Bettendorf IOWA

a premier city

Vision

THE CITY OF BETTENDORF IS THE MOST LIVABLE COMMUNITY WITH RICH EDUCATIONAL, CULTURAL AND RECREATIONAL OPPORTUNITIES WHERE WE ENJOY A VIBRANT RIVERFRONT AND A GROWING, COMPETITIVE BUSINESS ENVIRONMENT.
WE TAKE PRIDE IN OUR GREAT COMMUNITY

The Vision Statement for the City of Bettendorf outlines what Bettendorf wants in the future. Our preferred future is defined in value-based principles that can guide policies, decisions and operations. The City of Bettendorf is a Premier City in which to live.

BETTENDORF CITY COUNCIL
COMMITTEE OF THE WHOLE
COUNCIL CHAMBERS – CITY HALL

MONDAY, DECEMBER 6, 2021

5:00 P.M.

The Bettendorf City Council Committee of the Whole meeting will be open to the public. Additional and necessary measures will be taken to adhere to social distancing recommendations. In accordance with CDC recommendations, if you have not been vaccinated, please wear a mask while in City Hall. If you are fully vaccinated, a mask is not required, but recommended. The City of Bettendorf will broadcast this public meeting online at http://www.bettendorf.org/live-meeting

Constituents are encouraged to view the meeting online

AGENDA

I. PRESENTATIONS

- Review of 2022 5-year CIP and Financing – Finance Director Jason Schadt, Public Works Director Brian Schmidt & City Engineer Brent Morlok

II. CONSENT AGENDA ITEMS

- Setting the date for a public hearing on an ordinance amending Title 1, Chapter 5, Article A of the City Code of the City of Bettendorf, Iowa entitled "Wards and Precincts" to establish ward and precinct boundaries based on the 2020 Census – City Attorney Chris Curran and City Planner Taylor Beswick ***(See Consent Agenda B)***

III. REMAINING CONSENT AGENDA ITEMS

IV. OPERATIONAL ITEMS

V. ITEMS ADDED BY MAYOR AND COUNCIL

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT AND OTHER APPLICABLE FEDERAL AND STATE LAWS, ALL PUBLIC HEARINGS AND MEETINGS HELD OR SPONSORED BY THE CITY OF BETTENDORF, IOWA, WILL BE ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES. PERSONS REQUIRING AUXILIARY AIDS AND SERVICES SHOULD CONTACT BETTENDORF CITY HALL AT (563) 344-4000 FIVE (5) DAYS PRIOR TO THE HEARING OR MEETING TO INFORM OF THEIR ANTICIPATED ATTENDANCE. THE REQUIREMENT THAT AN ORDINANCE BE READ THREE TIMES BEFORE PASSAGE MAY BE WAIVED BY COUNCIL UPON AN AFFIRMATIVE VOTE OF SIX OF THE SEVEN COUNCIL MEMBERS. THE PUBLIC IS ADVISED TO TAKE NOTE OF THIS PROCESS AND BE PREPARED TO SPEAK EITHER FOR OR AGAINST ANY ORDINANCE AT THE TIME OF FIRST READING.

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	Project #	Anticipated Revenue Source	FY 21/22 7/1/21-12/31/21	FY 21/22 1/1/22-6/30/22	FY 21/22 Request	FY 22/23 7/1/22-12/31/22	FY 22/23 1/1/23-6/30/23	FY 22/23 Request	FY23/24 Request	FY24/25 Request	FY 25/26 Request	FY 26/27 Request	Unfunded	5-Year CIP Cost 21/22 - 25/26
I-74 Bridge - Bettendorf Commitment															
1	I-74 Loop Ramp Rock Excavation, Detention Basin Sign and Fountains, IA-Bound Off-Ramp Sign and Landscape, Rec Trail Signage	PW0404	G.O. Bonds				450,000	300,000	750,000						750,000
2	Downtown Traffic Improvements - Fiber, Lighted Street Signs, etc. (City's OWN PROJECT)	PW0431	G.O. Bonds						0						0
3	I-74 Letdown Structure (Elevator) - Design/Construction Engineering/Construction	PW0401	G.O. Bonds						0					1,120,527	0
4	I 74 Aesthetic Lighting	PW0402	G.O. Bonds						0					1,241,587	0
5	I 74 Identity Elements	PW0403	G.O. Bonds						0					280,650	0
6	I 74 Local Road Lighting & Signals	PW0405	G.O. Bonds						0					39,312	0
7	I 74 Local Road Improvements	PW0406	G.O. Bonds						0					639,890	0
8	I 74 Mississippi River Crossing Multi-Use Trail (Iowa side) - At grade multi-use trail costs includes trail lighting costs	PW0407	G.O. Bonds						0					375,000	0
9	I 74 Landscaping Urban Park & Plaza - Design/Construction	PW0408	G.O. Bonds						0					452,054	0
10	I 74 Overlook Surfacing & Benches	PW0409	G.O. Bonds						0						0
11	I 74 FUTURE change orders	PW0406	G.O. Bonds						0						0
12	Prepaid/Long Term Payable		G.O. Bonds					529,804	529,804						529,804
13	**I-74 City Obligation - PROJECTED ANNUAL PAYMENT TO STATE (Total due by 7/1/22)**		**G.O. Bonds**		**829,804**	**829,804**	**450,000**	**829,804**	**1,279,804**	**829,804**	**829,804**	**0**	**0**	**4,149,020**	2,939,412
Community & Economic Development:															0
14	HMGP Buyout Program - Flood Mitigation Assistance Program - FED SHARE 75%	CD0080	Federal Aid	553,913	553,913	1,107,826			0						0
15	HMGP Buyout Program - Flood Mitigation Assistance Program - STATE SHARE 10%	CD0080	State Aid	73,855	73,855	147,710			0						0
16	HMGP Buyout Program - Flood Mitigation Assistance Program - CITY SHARE 15%	CD0080	SRF Funds - State of Iowa	110,783	110,783	221,566			0						0
17	HMGP Buyout Program - Flood Mitigation Assistance Program - FED SHARE 75%	CD0107	Federal Aid			0	342,261	342,261	684,522	684,521	684,521				2,053,564
18	HMGP Buyout Program - Flood Mitigation Assistance Program - STATE SHARE 10%	CD0107	State Aid			0	45,635	45,635	91,270	91,269	91,269				273,808
19	HMGP Buyout Program - Flood Mitigation Assistance Program - CITY SHARE 15%	CD0107	Sales Tax & Interest			0	68,452	68,452	136,904	136,904	136,904				410,712
20	I-80 Water Main Extension (16 inch main)	ED0014	G.O. Bonds			0			0					200,000	0
21	I-80 Water Main Extension - American Water Contribution (16 inch main)	ED0014	Other			0			0					100,000	0

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Miscellaneous Public Works Projects															0
22	Boulevard restoration offset with funding from grading permit	PW0074	Other		20,000	20,000	10,000	10,000	20,000	20,000	20,000	20,000	20,000		100,000
23	Retaining Wall Restoration Program	PW0497	G.O. Bonds		175,000	175,000			0	50,000		50,000			100,000
24	CIP Final Row Surveys	PW0039	G.O. Bonds	5,000	5,000	10,000	10,000		10,000	10,000	10,000	10,000	10,000		50,000
25	Tree Removal in Parks	PW0512	G.O. Bonds	25,000		25,000	25,000		25,000	25,000	25,000	25,000	25,000		125,000
26	Public Works Contingency	PW0513	G.O. Bonds	50,000	50,000	100,000	50,000	50,000	100,000	100,000	100,000	100,000	100,000		500,000
Bridge Maintenance Program															0
27	Bi-Annual Funding - Inspection including Recreation Bridges	PW0283	G.O. Bonds	20,000		20,000	20,000		20,000		20,000		20,000		60,000
28	Middle Road Bridge over Duck Creek		Federal Aid			0			0					2,000,000	0
29	Middle Road Bridge over Duck Creek		G.O. Bonds			0			0					500,000	0
30	Indiana Ave Bridge over Spencer Creek	PW0480	G.O. Bonds	100,000	25,000	125,000			0						0
31	Indiana Ave Bridge over Spencer Creek	PW0480	Federal Aid	940,000		940,000			0						0
32	Annual Bridge Repair Funding		G.O. Bonds			0			0	60,000	60,000	60,000	60,000		240,000
33	Bridge Repair Program 2022	PW0514	G.O. Bonds		40,000	40,000	80,000		80,000						80,000

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Sidewalk Program															0
34	Annual Funding - Repairs and pedestrian ramps		G.O. Bonds			0			0	250,000	250,000	250,000	250,000		1,000,000
35	Sidewalk Repair and Pedestrian Ramps 2023	PW0549	G.O. Bonds			0		50,000	50,000						50,000
36	Sidewalk Repair and Pedestrian Ramps 2022	PW0550	G.O. Bonds		50,000	50,000	200,000		200,000						200,000
37	Sidewalk Repair and Pedestrian Ramps 2021	PW0515	G.O. Bonds	418,000		418,000			0						0
38	Separated and Recreation Trails - repairs to existing	PW0258	G.O. Bonds		50,000	50,000	25,000	25,000	50,000	50,000	50,000	50,000	50,000		250,000
39	Duck Creek Recreation Trails Resurfacing Approximately 1 mile each section	PW0483	G.O. Bonds	140,000		140,000			0						0
40	Middle Rd Recreational Trail - Hopewell to Forest Grove	PW0551	G.O. Bonds			0			0					400,000	0
41	Devils Glen Recreational Trail - Middle to Belmont	PW0552	G.O. Bonds			0			0					325,000	0
42	U.S. 67 Trail Extension (North side - Duck Creek to Brennys)	PW0547	Sales Tax & Interest			0	150,000		150,000						150,000
Alley Rehabilitation Program															0
43	Annual Funding		G.O. Bonds			0			0	450,000	450,000	450,000	450,000		1,800,000
44	Alley Rehabilitation Program 2023	PW0553	G.O. Bonds			0		100,000	100,000						100,000
45	Alley Rehabilitation Program 2022	PW0554	G.O. Bonds		100,000	100,000	350,000		350,000						350,000
46	Alley Rehabilitation Program FY 21/22	PW0516	G.O. Bonds	475,000		475,000			0						0
Street Resurfacing Program															0
47	Annual Street Resurfacing Program		G.O. Bonds			0			0	1,250,000	1,250,000	1,250,000	1,250,000		5,000,000
48	Street Resurfacing Program 2023	PW0555	G.O. Bonds			0		100,000	100,000						100,000
49	Street Resurfacing Program 2022	PW0556	G.O. Bonds		350,000	350,000	400,000		400,000						400,000
50	Street Resurfacing Program 2021	PW0517	G.O. Bonds	765,000		765,000			0						0

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Street Reconstruction Program															0
51	Annual Funding		G.O. Bonds			0			0	1,500,000	1,500,000	1,500,000	1,500,000		6,000,000
52	Asbury Drive - Tanglefoot Ln to New Lexington Drive	PW0543	G.O. Bonds	136,000		136,000			0						0
53	Pleasant Drive - Greenfield Rd to Devils Glen	PW0544	G.O. Bonds	190,000		190,000			0						0
54	23rd St - State St to Grant St	PW0545	G.O. Bonds	325,000		325,000			0						0
55	Gretchen Ct - Stone Have Dr to End	PW0548	G.O. Bonds		190,000	190,000			0						0
56	Hollowview Dr - Halycon to Pleasant	PW0557	G.O. Bonds		150,000	150,000	165,000		165,000						165,000
57	Kynnelworth Drive (North Half)	PW0558	G.O. Bonds		100,000	100,000	250,000		250,000						250,000
58	Edgewood Dr - 19th to 21st St	PW0559	G.O. Bonds		100,000	100,000	175,000		175,000						175,000
59	Alley between Grant/State from 6th - 10th		G.O. Bonds			0			0					300,000	0
Diamond Grinding Program															0
68	Bi-Annual Diamond Grinding Program		G.O. Bonds			0			0					150,000	0
Full Depth Patching Program															0
69	Annual Full Depth Patching Supplement		G.O. Bonds			0	150,000	175,000	325,000	325,000	325,000	325,000	325,000		1,625,000
70	Full Depth Patching Supplement 2021	PW0518	G.O. Bonds	150,000	175,000	325,000			0						0
Rural Road Sealcoating Program															0
71	Bi-Annual Funding	PW0294	G.O. Bonds	150,000		150,000				150,000		150,000			300,000
City/Park Parking Lot & Park Roadway Maintenance Program															0
72	Annual Program		Sales Tax & Interest			0			0	150,000	150,000	150,000	150,000		600,000
73	City Parking Lot Patching Program 2022 - Life Fitness Center	PW0560	Sales Tax & Interest		50,000	50,000	100,000		100,000						100,000
74	City Parking Lot Patching Program 2021	PW0519	Sales Tax & Interest	185,000		185,000			0						0

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Arterial/Collector Plan															0
75	Forest Grove Paving - International to Middle	PW0381	G.O. Bonds	135,000	600,000	735,000	3,750,000	550,000	4,300,000						4,300,000
76	Forest Grove Paving - International to Middle	PW0381	Federal Aid	535,000	2,400,000	2,935,000	2,683,892		2,683,892						2,683,892
77	Forest Grove Utility Burial	PW0520	G.O. Bonds	600,000	650,000	1,250,000			0						0
78	Middle Rd & Forest Grove Dr East Side Development - Internal Roads and Trails	PW0561	G.O. Bonds		250,000	250,000	750,000		750,000						750,000
79	Middle Rd & Forest Grove Dr East Side Development - Additional Roundabout & Expansion of Forest Grove	PW0562	G.O. Bonds			0	2,000,000		2,000,000						2,000,000
80	Indiana Ave Full Depth Reclamation - I-80 / Middle Rd to Wells Ferry Rd	PW0563	G.O. Bonds			0			0	1,100,000					1,100,000
81	Criswell St Full Depth Reclamation - Forest Grove Dr to Valley Dr	PW0564	G.O. Bonds			0			0		900,000				900,000
82	Maplecrest Road: Stafford Blvd to Genesis Reconstruction	PW0493	G.O. Bonds			0			0			775,000			775,000
83	Maplecrest Road: 18th St to Genesis Reconstruction	PW0521	G.O. Bonds			0			0		650,000				650,000
84	23rd Street: Middle Road to Central Ave PCC Rehab	PW0522	G.O. Bonds			0			0	850,000					850,000
85	23rd Street: Middle Road to Central Ave Resurfacing	PW0523	G.O. Bonds			0			0		725,000				725,000
86	29th Street: Maplecrest Road to Middle Rd reconstruction	PW0524	G.O. Bonds			0			0		475,000	475,000			950,000
87	Middle Road and 18th Intersection Reconstruction & Traffic Signals	PW0525	G.O. Bonds			0			0				600,000		600,000
88	Middle Road: Belmont to Woodfield Drive - resurfacing	PW0388	G.O. Bonds	265,000		265,000			0						0
89	Middle Road: South of Crow Creek to Round-about @ 53rd	PW0526	G.O. Bonds	400,000		400,000			0						0
90	Middle Road Woodfield to Tanglefoot - widening and relocation of rec trail	PW0527	G.O. Bonds			0			0				850,000		850,000
91	Middle Road: Spruce Hills Intersection	PW0528	G.O. Bonds			0			0				450,000		450,000
92	18th St Reconstruction (53rd to St Andrews Cir)	PW0529	G.O. Bonds			0			0	950,000					950,000
93	18th St Reconstruction (St Andrews Cir to Barcelona)	PW0530	G.O. Bonds	450,000		450,000			0						0
94	18th St & Tanglefoot Widening	PW0565	G.O. Bonds			0			0	250,000					250,000
95	53rd Ave Widening Devils Glen to Middle (Both Sides)	PW0531	G.O. Bonds			0			0			750,000	750,000		1,500,000
96	Tanglewood Rd Reconstruction - Devils Glen to Grey Hawk	PW0533	G.O. Bonds		300,000	300,000	900,000		900,000						900,000
97	Kimberly Rd Resurfacing Duck Creek Entrance to Bridge)	PW0534	G.O. Bonds			0			0	275,000					275,000

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98	Central Ave Resurfacing 14th St to Pius Ln)	PW0535	G.O. Bonds			0			0			725,000			725,000
99	Central Ave Resurfacing 14th St to Pius Ln)	PW0535	State Aid			0			0			1,715,000			1,715,000
100	18th St PCC Rehab (53rd Ave to Navajo Dr)	PW0537	G.O. Bonds			0			0					300,000	0
101	Greenbrier Dr Reconstruction (Davenshire to Tanglefoot)	PW0538	G.O. Bonds	592,000		592,000			0						0
102	Devils Glen Resurfacing (Middle Rd to Tanglefoot)	PW0539	G.O. Bonds			0			0				850,000		850,000
103	Devils Glen Resurfacing (Halycon to Middle Rd)	PW0540	G.O. Bonds			0			0				875,000		875,000
104	Devils Glen Resurfacing (State to Halycon)	PW0541	G.O. Bonds			0			0					975,000	0
105	Devils Glen Widening (53rd to Forest Grove	PW0566	G.O. Bonds			0			0					1,000,000	0
106	Kimberly Rd / Middle Rd / Burlington Coat Factory Entrance Reconfiguration	PW0567	G.O. Bonds			0			0					900,000	0
107	Valley View & Dodds Dr Rehabilitation	PW0542	G.O. Bonds			0			0					450,000	0

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Traffic															0
108	Lighted Street Signs at Main Intersections	CD0067	G.O. Bonds	15,000	15,000	30,000	15,000	15,000	30,000	30,000	30,000	30,000	30,000		150,000
109	Video Enhancement & Repair	CD0051	G.O. Bonds	20,000	20,000	40,000	20,000	20,000	40,000	40,000	40,000	40,000	40,000		200,000
110	Video Enhancement - Other	CD0082	OTHER	30,000		30,000	15,000	15,000	30,000	30,000	30,000	30,000	30,000		150,000
111	Software Licensing	CD0108	Sales Tax & Interest	40,000		40,000	40,000		40,000	40,000	40,000	40,000	40,000		200,000
112	Traffic Studies	CD0022	G.O. Bonds	15,000	10,000	25,000	15,000	10,000	25,000	25,000	25,000	25,000	25,000		125,000
113	Middle Rd & I-74 TSL	CD0102	G.O. Bonds		175,000	175,000			0						0
114	Middle Rd & 29th St / PHGC TSL	CD0104	G.O. Bonds	50,000	150,000	200,000			0						0
115	Equipment Upgrades (Servers, Switches, Computers)	CD0105	G.O. Bonds	75,000	75,000	150,000	75,000	75,000	150,000						150,000
116	Hopewell Ave & Middle Rd Temporary Signals	CD0106	G.O. Bonds	50,000		50,000			0						0
117	Spruce Hills Guardrail	PW0568	G.O. Bonds			0	75,000		75,000						75,000
118	Downtown Decorative Light Pole Bulb Replacement	CD0109	G.O. Bonds			0			0		150,000				150,000
119	6th St and River Drive Intersection	CD0110	G.O. Bonds			0			0		175,000				175,000
120	Forest Grove & Spring Creek Pedestrian Improvements	CD0111	G.O. Bonds			0			0	150,000					150,000
121	Fiber Optic Cabling	2CD005	G.O. Bonds	15,000	15,000	30,000	15,000	15,000	30,000	30,000	30,000	30,000	30,000		150,000
122	Fiber Optic Network Replacement	CD0112	G.O. Bonds			0			0					300,000 (Annually for 5 years)	0
123	LED signal head lens replacement	2CD011	G.O. Bonds	5,000	5,000	10,000	10,000	10,000	20,000	20,000	20,000	20,000	20,000		100,000
124	Speed Signs by various schools	CD0054	Sales Tax & Interest	10,000	10,000	20,000	10,000	10,000	20,000	20,000	20,000	20,000	20,000		100,000
125	Pre-emption Upgrades - To Allow Emergency vehicles to Change Signals	2CD010	G.O. Bonds	10,000	10,000	20,000	10,000	10,000	20,000	20,000	20,000	20,000	20,000		100,000
126	Traffic Signals & Mast Arms Upgrades	2CD009	G.O. Bonds	50,000	50,000	100,000	50,000	50,000	100,000	100,000	100,000	100,000	100,000		500,000

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Parks & Recreation															0
127	Dog Park Improvements (fundraising)	PK0170	Other	5,000		5,000	5,000		5,000	5,000	5,000	5,000	5,000		25,000
128	Crow Creek Park NE Corner access - Bridge/Easement	PK0187	G.O. Bonds			0			0					250,000	0
129	Crow Creek Park Interpretive trails, signage, etc	PK0156	Sales Tax & Interest			0			0					25,000	0
130	Devils Glen Park/Paving Roadways - Curbs, Gutters, Asphalting	PK0176	Sales Tax & Interest			0			0	100,000					100,000
131	Splash Pads - Sales Tax	PK0198	Sales Tax & Interest			0			0	100,000					100,000
132	Splash Pads - GCP Bonds	PK0198	GCP Bonds			0			0	700,000					700,000
133	Frozen Landing Replacement/Upgrade	PK0199	Sales Tax & Interest	69,864		69,864			0			150,000			150,000
134	Frozen Landing Replacement/Upgrade	PK0199	GCP Bonds									700,000			700,000
135	Frozen Landing Replacement/Upgrade	PK0199	Gaming Revenue	150,000		150,000			0			150,000			150,000
136	Park & Recreation Master Plan	1PK006	Sales Tax & Interest			0	40,000		40,000						40,000
137	Park playground equipment & Shelters	PK0165	Sales Tax & Interest	350,000		350,000		500,000	500,000	500,000	500,000	500,000	500,000		2,500,000
138	Leach Park Dredging/Boat Landing	2PK012	Sales Tax & Interest			0		75,000	75,000						75,000
139	Resurfacing Athletic Courts/Pathways/ Lots - Resurfacing Basketball Ct-Trails	9PK002	Sales Tax & Interest		100,000	100,000		100,000	100,000	100,000	100,000	100,000	100,000		500,000
140	**Park Board Annual Funding using SALES TAX**			419,864	100,000	519,864	40,000	675,000	715,000	800,000	600,000	750,000	600,000	25,000	3,465,000

