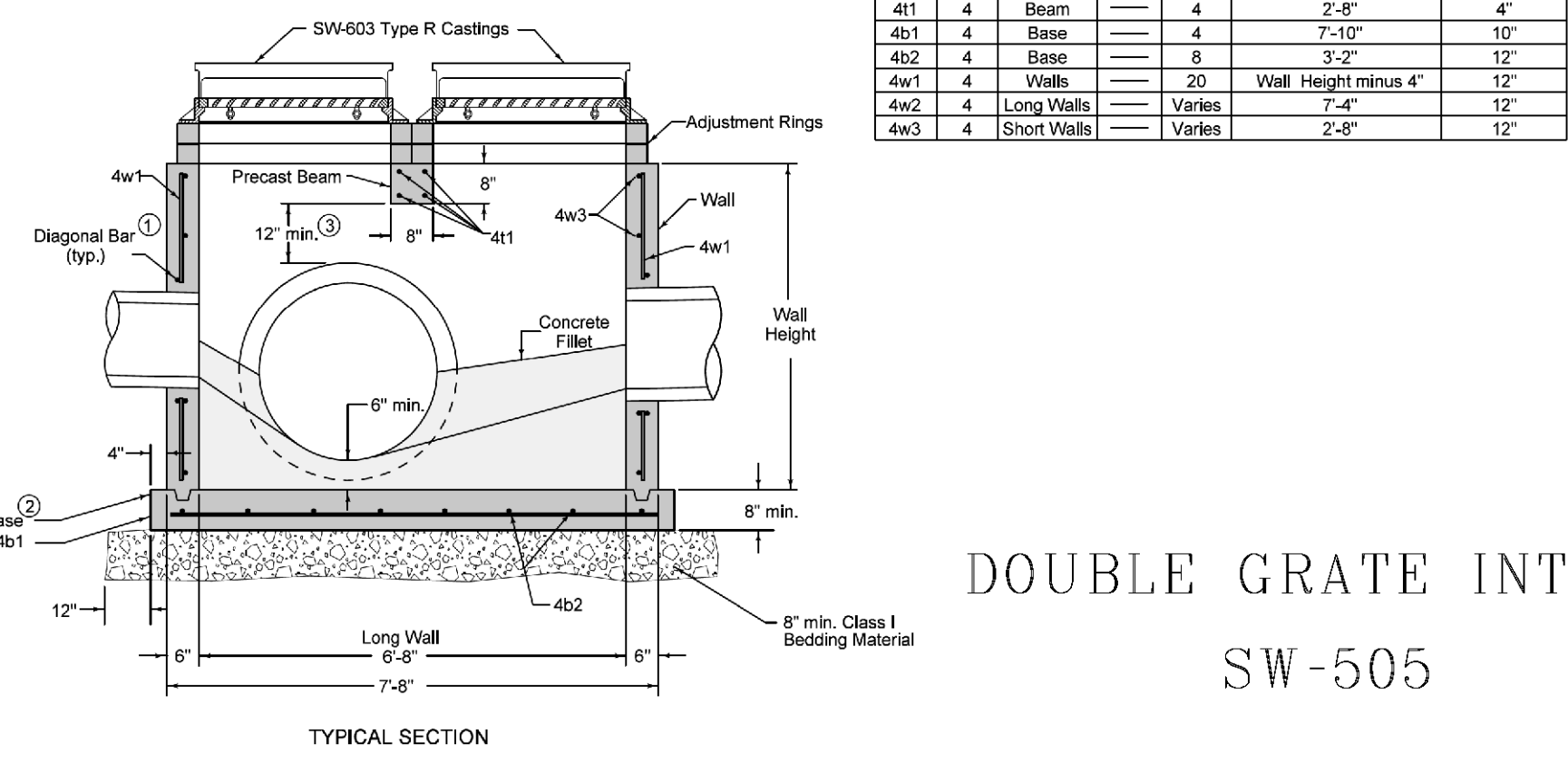


AREA INTAKE  
 SW-511 MODIFIED  
 W\ NEENAH R-3396

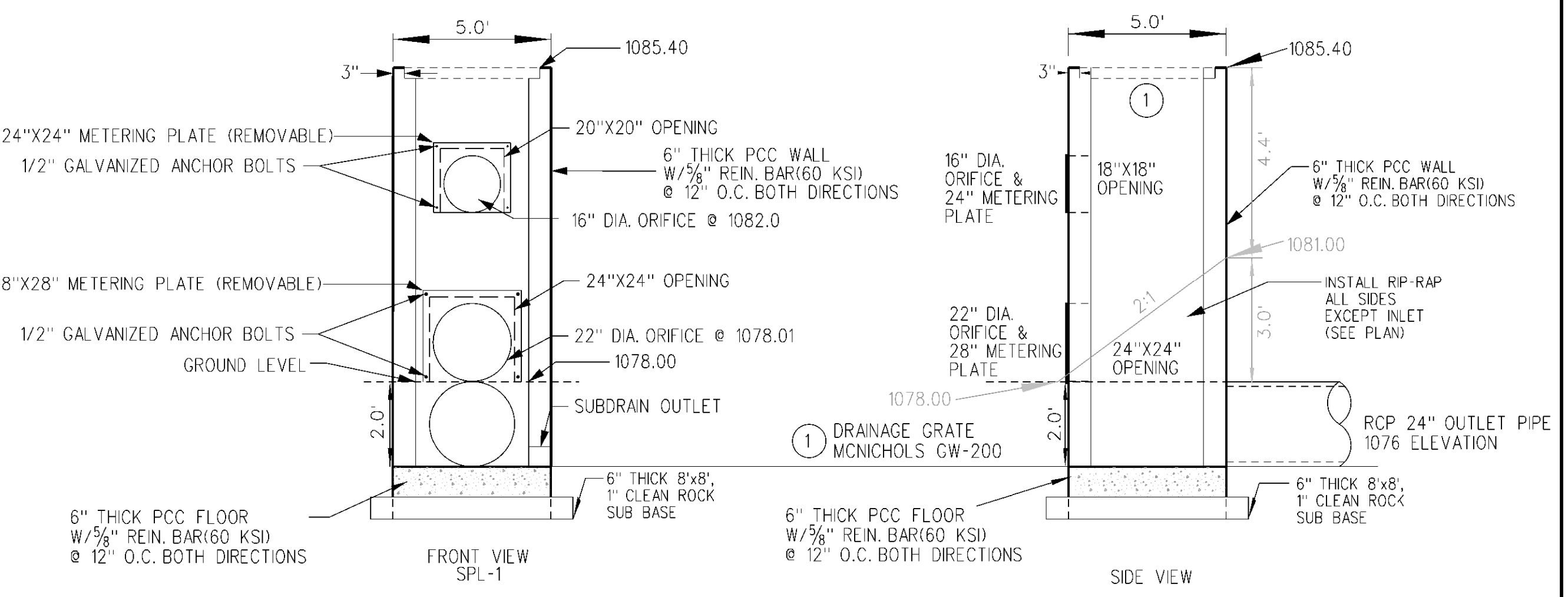


REINFORCING BAR LIST						
Mark	Size	Location	Shape	Count	Length	Spacing
4t1	4	Beam	---	4	2'-8"	4"
4t2	4	Base	---	4	7'-10"	10"
4b2	4	Base	---	8	3'-2"	12"
4w1	4	Walls	---	20	Wall Height minus 4"	12"
4w2	4	Long Walls	---	Varies	7'-4"	12"
4w3	4	Short Walls	---	Varies	2'-8"	12"