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
	MISCELLANEOUS CITY WIDE PROJECTS														0
141	City-wide Energy Study	AD0027	Sales Tax & Interest			0			0						0
142	LED Street Light Replacement - Residential Decorative Poles (Annual)		G.O. Bonds			0			0					100,000	0
143	Police Evidence Room Renovation		Sales Tax & Interest	25,000		25,000			0						0
144	Entrance to Public Works Patching	PW0511	G.O. Bonds	225,000		225,000			0						0
145	PW Miscellaneous Office Furniture & Flooring	PW0426	Sales Tax & Interest			0	30,000		30,000						30,000
146	Public Works Car Wash Replacement - Transit ARPA Funding	PW0569	Federal Aid			0	500,000		500,000						500,000
147	Utility burial in alleys between 14th and 23rd		G.O. Bonds			0			0					1,000,000	0
148	Library - HVAC replace 40 ton system	LB0019	Sales Tax & Interest	225,000		225,000			0						0
149	Library - Sorter Replacement		Sales Tax & Interest			0			0		250,000				250,000
150	Libray Building Expansion - Youth Services Area (Fund Raising or combination GC Bonds)		GCP Bonds			0			0	700,000					700,000
151	Riverfront Bollards Replacement - Isle to Leach Park	AD0029	Other			0	250,000		250,000	250,000					500,000
152	Spruce Hills Fire Station Improvements (Windows, Trench Drain)	AD0030	Sales Tax & Interest	100,000		100,000			0						0
153	Key Scan Upgrade	AD0005	Sales Tax & Interest	35,000		35,000			0						0
154	City Hall Elevator Replacement	AD0028	Sales Tax & Interest	35,000		35,000			0			75,000			75,000
155	Engineering Salaries & Benefits	pw0300	Misc	700,000	700,000	1,400,000	500,000	500,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000		5,000,000
156	**TOTAL CIP PROJECTS**			**10,094,415**	**8,733,355**	**18,827,770**	**15,275,240**	**4,580,956**	**19,856,196**	**13,517,498**	**11,237,498**	**11,865,000**	**10,545,000**	**19,923,040**	67,021,192

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
Road Use															0
1	Annual IDOT Full Depth Patching Program (State Street, Grant St and River Drive)		State Aid			0			0	75,000	75,000	75,000	75,000		300,000
2	IDOT Full Depth Patching Program 2023	RU0031	State Aid					75,000	75,000						75,000
3	IDOT Full Depth Patching Program 2022	RU0032	State Aid		75,000	75,000			0						0
4	IDOT Full Depth Patching Program 2021	RU0025	State Aid	10,000		10,000			0						0
5	Annual Full Depth Patching Program		Road Use			0			0	600,000	600,000	600,000	600,000		2,400,000
6	Full Depth Patching Program 2023	RU0033	Road Use					300,000	300,000						300,000
7	Full Depth Patching Program 2022	RU0034	Road Use		300,000	300,000	300,000		300,000						300,000
8	Full Depth Patching Program 2021	RU0026	Road Use	300,000		300,000			0						0
9	Annual street markings/painting Program		Road Use			0			0	180,000	180,000	180,000	180,000		720,000
10	Pavement Markings Program 2022	RU0035	Road Use				175,000		175,000						175,000
11	Pavement Markings Program 2021	RU0027	Road Use	170,000		170,000			0						0
12	Street Resurfacing Supplement		Road Use				250,000	250,000	500,000	250,000	250,000	250,000	250,000		1,500,000
13	Public Works Hoop Building Salt Dome Replacement Cover	RU0036	Road Use			0	200,000		200,000						200,000
Pavement Preservation															0
14	Pavement Preservation - Annual Funding		Road Use			0			0	100,000	100,000	100,000	100,000		400,000
15	Pavement Preservation Program 2022	RU0037	Road Use				70,000		70,000						70,000
16	Bituminous Fog Seal Program 2022	RU0038	Road Use				30,000		30,000						30,000
17	Pavement Preservation Program 2021	RU0028	Road Use	75,000		75,000			0						0
18	Bituminous Fog Seal Program 2021	RU0029	Road Use	25,000		25,000			0						0
19	**TOTAL ROAD USE PROJECTS**			**580,000**	**375,000**	**955,000**	**1,025,000**	**625,000**	**1,650,000**	**1,205,000**	**1,205,000**	**1,205,000**	**1,205,000**	**0**	6,470,000

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
Palmer Hills Golf Enterprise Fund:															0
1	Tee box and Sand Trap improvements	2GC004	Sales tax & Interest	30,000		30,000			0	30,000		30,000			60,000
2	Cart Path Improvements	2GC011	Sales tax & Interest			0	30,000		30,000		30,000		30,000		90,000
3	New Pavilion w/Restrooms & Parking	2GC027	GCP Bonds			0			0		700,000				700,000
4	Redesign #11		Sales tax & Interest			0			0					100,000	0
5	Green Drainage Improvement	2GC026	GCP Bonds			0			0					50,000	0
6	Golf Course Improvements: 6-hole short course	2GC025	GCP Bonds	20,000	300000	320,000	380,000		380,000		Phase 3				380,000
7	Range Netting Expansion	2GC030	Sales Tax & Interest				200,000		200,000						200,000
8	Range Netting Expansion	2GC030	Other				300,000		300,000						300,000
9	Maintenance Garage Expansion & Repaving	2GC028	GCP Bonds			0			0					150,000	0
10	Wash Pad	2GC029	Sales tax & Interest		30,000	30,000			0						0
11	**Total Palmer Hills Enterprise Fund**			**50,000**	**330,000**	**380,000**	**910,000**	**0**	**910,000**	**30,000**	**730,000**	**30,000**	**30,000**	**300,000**	1,730,000

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
Downtown Improvements:															0
	BONDING														0
1	Public Parking Lot Construction (15th St & 18th St)	DT0029	Existing Fund Balance			0			0						0
2	15th St. Utility Relocate	DT0030	Existing Fund Balance			0			0						0
3	City Hall Plaza Maintenance	DT0032	Existing Fund Balance			0			0						0
4	Entry Signage City Wide		Existing Fund Balance		350,000	350,000	350,000		350,000						350,000
5	Business Assistance	DT0012	Sales Tax & Interest	100,000		100,000	75,000		75,000	75,000	75,000	75,000	75,000		375,000
6	**Total Downtown Improvements**			**100,000**	**350,000**	**450,000**	**425,000**	**0**	**425,000**	**75,000**	**75,000**	**75,000**	**75,000**	**0**	725,000
Splash Landing:															0
1	Major renovation or improvements	2PL001	Sales tax & Interest	50,000		50,000	50,000		50,000	50,000				400,000	100,000
	Splash Landing Replacement		Other				500,000	500,000	1,000,000	10,000,000					11,000,000
2	**Total Splash Landing Fund**			**50,000**	**0**	**50,000**	**550,000**	**500,000**	**1,050,000**	**10,050,000**	**0**	**0**	**0**	**400,000**	11,100,000
Family Museum for Arts & Science Funds:															0
1	Renovate Traveling Gallery Space		Sales tax & Interest			0		50,000	50,000	200,000					250,000
2	Renovate Traveling Gallery Space		Other			0			0	200,000					200,000
3	Permanent Garage outside - cold storage		Sales tax & Interest			0	0		0						0
4	Roof Replacement (projected replacement in 2025)	FM0023	Sales tax & Interest			0			0		300,000				300,000
5	**Total Family Museum**			**0**	**0**	**0**	**0**	**50,000**	**50,000**	**400,000**	**300,000**	**0**	**0**	**0**	750,000

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
QC Convention Center															0
1	Various Improvements	AD0004	Existing fund balance	155,000		155,000	153,500		153,500	234,000	175,000	270,000	0		832,500
	Total QC Convention Center			**155,000**	**0**	**155,000**	**153,500**	**0**	**153,500**	**234,000**	**175,000**	**270,000**	**0**	**0**	832,500
Life Fitness Center															0
1	Tennis Court Resurfacing	LF0005	sales tax & interest	50,000		50,000									0
2	Gym Floor Surface Repair	LF0006	sales tax & interest	35,000		35,000									0
3	Exterior/Interior Remodel: Window, etc	LF0008	sales tax & interest			0								25,000	0
4	Indoor Renovation	LF0009	OTHER		100,000	100,000	500,000		500,000					250,000	500,000
5	**Total Life Fitness Center Fund**			**85,000**	**100,000**	**185,000**	**500,000**	**0**	**500,000**	**0**	**0**	**0**	**0**	**275,000**	500,000

	Project Description	Project #	Anticipated Revenue Source	FY 21/22 7/1/21-12/31/21	FY 21/22 1/1/22-6/30/22	FY 21/22 Request	FY 22/23 7/1/22-12/31/22	FY 22/23 1/1/23-6/30/23	FY 22/23 Request	FY23/24 Request	FY24/25 Request	FY 25/26 Request	FY 26/27 Request	Unfunded	5-Year CIP Cost 21/22 - 25/26
Sewer Enterprise Fund:															0
	Projected Future Rate Increases														0
1	Auburn Court Lift Station Removal and Sanitary extension to Crow Creek Interceptor	SW0092	Sewer Revenue Bonds	300,000		300,000			0						0
2	Forest Grove Sanitary Extension	SW0095	Sewer Revenue Bonds		500,000	500,000			0						0
3	Hopewell Interceptor Sanitary Extension (Hopewell to Forest Grove)	SW0096	Sewer Revenue Bonds			0		425,000	425,000						425,000
4	Tanglewood Sewer Extension	SW0097	Sewer Revenue Bonds			0	325,000		325,000						325,000
5	East Pigeon Creek Interceptor Sanitary Extension (East of Century Heights)	SW0098	Sewer Revenue Bonds			0	400,000		400,000						400,000
6	Middle Rd & Forest Grove Dr East Side Development - Sanitary Extension	SW0099	Federal Aid		500,000	500,000			0						0
7	Annual Pipe Lining		Sewer Revenue Bonds			0			0	500,000		500,000			1,000,000
8	Pipe Lining Program 2021	SW0093	Sewer Revenue Bonds	100,000	400,000	500,000			0						0
9	Annual Local Sewers investigative & rehabilitation		Sewer Revenue Bonds			0			0	150,000	150,000	150,000	150,000		600,000
10	Local Sewer Rehab Program 2022	SW0100	Sewer Revenue Bonds			0	75,000	75,000	150,000						150,000
11	Local Sewer Rehab Program 2021	SW0094	Sewer Revenue Bonds	15,000	135,000	150,000			0						0
12	Alley between Grant/State from 6th - 10th		Sewer Revenue Bonds			0			0					150,000	0
13	McClure Sanitary Sewer Evaluation Survey & Projects	SW0091	Sewer Revenue Bonds			0			0					22,000,000	0
14	Spencer Creek tunneling of 48 inch RCP sanitary sewer under I-80, with manholes constructed on	SW0028	Sewer Revenue Bonds			0			0						0
15	I-80 and Middle Sewer Improvements	SW0083	Sewer Revenue Bonds			0			0						0
16	Construction of 48 inch RCP sanitary sewer from a manhole on south side of I-80 along Spencer	SW0028	Sewer Revenue Bonds			0			0					1,900,000	0
17	Construction of 48 inch RCP sanitary sewer from the manhole on the north side of I-80 to a proposed manhole in the NW quadrant of I-80 and Middle Rd (Phase III) WAITING ON FACILITY PLAN.	SW0028	Sewer Revenue Bonds			0			0					3,500,000	0
18	I-80 Development, ROW, Spencer Creek Force Main, access road and lift station at Forest Grove Park - (Engineering COMPLETE - 6 month to construct) (Phase IV) Including pumps & control equipment to service 8000 acres DESIGNED AND SHOVEL READY	SW0059	Sewer Revenue Bonds			0			0					2,700,000	0
19	I-80 Development, Spencer Creek Interceptor thru Hidden Hills Golf Course (Phase VI)	SW0059	Sewer Revenue Bonds			0			0					1,100,000	0
20	Current year I-74 Improvements COMPLETED					0			0						0
21	Payments to State for I-74 sewer interceptor improvements along State and Grant (paid over 6 years 7/1/16-7/1/21) LONG TERM PAYABLE BALANCE	SW0071	Sewer Revenue Bonds	325,053		325,053	325,053		325,053						325,053

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
28E Pay As You Go Projects															0
22	Compost Hydrogen Sulfide Abatement		28E Funded			0			0	0	0	0			0
23	Compost Trench Replacement		28E Funded		76,560	76,560			0	0	0	0			0
24	Compost Parking Lot Rehabilitation		28E Funded			0		38,280	38,280	0	0	0			38,280
25	Compost Mechanic Shop Replacement		28E Funded			0		33,495	33,495	0	0	0			33,495
26	Compost Lighting Upgrades		28E Funded			0			0	0	28,710	0			28,710
27	Compost Storage Expansion		28E Funded			0			0	0	14,355	57,420			71,775
28	Nutrient Reduction Study & Improvements		28E Funded			0			0	0	0	0			0
29	Clarifier Drive Repair & Replacement Program		28E Funded		95,700	95,700		76,560	76,560	0	0	0			76,560
30	Digester Cleaning & Repair Program		28E Funded		53,592	53,592		76,560	76,560	0	76,560	76,560			229,680
31	Security Enhancements at the WPCP		28E Funded			0			0	0	0	0			0
32	**Total Pay As You Go Projects**			**0**	**225,852**	**225,852**	**0**	**224,895**	**224,895**	**0**	**119,625**	**133,980**	**0**		478,500
28E Debt Financing Projects															0
33	1970's Interceptor Improvements		28E Funded			0		478,500	478,500	478,500	0	0			957,000
34	1930's Sanitary Sewer Riverfront Interceptor		28E Funded			0			0	0	0	0			0
35	Disinfection of Treatment Plant Effluent		28E Funded			0			0	0	0	0			0
36	**Total Debt Financing Projects**			**0**	**0**	**0**	**0**	**478,500**	**478,500**	**478,500**	**0**	**0**	**0**		957,000
37	Engineering Salaries & Benefits	SW0300	SEWER REVENUE BONDS	30,000		30,000	87,500	87,500	175,000	175,000	175,000	175,000	175,000		875,000
38	**Total Sewer Projects, less 28E Projects**			**770,053**	**1,535,000**	**2,305,053**	**1,212,553**	**587,500**	**1,800,053**	**825,000**	**325,000**	**825,000**	**325,000**	**31,350,000**	4,100,053

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	Project #	Anticipated Revenue Source	FY 21/22 7/1/21-12/31/21	FY 21/22 1/1/22-6/30/22	FY 21/22 Request	FY 22/23 7/1/22-12/31/22	FY 22/23 1/1/23-6/30/23	FY 22/23 Request	FY23/24 Request	FY24/25 Request	FY 25/26 Request	FY 26/27 Request	Unfunded	5-Year CIP Cost 21/22 - 25/26
Storm Water Utility Fund -															0
	Projected increase in rates					$.20 (4/1/22) $5.40			$.20 (4/1/23) $5.60						0
1	Payments to State for I-74 stormwater improvements along State and Grant (paid over 6 years 7/1/16-7/1/21) SEE LONG TERM PAYABLE BALANCE	SM0112	Stormwater Fund		282,106	282,106									0
2	Detention Basin Upgrades	SM0129	Stormwater Fund	40,000		40,000	200,000		200,000						200,000
3	Annual intake repair		Stormwater Fund			0			0	200,000	200,000	200,000	200,000		800,000
4	Intake Repair Program 2022	SM0138	Stormwater Fund				50,000	150,000	200,000						200,000
5	Intake Repair Program 2021	SM0131	Stormwater Fund		200,000	200,000			0						0
6	Annual storm sewer linings		Stormwater Fund			0			0		100,000		100,000		200,000
7	Storm Sewer Lining Program 2021	SM0132	Stormwater Fund		100,000	100,000			0						0
8	Annual small storm sewers & drain tile		Stormwater Fund			0			0	150,000	150,000	150,000			450,000
9	Small Storm Sewer Repair & Drain Tile 2023	SM0139	Stormwater Fund					75,000	75,000						75,000
10	Small Storm Sewer Repair & Drain Tile 2022	SM0140	Stormwater Fund		75,000	75,000	75,000		75,000						75,000
11	Misc. streambank stabilization projects/emergencies	SM0106	Stormwater Fund	40,000	60,000	100,000			0	100,000	100,000	100,000	100,000		400,000
12	Subdivision Sump Pump Cost Share Reimbursement	SM0141	Stormwater Fund		25,000	25,000	75,000	25,000	100,000	100,000	100,000	75,000	75,000		450,000
13	Steambank Stabilization - Option A Fully Funded	SM0134	Stormwater Fund			0			0		500,000		500,000		1,000,000
14	Steambank Stabilization - Option B Cost Share	SM0135	Stormwater Fund			0			0	500,000		500,000			1,000,000
15	Streambank Stabilization - Rock & Dirt Program	SM0136	Stormwater Fund			0	25,000	25,000	50,000	50,000	50,000	50,000	50,000		250,000
16	Stafford Creek Manhole Repairs & Detention	SM0107	Stormwater Fund		150,000	150,000			0						0

CITY OF BETTENDORF, IOWA - Community Improvement Program FY 2021/22 - FY 2026/27

	Project Description	*Project #*	*Anticipated Revenue Source*	*FY 21/22 7/1/21-12/31/21*	*FY 21/22 1/1/22-6/30/22*	*FY 21/22 Request*	*FY 22/23 7/1/22-12/31/22*	*FY 22/23 1/1/23-6/30/23*	*FY 22/23 Request*	*FY23/24 Request*	*FY24/25 Request*	*FY 25/26 Request*	*FY 26/27 Request*	*Unfunded*	*5-Year CIP Cost 21/22 - 25/26*
17	N. Willow Ct Storm Repair & Stabilization	SM0142	Stormwater Fund		100,000	100,000			0						0
18	Middle Rd & Forest Grove Dr East Side Development - Storm Sewer	SM0143	Federal Aid		150,000	150,000	150,000		150,000						150,000
19	White Post Road Detention	SM0073	Stormwater Fund			0	50,000		50,000						50,000
20	35th Street pump station electrical improvements	SM0111	Stormwater Fund			0			0					150,000	0
21	35th St Basin Dredging	SM0120	Stormwater Fund		50,000	50,000			0						0
22	21st pump station electrical improvements	SM0127	Stormwater Fund			0			0	300,000					300,000
23	21st and Grant Storm Improvements	SM0124	Stormwater Fund			0			0					125,000	0
24	Sivyer Steel Drainage Improvement		Federal Aid			0			0					500,000	0
25	Tree Removal with Derecho Reimb. $$$		Stormwater Fund		50,000	50,000	100,000		100,000	100,000	100,000	50,000			350,000
26	Engineering Salaries & Benefits	SM0300	Stormwater Fund	30,000		30,000	87,500		87,500	175,000	175,000	175,000	175,000		787,500
27	**Total PROJECT COSTS Storm Water Utility Fund**			**110,000**	**1,242,106**	**1,352,106**	**812,500**	**275,000**	**1,087,500**	**1,675,000**	**1,475,000**	**1,300,000**	**1,200,000**	**775,000**	7,977,106

CITY OF BETTENDORF CITY COUNCIL MEETING
COUNCIL CHAMBERS – CITY HALL

TUESDAY, DECEMBER 7, 2021
7:00 P.M.

The Bettendorf City Council meeting will be open to the public. Additional and necessary measures will be taken to adhere to social distancing recommendations. Any members of the public who wish to be heard at the Public Requests of Council, or for any Public Hearing scheduled to appear, should attend the Council Meeting in person, or contact 563-344-4013 for specific questions or alternative participation. In accordance with the CDC recommendations, if you have not been vaccinated, please wear a mask while in City Hall. If you are fully vaccinated, a mask is not required, but recommended. The City of Bettendorf will broadcast this public meeting online at http://www.bettendorf.org/live-meeting

Constituents who do not have a matter to address with City Council in person are encouraged to view the meeting online

AGENDA

1. **ROLL CALL**

2. **PLEDGE OF ALLEGIANCE**

3. **INVOCATION –** Given by Bettendorf Police Chaplain Father Jason Crossen of Lourdes Catholic Church

4. **POLICE AWARDS –** Chief Keith Kimball

5. **STUDENT ATHLETES RECOGNITION –** Pleasant Valley High School Girls Volleyball Team – 2021 State Champions

6. **PUBLIC REQUESTS OF COUNCIL**

7. **ORDINANCE**

   Council Member Brown to present the second reading of an ordinance amending the Future Land Use Map for property generally located north and west of 5790 Forest Grove Drive from Urban Medium Intensity to Community Commercial

8. **ORDINANCE**

   Council Member Naumann to present the second reading of an ordinance revoking the existing Planned Unit Development Plan and amending the Bettendorf, Iowa Zone Map by reverting the Zoning District Classification to A-1, Agricultural/ Urban Reserve District for property generally located northeast of the Intersection of Middle Road and Forest Grove Drive and south of Interstate 80

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT AND OTHER APPLICABLE FEDERAL AND STATE LAWS, ALL PUBLIC HEARINGS AND MEETINGS HELD OR SPONSORED BY THE CITY OF BETTENDORF, IOWA WILL BE ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES. PERSONS REQUIRING AUXILLARY AIDS AND SERVICES SHOULD CONTACT BETTENDORF CITY HALL AT (563) 344-4000 FIVE (5) DAYS PRIOR TO THE HEARING OR MEETING TO INFORM OF THEIR ANTICIPATED ATTENDANCE. THE REQUIREMENT THAT AN ORDINANCE BE READ THREE TIMES BEFORE PASSAGE MAY BE WAIVED BY COUNCIL UPON AN AFFIRMATIVE VOTE OF SIX (6) OF THE SEVEN (7) COUNCIL MEMBERS. THE PUBLIC IS ADVISED TO TAKE NOTE OF THIS PROCESS AND BE PREPARED TO SPEAK EITHER FOR OR AGAINST ANY ORDINANCE AT THE TIME OF FIRST READING.

9. ORDINANCE

Council Member Baden to present the second reading of an ordinance rezoning property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of I-80, A-1, Agricultural/Urban Reserve District to C-3, General Business District

10. CONSENT AGENDA

11. ADJOURN

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT AND OTHER APPLICABLE FEDERAL AND STATE LAWS, ALL PUBLIC HEARINGS AND MEETINGS HELD OR SPONSORED BY THE CITY OF BETTENDORF, IOWA WILL BE ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES. PERSONS REQUIRING AUXILLARY AIDS AND SERVICES SHOULD CONTACT BETTENDORF CITY HALL AT (563) 344-4000 FIVE (5) DAYS PRIOR TO THE HEARING OR MEETING TO INFORM OF THEIR ANTICIPATED ATTENDANCE. THE REQUIREMENT THAT AN ORDINANCE BE READ THREE TIMES BEFORE PASSAGE MAY BE WAIVED BY COUNCIL UPON AN AFFIRMATIVE VOTE OF SIX (6) OF THE SEVEN (7) COUNCIL MEMBERS. THE PUBLIC IS ADVISED TO TAKE NOTE OF THIS PROCESS AND BE PREPARED TO SPEAK EITHER FOR OR AGAINST ANY ORDINANCE AT THE TIME OF FIRST READING.

CONSENT AGENDA
DECEMBER 7, 2021

ALL ITEMS APPEARING BELOW ARE CONSIDERED ROUTINE BY THE CITY COUNCIL AND SHALL BE ENACTED BY ONE MOTION. IF DISCUSSION IS DESIRED, THAT ITEM SHALL BE REMOVED AND DISCUSSED SEPARATELY

A. Minutes from November 16, 2021 (Approve and Adopt)

B. Resolution setting a public hearing relating to an ordinance amending Title 1, Chapter 5, Article A of the City Code of the City of Bettendorf, Iowa entitled "Wards and Precincts" to establish ward and precinct boundaries based on the 2020 Census. (Approve and Adopt)

C. Resolution ratifying a One Hundred Twenty (120) Day Moratorium on permanent buildings primarily used for the sale of consumer fireworks in Downtown Master Plan Overlay District. (Approve and Adopt)

D. Resolution setting the date for a public hearing and directing the advertising of bids for the Palmer Hills Golf Course Short Course Project. (Approve and Adopt)

E. Resolution approving a Professional Services Agreement with Paul Miller Design, Inc. for construction services for the Palmer Hills Golf Course Short Course Project. (Approve and Adopt)

F. Resolution accepting improvements for the Crow Creek Quarry Parking Lot Reconstruction. (Approve and Adopt)

G. Resolution authorizing the Director of Public Works to issue a purchase order to Terry-Durin Company for traffic materials at the intersection of Middle Road and I-74. (Approve and Adopt)

H. Resolution approving the preliminary plat of FG 80 Holdings, submitted by Kevin Koellner (Case 21-077). (Approve and Adopt)

I. Resolution approving the site development plan and review of use for 2211 and 2239 Falcon Avenue, submitted by Mark Roemer (Case 21-095). (Approve and Adopt)

J. Resolution approving the Civil Service List submitted for the Social Media Coordinator position in the Culture and Recreation Department. (Approve and Adopt)

K. Bills (Approve payment and direct City Clerk to issue checks in respective amounts)

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT AND OTHER APPLICABLE FEDERAL AND STATE LAWS, ALL PUBLIC HEARINGS AND MEETINGS HELD OR SPONSORED BY THE CITY OF BETTENDORF, IOWA WILL BE ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES. PERSONS REQUIRING AUXILLARY AIDS AND SERVICES SHOULD CONTACT BETTENDORF CITY HALL AT (563) 344-4000 FIVE (5) DAYS PRIOR TO THE HEARING OR MEETING TO INFORM OF THEIR ANTICIPATED ATTENDANCE. THE REQUIREMENT THAT AN ORDINANCE BE READ THREE TIMES BEFORE PASSAGE MAY BE WAIVED BY COUNCIL UPON AN AFFIRMATIVE VOTE OF SIX (6) OF THE SEVEN (7) COUNCIL MEMBERS. THE PUBLIC IS ADVISED TO TAKE NOTE OF THIS PROCESS AND BE PREPARED TO SPEAK EITHER FOR OR AGAINST ANY ORDINANCE AT THE TIME OF FIRST READING.

MEETING DATE: November 2, 2021(SPH)
November 16, 2021 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on a Future Land Use Map amendment for property generally located north and west of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner. (Case 21-088) (11/2/21)

Public hearing and first reading of an ordinance amending the Future Land Use Map for property generally located north and west of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner. (Case 21-088) (11/16/21)

Explanation (Background and How it Responds to Vision, Mission, or Goals)

Kevin Koellner has submitted a request for a Future Land Use Map amendment for an area that is contemplated for a large commercial, retail, and office development that would be complementary to the existing uses in the vicinity of the TBK Sports Complex. The overall site in question is located immediately northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). Related zoning considerations for this site are detailed in the staff reports for Cases 21-076 and 21-089.

There are two future land use designations at the overall site - CC and U-MI (see Future Land Use Map, Attachment B). The petitioner is requesting a change of the future land use designation for the eastern portion of the site from U-MI to CC. The proposed land use change would facilitate the petitioner's proposed development at the site by potentially allowing a subsequent rezoning to General Business District (C-3). The proposed Future Land Use Map amendment supports Comprehensive Plan Goal C: Attract and retain business and industry.

The Planning and Zoning Commission made a recommendation for approval of the Future Land Use Map amendment by a 6-0 margin at the October 20, 2021 meeting.

Consult the Planning and Zoning Commission staff report for further details.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

N/A

List Attachments:

Resolution; (A) Aerial Map; (B) Land Use Map; (C) Staff report to the Planning and Zoning Commission; (D) Planning and Zoning Commission report to the Mayor and City Council; (E) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter.

RESOLUTION NO. _____- 21

**RESOLUTION SETTING A DATE FOR PUBLIC HEARING
FOR A FUTURE LAND USE MAP AMENDMENT FOR PROPERTY GENERALLY LOCATED
NORTH AND WEST OF 5790 FOREST GROVE DRIVE
URBAN MEDIUM INTENSITY TO COMMUNITY COMMERCIAL**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for November 16, 2021 at 7:00 p.m., City Hall Council Chambers, 1609 State Street on the matter of a Future Land Use Map amendment from Urban Medium Intensity to Community Commercial for property generally located north and west of 5790 Forest Grove Drive and legally described as:

Part of the west half of the northwest quarter of Section 1, Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the northwest quarter of said Section 1;
Thence North 01 degree 55 minutes 25 seconds West along the west line of said northwest quarter, a distance of 60.01 feet to the Point of Beginning;
Thence continuing North 01 degree 55 minutes 25 seconds West along said west line, a distance of 2,180.20 feet to the south line of the right of way dedicated for Interstate Road No. 80;
Thence North 75 degrees 06 minutes 00 seconds East along said south line, a distance of 1,092.46 feet;
Thence North 86 degrees 16 minutes 37 seconds East along said south line, a distance of 257.65 feet to the east line of the west half of the northwest quarter of said Section 1;
Thence South 02 degrees 02 minutes 07 seconds East along said east line, a distance of 1,267.35 feet to the north line of a parcel conveyed to Harry A. VenHorst Revocable Trust and described as Tract III by Warranty Deed recorded as Document # 2018-04119 in said Recorder's Office;
Thence South 87 degrees 09 minutes 48 seconds West along said north line, a distance of 499.27 feet to the westerly line of said parcel so conveyed;
Thence South 02 degrees 50 minutes 13 seconds East along said westerly line, a distance of 335.17 feet;
Thence South 60 degrees 09 minutes 14 seconds West along said westerly line a distance of 578.12 feet;
Thence South 02 degrees 50 minutes 44 seconds East along said westerly line, a distance of 547.66 feet;
Thence South 87 degrees 13 minutes 45 seconds West, a distance of 328.71 feet to the Point of Beginning.

The above-described parcel contains 2,157,019 square feet or 49.52 acres, more or less.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

PASSED, APPROVED, AND ADOPTED this 2nd day November, 2021.

Robert S. Gallagher, Mayor

ATTEST:

Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 21

FUTURE LAND USE MAP AMENDMENT FOR PROPERTY GENERALLY LOCATED NORTH AND WEST OF 5790 FOREST GROVE DRIVE URBAN MEDIUM INTENSITY TO COMMUNITY COMMERCIAL

WHEREAS, the City Council desires to amend the Future Land Use Map by changing the land use designation of a parcel generally located north and west of 5790 Forest Grove Drive from Urban Medium Intensity to Community Commercial as shown on said plan and which is legally described as:

Part of the west half of the northwest quarter of Section 1, Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the northwest quarter of said Section 1;
Thence North 01 degree 55 minutes 25 seconds West along the west line of said northwest quarter, a distance of 60.01 feet to the Point of Beginning;
Thence continuing North 01 degree 55 minutes 25 seconds West along said west line, a distance of 2,180.20 feet to the south line of the right of way dedicated for Interstate Road No. 80;
Thence North 75 degrees 06 minutes 00 seconds East along said south line, a distance of 1,092.46 feet;
Thence North 86 degrees 16 minutes 37 seconds East along said south line, a distance of 257.65 feet to the east line of the west half of the northwest quarter of said Section 1;
Thence South 02 degrees 02 minutes 07 seconds East along said east line, a distance of 1,267.35 feet to the north line of a parcel conveyed to Harry A. VenHorst Revocable Trust and described as Tract III by Warranty Deed recorded as Document # 2018-04119 in said Recorder's Office;
Thence South 87 degrees 09 minutes 48 seconds West along said north line, a distance of 499.27 feet to the westerly line of said parcel so conveyed;
Thence South 02 degrees 50 minutes 13 seconds East along said westerly line, a distance of 335.17 feet;
Thence South 60 degrees 09 minutes 14 seconds West along said westerly line a distance of 578.12 feet;

Thence South 02 degrees 50 minutes 44 seconds East along said westerly line, a distance of 547.66 feet;
Thence South 87 degrees 13 minutes 45 seconds West, a distance of 328.71 feet to the Point of Beginning.

The above-described parcel contains 2,157,019 square feet or 49.52 acres, more or less.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

WHEREAS, said amendment appears to be in the best interests of the residents of the City.

NOW, THEREFORE, BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA:

Section 1. Section 10-1-1 of the City Code entitled Comprehensive Plan is hereby deleted and the following substituted therefor:

A. The Land Use Plan, so adopted in September 1973, is further amended as shown in the following ordinances:

April 1, 1974
February 21, 1978
February 21, 1984
February 2, 1988
May 1990
May 1991
November 1994
November 2002 (Ordinance 29-02)
November 2002 (Ordinance 30-02)
July 2003 (Ordinance 19-03)
August 2003 (Ordinance 21-03)
February 2004 (Ordinance 08-04)
July 2004 (Ordinance 23-04)
July 2004 (Ordinance 25-04)
September 2004 (Ordinance 29-04)
January 2005 (Ordinance 01-05)
April 2005 (Ordinance 10-05)
October 2005 (Ordinance 30-05)
October 2005 (Ordinance 32-05)
November 2005 (Ordinance 33-05)
August 2006 (Ordinance 05-06)
September 2006 (Ordinance 12-06)
April 2007 (Ordinance 08-07)
May 2007 (Ordinance 10-07)
May 2007 (Ordinance 11-07)
May 2007 (Ordinance 12-07)

May 2007 (Ordinance 16-07)
June 2007 (Ordinance 19-07)
June 2007 (Ordinance 20-07)
June 2007 (Ordinance 21-07)
July 2007 (Ordinance 24-07)
October 2007 (Ordinance 36-07)
September 2008 (Ordinance 12-08)
December 2008 (Ordinance 18-08)
January 2009 (Ordinance 02-09)
April 2009 (Ordinance 08-09)
April 2009 (Ordinance 09-09)
May 2009 (Ordinance 12-09)
July 2009 (Ordinance 17-09)
March 2010 (Ordinance 04-10)
February 2011 (Ordinance 05-11)
February 2011 (Ordinance 06-11)
February 2011 (Ordinance 07-11)
February 2011 (Ordinance 08-11)
February 2011 (Ordinance 09-11)
February 2011 (Ordinance 10-11)
February 2011 (Ordinance 11-11)
July 2012 (Ordinance 16-12)
December 2012 (Ordinance 22-12)
July 2013 (Ordinance 12-13)
October 2013 (Ordinance 27-13)
October 2013 (Ordinance 29-13)
April 2014 (Ordinance 06-14)
April 2015 (Ordinance 06-15)
May 2015 (Ordinance 09-15)
September 2015 (Ordinance 16-15)
October 2015 (Ordinance 23-15)
April 2016 (Ordinance 06-16)
April 2016 (Ordinance 07-16)
November 2016 (Ordinance 20-16)
November 2016 (Ordinance 24-16)
May 2017 (Ordinance 05-17)
June 2017 (Ordinance 10-17)
June 2017 (Ordinance 13-07)
June 2017 (Ordinance 15-07)
July 2017 (Ordinance 17-07)
July 2017 (Ordinance 19-07)
July 2017 (Ordinance 21-07)
October 2017 (Ordinance 33-17)
November 2017 (Ordinance 36-17)
February 2018 (Ordinance 03-18)
June 2018 (Ordinance 11-18)

August 2018 (Ordinance 20-18)
July 2019 (Ordinance 13-19)
December 2021

Section 2. Severability of Provisions. If any subsection, sentence, clause, phrase or portion of this ordinance be held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portion hereof.

Section 3. Full Force and Effect. This ordinance shall be in full force and effect from the date of passage and publications as required by law.

Section 4. Repealer. This ordinance shall be construed to repeal any prior ordinance inconsistent herewith.

Section Five. Municipal infraction. Any persons, firm, partnerships, or corporation, whether acting alone or in concert with any other, who violates this ordinance shall be guilty of a municipal infraction, and shall be penalized as set forth in Section 1-4-2: A of the City Code of the City of Bettendorf, Iowa.

PASSED, APPROVED, AND ADOPTED THIS _____ day of _____, 2021.

_____
Robert S. Gallagher, Mayor

ATTEST:

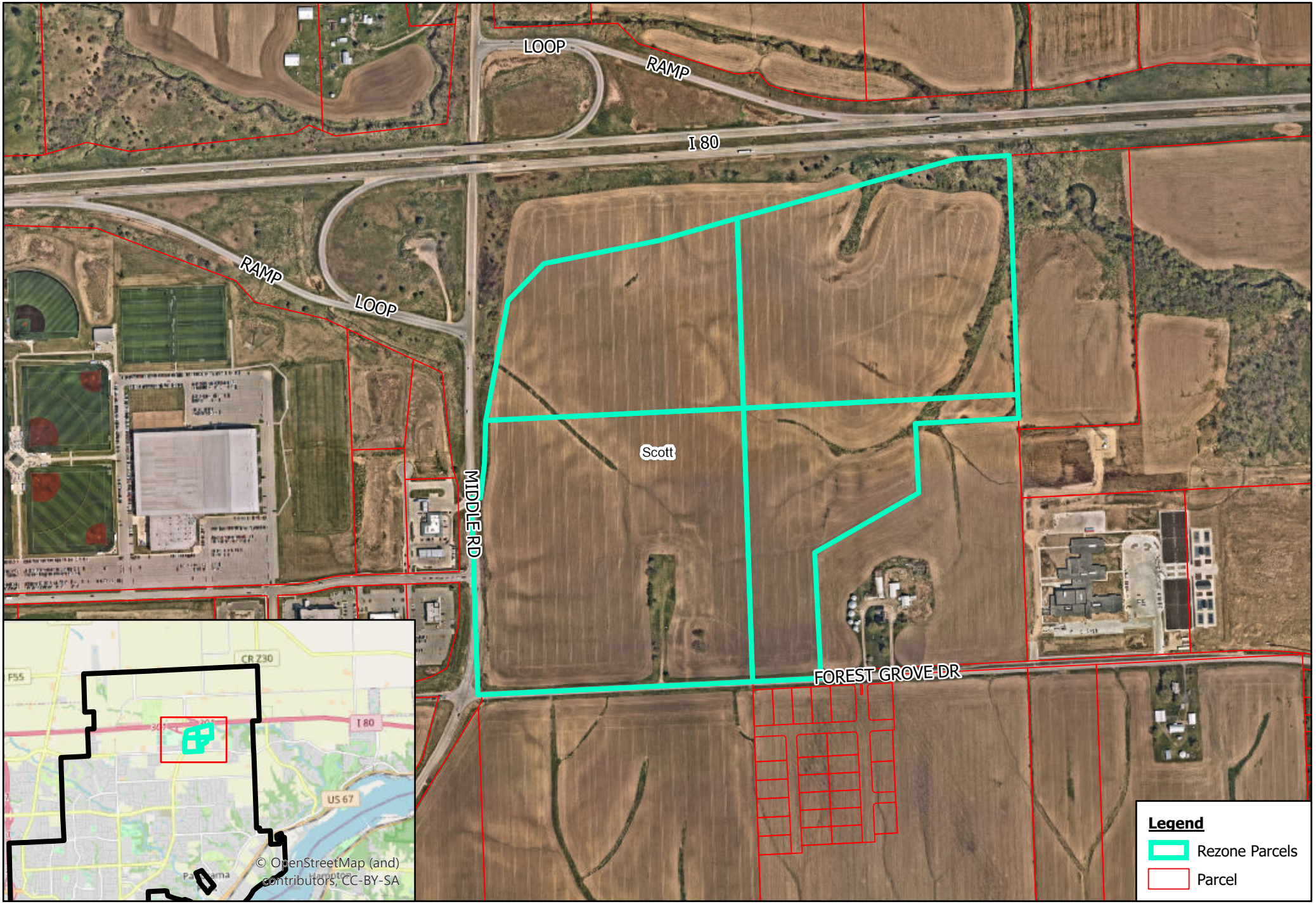
_____
Decker P. Ploehn, City Clerk

Cases 21-076, -088, -089
NW Corner of Middle Road & Forest Grove Drive
Aerial Map

Bettendorf IOWA
a premier city

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380

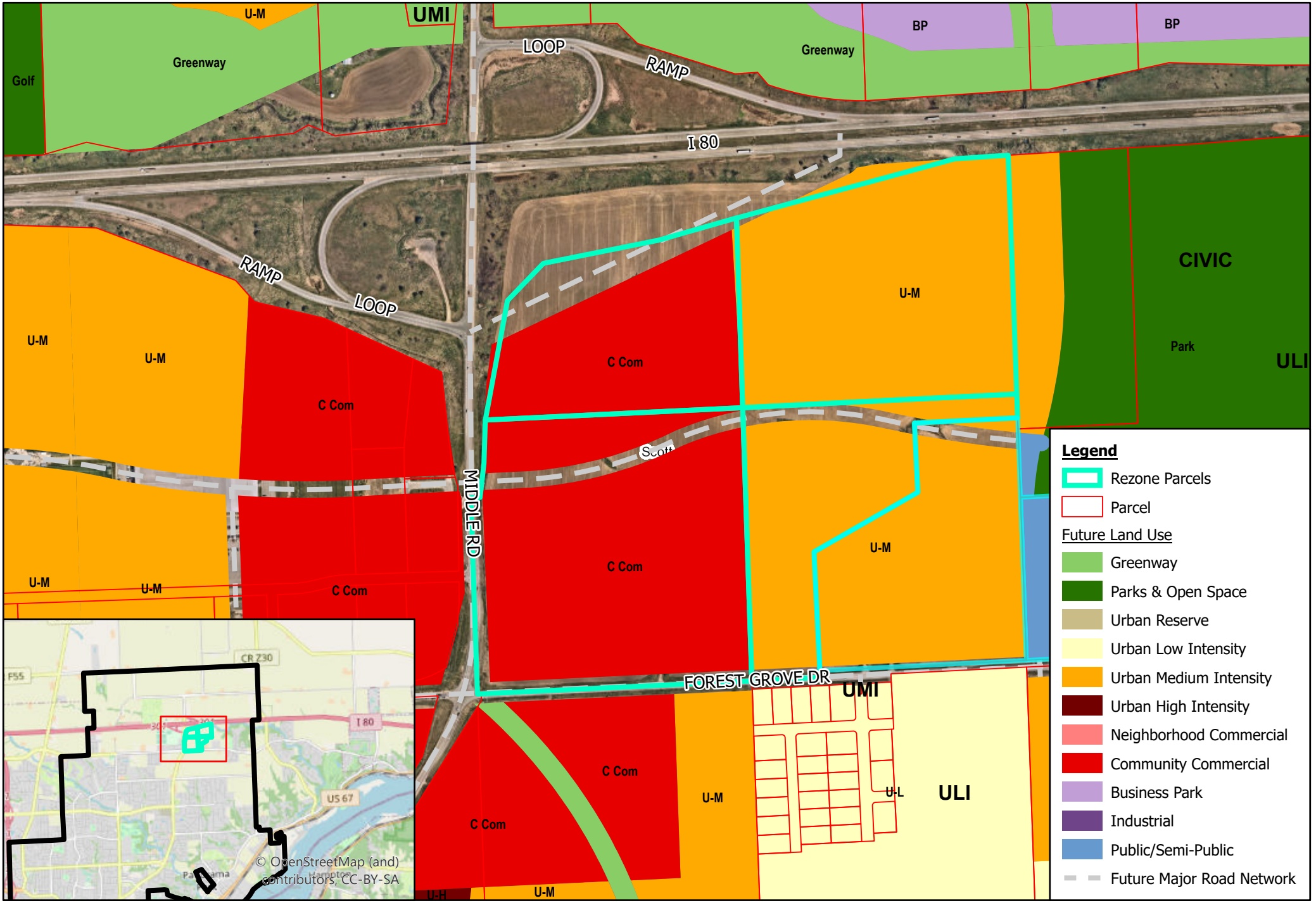


Case 21-088 Land Use Amendment U-MI to CC
NW Corner of Middle Road & Forest Grove Drive
Future Land Use Map

Bettendorf IOWA
a premier city

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380



Legend

- Rezone Parcels
- Parcel

Future Land Use

- Greenway
- Parks & Open Space
- Urban Reserve
- Urban Low Intensity
- Urban Medium Intensity
- Urban High Intensity
- Neighborhood Commercial
- Community Commercial
- Business Park
- Industrial
- Public/Semi-Public
- Future Major Road Network

COMMUNITY DEVELOPMENT
City Hall Annex λ 4403 Devils Glen Road, Bettendorf, Iowa 52722 λ (563) 344-4100

October 20, 2021

Staff Report

Case No. 21-088
Location: North and west of 5790 Forest Grove Drive – Land Use Amendment
Applicant: Kevin Koellner
Current Future Land Use Designation: Urban Medium Intensity (U-MI)
Proposed Future Land Use Designation: Community Commercial (CC)
Current Zoning Classification: Planned Unit Development (PUD)

Background Information and Facts

Kevin Koellner has submitted a request for a Future Land Use Map amendment for an area that is contemplated for a large commercial, retail, and office development that would be complementary to the existing uses in the vicinity of the TBK Sports Complex. The overall site in question is located immediately northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). Related zoning considerations for this site will be heard under Cases 21-076 and 21-089.

Future Land Use Map and Comprehensive Plan

There are two future land use designations at the overall site - CC and U-MI (see Future Land Use Map, Attachment B). The petitioner is requesting a change of the future land use designation for the eastern portion of the site from U-MI to CC. The proposed land use change would facilitate the petitioner's proposed development at the site by potentially allowing a subsequent rezoning to General Business District (C-3). The proposed future land use map amendment supports Comprehensive Plan Goal C: Attract and retain business and industry.

Recommended Action

Noting the recent development at and around the TBK Sports Complex, staff contends the proposed Future Land Use Map amendment would facilitate more compatible and cohesive uses and development near the intersection of Middle Road and Forest Grove Drive. Additionally, the proposed change does leave a significant portion of the area to the east of the intersection under the U-MI designation and thus available for such compatible uses.

Staff recommends the Planning and Zoning Commission support the Future Land Use Map amendment from U-MI to CC.

Staff recommends the following conditions apply to the proposed Future Land Use Map amendment:

1. Approval of the amendment does not waive any applicable city, state, or federal provisions as required by law.
2. The petitioner is required to obtain the necessary zoning district classification to develop the property as proposed.

Respectfully submitted,

Greg Beck
City Planner

October 25, 2021

Honorable Mayor and
Members of the City Council
City of Bettendorf
Bettendorf, Iowa 52722

SUBJECT: Planning and Zoning Commission's decision on the Future Land Use Map amendment for property located north and west of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner. (Case 21-088)

Honorable Mayor and Members of the City Council:

On October 20, 2021, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named Future Land Use Map amendment.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Sincerely,

Mark D. Hunt
Director, Community Development

Future Land Use Map Amendment

**Gannaway arrived.

4. Case 21-088; West and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner.

Revocation of Planned Unit Development

5. Case 21-089; Revocation of existing Planned Unit Development (PUD) Plan (northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80), submitted by the city of Bettendorf.