DOUBLE GRATE INTAKE  
 SW-505



SOUTH EAST BASIN  
 SPL-1  
 OUTLET STRUCTURE DETAIL

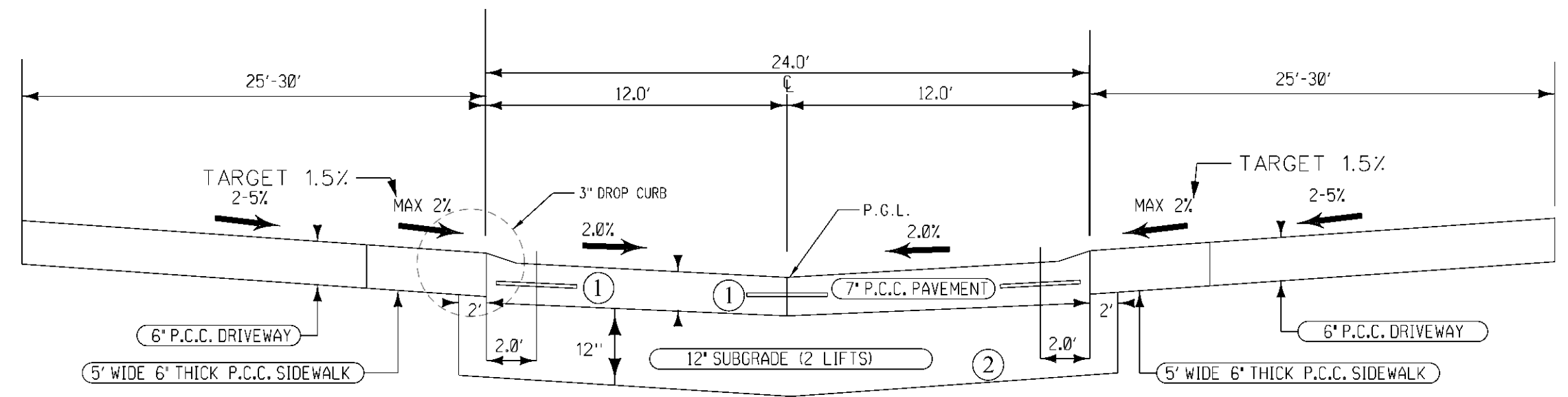


FRONT VIEW  
 SPL-1

SIDE VIEW

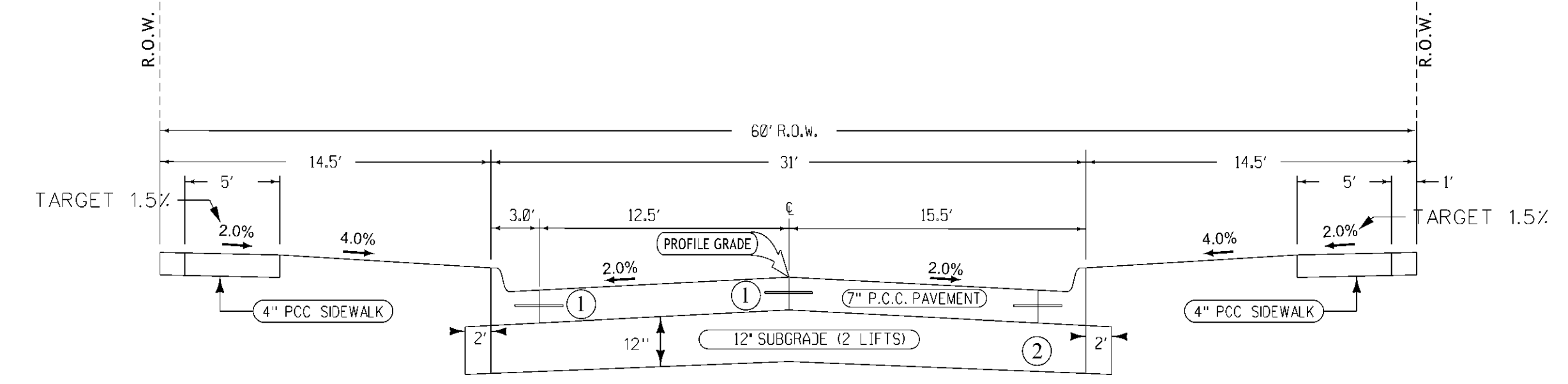


CROSS SECTION PRIVATE STREET



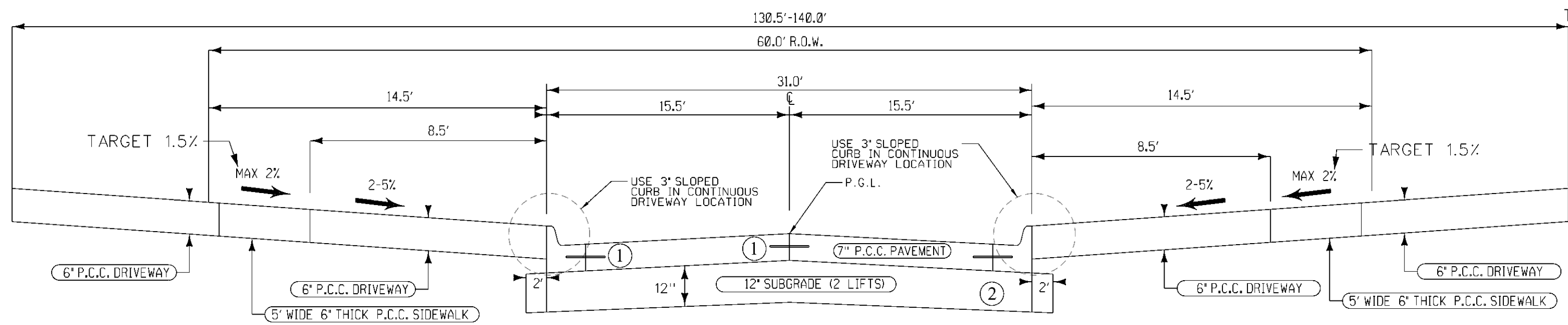
- NOTES:
- TYPICAL PRIVATE DRIVE CROSS SECTION  
7" P.C.C. NORMAL CROWN PAVEMENT DETAIL
1. BT, KT or L JOINT DEPENDING UPON CONSTRUCTION SEQUENCE
  2. 12" THICK SOIL SUBGRADE PREPARATION AS SPECIFIED PER SUDAS