Rezoning

6. Case 21-076; Northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, submitted by the city of Bettendorf.

Beck reviewed the staff reports. Hunt stated that staff feels that the proposed update to the Future Land Use Map is appropriate and is consistent with the City's goals. He added that staff recommends that the existing PUD plan be revoked and that the zoning district classification of the property revert to A-1 which is the district typically used for undeveloped property. Hunt stated that once the Future Land Use Map is revised and the PUD plan revoked, the entirety of the proposed development will be rezoned from A-1 to C-3 which is consistent with the Comprehensive Plan and which will be compatible with the other uses in the area.

Kappeler asked for clarification of the order in which the three steps must be accomplished. Hunt explained that the Commission will make recommendations to the City Council regarding three cases and that they would make the final decision.

Ormsby asked why it does not appear as though the property lines for the northwest quadrant of the project extend to the road and asked if it is under different ownership. Morlok explained that the City purchased approximately 10 acres in 2016 to be used for the future Middle Road interchange reconstruction and for an interstate ramp.

> On motion by Kappeler, seconded by Stoltenberg, that the Future Land Use Map amendment for property located west and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, be recommended for approval subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Gannaway, that the existing PUD concerning property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 be recommended for revocation and to revert to A-1 Agricultural/Urban Reserve District subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Stoltenberg, that the rezoning of property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, be recommended for revocation subject to staff recommendations.

ALL AYES

Motion carried.

MEETING DATE: November 2, 2021(SPH)
November 16, 2021 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing to revoke the existing Planned Unit Development (PUD) plan and to revert the zoning district classification to A-1 for property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, submitted by City of Bettendorf. (Case 21-089) (11/2/21)

Public hearing and first reading of an ordinance revoke the existing Planned Unit Development (PUD) plan and to revert the zoning district classification to A-1 for property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, submitted by City of Bettendorf. (Case 21-089) (11/16/21)

Explanation (Background and How it Responds to Vision, Mission, or Goals)

The city of Bettendorf has submitted a request to revoke the existing Planned Unit Development Plan for property located northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). The PUD Plan was approved in 1974, but the site was never developed. The 1974 PUD Plan called for 112 mobile homes and a 9-hole golf course near the center of the site with townhomes and retail sites at the frontage (see PUD Plan, Attachment B).

In conjunction with the revocation of the PUD Plan, the City requests that the zoning for the parcel revert to A-1 which is representative of the current use and is consistent with the previous zoning.

The subject property is also under consideration in Cases 21-076 and 21-088.

The proposed revocation of the PUD Plan and reversion to A-1 corrects an oversight in the City's Zoning Map/Ordinance and repositions the land for more appropriate development that is consistent with the current economic and demographic conditions of the City. This proposed rezoning supports Comprehensive Plan Goal A: Develop New Land and Streets by revoking the outdated PUD Plan which severely restricted its development potential. The A-1 zoning designation is provided as a "placeholder zoning", that is compatible with the current use but will likely change as development occurs.

The Planning and Zoning Commission made a recommendation for approval of the revocation of the existing PUD plan and reversion to the A-1 district by a 6-0 margin at the October 20, 2021 meeting.

Consult the Planning and Zoning Commission staff report for further details.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

N/A

List Attachments:

Resolution; (A) Aerial Map; (B) PUD plan; (C) Staff report to the Planning and Zoning Commission; (D) Planning and Zoning Commission report to the Mayor and City Council; (E) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter.

RESOLUTION NO. _____- 21

RESOLUTION SETTING A DATE FOR PUBLIC HEARING TO CONSIDER REVOKING THE EXISTING PLANNED UNIT DEVELOPMENT PLAN AND REVERTING THE ZONING DISTRICT CLASSIFICATION TO A-1 AGRICULTURAL/URBAN RESERVE DISTRICT FOR PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for November 16, 2021 at 7:00 p.m., City Hall Council Chambers, 1609 State Street on the matter of a revocation of the existing PUD plan and reversion of the zoning district classification to A-1 Agricultural/Urban Reserve District for property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 and legally described as:

A subdivision of part of the west half of the northwest quarter of Section 1 and part of the east half of the northeast quarter of Section 2, all located in Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the east half of the northeast quarter of said Section 2;
Thence North 01 degree 57 minutes 55 seconds West along the west line of the east half of the northeast quarter of said Section 2, a distance of 951.84 feet to the south line of the right of way dedicated for County Road H by Warranty Deed recorded in Book 266 of Deeds at Page 328 in the Scott County Recorder's Office;
Thence North 88 degrees 01 minute 45 seconds East along said south right of way line, a distance of 44.91 feet to the easterly line of said right of way so conveyed;
Thence North 14 degrees 44 minutes 11 seconds East along said east right of way line, a distance of 156.54 feet to the Point of Beginning;
Thence Northerly 249.27 feet along said easterly right of way line and the arc of a curve to the right with a radius of 11,370.00 feet, a chord bearing of North 01 degrees 18 minutes 01 seconds West and a chord distance of 249.27 feet to the easterly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 10 degrees 01 minutes 40 seconds East along said easterly line, a distance of 563.00 feet;
Thence North 44 degrees 13 minutes 25 seconds East along said easterly line, a distance of 245.39 feet to the southerly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 78 degrees 25 minutes 51 seconds East along said southerly line, a distance of 569.00 feet;
Thence North 74 degrees 28 minutes 35 seconds East along said southerly line, a distance of 391.45 feet;
Thence North 75 degrees 06 minutes 00 seconds East along said southerly line, a distance of 1,092.46 feet to the south line of the right of way dedicated for Interstate Road No. 80 by Warranty Deed recorded in Book 266 of Deeds at Page 328 in said Recorder's Office;
Thence North 86 degrees 16 minutes 37 seconds East along said south line, a distance of 257.65 feet to the east line of the west half of the northwest quarter of said Section 1;

Thence South 02 degrees 02 minutes 07 seconds East along said east line, a distance of 1,267.35 feet to the north line of a parcel conveyed to Harry A. VenHorst Revocable Trust and described as Tract III by Warranty Deed recorded as Document # 2018-04119 in said Recorder's Office;
Thence South 87 degrees 09 minutes 48 seconds West along said north line, a distance of 499.27 feet to the westerly line of said parcel so conveyed;
Thence South 02 degrees 50 minutes 13 seconds East along said westerly line, a distance of 335.17 feet;
Thence South 60 degrees 09 minutes 14 seconds West along said westerly line, a distance of 578.12 feet;
Thence South 02 degrees 50 minutes 44 seconds East along said westerly line, a distance of 547.66 feet;
Thence South 87 degrees 13 minutes 45 seconds West, a distance of 329.58 feet;
Thence South 87 degrees 15 minutes 08 seconds West, a distance of 1,232.03 feet;
Thence North 47 degrees 43 minutes 32 seconds West, a distance of 68.47 feet;
Thence North 01 degree 57 minutes 55 seconds West, a distance of 86.45 feet;
Thence North 08 degrees 44 minutes 04 seconds East, a distance of 261.37 feet;
Thence North 43 degrees 06 minutes 55 seconds East, a distance of 85.56 feet;
Thence North 01 degree 53 minutes 05 seconds West, a distance of 120.00 feet;
Thence North 44 degrees 08 minutes 01 seconds West, a distance of 73.41 feet;
Thence North 04 degrees 03 minutes 06 seconds West, a distance of 414.90 feet to the Point of Beginning.

The above-described parcel contains 4,640,579 square feet or 106.53 acres, more or less as shown by the attached Acquisition Plat.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

PASSED, APPROVED, AND ADOPTED this 2nd day November, 2021.

Robert S. Gallagher, Mayor

ATTEST:

Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 21

AN ORDINANCE REVOKING THE EXISTING PLANNED UNIT DEVELOPMENT PLAN AND AMENDING THE BETTENDORF, IOWA ZONE MAP BY REVERTING THE ZONING DISTRICT CLASSIFICATION TO A-1 AGRICULTURAL/URBAN RESERVE DISTRICT FOR PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA,

Section 1. That the existing Planned Unit Development plan concerning property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 and which is legally described in Section 3. is hereby revoked.

Section 2. That the Bettendorf, Iowa, Zone Map referred to in Section 6., and being a part of the Zoning Ordinance of the City of Bettendorf, Iowa, 1959, insofar as the said map pertains to property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 and which is legally described in Section 3. hereby reverts to A-1 Agricultural/Urban Reserve District and the following Zone Map, which is attached hereto and incorporated herewith and made a part thereof, as the same pertains to said area, is enacted as a substitute and in lieu of said District Map.

Section 3. Legal description: A subdivision of part of the west half of the northwest quarter of Section 1 and part of the east half of the northeast quarter of Section 2, all located in Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the east half of the northeast quarter of said Section 2; Thence North 01 degree 57 minutes 55 seconds West along the west line of the east half of the northeast quarter of said Section 2, a distance of 951.84 feet to the south line of the right of way dedicated for County Road H by Warranty Deed recorded in Book 266 of Deeds at Page 328 in the Scott County Recorder's Office;

Thence North 88 degrees 01 minute 45 seconds East along said south right of way line, a distance of 44.91 feet to the easterly line of said right of way so conveyed;

Thence North 14 degrees 44 minutes 11 seconds East along said east right of way line, a distance of 156.54 feet to the Point of Beginning;
Thence Northerly 249.27 feet along said easterly right of way line and the arc of a curve to the right with a radius of 11,370.00 feet, a chord bearing of North 01 degrees 18 minutes 01 seconds West and a chord distance of 249.27 feet to the easterly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 10 degrees 01 minutes 40 seconds East along said easterly line, a distance of 563.00 feet;
Thence North 44 degrees 13 minutes 25 seconds East along said easterly line, a distance of 245.39 feet to the southerly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 78 degrees 25 minutes 51 seconds East along said southerly line, a distance of 569.00 feet;
Thence North 74 degrees 28 minutes 35 seconds East along said southerly line, a distance of 391.45 feet;
Thence North 75 degrees 06 minutes 00 seconds East along said southerly line, a distance of 1,092.46 feet to the south line of the right of way dedicated for Interstate Road No. 80 by Warranty Deed recorded in Book 266 of Deeds at Page 328 in said Recorder's Office;
Thence North 86 degrees 16 minutes 37 seconds East along said south line, a distance of 257.65 feet to the east line of the west half of the northwest quarter of said Section 1;
Thence South 02 degrees 02 minutes 07 seconds East along said east line, a distance of 1,267.35 feet to the north line of a parcel conveyed to Harry A. VenHorst Revocable Trust and described as Tract III by Warranty Deed recorded as Document # 2018-04119 in said Recorder's Office;
Thence South 87 degrees 09 minutes 48 seconds West along said north line, a distance of 499.27 feet to the westerly line of said parcel so conveyed;
Thence South 02 degrees 50 minutes 13 seconds East along said westerly line, a distance of 335.17 feet;
Thence South 60 degrees 09 minutes 14 seconds West along said westerly line, a distance of 578.12 feet;
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Thence North 43 degrees 06 minutes 55 seconds East, a distance of 85.56 feet;
Thence North 01 degree 53 minutes 05 seconds West, a distance of 120.00 feet;
Thence North 44 degrees 08 minutes 01 seconds West, a distance of 73.41 feet;
Thence North 04 degrees 03 minutes 06 seconds West, a distance of 414.90 feet to the Point of Beginning and which contains 4,640,579 square feet or 106.53 acres, more or less.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

Section 4. Severability of Provisions. If any subsection, sentence, clause, phrase or portion of this ordinance be held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portion hereof.

Section 5. Full Force and Effect. This ordinance shall be in full force and effect from the date of passage and publications as required by law.

Section 6. Repealer. This ordinance shall be construed to repeal any prior ordinance inconsistent herewith.

Section 7. Municipal Infraction. Any person, persons, firm, partnerships, or corporation, whether acting alone or in concert with any other, who violates this ordinance shall be guilty of a municipal infraction, and shall be penalized as set forth in Section 1-9 of the City Code of the City of Bettendorf, Iowa.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2021.

_____
Robert S. Gallagher, Mayor

ATTEST:

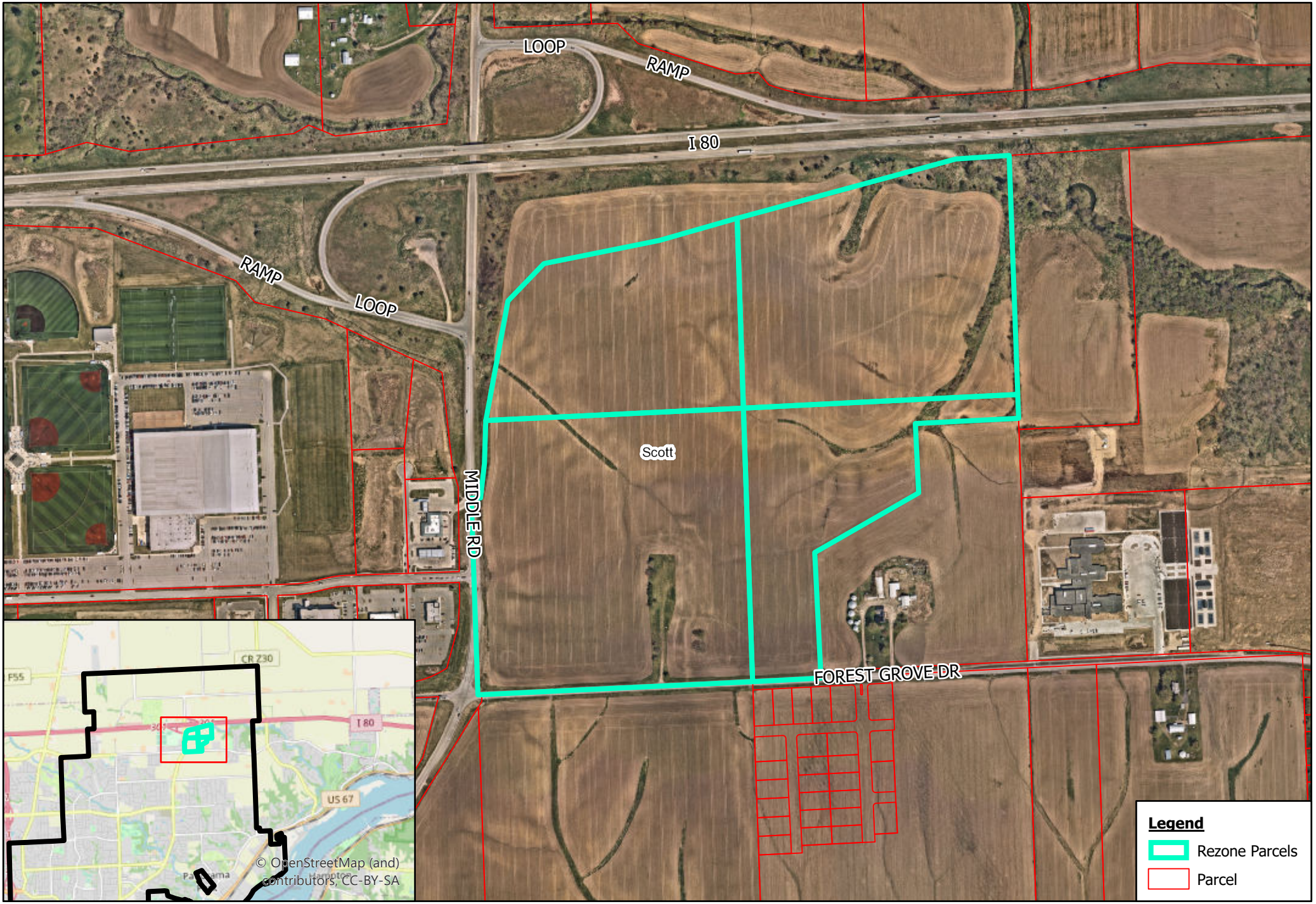
_____
Decker P. Ploehn, City Clerk

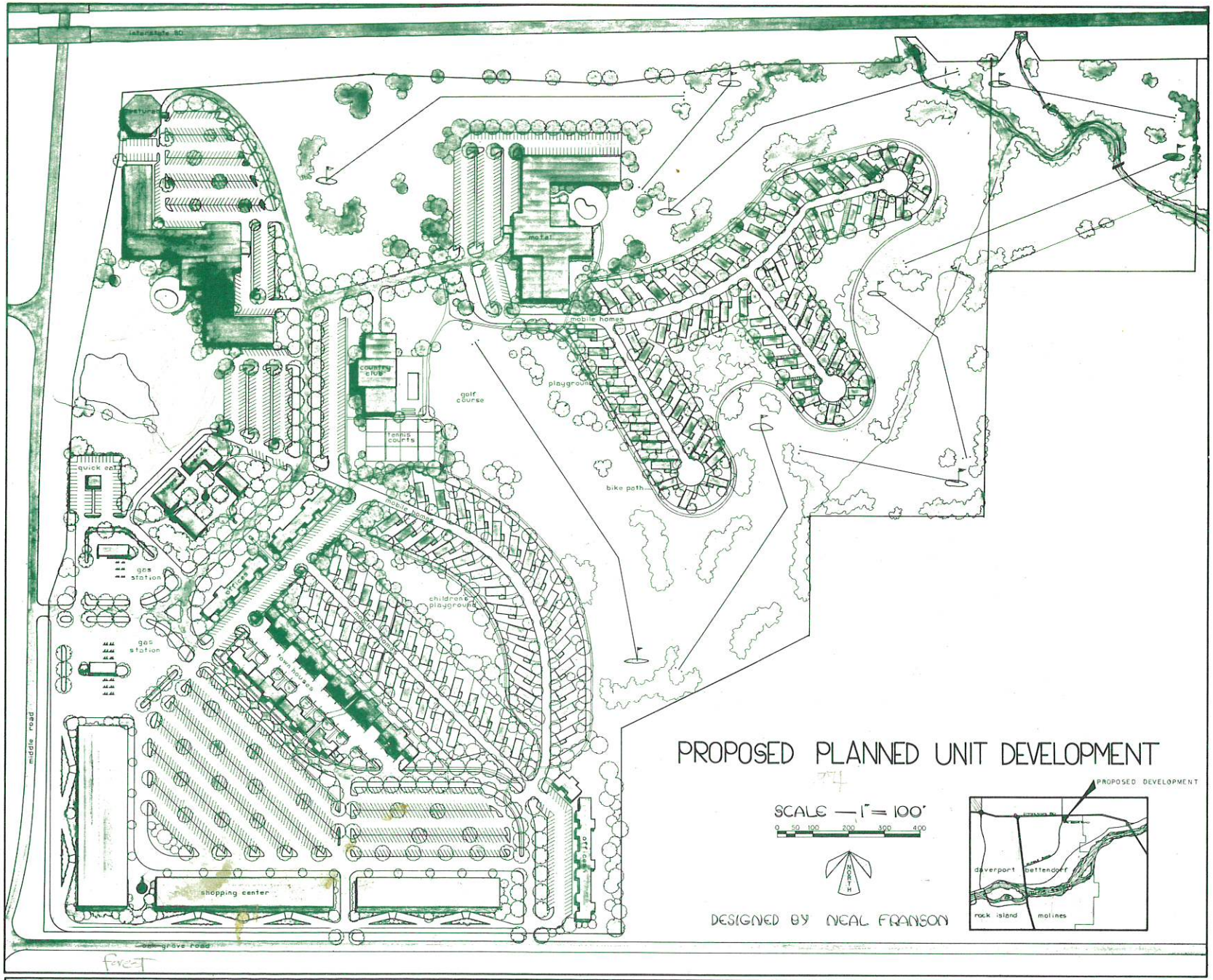
Cases 21-076, -088, -089
NW Corner of Middle Road & Forest Grove Drive
Aerial Map

Bettendorf IOWA
a premier city

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380





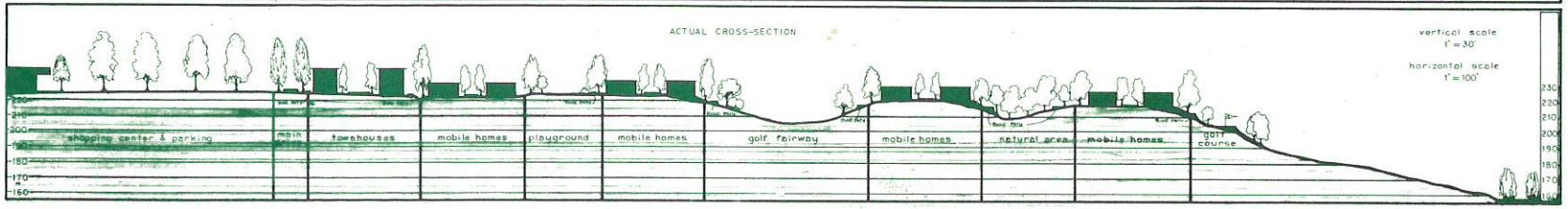
PROPOSED PLANNED UNIT DEVELOPMENT

SCALE — 1" = 100'

0 50 100 200 300 400

NORTH

DESIGNED BY NEAL FRANSON



COMMUNITY DEVELOPMENT
City Hall Annex λ 4403 Devils Glen Road, Bettendorf, Iowa 52722 λ (563) 344-4100

October 20, 2021

Staff Report

Case No. 21-089
Location: Northeast of the intersection of Middle Road and Forest Grove Drive
Request: Revocation of existing Planned Unit Development Plan and reversion to A-1, Agricultural/Urban Reserve zoning district
Applicant: City of Bettendorf
Current Zoning Classification: Planned Unit Development (PUD)
Proposed Zoning Classification: A-1, Agricultural/Urban Reserve District
Current Future Land Use Designation: Status dependent on outcome of Case 21-088

Background Information and Facts
The city of Bettendorf has submitted a request to revoke the existing Planned Unit Development Plan for property located immediately northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). The PUD Plan was approved in 1974, but the site was never developed. The 1974 PUD Plan called for 112 mobile homes and a 9-hole golf course near the center of the site with townhomes and retail sites at the frontage (see PUD Plan, Attachment B).

In conjunction with the revocation of the PUD Plan, the City requests that the zoning for the parcel revert to A-1 which is representative of the current use and is consistent with the previous zoning. Relative to the PUD revocation, 11-5-18 of the City's Zoning Ordinance states:

> Final plans must be submitted for approval in accordance with agreed to scheduling, but not later than five years from the approval of the preliminary plan by the council. The council may grant an extension in time or the developer may resubmit an application; in the event that same is not done, the council shall initiate such zoning changes as it deems necessary to preserve the public interest. If construction falls more than two (2) years behind the schedule filed with the final plan, the plan becomes subject to revocation.

The subject property is also under consideration in Cases 21-076 and 21-088.

Future Land Use Map and Comprehensive Plan

The status of the future land use designation for this area is dependent upon the outcome of Case 21-088. The proposed revocation of the PUD Plan and reversion to A-1 corrects an oversight in the City's Zoning Map/Ordinance and repositions the land for more appropriate development that is consistent with the current economic and demographic conditions of the City. This proposed rezoning supports Comprehensive Plan Goal A: Develop New Land and Streets by revoking the outdated PUD Plan which severely restricted its development potential. The A-1 zoning designation is provided as a "placeholder zoning", that is compatible with the current use but will likely change as development occurs.

Recommended Action

Staff recommends the Planning and Zoning Commission revoke the Planned Unit Development Plan and revert to the prior A-1 zoning classification.

Staff would add the following condition to approval of the revocation of the PUD Plan request:

1. Revocation of the PUD Plan does not waive any applicable city, state, or federal provisions as required by law.

Respectfully submitted,

Greg Beck
City Planner

October 25, 2021

Honorable Mayor and
Members of the City Council
City of Bettendorf
Bettendorf, Iowa 52722

SUBJECT: Planning and Zoning Commission's decision on the revocation of the existing Planned Unit Development (PUD) Plan and reverting the zoning district classification to A-1 for property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, submitted by city of Bettendorf. (Case 21-089)

Honorable Mayor and Members of the City Council:

On October 20, 2021, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named request to revoke an existing PUD and revert the zoning district classification to A-1.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Sincerely,

Mark D. Hunt
Director, Community Development

Future Land Use Map Amendment

**Gannaway arrived.

4. Case 21-088; West and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner.

Revocation of Planned Unit Development

5. Case 21-089; Revocation of existing Planned Unit Development (PUD) Plan (northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80), submitted by the city of Bettendorf.

Rezoning

6. Case 21-076; Northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, submitted by the city of Bettendorf.

Beck reviewed the staff reports. Hunt stated that staff feels that the proposed update to the Future Land Use Map is appropriate and is consistent with the City's goals. He added that staff recommends that the existing PUD plan be revoked and that the zoning district classification of the property revert to A-1 which is the district typically used for undeveloped property. Hunt stated that once the Future Land Use Map is revised and the PUD plan revoked, the entirety of the proposed development will be rezoned from A-1 to C-3 which is consistent with the Comprehensive Plan and which will be compatible with the other uses in the area.

Kappeler asked for clarification of the order in which the three steps must be accomplished. Hunt explained that the Commission will make recommendations to the City Council regarding three cases and that they would make the final decision.

Ormsby asked why it does not appear as though the property lines for the northwest quadrant of the project extend to the road and asked if it is under different ownership. Morlok explained that the City purchased approximately 10 acres in 2016 to be used for the future Middle Road interchange reconstruction and for an interstate ramp.

> On motion by Kappeler, seconded by Stoltenberg, that the Future Land Use Map amendment for property located west and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, be recommended for approval subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Gannaway, that the existing PUD concerning property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 be recommended for revocation and to revert to A-1 Agricultural/Urban Reserve District subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Stoltenberg, that the rezoning of property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, be recommended for revocation subject to staff recommendations.

ALL AYES

Motion carried.

Bettendorf IOWA
a premier city

MEETING DATE: November 2, 2021(SPH)
November 16, 2021 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on the rezoning of property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, submitted by Kevin Koellner. (Case 21-076) (11/2/21)

Public hearing and first reading of an ordinance rezoning property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, submitted by Kevin Koellner. (Case 21-076) (11/16/21)

Explanation (Background and How it Responds to Vision, Mission, or Goals)
Kevin Koellner has submitted a request for rezoning of property located immediately northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). Subsequent to the approval of Cases 21-088 and 21-089, the petitioner seeks to rezone the area to C-3 to facilitate the development of a large commercial, retail, and office development that would be complementary to the existing uses in the vicinity at the TBK Sports Complex (see Zoning Map, Attachment B.)

The future land use designation and existing zoning classification for this site are detailed in Cases 21-088 and 21-089. The petitioner's proposed rezoning request supports Comprehensive Plan Goal C: Attract and retain business and industry.

The Planning and Zoning Commission made a recommendation for approval of the rezoning request by a 6-0 margin at the October 20, 2021 meeting.

Consult the Planning and Zoning Commission staff report for further details.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:
N/A

List Attachments:
Resolution; (A) Aerial Map; (B) Zoning Map; (C) Staff report to the Planning and Zoning Commission; (D) Planning and Zoning Commission report to the Mayor and City Council; (E) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter.

RESOLUTION NO. _____ - 21

RESOLUTION SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80 A-1, AGRICULTURAL/URBAN RESERVE DISTRICT TO C-3, GENERAL BUSINESS DISTRICT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for November 16, 2021, at 7:00 p.m., City Hall Council Chambers, 1609 State Street, on the matter of a rezoning from A-1 Agricultural/Urban Reserve District to C-3, General Business District of property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 and which is legally described as follows:

A subdivision of part of the west half of the northwest quarter of Section 1 and part of the east half of the northeast quarter of Section 2, all located in Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the east half of the northeast quarter of said Section 2;
Thence North 01 degree 57 minutes 55 seconds West along the west line of the east half of the northeast quarter of said Section 2, a distance of 951.84 feet to the south line of the right of way dedicated for County Road H by Warranty Deed recorded in Book 266 of Deeds at Page 328 in the Scott County Recorder's Office;
Thence North 88 degrees 01 minute 45 seconds East along said south right of way line, a distance of 44.91 feet to the easterly line of said right of way so conveyed;
Thence North 14 degrees 44 minutes 11 seconds East along said east right of way line, a distance of 156.54 feet to the Point of Beginning;
Thence Northerly 249.27 feet along said easterly right of way line and the arc of a curve to the right with a radius of 11,370.00 feet, a chord bearing of North 01 degrees 18 minutes 01 seconds West and a chord distance of 249.27 feet to the easterly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 10 degrees 01 minutes 40 seconds East along said easterly line, a distance of 563.00 feet;
Thence North 44 degrees 13 minutes 25 seconds East along said easterly line, a distance of 245.39 feet to the southerly line of the right of way dedicated by Deed recorded as Document #2017-00012547;
Thence North 78 degrees 25 minutes 51 seconds East along said southerly line, a distance of 569.00 feet;
Thence North 74 degrees 28 minutes 35 seconds East along said southerly line, a distance of 391.45 feet;
Thence North 75 degrees 06 minutes 00 seconds East along said southerly line, a distance of 1,092.46 feet to the south line of the right of way dedicated for Interstate Road No. 80 by Warranty Deed recorded in Book 266 of Deeds at Page 328 in said Recorder's Office;
Thence North 86 degrees 16 minutes 37 seconds East along said south line, a distance of 257.65 feet to the east line of the west half of the northwest quarter of said Section 1;
Thence South 02 degrees 02 minutes 07 seconds East along said east line, a distance of 1,267.35 feet to the north line of a parcel conveyed to Harry A. VenHorst Revocable Trust and described as Tract III by Warranty Deed recorded as Document # 2018-04119 in said Recorder's Office;
Thence South 87 degrees 09 minutes 48 seconds West along said north line, a distance of 499.27 feet to the westerly line of said parcel so conveyed;
Thence South 02 degrees 50 minutes 13 seconds East along said westerly line, a distance of 335.17 feet;
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Thence South 87 degrees 15 minutes 08 seconds West, a distance of 1,232.03 feet;
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Thence North 43 degrees 06 minutes 55 seconds East, a distance of 85.56 feet;
Thence North 01 degree 53 minutes 05 seconds West, a distance of 120.00 feet;
Thence North 44 degrees 08 minutes 01 seconds West, a distance of 73.41 feet;
Thence North 04 degrees 03 minutes 06 seconds West, a distance of 414.90 feet to the Point of Beginning.

The above-described parcel contains 4,640,579 square feet or 106.53 acres, more or less.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

PASSED, APPROVED, AND ADOPTED this 2nd day of November, 2021.

Robert S. Gallagher, Mayor

ATTEST:

Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 21

AN ORDINANCE AMENDING THE BETTENDORF, IOWA ZONE MAP FOR PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80 A-1 AGRICULTURAL/URBAN RESERVE DISTRICT TO C-3, GENERAL BUSINESS DISTRICT

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA,

Section 1. That the Bettendorf, Iowa, Zone Map referred to in Section 4, and being a part of the Zoning Ordinance of the City of Bettendorf, Iowa, 1959, insofar as the said map pertains to property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 and which is legally described as:

A subdivision of part of the west half of the northwest quarter of Section 1 and part of the east half of the northeast quarter of Section 2, all located in Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Bettendorf, County of Scott, State of Iowa, more particularly described as follows:

Commencing at the southwest corner of the east half of the northeast quarter of said Section 2;
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Thence North 14 degrees 44 minutes 11 seconds East along said east right of way line, a distance of 156.54 feet to the Point of Beginning;
Thence Northerly 249.27 feet along said easterly right of way line and the arc of a curve to the right with a radius of 11,370.00 feet, a chord bearing of North 01 degrees 18 minutes 01 seconds West and a chord distance of 249.27 feet to the easterly line of the right of way dedicated by Deed recorded as Document #2017-00012547;

Thence North 10 degrees 01 minutes 40 seconds East along said easterly line, a distance of 563.00 feet;
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The above-described parcel contains 4,640,579 square feet or 106.53 acres, more or less.

For the purpose of this description bearings are based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (2011 Adjustment).

and which is now zoned A-1 Agricultural/Urban Reserve District is hereby repealed and said described land shall hereinafter be zoned C-3, General Business District; and the following Zone Map, which is attached hereto and incorporated herewith and made a part thereof, as the same pertains to said area, is enacted as a substitute and in lieu of said District Map.

Section 2. Severability of Provisions. If any subsection, sentence, clause, phrase or portion of this ordinance be held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portion hereof.

Section 3. Full Force and Effect. This ordinance shall be in full force and effect from the date of passage and publications as required by law.

Section 4. Repealer. This ordinance shall be construed to repeal any prior ordinance inconsistent herewith.

Section 5. Municipal Infraction. Any person, persons, firm, partnerships, or corporation, whether acting alone or in concert with any other, who violates this ordinance shall be guilty of a municipal infraction, and shall be penalized as set forth in Section 1-9 of the City Code of the City of Bettendorf, Iowa.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2021.

_____
Robert S. Gallagher, Mayor

ATTEST:

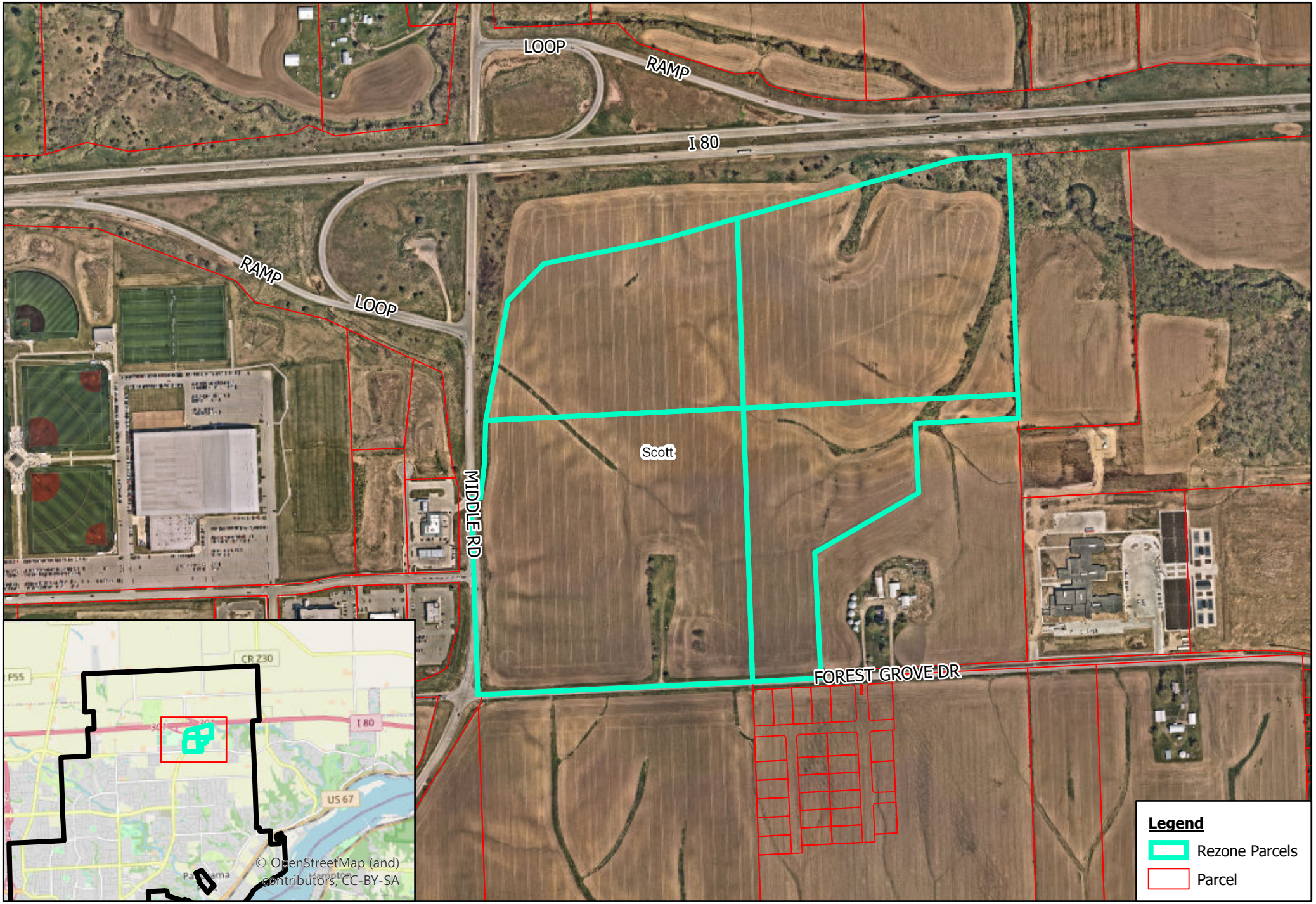
_____
Decker P. Ploehn, City Clerk

Cases 21-076, -088, -089
NW Corner of Middle Road & Forest Grove Drive
Aerial Map

Bettendorf IOWA
a premier city

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380

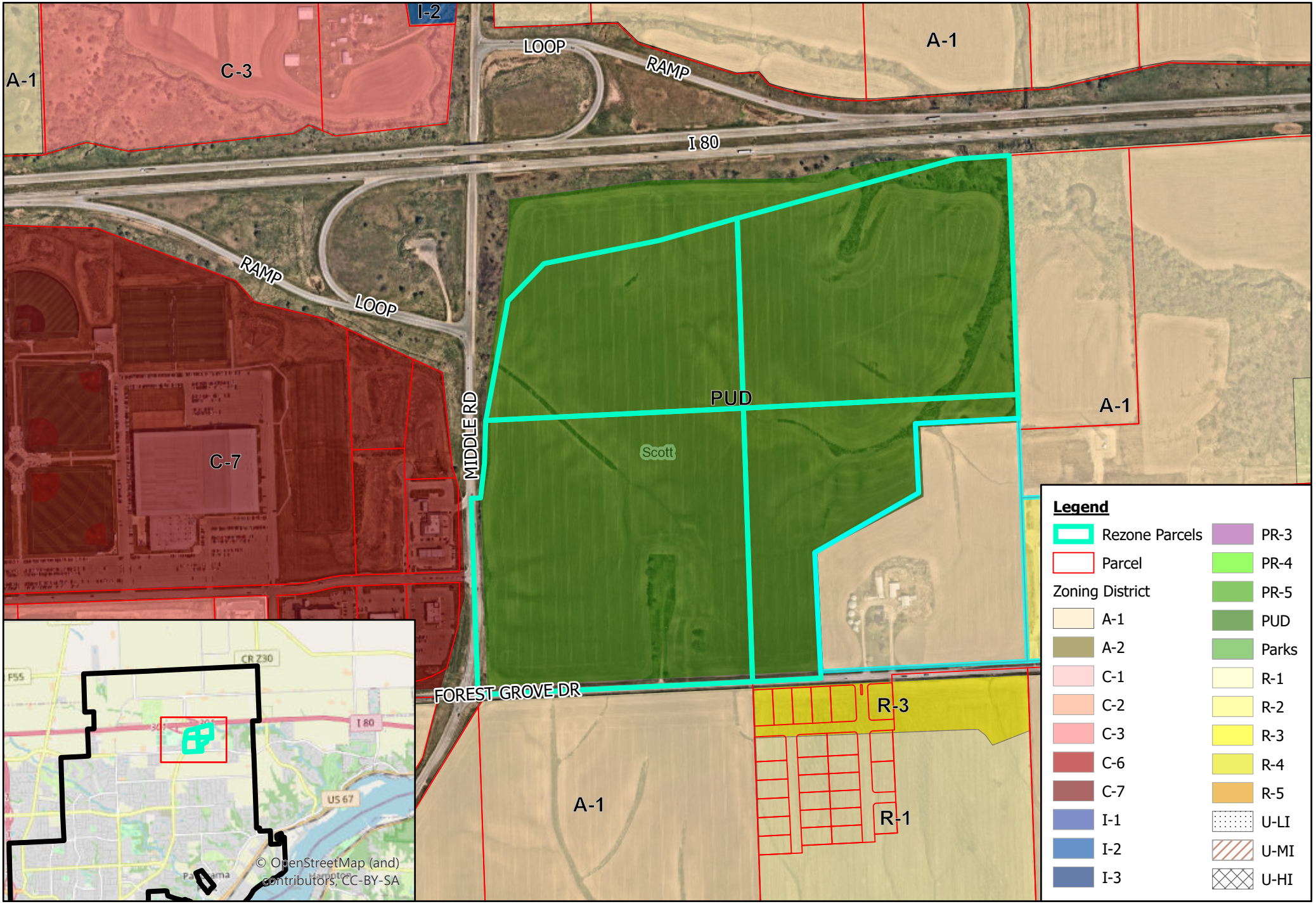


Case 21-076: Rezone A-1 to C-3
NW Corner of Middle Road & Forest Grove Drive
Zoning Map

Bettendorf
a premier city
IOWA

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380



COMMUNITY DEVELOPMENT
City Hall Annex λ 4403 Devils Glen Road, Bettendorf, Iowa 52722 λ (563) 344-4100

October 20, 2021

Staff Report

Case No. 21-076
Location: Northeast of the intersection of Middle Road and Forest Grove Drive – Rezoning
Applicant: Kevin Koellner
Current Zoning Classification: Status dependent on Case 21-089
Proposed Zoning Classification: C-3, General Business District
Current Land Use Designation: Status dependent on Case 21-088

Background Information and Facts

Kevin Koellner has submitted a request for rezoning of property located immediately northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80 (see Aerial Map, Attachment A). Subsequent to the approval of Cases 21-088 and 21-089, the petitioner seeks to rezone the area to C-3 to facilitate the development of a large commercial, retail, and office development that would be complementary to the existing uses in the vicinity at the TBK Sports Complex (see Zoning Map, Attachment B.)

Future Land Use Map and Comprehensive Plan

The future land use designation and existing zoning classification for this site are discussed in Cases 21-088 and 21-089. The petitioner's proposed rezoning request supports Comprehensive Plan Goal C: Attract and retain business and industry.

Utilities

Utilities are available along Middle Road and Forest Grove Drive. It is the responsibility of the property owner to connect to all utilities.

Thoroughfare, Emergency, and Pedestrian Access

A draft conceptual plan has been received by the City. Staff is currently working with the applicant to make adjustments to the internal roadway system and associated lot configurations. Multiple access points are anticipated for the development, with two from coming off Forest Grove Drive and one from Middle Road. Should the petitioner proceed with development, approval of a preliminary plat, final plat, and individual site development plans would be required.

Storm Water Detention

Storm water detention is required and is anticipated to be located in multiple basins across the property.

Recommended Action

Staff recommends the Planning and Zoning Commission support the rezoning to C-3, General Business District zoning classification subject to the following conditions:

1. Approval of the rezoning does not waive any applicable city, state, or federal provisions as required by law.
2. Designs for the site must be provided during the preliminary platting, final platting and site development plan processes.

Respectfully submitted,

Greg Beck
City Planner

October 25, 2021

Honorable Mayor and
Members of the City Council
City of Bettendorf
Bettendorf, Iowa 52722

SUBJECT: Planning and Zoning Commission's decision on the rezoning request for property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 to C-3, submitted by Kevin Koellner. (Case 21-076)

Honorable Mayor and Members of the City Council:

On October 20, 2021, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named rezoning request.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Sincerely,

Mark D. Hunt
Director, Community Development

Future Land Use Map Amendment

**Gannaway arrived.

4. Case 21-088; West and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, submitted by Kevin Koellner.

Revocation of Planned Unit Development

5. Case 21-089; Revocation of existing Planned Unit Development (PUD) Plan (northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80), submitted by the city of Bettendorf.

Rezoning

6. Case 21-076; Northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, submitted by the city of Bettendorf.

Beck reviewed the staff reports. Hunt stated that staff feels that the proposed update to the Future Land Use Map is appropriate and is consistent with the City's goals. He added that staff recommends that the existing PUD plan be revoked and that the zoning district classification of the property revert to A-1 which is the district typically used for undeveloped property. Hunt stated that once the Future Land Use Map is revised and the PUD plan revoked, the entirety of the proposed development will be rezoned from A-1 to C-3 which is consistent with the Comprehensive Plan and which will be compatible with the other uses in the area.

Kappeler asked for clarification of the order in which the three steps must be accomplished. Hunt explained that the Commission will make recommendations to the City Council regarding three cases and that they would make the final decision.

Ormsby asked why it does not appear as though the property lines for the northwest quadrant of the project extend to the road and asked if it is under different ownership. Morlok explained that the City purchased approximately 10 acres in 2016 to be used for the future Middle Road interchange reconstruction and for an interstate ramp.

> On motion by Kappeler, seconded by Stoltenberg, that the Future Land Use Map amendment for property located west and north of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, be recommended for approval subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Gannaway, that the existing PUD concerning property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 be recommended for revocation and to revert to A-1 Agricultural/Urban Reserve District subject to staff recommendations.

ALL AYES

Motion carried.

On motion by Kappeler, seconded by Stoltenberg, that the rezoning of property located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80, A-1 Agricultural/Urban Reserve District to C-3 General Business District, be recommended for revocation subject to staff recommendations.

ALL AYES

Motion carried.

CITY OF BETTENDORF
CITY COUNCIL MEETING MINUTES

NOVEMBER 16, 2021

The City Council of Bettendorf, Iowa met in regular session on November 16, 2021 at 7:00 p.m., in the Council Chambers at Bettendorf City Hall, 1609 State Street, Bettendorf, Iowa.

The City of Bettendorf continues to follow CDC Guidelines with respect to the current COVID-19 situation. Additionally, the City of Bettendorf broadcasted this public meeting online at http://www.bettendorf.org/live-meeting.

Council Members Present: Adamson, Brown, Connors, Naumann, Sechser (Zoom), Baden, Webster (Zoom)
Presiding: Mayor Robert S. Gallagher

Mayor Gallagher opened the meeting with the Pledge of Allegiance followed with an Invocation given by Bettendorf Police Chaplain and Pastor of Bettendorf Presbyterian Church, Pastor Troy Winder.

PROCLAMATION

Mayor Gallagher read a proclamation proclaiming November 27, 2021 as Small Business Saturday in the Bettendorf community and encouraged all citizens to shop local on November 27th and throughout the year.

PUBLIC REQUESTS OF COUNCIL

No one addressed the Council and the session was closed.