TYPICAL CROSS SECTION- LYNX AVENUE



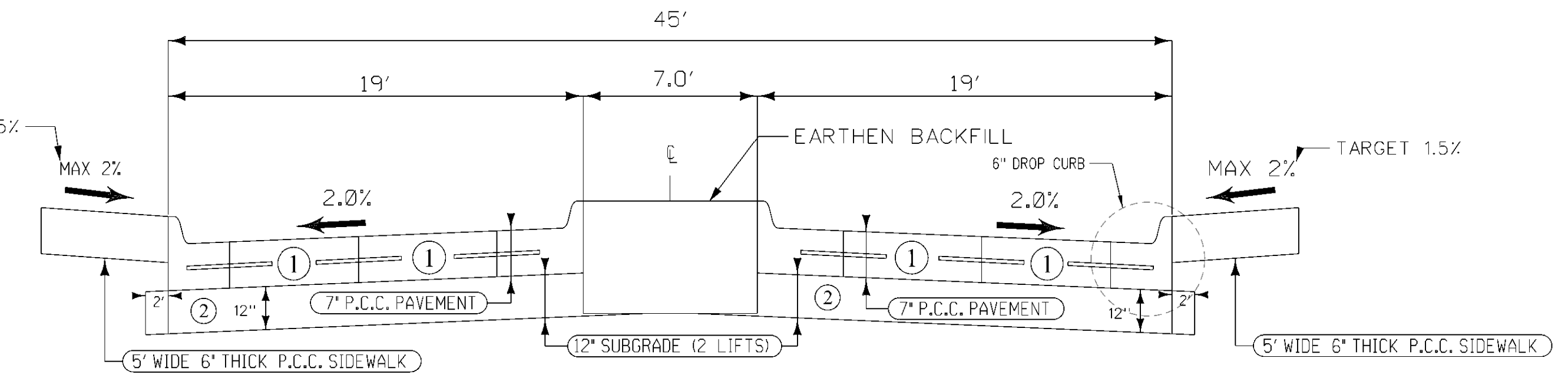
- NOTES:
1. BT, KT or L JOINT DEPENDING UPON CONSTRUCTION SEQUENCE
  2. 12" THICK SOIL SUBGRADE PREPARATION AS SPECIFIED PER SUDAS

CROSS SECTION PUBLIC STREET  
(WEST HEART AVENUE & TULIP STREET)