PUBLIC HEARING AND FIRST READING OF AN ORDINANCE AMENDING THE FUTURE LAND USE MAP FOR PROPERTY GENERALLY LOCATED NORTH AND WEST OF 5790 FOREST GROVE DRIVE, URBAN MEDIUM INTENSITY TO COMMUNITY COMMERCIAL (CASE 21-088)

Mayor Gallagher verified that the Notice of Public Hearing had been published and no written correspondence had been received on the matter. Community Development Director Mark Hunt gave an explanation of this ordinance and the following two ordinances. Mayor Gallagher asked for any questions from Council. None presented. Mayor Gallagher then opened the Public Hearing. No one else addressed the Council and the Public Hearing was closed.

Council Member Brown presented the first reading of an ordinance amending the Future Land Use Map for property generally located north and west of 5790 Forest Grove Drive, Urban Medium Intensity to Community Commercial, and made a motion to approve the ordinance at its first reading as presented. Council Member Adamson seconded the motion. Mayor Gallagher asked for any discussion. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

PUBLIC HEARING AND FIRST READING OF AN ORDINANCE REVOKING THE EXISTING PLANNED UNIT DEVELOPMENT (PUD) PLAN AND REVERT THE ZONING DISTRICT CLASSIFICATION TO A-1, AGRICULTURAL/ URBAN RESERVE DISTRICT FOR PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80 (CASE 21-089)

Mayor Gallagher verified that the Notice of Public Hearing had been published and no written correspondence had been received on the matter. Mayor Gallagher asked for any questions from Council. None presented. Mayor Gallagher then opened the Public Hearing. No one else addressed the Council and the Public Hearing was closed.

Council Member Naumann presented the first reading of an ordinance revoking the existing Planned Unit Development (PUD) Plan and revert the zoning district classification to A-1, Agricultural/ Urban Reserve District for property generally located northeast of the intersection of Middle Road and Forest Grove Drive and South of Interstate 80, and made a motion to approve the ordinance at its first reading as presented. Council Member Adamson seconded the motion. Mayor Gallagher asked for any discussion. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

PUBLIC HEARING AND FIRST READING OF AN ORDINANCE REZONING PROPERTY GENERALLY LOCATED NORTHEAST OF THE INTERSECTION OF MIDDLE ROAD AND FOREST GROVE DRIVE AND SOUTH OF INTERSTATE 80 A-1 TO C-3 (CASE 21-076)

Mayor Gallagher verified that the Notice of Public Hearing had been published and no written correspondence had been received on the matter. Mayor Gallagher asked for any questions from Council. None presented. Mayor Gallagher then opened the Public Hearing. No one else addressed the Council and the Public Hearing was closed.

Council Member Baden presented the first reading of an ordinance amending the Bettendorf, Iowa Zone Map for property generally located northeast of the intersection of Middle Road and Forest Grove Drive and south of Interstate 80 A-1, Agricultural/ Urban Reserve District to C-3, General Business District, and made a motion to approve the ordinance at its first reading as presented. Council Member Naumann seconded the motion. Mayor Gallagher asked for any discussion. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

ORDINANCE – FIRST AND FINAL READING RENAMING ENGELS AVENUE TO NOLTING AVENUE IN CENTURY HEIGHTS EIGHTEENTH ADDITION

Mayor Gallagher stated that staff has requested the waiver of the second and third readings of this ordinance and the following ordinance. Community Development Director Mark Hunt explained the request for the waiver of the readings are due to weather conditions as well as it would be helpful to staff to record the changes and complete their internal addressing sooner rather than later. Mayor Gallagher asked for a motion to waive the second and third reading of this ordinance. Council Member Adamson made a motion to waive the third reading, and Council Member Connors seconded the motion. Roll call vote to waive the second and third readings indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

Council Member Adamson presented the first and final reading of an ordinance renaming Engels Avenue to Nolting Avenue in Century Heights Eighteenth Addition, and made a motion to approve the ordinance at its final reading as presented. Council Member Baden seconded the motion. Mayor Gallagher asked for any questions. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

ORDINANCE – FIRST AND FINAL READING RENAMING BULLDOG AVENUE TO ENGELS AVENUE IN CENTURY HEIGHTS TWENTY FOURTH ADDITION

Mayor Gallagher asked for a motion to waive the second and third readings of this ordinance. Council Member Naumann made a motion to waive the third reading, and Council Member Adamson seconded the motion. Roll call vote to waive the second and third readings indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

Council Member Connors presented the first and final reading of an ordinance renaming Bulldog Avenue to Engels Avenue in Century Heights Twenty Fourth Addition, and made a motion to approve the ordinance at its final reading as presented. Council Member Naumann seconded the motion. Mayor Gallagher asked for any questions. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

CONSENT AGENDA

Mayor Gallagher asked for a motion to approve the Consent Agenda as presented. Council Member Naumann made a motion to approve the Consent Agenda as presented, and Council Member Brown seconded the motion. Mayor Gallagher asked Council for any questions. None presented. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

EXECUTIVE SESSION – PURSUANT TO IOWA CODE SECTION 21.5(1)(i) FOR THE PURPOSE OF DISCUSSING THE ANNUAL PERFORMANCE EVALUATION OF THE CITY ADMINISTRATOR

Mayor Gallagher explained the purpose of the Executive Session and City Administrator Decker Ploehn requested the Executive Session. Mayor Gallagher requested a motion to enter into an Executive Session for the purpose of discussing the annual performance evaluation of the City Administrator pursuant to Iowa Code Section 21.5(1)(i). Council Member Connors made a motion as such to enter into the Executive Session. Council Member Adamson seconded the motion. Roll Call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously. Mayor Gallagher and Council entered Executive Session at approximately 7:23 p.m.

After discussion, Council Member Baden made a motion to exit Executive Session at approximately 7:40 pm. Council Member Brown seconded the motion. Roll Call vote to exit Executive Session indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

Council Member Connors made a motion to re-enter Executive Session at approximately 7:41 pm, and Council Member Adamson seconded the motion. Roll Call vote to re-enter Executive Session indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

After discussion, Council Member Naumann made a motion to exit Executive Session at approximately 7:53 pm. Council Member Brown seconded the motion. Roll Call vote to exit Executive Session indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

RESOLUTION APPROVING A SIX AND A HALF PERCENT INCREASE TO BASE SALARY EFFECTIVE JULY 1, 2021 FOR CITY ADMINISTRATOR

As a result of Executive Session, Council Member Connors presented a resolution approving a six and a half percent increase to base salary effective July 1, 2021 for City Administrator, and made a motion to approve the resolution as presented. Council Member Baden seconded the motion. Roll call vote indicated Adamson (aye); Brown (aye); Connors (aye); Naumann (aye); Sechser (aye); Baden (aye); and Webster (aye). The motion passed unanimously.

ADJOURNMENT

There being no further business, Council Member Connors made a motion to adjourn and Council Member Adamson seconded the motion. The meeting was adjourned at approximately 7:55 p.m.

_____
Mayor Robert S. Gallagher

Attest:

_____
City Clerk Decker P. Ploehn

CONSENT AGENDA
NOVEMBER 16, 2021

ALL ITEMS APPEARING BELOW ARE CONSIDERED ROUTINE BY THE CITY COUNCIL AND SHALL BE ENACTED BY ONE MOTION. IF DISCUSSION IS DESIRED, THAT ITEM SHALL BE REMOVED AND DISCUSSED SEPARATELY

A. Minutes from November 2, 2021 (Approve and Adopt)

B. Resolution approving the City's FY2020/21 Annual Urban Renewal Report. (Approve and Adopt)

C. Resolution approving one hundred twenty (120) day moratorium on permanent buildings primarily used for the sale of consumer fireworks in Downtown Master Plan Overlay District. (Approve and Adopt)

D. Resolution accepting improvements for the 2021 Pavement Marking Program. (Approve and Adopt)

E. Resolution authorizing the Director of Public Works to issue a purchase order to Davenport Electric Contract Company for the installation of a temporary traffic signal at the intersection of Hopewell Avenue and Middle Road. (Approve and Adopt)

F. Resolution authorizing the Director of Public Works to execute an agreement with MidAmerican Energy for the Forest Grove Drive Utility Burial Project. (Approve and Adopt)

G. Resolution approving the Civil Service List submitted for the Construction Inspector position in the Public Works Department. (Approve and Adopt)

H. Resolution approving liquor license renewals and requests for Surestay Plus Hotel by Best Western; and a new liquor license for Riverside #4 (Cumberland Square). (Approve and Adopt)

I. Bills (Approve payment and direct City Clerk to issue checks in respective amounts)

COUNCIL LETTER

MEETING DATE: December 7, 2021
REQUESTED BY: Chris Curran, Mark Hunt

ITEM TITLE: Resolution setting a public hearing relating to an ordinance amending Title 1, Chapter 5, Article A of the City Code of the City of Bettendorf, Iowa entitled "Wards And Precincts" to establish ward and precinct boundaries based on 2020 census.

EXPLANATION (Background & How it Responds to Vision, Mission or Goals):

The 2020 United States Census has been completed and the City is required to modify its ward and precinct boundaries based on population changes and in congruence with state legislative district boundaries.

Pursuant to Iowa Code 49.5, a public hearing shall be held before final adoption of the ordinance establishing changes in ward and precinct boundaries. By this resolution, a public hearing is set for the 21st of December, 2021 to receive public comment regarding the proposed ordinance to establish new ward and precinct boundaries.

BUDGET IMPACT:

- **N/A**

ATTACHMENT:

- **Resolution**
- **Draft ordinance**

RESOLUTION NO. _____- 21

RESOLUTION SETTING A PUBLIC HEARING RELATING TO AN ORDINANCE AMENDING TITLE 1, CHAPTER 5, ARTICLE A OF THE CITY CODE OF THE CITY OF BETTENDORF, IOWA ENTITLED "WARDS AND PRECINCTS" TO ESTABLISH WARD AND PRECINCT BOUNDARIES BASED ON 2020 CENSUS.

WHEREAS, the 2020 United States Census has been completed;

WHEREAS, the City is required to modify its ward and precinct boundaries based on population changes and in congruence with state legislative district boundaries;

WHEREAS, pursuant to Iowa Code 49.5, a public hearing shall be held before final adoption of the ordinance establishing changes in ward and precinct boundaries.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa a public hearing be set for the 21st of December, 2021, at 7 o'clock p.m., in the Council Chambers at City Hall, 1609 State Street, Bettendorf, Iowa to hold a public hearing and receive public comment regarding the proposed ordinance to establish new ward and precinct boundaries.

PASSED, APPROVED, AND ADOPTED THIS 7th day of December, 2021.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

AN ORDINANCE AMENDING TITLE 1, CHAPTER 5, ARTICLE A OF THE CITY CODE OF THE CITY OF BETTENDORF, IOWA ENTITLED "WARDS AND PRECINCTS" TO ESTABLISH WARD AND PRECINCT BOUNDARIES BASED UPON THE 2020 UNITED STATES CENSUS.

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

SECTION 1. Sections 1-5A-2, 1-5A-3, 1-5A-4, 1.5A-5 and 1-5A-6 of the City Code of the City of Bettendorf are hereby deleted and the following substituted therefor:

1-5A-2: **FIRST WARD AND PRECINCTS:**

The First Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of the State line of the main channel of the Mississippi River with the west city limits extended; thence north along the city limits line to the point that the city limits line turns 90º east; thence east along the city limits line to the point that the city limits line turns 90º north; thence north along the city limits line to its intersection with Duck Creek; thence southeasterly along the centerline of the meanders of Duck Creek to its intersection with Middle Road; thence northeasterly along the centerline of Middle Road to its intersection with 23rd Street; thence south along the centerline of 23rd Street to its intersection with Duck Creek; thence southeasterly along the centerline of the meanders of Duck Creek to its intersection with the northerly extension of 29th Street to the centerline of the meanders of Duck Creek; thence south along said extension to its intersection with 29th Street; thence south along the centerline of 29th Street to its intersection with Glenn Street; thence east along the centerline of Glenn Street to its intersection with 29th Street; thence south along the centerline of 29th Street to its intersection with Central Avenue; thence west along the centerline of Central Avenue to its intersection with 28 ½ Street; thence south along the centerline of 28 ½ Street extended to its intersection with 28th Street; thence southerly along the centerline of 28th Street to its intersection with State Street; thence east along the centerline of State Street to its intersection with 31st Street; thence south along the centerline of 31st Street extended to its intersection with the State line of the main channel of the Mississippi River; thence west along the State line of the Mississippi River to the point of beginning.

Precinct 1 of the First Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of the State line along the main channel of the Mississippi River and the western city limit line of Bettendorf, Iowa and the eastern city limits line of Davenport, Iowa; thence north along the said city limits line to the intersection with the centerline of the meanders of Duck Creek; thence easterly along the centerline of the meanders of Duck Creek to the intersection with Interstate 74; thence south along the centerline of Interstate 74 to the intersection with Middle Road; thence northeasterly along the centerline of Middle Road to the intersection with 14th Street; thence south along the centerline of 14th Street to the intersection with Central Avenue; thence east along the centerline of Central Avenue to the intersection with 17th Street; thence south along the centerline of 17th Street to the intersection of Mississippi Boulevard; thence east along the centerline of Mississippi Boulevard to the intersection with 22nd Street; thence south along the centerline of 22nd Street to the intersection with Grant Street; thence east along the centerline of Grant Street to the intersection of 23rd Street; thence south along the

centerline of 23rd Street extended to the intersection of the State line along the main channel of the Mississippi River; thence west along the State line along the main channel of the Mississippi River to the point of beginning.

Precinct 2 of the First Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of the State line along the main channel of the Mississippi River and 23rd Street extended; thence north along the centerline of 23rd Street extended to the intersection with Grant Street; thence west along the centerline of Grant Street to the intersection with 22nd Street; thence north along the centerline of 22nd Street to the intersection with Mississippi Boulevard; thence westerly along the centerline of Mississippi Boulevard to the intersection with 17th Street; thence north along the centerline of 17th Street to the intersection with Central Avenue; thence west along the centerline of Central Avenue to the intersection with 14th Street; thence north along the centerline of 14th Street to the intersection with Middle Road; thence easterly along the centerline of Middle Road to the intersection with 23rd Street; thence south along the centerline of 23rd Street to the intersection with Central Avenue; thence east along the centerline of Central Avenue to the intersection with 28 ½ Street; thence south along the centerline of 28 ½ Street extended to the intersection of 28th Street; thence south along the centerline of 28th Street to the intersection with State Street; thence easterly along the centerline of State Street to the intersection of 31st Street; thence south along the centerline of 31st Street extended to the intersection with the State line along the main channel of the Mississippi River; thence west along the State line along the main channel of the Mississippi River to the point of beginning.

Precinct 3 of the First Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Central Avenue and 23rd Street; thence north along the centerline of 23rd Street to the intersection with the centerline of the meanders of Duck Creek; thence southeasterly along the centerline of the meanders of Duck Creek to the intersection with 29th Street extended; thence south along 29th Street extended to the intersection with Glenn Street; thence east along the centerline of Glenn Street to the intersection with 29th Street; thence south along the centerline of 29th Street to the intersection with Central Avenue; thence west along the centerline of Central Avenue to the point of beginning.

1-5A-3: **SECOND WARD AND PRECINCTS:**
The Second Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of Duck Creek and the west city limits; thence north along the city limits line to the point it turns 90º east; thence east along the city limits line to the point it intersects with Crow Creek Road; thence east along the centerline of Crow Creek Road to its intersection with Stonehaven Drive; thence southerly along the centerline of Stonehaven Drive to its intersection with Queens Drive; thence northwesterly along the centerline of Queens Drive to its intersection with Brunswick Drive; thence southerly along the centerline of Brunswick Drive to its intersection with Parkdale Drive; thence south along the centerline of Parkdale Drive to its intersection with Brookside Drive; thence east along the centerline of Brookside Drive to its intersection with 18th Street; thence north along the centerline of 18th Street to its intersection with Tanglefoot Lane; thence east along the centerline of Tanglefoot Lane to its intersection with 29th

Street; thence south along the centerline of 29th Street to its intersection with Maplecrest Road; thence west along the centerline of Maplecrest Road to its intersection with Stafford Boulevard; thence southerly along the centerline of Stafford Boulevard to its intersection with Middle Road; thence southwesterly along the centerline of Middle Road to its intersection with Duck Creek; thence northwesterly along the centerline of the meanders of Duck Creek to the point of beginning.

Precinct 1 of the Second Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Duck Creek and the western city limits of Bettendorf, Iowa and the eastern city limits of Davenport, Iowa; thence north along the said city limits line to the intersection with Spruce Hills Drive; thence east along the centerline of Spruce Hills Drive to the intersection Woodland Lane; thence north along the extended centerline of Woodland Lane to the intersection with Golden Valley Drive; thence easterly along the centerline of Golden Valley Drive to the intersection with Clover Hills Drive; thence north along the centerline of Clover Hills Drive to the intersection with Davenshire Drive; thence easterly along the centerline of Davenshire Drive to the intersection with Oxford Drive; thence south along the centerline of Oxford Drive to the intersection with Windsor Drive; thence northeasterly along the centerline of Windsor Drive to the intersection with South Hampton Drive; thence easterly along the centerline of South Hampton Drive to the intersection with Iverness Drive; thence east along the centerline of Iverness Drive to the intersection with Somerset Drive; thence northeasterly along the centerline of Somerset Drive to the intersection with Maplecrest Road; thence southwesterly along the centerline of Maplecrest Road to the intersection with 18th Street; thence south along the centerline of 18th Street to the intersection with Middle Road; thence westerly along the centerline of Middle Road to intersection with Interstate 74; thence north along the centerline of Interstate 74 to the intersection of the centerline of the meanders of Duck Creek; thence northwesterly along the centerline of the meanders of Duck Creek to the point of beginning.

Precinct 2 of the Second Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Spruce Hills Drive the western city limits of Bettendorf, Iowa and eastern city limits of Davenport, Iowa; thence north along the said city limits line to the intersection with Crow Creek Road; thence east along the centerline of Crow Creek Road to the intersection with Stone Haven Drive; thence south along the centerline of Stone Haven Drive to the intersection with Queens Drive; thence westerly along the centerline of Queens Drive to the intersection of Parkdale Drive; thence south along the centerline of Parkdale Drive to the intersection of Brookside Drive; thence east along the centerling of Brookside Drive to the intersection with 18th Street; thence south along the centerline of 18th Street to the intersection with Maplecrest Road; thence northwesterly along the centerline of Maplecrest Road to the intersection with Somerset Drive; thence southwesterly along the centerline of Somerset Drive to the intersection with Iverness Drive; thence west along the centerline of Iverness Drive to the intersection with South Hampton Drive; thence northwesterly along the centerline of South Hampton Drive to the intersection with Windsor Drive; thence southwesterly along the centerline of Windsor Drive to the intersection with Oxford Drive; thence north along the centerline of Oxford Drive to the intersection with Davenshire Drive; thence west along the centerline of Davenshire Drive to the intersection with Clover Hills Drive; thence south along the centerline of Clover Hills Drive to the intersection with Golden Valley Drive; thence west along the centerline of Golden Valley Drive to the intersection of Woodland Lane extended; thence south along the centerline of

Woodland Lane extended to the intersection with Spruce Hills Drive; thence west along the centerline of Spruce Hills Drive to the point of beginning.

Precinct 3 of the Second Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Middle Road and 18th Street; thence northwesterly along the centerline of 18th Street to the intersection of Tanglefoot Lane; thence east along the centerline of Tanglefoot Lane to the intersection with 29th Street; thence south along the centerline of 29th Street to the intersection with Maplecrest Road; thence west along the centerline of Maplecrest Road to the intersection with Stafford Boulevard; thence south along the centerline of Stafford Boulevard to the intersection with Middle Road; thence west along the centerline of Middle Road to the point of beginning.

1-5A-4: **THIRD WARD AND PRECINCTS:**
The Third Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of the State line of the main channel of the Mississippi River, the western city limits of Riverdale, Iowa extended, and the eastern city limits of Bettendorf extended; thence north along said city limits line to its intersection with Belmont Road; thence easterly along the centerline of Belmont Road to its intersection with Valley Drive; thence north along the centerline of Valley Drive to its intersection with Crow Creek; thence northwesterly along the centerline of the meanders of Crow Creek to its intersection with Tanglewood Road; thence westerly along the centerline of Tanglewood Road to its intersection with Middle Road; thence north along the centerline of Middle Road to its intersection with Tanglewood Road extended; thence westerly along the centerline of Tanglewood Road to its intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to its intersection with Tanglefoot Lane; thence west along the centerline of Tanglefoot Lane to its intersection with 29th Street; thence south along the centerline of 29th Street to its intersection with Maplecrest Road; thence west along the centerline of Maplecrest Road to its intersection with Stafford Boulevard; thence southerly along the centerline of Stafford Boulevard to its intersection with Middle Road; thence southwesterly along the centerline of Middle Road to its intersection with 23rd Street; thence south along the centerline of 23rd Street to its intersection with Duck Creek; thence southeasterly along the centerline of the meanders of Duck Creek to its intersection with the northerly extension of 29th Street to the centerline of the meanders of Duck Creek; thence south along said extension to its intersection with 29th Street; thence south along the centerline of 29th Street to its intersection with Glenn Street; thence east along the centerline of Glenn Street to its intersection with 29th Street; thence south along the centerline of 29th Street to its intersection with Central Avenue; thence west along the centerline of Central Avenue to its intersection with 28 ½ Street; thence south along the centerline of 28 ½ Street extended to its intersection with 28th Street; thence southerly along the centerline of 28th Street to its intersection with State Street; thence east along the centerline of State Street to its intersection with 31st Street; thence south along the centerline of 31st Street and its southern extension to its intersection with the Mississippi River; thence east along the meanders of the Mississippi River to the point of beginning.

Precinct 1 of the Third Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of State Street and 28th Street; thence north along the centerline of 28th Street to the intersection with 28 ½ Street extended; thence north along the centerline of 28th ½ Street extended to the intersection with Central Avenue; thence easterly along the centerline of Central Avenue to the intersection with 29th Street; thence north along the centerline of 29th Street to the intersection of Glenn Street; thence west along the centerline of Glenn Street to the intersection of 29th Street; thence north along the centerline of 29th Street extended to the intersection with the centerline of the meanders of Duck Creek; thence northwesterly along the centerline of the meanders of Duck Creek to the intersection with 23rd Street; thence north along the centerline of 23rd Street to the intersection with Middle Road; thence easterly along the centerline of Middle Road to the intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to the intersection with State Street; thence westerly along the centerline of State Street to the point of beginning.

Precinct 2 of the Third Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of State line of the main channel of the Mississippi River and the extended centerline of 31st Street; thence north along the centerline of 31st Street extended to the intersection with State Street; thence east along the centerline of State Street to the intersection with Devils Glen Road; thence north along the centerline of Devils Glen Road to the intersection with Middle Road; thence northeasterly along the centerline of Middle Road to the intersection with Belmont Road; thence southeasterly along the centerline of Belmont Road to the intersection with the eastern city limits of Bettendorf, Iowa and the western city limits of Riverdale, Iowa; thence south along the said city limits line to the intersection with the State line along the main channel of the Mississippi River; thence westerly along the State line along the main channel of the Mississippi River to the point of beginning.

Precinct 3 of the Third Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Middle Road and Stafford Boulevard; thence north along the centerline of Stafford Boulevard to the intersection with Maplecrest Road; thence east along the centerline of Maplecrest Road to the intersection with 29th Street; thence north along the centerline of 29th Street to the intersection with Tanglefoot Lane; thence easterly along the centerline of Tanglefoot Lane to the intersection of Devils Glen Road; thence north along the centerline of Devils Glen Road to the intersection with Tanglewood Road; thence easterly along the centerline of Tanglewood Road extended to the intersection with Middle Road; thence south along the centerline of Middle Road to the intersection of Tanglewood Road; thence easterly along the centerline of Tanglewood Road to the intersection with the centerline of the meanders of Duck Creek; thence southeasterly along the centerline of the meanders of Duck Creek to the intersection with Valley Drive; thence southwesterly along the centerline of Valley Drive to the intersection with Belmont Road; thence northwesterly along the centerline of Belmont Road to the intersection with Middle Road; thence southwesterly along the centerline of Middle Road to the point of beginning.

1-5A-5: **FOURTH WARD AND PRECINCTS:**

The Fourth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of 53rd Avenue and Middle Road; thence south along the centerline of Middle Road to its intersection with Tanglewood Road extended; thence westerly along the centerline of Tanglewood Road to its intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to its intersection with Tanglefoot Lane; thence west along the centerline of Tanglefoot Lane to its intersection with 18th Street; thence south along the centerline of 18th Street to its intersection with Brookside Drive; thence west along the centerline of Brookside Drive to its intersection with Parkdale Drive; thence north along the centerline of Parkdale Drive to its intersection with Brunswick Drive; thence northwesterly along the centerline of Brunswick Drive to its intersection with Queens Drive; thence southeasterly along the centerline of Queens Drive to its intersection with Stone Haven Drive; thence northerly along the centerline of Stone Haven Drive to its intersection with Crow Creek Road; thence west along the centerline of Crow Creek Road to its intersection with the Davenport/Bettendorf city limits line; thence north along the city limits line to the point its turns 90 degrees to the east; thence east along the city limits line to the point it turns 90 degrees to the north and its intersection with Forest Grove Drive; thence east along the centerline of Forest Grove Drive to its intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to its intersection with Thunder Ridge Road; thence southeasterly along the centerline of Thunder Ridge Road to its intersection with Cavan Crossing; thence southeasterly along the centerline of Cavan Crossing to its intersection with Wilderness Street; thence east along the centerline of Wilderness Street to its intersection with Joshua Street; thence southeasterly along the centerline of Joshua Street to its intersection with North Ridge Circle; thence south along the centerline of North Ridge Circle to its intersection with 53rd Avenue; thence east along the centerline of 53rd Avenue to the point of beginning.

Precinct 1 of the Fourth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Brookside Drive and Parkdale Drive; thence north along the centerline of Parkdale Drive to the intersection with Brunswick Drive; thence northwesterly along the centerline of Brunswick Drive to the intersection with Queens Drive; thence southeasterly along the centerline of Queens Drive to the intersection with Stone Haven Drive; thence north along the centerline of Stone Haven Drive to the intersection with Crow Creek Road; thence west along the centerline of Crow Creek Road to the intersection with the western city limits of Bettendorf, Iowa and the eastern city limits of Davenport, Iowa; thence north along the said city limits line to the intersection with 49th Avenue ; thence easterly along the centerline of 49th Avenue to the intersection with Dove Court; thence north along the centerline of Dove Court to the intersection of Hunter Road; thence easterly along the centerline of Hunter Road to the intersection of Chesterfield Drive; thence easterly along the centerline of Chesterfield Drive to the intersection of Apple Valley Drive; thence south along the centerline of Apple Valley Drive to the intersection with Crow Creek Road; thence easterly along the centerline of Crow Creek Road to the intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to the intersection with Tanglefoot Lane; thence west along the centerline of Tanglefoot Lane to the intersection with 18th Street; thence south along the centerline of 18th Street to the intersection with Brookside Drive; thence west along the centerline of Brookside Drive to the point of beginning.

Precinct 2 of the Fourth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of 49th Avenue and the western city limits of Bettendorf, Iowa and the eastern city limits of Davenport, Iowa; thence north along the

said city limits line to the intersection with Forest Grove Drive; thence easterly along the centerline of Forest Grove Drive to the intersection with Devils Glen Road; thence south along the centerline of Devils Glen Road to the intersection with Crow Creek Road; thence westerly along the centerline of Crow Creek Road to the intersection with Apple Valley Road; thence north along the centerline of Apple Valley Drive to the intersection with Chesterfield Drive; thence west along the centerline of Chesterfield Drive to the intersection with Hunter Road; thence northerly along the centerline of Hunter Road to the intersection with Dove Court; thence south along the centerline of Dove Court to the intersection with 49th Avenue; thence west along the center line of 49th Avenue to the point of beginning.

Precinct 3 of the Fourth Ward shall comprise of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of Tanglewood Road and Devils Glen Road; thence north along the centerline of Devils Glen Road to the intersection with Thunder Ridge Road; thence easterly along the centerline of Thunder Ridge Road to the intersection with Cavan Crossing; thence southeasterly along the centerline of Cavan Crossing to the intersection with Wilderness Street; thence easterly along the centerline of Wilderness Street to the intersection with Joshua Street; thence southeasterly along the centerline of Joshua Street to the intersection of North Ridge Circle; thence south along the centerline of North Ridge Circle to the intersection with 53rd Avenue; thence easterly along the centerline of 53rd Avenue to the intersection with Middle Road; thence south along the centerline of Middle Road to the intersection with Tanglewood Road extended; thence westerly along the centerline of Tanglewood Road to the point of beginning.

1-5A-6: **FIFTH WARD AND PRECINCTS:**

The Fifth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of Middle Road and 53rd Avenue; thence west along the centerline of 53rd Avenue to its intersection with North Ridge Circle; thence north along the centerline of North Ridge Circle to its intersection with Joshua Street; thence northwesterly along the centerline of Joshua Street to its intersection with Wilderness Street; thence westerly along the centerline of Wilderness Street to its intersection with Cavan Crossing; thence northwesterly along the centerline of Cavan Crossing to its intersection with Thunder Ridge Road; thence northwesterly along the centerline of Thunder Ridge Road to its intersection with Devils Glen Road; thence north along the centerline of Devils Glen Road to its intersection with Forest Grove Drive; thence west along the centerline of Forest Grove Drive to the city limits line; thence northerly along the city limits line to its intersection with 210th Street; thence east along the centerline of 210th Street to its intersection with Wells Ferry Road; thence east along the city limits line to its intersection with Wells Ferry Road; thence southerly along the city limits line to its intersection with the State line of the main channel of the Mississippi River; thence westerly along the meanders of the Mississippi River to its intersection with the city limits line between Bettendorf and the east side of Riverdale extended; thence northwesterly along the city limits line to its intersection with Valley Drive; thence northeasterly along the centerline of Valley Drive to its intersection with Crow Creek; thence northeasterly along the meanders of Crow Creek to its intersection with Tanglewood Road; thence westerly along the centerline of Tanglewood Road to its intersection with Middle Road; thence northeasterly along the centerline of Middle Road to the point of beginning and excluding therefrom the City of Panorama Park.

Precinct 1 of the Fifth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of the State line along the main channel of the Mississippi River, the eastern city limits of Riverdale, Iowa, and the western city limits of Bettendorf, Iowa; thence north along said city limits line to its intersection with Valley Drive; thence northeasterly along the centerline of Valley Drive to its intersection with Crow Creek; thence westerly along the centerline of the meanders of Crow Creek to its intersection with Tanglewood Road; thence west along the centerline of Tanglewood Road to its intersection with Middle Road; thence north along the centerline of Middle Road to its intersection with 53rd Avenue; thence east along the centerline of 53rd Avenue to its intersection with Remington Road North; thence south along the centerline of Remington Road North to its intersection with Century Heights Avenue; thence east along the centerline of Century Heights Avenue to its intersection with Heatherstone Road; thence south along the centerline of Heatherstone Road to its intersection with Crow Creek Road; thence easterly along the centerline of Crow Creek Road to its intersection with Valley Drive; thence easterly along the centerline of Valley Drive to its intersection with the eastern city limits of Bettendorf, Iowa and unincorporated Scott County, Iowa; thence south along said city limits line to its intersection with the State line of the main channel of the Mississippi River; thence southwesterly along the State line of the main channel of the Mississippi River to the point of beginning and excluding therefrom the incorporated city limits of Panorama Park, Iowa.

Precinct 2 of the Fifth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, beginning at the intersection of 53rd Avenue and Middle Road; thence north along the centerline of Middle Road to its intersection with Forest Grove Drive; thence easterly along the centerline of Forest Grove Drive to its intersection with the eastern city limits of Bettendorf, Iowa; thence south along the said city limits line to its intersection with Valley Drive; thence westerly along the centerline of Valley Drive to its intersection with Crow Creek Road; thence northwesterly along the centerline of Crow Creek Road to its intersection with Heatherstone Road; thence north along the centerline of Heatherstone Road to its intersection with Century Heights Avenue; thence west along the centerline of Century Heights Avenue to its intersection with Remington Road North; thence north along the centerline of Remington Road North to its intersection with 53rd Avenue; thence west along the centerline of 53rd Avenue to the point of beginning.

Ward 5, Precinct 3

Precinct 3 of the Fifth Ward shall be comprised of all of that part of the city lying within the perimeter described as follows:

Commencing, as a point of reference, at the intersection of Middle Road and 53rd Avenue; thence west along the centerline of 53rd Avenue to its intersection with North Ridge Circle; thence north along the centerline of North Ridge Circle to its intersection with Joshua Street; thence northwesterly along the centerline of Joshua Street to its intersection with Wilderness Street; thence westerly along the centerline of Wilderness Street to its intersection with Cavan Crossing; thence northwesterly along the centerline of Cavan Crossing to its intersection with Thunder Ridge Road; thence northwesterly along the centerline of Thunder Ridge Road to its intersection with Devils Glen Road; thence north along the centerline of Devils Glen Road to its intersection with Forest Grove Drive; thence west along the centerline of Forest Grove Drive to the city limits line; thence northerly

along the city limits line to its intersection with 210th Street; thence east along the centerline of 210th Street to its intersection with Wells Ferry Road; thence southerly along the city limits line to its intersection with Forest Grove Drive; thence west along the centerline of Forest Grove Drive to its intersection with Middle Road; thence southwesterly along the centerline of Middle Road to the point of beginning.

SECTION 2. Severability. If any section, subsection, sentence, clause, phrase or portion of this ordinance be held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision, and such holding shall not affect the validity of the remaining portion hereof.

SECTION 3. Repealer. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 4. Effective Date. This ordinance shall be in full force and effect from and after the date of passage and publication as required by law.

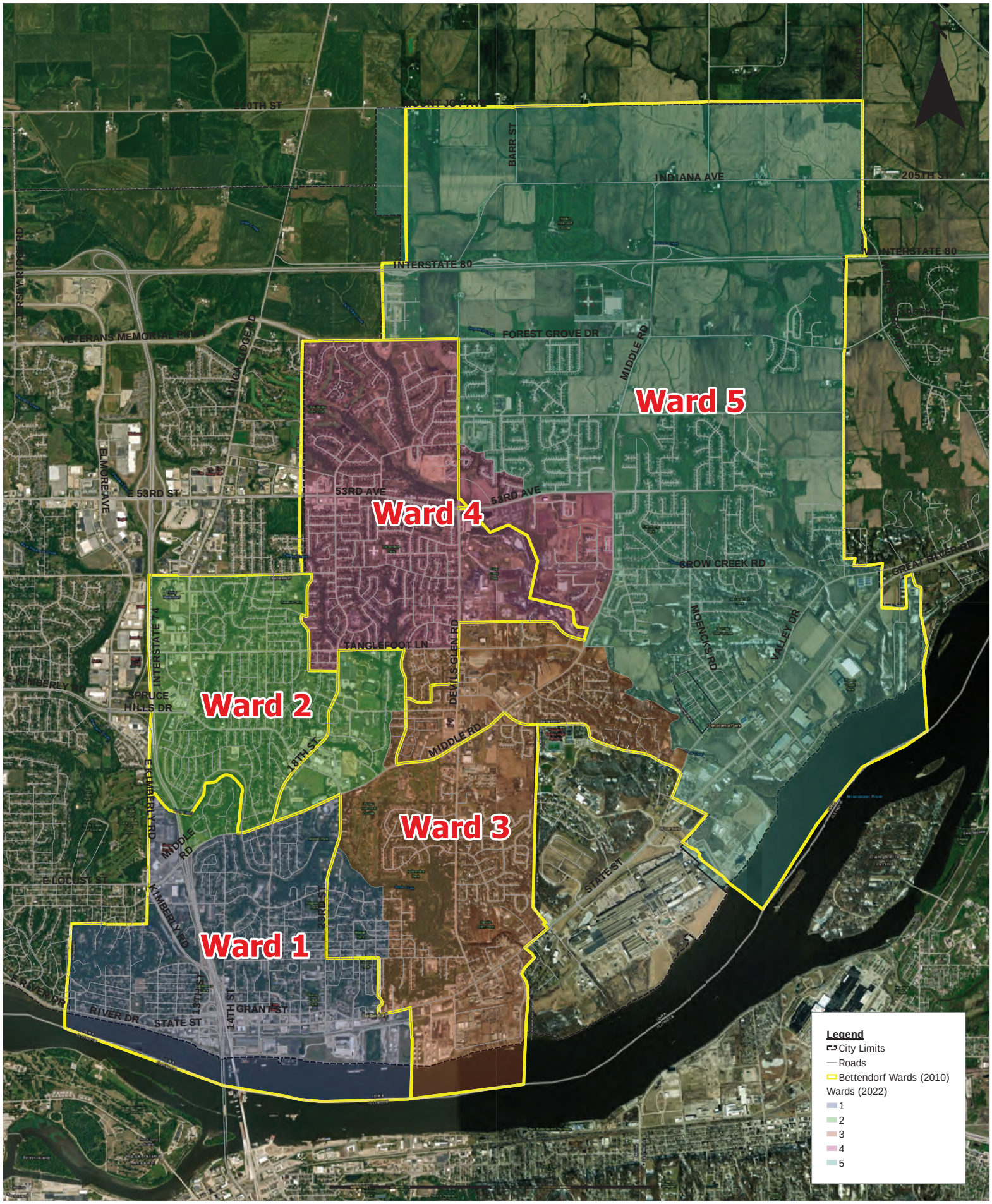
Passed, Approved, and Adopted this _____ day of _____, 2021.

_____
Mayor Robert S. Gallagher

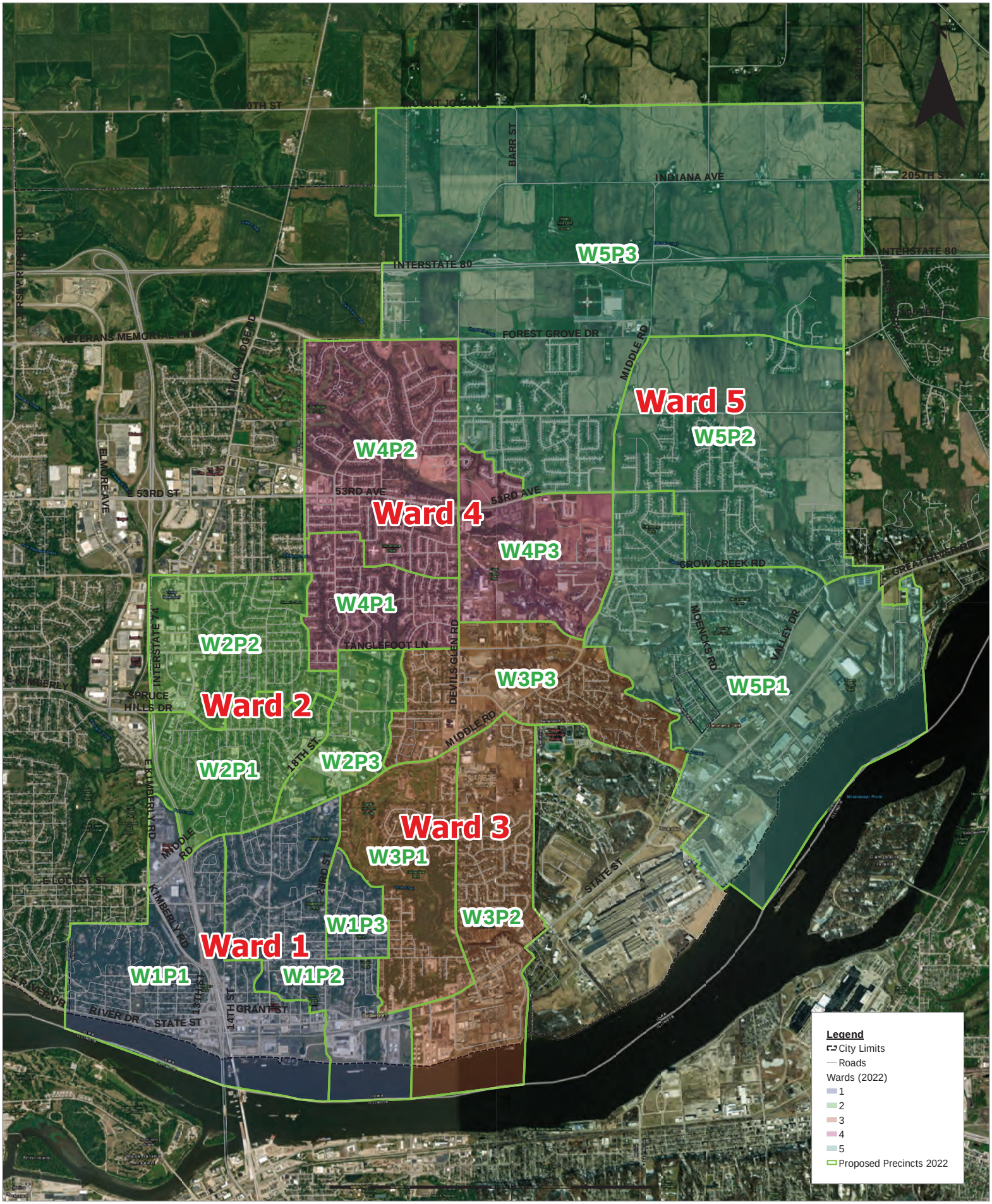
Attest:

_____
Decker P. Ploehn, City Clerk

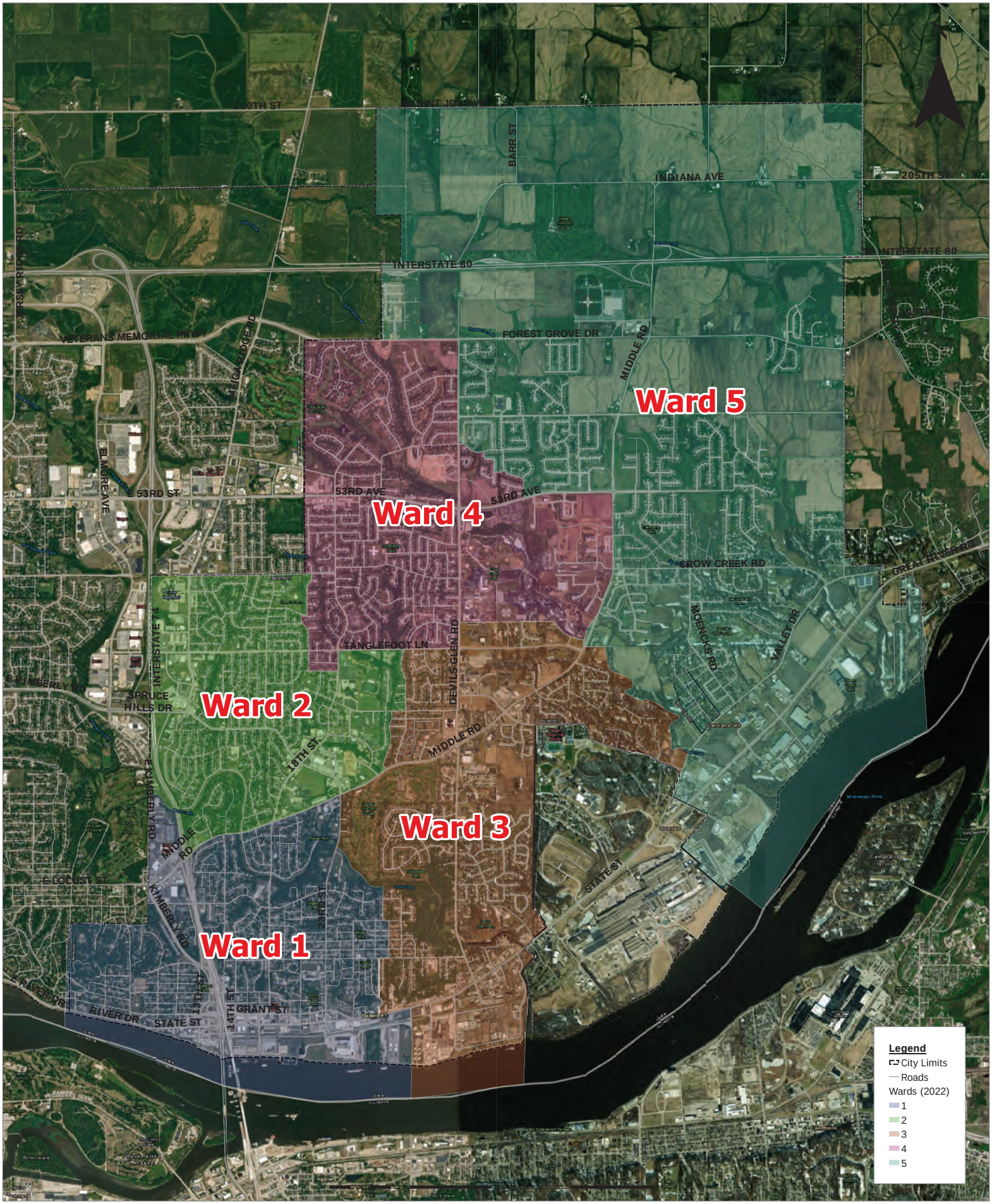
Current Wards (2010) Compared with Proposed (2022) Ward Boundaries



Proposed Precinct & Ward Boundaries (2022)



Proposed (2022) Ward Boundaries



COUNCIL LETTER

MEETING DATE: December 7, 2021
REQUESTED BY: Chris Curran, Mark Hunt

VISION:

The City of Bettendorf is a premier place in which to live. The City of Bettendorf is the most livable community for families with rich educational, cultural, and recreational opportunities where we enjoy a vibrant riverfront and a growing competitive business environment. We take pride in our Great Community.

ITEM TITLE: Resolution ratifying a one hundred twenty (120) day moratorium on permanent buildings primarily used for the sale of consumer fireworks in Downtown Master Plan Overlay District.

EXPLANATION (Background & How it Responds to Vision, Mission or Goals):

Certain issues have been raised regarding zoning regulations for the Downtown Master Plan Overlay District ("DMP"), specifically relating to permanent buildings primarily used for the sale of consumer fireworks. The DMP sets forth certain prohibited uses in furtherance of the intent of the DMP. A short-term moratorium (120 days) will allow staff the opportunity to further analyze and make recommendations on the issue of whether to amend the DMP provisions of the City of Bettendorf zoning ordinance to include permanent buildings primarily used for the sale of consumer fireworks as a prohibited use.