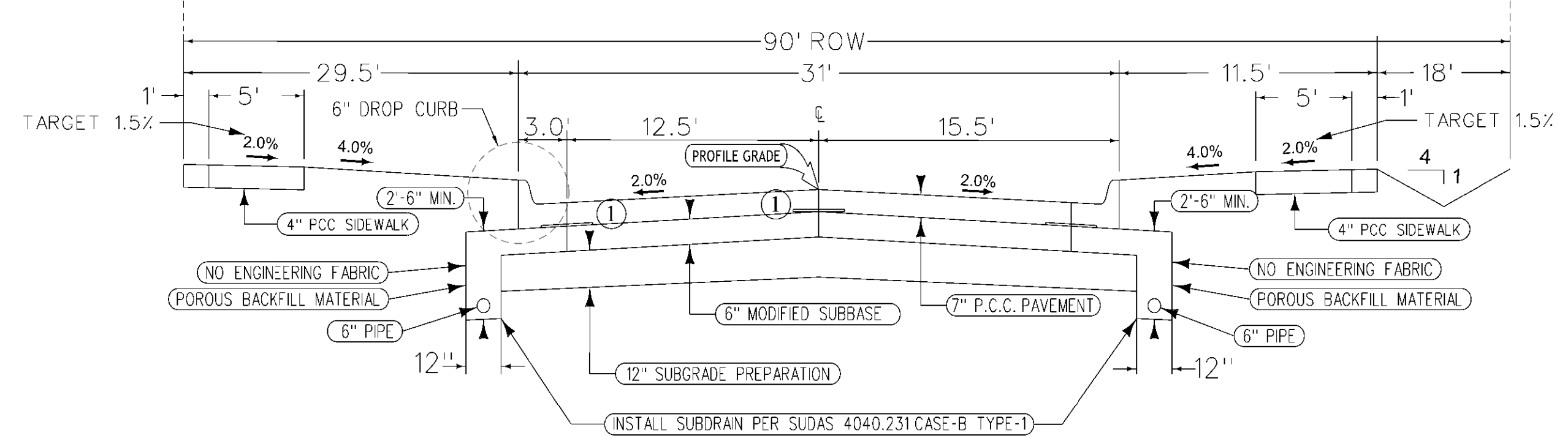
- NOTES:
- TYPICAL PRIVATE DRIVE CROSS SECTION  
7" P.C.C. NORMAL CROWN PAVEMENT DETAIL
1. BT, KT or L JOINT DEPENDING UPON CONSTRUCTION SEQUENCE
  2. 12" THICK SOIL SUBGRADE PREPARATION AS SPECIFIED PER SUDAS

CROSS SECTION- WILSON LANE



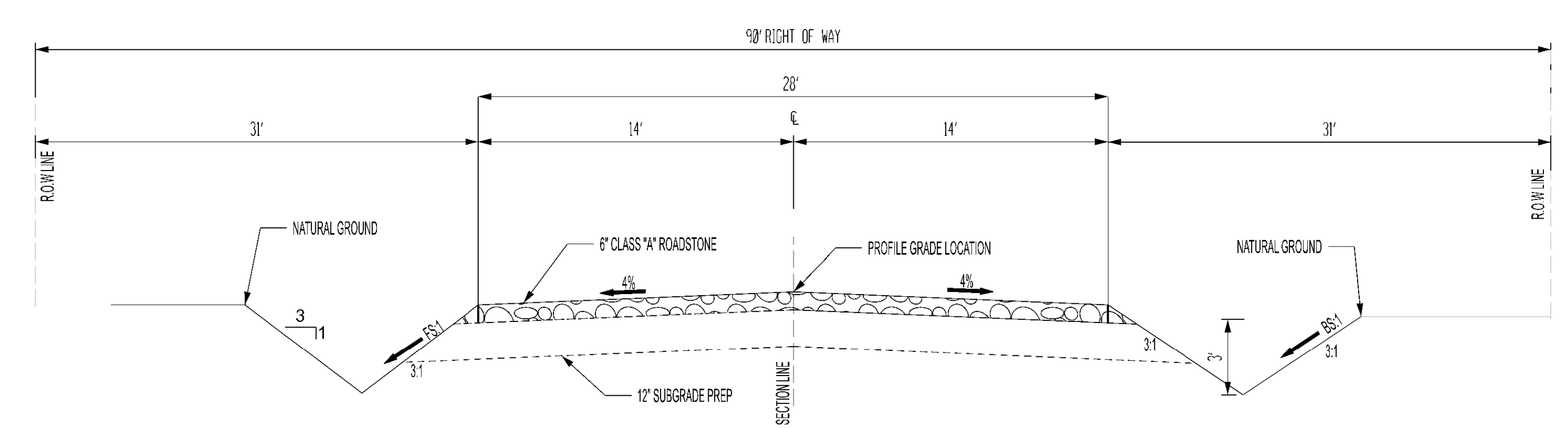
- NOTES:
1. BT, KT or L JOINT DEPENDING UPON CONSTRUCTION SEQUENCE
  2. 12" THICK SOIL SUBGRADE PREPARATION AS SPECIFIED PER SUDAS

TYPICAL CROSS SECTION- WALL STREET



- NOTES:
1. BT, KT or L JOINT DEPENDING UPON CONSTRUCTION SEQUENCE
  2. 12" THICK SOIL SUBGRADE PREPARATION AS SPECIFIED PER SUDAS

TYPICAL RURAL CROSS SECTION- WALL STREET



**WILSON ESTATES CONDOMINIUMS**  
**SITE PLAN IMPROVEMENTS**  
 WEBSTER CITY, HAMILTON COUNTY, IOWA

**LEE CHAMBERLIN**  
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Email: mlce@leechamberlinengineers.com  
Website: www.leechamberlinengineers.com

DRAWING TITLE:  
**DETAIL 3**

DRAWN BY:  
RWT

CHECKED BY:  
JCP

DATE:  
02/28/2025

JOB NO.  
24043

SHEET  
**C.11**



**WEBSTER CITY PLANNING AND ZONING COMMISSION MINUTES  
January 13, 2025**

The meeting of the Webster City Planning and Zoning Commission was held on January 13, 2025 at City Hall. The meeting was called to order by Chairperson Steve Struchen at 6:00 P.M.

**ROLL CALL:** Present: Mary Clausen, Carolyn Cross, Lynn Jaycox, Kyle Heffernan, Maggie Breitenkamp, Shelby Kroona, Steve Struchen, Anna Woodward  
Absent: Jim Kumm

Also in attendance: John Harrenstein, City Manager  
Ariel Bertran, Community Development Director

It was moved by Cross and seconded by Jaycox to approve the agenda.

**ROLL CALL:** Aye: Clausen, Cross, Jaycox, Heffernan, Breitenkamp, Kroona, Struchen, Woodward  
Nay: None  
MOTION CARRIED.

**REORGANIZATION SECTION.**

It was moved by Jaycox and seconded by Kroona to collectively reappoint the 2024 slate of officers for the year 2025: Steve Struchen as Chairperson, Carolyn Cross as Vice-Chairperson, and Jim Kumm as Secretary.

**ROLL CALL:** Aye: Clausen, Cross, Jaycox, Heffernan, Breitenkamp, Kroona, Struchen, Woodward  
Nay: None  
MOTION CARRIED.

The 2024 Planning and Zoning Commission Attendance was reviewed. Attendance of the Commission was compliant with the Administrative Rules adopted by the Commission.

**REGULAR MEETING SECTION:**

It was moved by Cross and seconded by Clausen that the minutes of the Special Meeting December 18, 2024 be approved.

**ROLL CALL:** Aye: Clausen, Cross, Jaycox, Heffernan, Breitenkamp, Kroona, Struchen, Woodward



Nay: None  
MOTION CARRIED.

Petitions – Communications – Requests: None

The Commission reviewed the 2025 Webster City Housing Urban Renewal Area. It was moved by Kroona and Seconded by Cross that the plan is consistent with the City’s Comprehensive Plan.

**ROLL CALL:** Aye: Clausen, Cross, Jaycox, Heffernan, Breitenkamp, Kroona, Struchen,  
Woodward  
Nay: None  
MOTION CARRIED.

Commission Comments – None

Staff Comments – None

It was moved by Jaycox and seconded by Cross to adjourn.

**ROLL CALL:** Aye: Clausen, Cross, Jaycox, Heffernan, Breitenkamp, Kroona, Struchen,  
Woodward  
Nay: None  
MOTION CARRIED.

Meeting was adjourned at 6:24 p.m.

Ariel Bertran  
Community Development Director



**WEBSTER CITY PLANNING AND ZONING COMMISSION MINUTES  
March 10, 2025**

The meeting of the Webster City Planning and Zoning Commission was held on March 10, 2025 at City Hall. The meeting was called to order by Chairperson Steve Struchen at 6:00 P.M.

**ROLL CALL:** Present: Lynn Jaycox, Kyle Heffernan, Maggie Breitenkamp, Shelby Kroona, Steve Struchen, Anna Woodward  
Absent: Mary Clausen, Carolyn Cross, Jim Kumm

Also in attendance: Ariel Bertran, Community Development Director  
Chace Hauschilt, Development Specialist, Kading Development  
Mark Lee, Lee Chamberlin Consultant Engineers  
John Haldeman, Civil Engineer, Snyder and Associates

It was moved by Heffernan and seconded by Kroona to approve the agenda.

**ROLL CALL:** Aye: Jaycox, Heffernan, Brietenkamp, Kroona, Struchen, Woodward  
Nay: None  
MOTION CARRIED.

It was moved by Jaycox and seconded by Woodward to approve the minutes of January 13, 2025.

**ROLL CALL:** Aye: Jaycox, Heffernan, Brietenkamp, Kroona, Struchen, Woodward  
Nay: None  
MOTION CARRIED.

Petitions – Communications – Requests: None

The Commission reviewed the Preliminary Plat, including the Site Plan, of Wilson Estates submitted by Kading Properties for the Planned Residential Development (PRD) on Wall Street. A motion was made by Jaycox and seconded by Kroona to recommend approval of the Preliminary Plat and Site Plan to the City Council, subject to Kading Development addressing the items noted on the Preliminary Plat Checklist and Site Plan Checklist in the building plans.

**ROLL CALL:** Aye: Jaycox, Heffernan, Brietenkamp, Kroona, Struchen, Woodward  
Nay: None  
MOTION CARRIED.

Commission Comments – None

Staff Comments – An update on the downtown building located at 547 Second Street was given, a structural engineer will be supplying a report of his findings in the next couple weeks. Staff has been in

contact with the building owner at 707 Second Street in regards to the tin siding blowing off in the blizzard and their plan for the exposed brick to be repaired.

It was moved by Kroona and seconded by Jaycox to adjourn.

**ROLL CALL:** Aye: Jaycox, Heffernan, Brietenkamp, Kroona, Struchen, Woodward  
Nay: None  
**MOTION CARRIED.**

Meeting was adjourned at 6:27 p.m.

Ariel Bertran  
Community Development Director

DRAFT



## AGENDA STATEMENT

**TO:** Mayor and City Council

**FROM:** Adam Dickinson, Line Department Superintendent  
John Harrenstein, City Manager

**DATE:** March 17, 2025

**RE:** Bidding Package: Electric Distribution Improvements – Phase 1 (Construction)

---

**SUMMARY:** Requesting permission to seek bids and schedule a Public Hearing for construction of the Electric Distribution Improvements – Phase 1 as defined in the attached bidding documents.

**PREVIOUS COUNCIL ACTION:** The City Council has previously authorized DGR Engineering to perform full design services (final design, bidding, construction administration, etc.) and has approved multiple contracts for major and minor materials for the Phase 1 Electric Distribution Improvements associated with the new Reisner Substation.

**BACKGROUND/DISCUSSION:** The proposed construction is described in general as follows:

- Reisner Substation Underground Feeder Egresses
- Sweazey Substation Feeder No. 2 Egress Overhead to Underground Conversion

The attached bidding documents reference in more detailed and complete description of the construction specifications. At the proposed Public Hearing on April 21<sup>st</sup>, 2025 at 6:05 P.M., the City Council will also receive and consider any objection to said plans, specifications and form of contract or cost of the project made by any interested party.

**FINANCIAL IMPLICATIONS:** The total estimated cost of the Electric Distribution Project is \$1,450,000.00. In the 2024/2025 budget, it was assumed that the City would need to borrow for this project. Savings from the Reisner substation was \$624,201. At this time staff has not decided if this project will be funded from the savings of the Reisner Substation, from the Electric Fund, or a new bond issue. This project and the Wilson Estates, which is estimated at \$550,000, are the only two major projects from the Electric Fund. Before Bids are accepted, staff will present to the council the funding options of bonding or money available in the Electric Utility Fund.

**PROJECT TIMELINE:** The current timeline for construction is as follows:

- Bid Opening: April 10, 2025 @ 2:00 PM at City Hall
- Milestones:
  - Construction Start: May 19, 2025 (assumed)
  - Substantial Completion: September 1, 2025 (Base Bid Items);  
December 31, 2025 (Optional Bid Items)
  - Construction End: January 31, 2026

**RECOMMENDATION:** Approve the request to set public hearing for April 21<sup>st</sup>, 2025 at 6:05 P.M. at which the City Council will consider the plans and specifications, proposed form of contract and the estimate of cost to construct the Electric Distribution Improvements – Phase 1 as defined.

**RESOLUTION NO. 2025-**

**A RESOLUTION AUTHORIZING THE SOLICITATION OF BIDS AND SETTING A PUBLIC HEARING FOR THE CONSTRUCTION OF ELECTRIC DISTRIBUTION IMPROVEMENTS – PHASE 1**

**WHEREAS**, the City Council has previously authorized DGR Engineering to perform full design services, including final design, bidding, and construction administration, and has approved multiple contracts for major and minor materials for the Phase 1 Electric Distribution Improvements associated with the new Reisner Substation; and

**WHEREAS**, the proposed construction of Electric Distribution Improvements – Phase 1 includes:

- Reisner Substation Underground Feeder Egresses
- Sweazey Substation Feeder No. 2 Egress Overhead to Underground Conversion

as detailed in the attached bidding documents, which provide a complete description of the construction specifications; and

**WHEREAS**, a public hearing is required to receive and consider any objections to the proposed plans, specifications, form of contract, or estimated cost of the project from any interested party; and

**WHEREAS**, the cost of construction is the responsibility of the City as the project involves only the 13.2 kV electric distribution system; and

**NOW, THEREFORE, BE IT RESOLVED,**

1. The City Council hereby authorizes City staff to solicit bids for the construction of the Electric Distribution Improvements – Phase 1 as defined in the attached bidding documents.
2. A public hearing is set for April 21, 2025, at 6:05 P.M. at which the City Council will consider the plans, specifications, proposed form of contract, and estimated cost for the project and will receive any objections from interested parties.
3. Notice of said public hearing shall be published Friday, April 4, 2025 in accordance with applicable laws and regulations.

Passed and adopted this 17th day of March, 2025.

\_\_\_\_\_  
John Hawkins, Mayor

ATTEST:

\_\_\_\_\_  
Sherry Simmons, Deputy City Clerk



## NOTICE TO BIDDERS

Notice is hereby given that sealed bids will be received by the City Clerk of the City of Webster City, Webster City, Iowa, at City Hall, 400 Second Street, Webster City, Iowa 50595, until 2:00 PM, on April 10, 2025, for the Electric Distribution Improvements – Phase 1 project for the City of Webster City, Iowa. At said time, the bids will be publicly opened and read aloud in the Council Chambers, 400 Second Street, Webster City, Iowa 50595. Bids will be considered by the City Council at its meeting at 6:05 PM on April 21, 2025 in the Council Chambers at City Hall, 400 Second Street, Webster City, Iowa 50595. The City Council may award the contract at said meeting or at such other time and place as shall then be announced.

The proposed construction is described in general as follows:

Electric distribution improvements

The above work shall be in accordance with the specifications and proposed form of contract now on file in the offices of the Municipal Electric Utility in said City of Webster City, Iowa, by this reference made a part hereof, as though fully set out and incorporated herein.

Complete digital project bidding documents are available at [www.questcdn.com](http://www.questcdn.com). You may download the digital plan documents at no charge by inputting the **Quest project #9565422** on the website's Project Search page. Please contact QuestCDN.com at 952-233-1632 or [info@questcdn.com](mailto:info@questcdn.com) for assistance in free membership registration, downloading, and working with this digital project information. An optional paper set of the proposal forms and specifications for individual use may be obtained from the office of the Engineer, DGR Engineering, 1302 South Union Street, PO Box 511, Rock Rapids, IA 51246, telephone: 712-472-2531, fax: 712-472-2710, email: [dgr@dgr.com](mailto:dgr@dgr.com), no deposit required.

Each bid shall be made out on a blank form furnished by the City of Webster City and must contain bid security as required by Iowa Code Section 26.8. The bidder's security shall be in the form of either (1) a cashier's check or certified check drawn on a state chartered or federally chartered bank, in an amount equal to ten (10) percent of the amount of the Bid; or (2) a certified share draft drawn on a state-chartered or federally chartered credit union, in an amount equal to ten (10) percent of the amount of the Bid; or (3) a Bid Bond executed by a corporation authorized to contract as a surety in the State of Iowa, in an amount equal to ten (10) percent of the amount of the Bid. The bid security shall be made payable to City of Webster City. The bid security must not contain any conditions either in the body of or as an endorsement thereon. Such bid security shall be forfeited to the City of Webster City as liquidated damages in the event the successful bidder fails or refuses to enter into a contract within fifteen (15) days after the award of the contract and post satisfactory Performance and Payment Bonds.

The sealed envelope containing the bid shall be clearly marked **BID ENCLOSED – ELECTRIC DISTRIBUTION IMPROVEMENTS – PHASE 1** on the outside of the envelope.

Payment to the Contractor for said construction work will be made from cash on hand of such other funds that legally may be used or obtained for such purposes. Estimates will be paid monthly by the Utility to the Contractor in accordance with the following schedule:

Ninety-five (95) percent upon certification of units completed; five (5) percent within thirty (30) days after final completion and acceptance.