The Planning and Zoning Commission recommends approval of the moratorium. The resolution ratifies the action taken by Council at the November 16, 2021 meeting. The 120 days commenced on November 16, 2021 and the duration of the moratorium is not affected by this resolution ratifying the November 16, 2021 resolution.

BUDGET IMPACT:

- **N/A**

ATTACHMENT:

- **Resolution**

RESOLUTION____ - 21

RESOLUTION RATIFYING ONE HUNDRED TWENTY DAY MORATORIUM ON PERMANENT BUILDINGS PRIMARILY USED FOR THE SALE OF CONSUMER FIREWORKS IN DOWNTOWN MASTER PLAN OVERLAY DISTRICT

WHEREAS, certain issues have been raised regarding zoning regulations in the Downtown Master Plan Overlay District ("DMP") related to permanent buildings primarily used for the sale of fireworks; and

WHEREAS, such issues relate to the health, safety, comfort and general welfare of the public; and

WHEREAS, a short-term moratorium relating to permanent buildings in the DMP primarily used for the sale of consumer fireworks, as defined by Iowa Code section 727.2, is appropriate to enable staff to further analyze and make recommendations on relevant issues. For avoidance of doubt, this resolution does not affect uses in place at the time of this moratorium and only applies to the DMP.

WHEREAS, the Planning and Zoning Commission has recommended approval of the moratorium.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa that the one hundred twenty (120) day moratorium established by resolution on November 16, 2021 prohibiting the approval of zoning, building, and other land use requests for permanent buildings located in the Downtown Master Plan Overlay District (as such term is defined in City Code 11-6-3), in which fifty percent (50%) or more of the retailer's retail floor space is allocated to the sale or display of consumer fireworks is hereby ratified, with said moratorium starting on November 16, 2021.

PASSED, APPROVED AND ADOPTED this 7th day of December, 2021.

_____
Mayor Robert S. Gallagher

ATTEST:

_____
Decker P. Ploehn, City Clerk

MEETING DATE: December 7, 2021
REQUESTED BY: Brent Morlok, P.E.
City Engineer
WARD: 3

Item Title:

Resolution setting the date for a public hearing and directing the advertising of bids for the Palmer Hills Golf Course Short Course project.

Explanation:

This project will consist of construction of a new six (6) hole short course in the area between the existing driving range and The Forge putting course at Palmer Hills Golf Course.

Relationship to Goals: Upgraded City Infrastructure & Public Facilities.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

This project (2GC025) was approved with a total budget of $700,000 within the Community Improvement Program, which includes both design and construction of the project.

List Attachments:
Resolution
Notice to Bidders

RESOLUTION NO._____-21

RESOLUTION SETTING THE DATE FOR A PUBLIC HEARING AND DIRECTING THE ADVERTISING OF BIDS FOR THE PALMER HILLS GOLF COURSE SHORT COURSE PROJECT

WHEREAS, this Council deems it necessary and advisable under the provisions of the Code of Iowa to construct certain improvements to the Palmer Hills Golf Course of Bettendorf, Iowa, namely, the

Palmer Hills Golf Course Short Course project

as hereinafter described and has ordered plans, specifications, form of contract and engineer's estimate to be prepared and said documents are now on file in the office of the City Engineer for public inspection.

NOW, THEREFORE BE IT RESOLVED that the council will conduct a public hearing on the final adoption of the plans, specifications, notice to bidders, and form of contract for the construction of the improvements in the City Hall Council Chambers, 1609 State Street, Bettendorf, Iowa at 7:00 o'clock p.m. on the 21st day of December, 2021, and the City Clerk is hereby directed to give notice of the hearing, said notice to be published at least once as provided by law, not less than four (4) nor more than twenty (20) days before the date fixed for the hearing.

BE IT FURTHER RESOLVED that the City Engineer be authorized to receive bids for the construction of said improvements through the electronic bid submission system at https://bettendorf.ionwave.net until 10:00 o'clock a.m. on the 11th day of January, 2021, and the City Clerk is hereby directed to give notice to the taking of bids, said notice is to be posted in a relevant contractor plan room service with statewide circulation, a relevant construction lead generating service with statewide circulation and on the City's website with such publication to be not less than thirteen (13) days nor more than forty five (45) days before the date of the letting.

BE IT FURTHER RESOLVED that a Proposal Guarantee shall be a certified cashier's check drawn upon an Iowa bank or a bank chartered under the laws of the United States or a Credit Union Share Draft drawn upon a Credit Union chartered under the laws of Iowa, payable to the City Treasurer, City of Bettendorf, Iowa, or a bid bond on the City of Bettendorf Bid Bond form. The amount of the Proposal Guarantee shall be twenty thousand dollars and no cents ($20,000).

Passed, Approved and Adopted this 7th day of December, 2021.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

SECTION 00050 • NOTICE TO BIDDERS

Electronic bids will be received by the City of Bettendorf, Scott County, Iowa, through their electronic bid submission system at https://bettendorf.ionwave.net until 10:00 o'clock a.m., on the 11th day of January, 2022 for the construction of golf course improvements at Palmer Hills Golf Course as described in the plans and specifications to be available on December 14, 2021, in the office of the City Clerk and at https://bettendorf.ionwave.net. Bids shall be submitted to City Council at its next regularly scheduled meeting.

The proposed improvements consist of the following:

> Site preparation, silt fence installation, staking and minor removals. Constructing a new 6 hole short course in the area between the existing driving range and The Forge, 18 hole putting course. Construction includes: topsoil stripping and replacement, rough grading, installation of catch basins, perforated and non-perforated drain pipe, and drainage outlet structures, golf course greens construction with USGA greensmix, golf course tee construction with USGA greensmix, sand bunker construction, irrigation improvements, finish grading, seeding, sodding, and installation of erosion control fabric.

Contractors must display experience with 3 similar golf course projects in the last five years.

The plans, specifications and all bid documents, hereinafter called proposed Contract Documents, are placed on file and are available for inspection on the City of Bettendorf's electronic bid submission website: https://bettendorf.ionwave.net. If you haven't already done so, you will need to register as a supplier at the website to submit a bid. **All bids must be submitted electronically**. No paper, emailed, or faxed bids will be accepted, and no physical bid opening shall be held. All bids will be evaluated by the City's electronic bid submission system.

If a bidder has questions, they can call Jason Schadt at 563-344-4116 or Tracy Lopez at 563-344-4058.

No bid received may be withdrawn after the deadline for submitting bids for a period of thirty (30) days after said deadline without the consent of the City of Bettendorf, Iowa.

A Proposal Guarantee shall accompany each bid as a security that if awarded a contract by the City of Bettendorf, Iowa, the bidder will enter into the Contract at the prices bid and furnish the required Performance, Payment and Maintenance Bond in the full amount of the proposed Contract. Said security may be forfeited to the City of Bettendorf and the proceeds retained as liquidated damages if the bidder to whom a Contract is awarded fails to execute the Contract or furnish the required Performance, Payment and Maintenance Bond within ten (10) days after being notified of the award of a Contract.

The Proposal Guarantee shall be a certified cashier's check drawn upon an Iowa bank or a bank chartered under the laws of the United States or a Credit Union Share Draft drawn upon a Credit Union chartered under the laws of Iowa, payable to the City Treasurer, City of Bettendorf, Iowa, or a bid bond on the City of Bettendorf Bid Bond form. The amount of the Proposal Guarantee shall be twenty thousand dollars and no cents ($20,000).

The project will be awarded based on the following criteria; total project costs, total of alternates, and that which falls in the best interest of serving the City of Bettendorf as determined by the City Council upon acceptance of bids.

The bidder to whom the Contract is awarded will be required to furnish a Performance, Payment and Maintenance Bond on the form provided in the Proposed Contract Documents from an acceptable surety in the

full amount of the proposed Contract guaranteeing the faithful performance of the Contract and the maintenance of said improvements in good repair for not less than four (4) years from the date of acceptance of the improvements by the City.

A deposit of money, a certified check on a solvent bank of the county in which the improvement is to be located, a credit union certified share draft, state or federal bonds, bonds issued by a city, school corporation, or county of this state, or bonds issued on behalf of a drainage or highway paving district of this state may be received in an amount equal to the amount of the bond and held in lieu of a surety on the bond, and when so received the securities shall be held on the terms and conditions applicable to a surety.

The bidder to whom a Contract is awarded shall commence work on said Contract as weather permits on Monday, April 4, 2022 with Final Acceptance of the project to occur on or before Wednesday, August 24, 2022. The Contractor shall notify the City a minimum of 14 calendar days prior to commencing work on the project. The proposed work shall be completed as noted in the Special Conditions. The City of Bettendorf reserves the right to hold all bids for 30 days before a Notice of Award is delivered to the apparent successful bidder. The Contract Completion Date shall be August 24, 2022 regardless of the contract start date. Liquidated damages shall be as outlined below.

For any calendar day after August 24, 2022 that the project has not reached final completion, including the seeding and finishing, the Contractor will be assessed liquidated damages in the amount of Five Hundred Dollars ($500) per day. The total amount so payable by the Contractor as liquidated damages either may be deducted from any monies due or payable to the Contractor by the City or so much thereof as is not so deducted shall be chargeable to and will be payable promptly by such Contractor and his Surety, or either of them, to the City. Such liquidated damages shall be payable to reimburse or compensate, at least in part, the City for (1) the administration of the work covered by such contract or contracts beyond the Contract Completion Date, including the additional expense to the City for supervision, inspection, and superintendence; (2) expenditures resulting from the inability of the City (and the general public) to use the improvement being constructed from and after such Contract Completion Date until the actual date of completion; (3) other miscellaneous obligations and expenditures incurred by the City directly as a result of the failure to complete the work covered by such contract on or before the Contract Completion Date.

Any requests for additional calendar days on the project shall be provided to the City of Bettendorf or their representative within 10 days of the cause of the delay. Any request for additional days, which is made more than 10 days after the day in question, will not be considered.

Payments will be made in checks drawn upon the City Treasurer from any fund from which payment for such work may be legally made. Periodic progress payments will be paid in the manner outlined in the Special Conditions.

The City will complete an online application to register this Contract with the Iowa Department of Revenue and Finance. At or before the time the Performance Bond is filed the Contractor shall provide a listing to the city identifying all subcontractors. The City will distribute tax exemption certificates and authorization letters to the Contractor and all subcontractors who have been identified. These tax exemption certificates and authorization letters are applicable only for the work under this Contract. The Contractor and subcontractors may make copies of the tax exemption certificates and present it to each supplier providing construction materials for this project.

Upon completion of the Contract and before acceptance thereof by the City of Bettendorf, the Contractor shall furnish the City, in duplicate on Form 35-002 a certified list of all sales taxes and/or use taxes paid by him in connection with the execution of the Contract. The Contractor shall also require each of their subcontractors

to keep similar records and to furnish a sufficient number of such certificates so that they may furnish duplicates thereof to the City.

For all City of Bettendorf Capital Improvement Projects let on or after March 26, 2002, the contractor's work and any subcontractor's work will undergo a standardized evaluation upon completion. The contractor's eligibility status for being awarded future Capital Improvement Projects will be governed by current policies adopted by the City of Bettendorf Council, which will include but not be limited to the evaluation results.

By virtue of statutory authority, a preference will be given to products and provisions grown and produced within the State of Iowa and to Iowa domestic labor. A preference will be given to resident bidders in accordance with Chapter 23 of the Code of Iowa.

The City reserves the right to reject any and all bids and to waive any informalities in the bidding.

CITY OF BETTENDORF, IOWA

Brent O. Morlok
City Engineer

MEETING DATE: December 7, 2021
REQUESTED BY: Brent O. Morlok, P.E.
City Engineer
WARD: 3

Item Title:

Resolution approving a Professional Services Agreement with Paul Miller Design, Inc. for construction services for the Palmer Hills Golf Course Short Course.

Explanation:

Paul Miller Design, Inc. of Northfield, Minnesota has provided design services at Palmer Hills Golf Course for the previously completed Phase I and II improvements (various hole improvements, new practice green, patio and putting course). Phase III, consisting of a proposed six (6) hole short course, is currently planned for construction in 2022. The Phase III design contract was previously approved by City Council. This agreement will cover construction services for the project including site visits, preparation of pay applications and project closeout.

Relationship to Goals: Upgraded City Infrastructure & Public Facilities.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipation:

This project (2GC025) was approved with a total budget of $700,000 within the Community Improvement Program, which includes both design and construction of the project.

List Attachments:
Resolution
Professional Services Agreement

RESOLUTION NO._____-21

RESOLUTION APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH PAUL MILLER DESIGN, INC. FOR CONSTRUCTION SERVICES FOR THE PALMER HILLS GOLF COURSE SHORT COURSE

WHEREAS, the Bettendorf City Council deems it necessary and advisable to contract services for the Palmer Hills Golf Course Short Course; and

WHEREAS, the firm of Paul Miller Design, Inc. has submitted a proposal that appears to be in the best interest of the City.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA that the proposal from Paul Miller Design, Inc. be accepted and the Director of Public Works is hereby authorized and directed to sign a contract for professional design services in an amount not to exceed $20,800.00.

Passed, Approved and Adopted this 7th day of December, 2021.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

AGREEMENT FOR PROFESSIONAL SERVICES

This Agreement is made and entered into this_____, by and between the City of Bettendorf, Iowa, a municipal corporation, hereinafter referred to as "City," and Paul Miller Design, Inc., (Fed. I.D. #201391297, a service provider corporation, hereinafter referred to as "Service Provider," as follows:

THE CITY HEREBY AGREES TO RETAIN THE SERVICE PROVIDER, AND SERVICE PROVIDER HEREBY AGREES TO PERFORM THE FOLLOWING PROFESSIONAL SERVICES, AND/OR FURNISH THE NECESSARY EQUIPMENT, SUPPLIES, OR MATERIALS TO PERFORM SUCH SERVICES GENERALLY DESCRIBED AS:

2021 6 HOLE SHORT COURSE at Palmer Hills Golf Course

Provide construction review through completion of the construction of the improvements.

As part of this agreement Erik Christensen Design Group, LTD., PO Box 65036, West Des Moines, Iowa, 50265-0036 will provide irrigation design services as a sub-consultant to Paul Miller Design, Inc.

1. SCOPE OF SERVICES. Service provided under this agreement shall be as further described in Attachment 1, Scope of Services.

2. SCHEDULE. The schedule for the work shall be established by the authorized City representative.

3. COMPENSATION

   A. In consideration of the service, work, equipment, supplies, or materials provided herein, the City agrees to pay the Service Provider the following sum NOT-TO-EXCEED, including any authorized reimbursable expenses, pursuant to the Schedule of Fees set forth in Attachment 2.

      Basic Services of the Service Provider $20,800.00

   B. The Service Provider shall invoice the City monthly for services, any reimbursable expenses, and any approved amendments to this agreement, based upon services actually completed at the time of the invoice. Final payments shall be due and payable within 30 days of the City's acceptance of the Service Provider's submission of final deliverables in accordance with the Scope of Services.

   C. In Consideration of said payments, the Service Provider agrees to perform all service, work, and/or provide all materials, supplies, and equipment, and to carry out the provisions of this agreement in accordance with the standard of care in Section 7 and satisfaction of the City. If the performance of this agreement involves the services of others or the furnishing of equipment, supplies, or materials, the Service Provider agrees to pay for the same in full; and at the time of payment by the City, to certify in writing to the City that said payments have been so made.

4. INSURANCE

   A. Service Provider understands and agrees that Service Provider shall have no right of coverage under any and all existing or future City comprehensive, self or personal injury policies. Service Provider shall provide insurance coverage for and on behalf of Service Provider that will sufficiently protect Service Provider agents, employees, servants, or other personnel, in connection with the services or work which are to be provided by Service Provider pursuant to this agreement, including protection from claims for bodily injury, death, property damage, and lost income. Service Provider shall provide worker's compensation insurance coverage for Service Provider and all Service Provider personnel. Service Provider shall file applicable insurance certificates with the City, and shall also provide evidence of the following coverage.

B. The Service Provider shall provide evidence of comprehensive general liability coverage and contractual liability insurance by an insurance company licensed to do business in the State of Iowa in the limits of at least $1,000,000 each personal injury accident and/or death; $1,000,000 each aggregate personal injury and/or death; and $1,000,000 for each property damage accident. The evidence shall state the City as an additional insured, and that it cannot be canceled or materially altered without giving the City at least thirty (30) days written notice by registered mail, return receipt requested.

C. The Service Provider shall also provide evidence of automobile liability coverage in the limits of at least $1,000,000 bodily injury and property damage combined. The evidence shall state the City as an additional insured, and that it cannot be cancelled or materially altered without giving the City at least thirty (30) days written notice by registered mail, return receipt requested.

D. The Service Provider shall provide evidence of errors and omissions insurance, by an insurance company licensed to do business in the State of Iowa, in the limit of $1,000,000 per claim/annual aggregate for claims arising out of the professional errors and omissions of the Service Provider. The evidence shall state that it cannot be canceled or materially altered without giving the City at least thirty (30) days written notice by registered mail, return receipt requested.

E. Information concerning reduction of coverage on account of revised limits or claims paid under the General Aggregate, or both, shall be furnished by the Service Provider with reasonable promptness in accordance with the Service Provider's information and belief.

5. NOTICE. Any notice to the parties required under this agreement shall be in writing, delivered to the person designated below, by United States mail or in hand delivery, at the indicated address unless otherwise designated in writing.

FOR THE CITY:	FOR THE SERVICE PROVIDER:
City of Bettendorf Attn: City Engineer 4403 Devils Glen Road Bettendorf, IA 52722	Paul Miller Design, Inc. Attn: Paul Miller 2118 Erie Drive Northfield, MN 55057

6. GENERAL COMPLIANCE. In the conduct of the services/work or the supplies, equipment, or materials contemplated hereunder, the Service Provider shall comply with applicable state, federal, and local law, rules, and regulations, technical standards, or specifications issued by the City. Service Provider must qualify for and obtain any required licenses prior to commencement of work, including any professional licenses necessary to perform work within the State of Iowa.

7. STANDARD OF CARE. Services provided by the Service Provider under this Agreement shall be performed in a manner consistent with that degree of care and skill ordinarily exercised by members of the same profession currently practicing under similar circumstances.

8. INDEPENDENT CONTRACTOR. Service Provider understands and agrees that the Service Provider and Service Provider's employees, agents, servants, or other personnel are not City employees. Service Provider shall be solely responsible for payment of salaries, wages, payroll taxes, unemployment benefits, or any other form of compensation or benefit to Service Provider or any of Service Provider's employees, agents, servants, or other personnel performing the services or work or supplying equipment or materials specified herein, whether it be of a direct or indirect nature. Further in that regard, it is expressly understood and agreed that for such purposes neither Service Provider nor Service Provider's employees, agents, servants, or other personnel shall be entitled to any City payroll, insurance, unemployment, worker's compensation, retirement, or any other benefits whatsoever.

9. NON-DISCRIMINATION. Service Provider will not discriminate against any employee or applicant for employment, because of race, color, sex, national origin, religion, age, handicap, or veteran status. Service Provider will, where appropriate or required, take affirmative action to ensure that applicants

are employed, and that employees are treated, during employment, without regard to their race, color, sex, national origin, religion, age, handicap, or veteran status. Service Provider will cooperate with the City in using Service Provider's most reasonable efforts to ensure that Disadvantaged Business Enterprises are afforded the maximum opportunity to compete for subcontracts of work under this agreement.

10. HOLD HARMLESS. Service Provider agrees to indemnify and hold harmless the City, its officers, agents, and employees from any and all claims, settlements and judgments, to include all reasonable investigative fees, attorney's fees, and court costs for any damage or loss, to the extent due to or arises from a breach of this Agreement, or from negligent acts, errors or omissions in the performance of professional services under this Agreement and those of its sub-consultants or anyone for whom Service Provider is legally liable.

11. ASSIGNMENT. Neither party shall not assign or otherwise transfer this agreement or any right or obligations therein without first receiving prior written consent of the other party.

12. APPROPRIATION OF FUNDS. The funds appropriated for this agreement are equal to or exceed the awarded contract amount. Performance of the City's obligations under this Agreement are expressly subject to appropriations of funds by the City Council. Further, in the event that funds are not appropriated in whole or in part sufficient for performance of the City's obligations under this agreement, or appropriated funds may not be expended due to City spending limitations, then the City may terminate this Agreement without further compensation to the Service Provider.

13. AUTHORIZED AMENDMENT TO AGREEMENT

    A. The Service Provider and the City agree and acknowledge as part of this agreement, that no amendments to this agreement, or other form or order or directive, may be issued by the City which requires additional compensable work to be performed, which work causes the aggregate amount payable under the agreement to exceed the amount appropriated for this agreement, unless the Service Provider has been given a written assurance by the City that lawful appropriations to cover the costs of the additional work have been made.

    B. The Service Provider and the City further agree and acknowledge as part of this agreement that no agreement amendments, or other form or order or directive which requires additional compensable work to be performed under this agreement, shall be issued by the City unless funds are available to pay such additional costs, and the Service Provider shall not be entitled to any additional compensation for any additional compensable work performed under this agreement, and expressly waives any rights to additional compensation, whether by law or equity, unless prior to commencing the additional work, the Service Provider was given a written amendment describing the additional compensable work to be performed, and setting forth the amount of compensation to be paid, which amendment was signed by the authorized City representative. It is the Service Provider's sole responsibility to know, determine, and ascertain the authority of the City representative signing any amendment to this agreement. If there are any questions by the Service Provider, they should be directed to the City Attorney.

14. OWNERSHIP OF SERVICE PROVIDER DOCUMENTS. All sketches, tracings, plans, specifications, reports, design calculations, and other data prepared under this Agreement shall become the property of the City; and a reproducible set, two printed sets and electronic file of all materials, shall be delivered to the City at no additional cost to the City upon completion of the plans or termination of the services of the Service Provider. Documents prepared under this agreement are not intended for use other than on the project described in the agreement. The Service Provider shall not be responsible for injuries or damages sustained as a result of reuse.

15. INTERPRETATION. No amendment or modification of this agreement shall be valid unless expressed in writing and executed by the parties hereto in the same manner as the execution of the agreement. The laws of the State of Iowa shall govern this agreement. This is a completely integrated agreement and contains the entire agreement of the parties, and any prior written or oral agreements which are different from the norms, conditions, and provisions of the agreement shall be of no effect and shall

not be binding upon either party. Any judicial action under the terms of this agreement shall be exclusively in the District Court for Scott County, Iowa.

16. COMPLIANCE WITH IMMIGRATION AND CONTROL ACT. Service Provider represents that the Service Provider has complied with the United States Immigration and Control Act of 1986. All persons employed by the Service Provider for performance of this Agreement have completed and signed Form I-9 verifying their identities and authorization for employment.

17. SOLICITATION AND PERFORMANCE

    A. Service Provider warrants that it has not employed or retained any company or person, other than a bona fide employee working for the Service Provider, to solicit or secure this Agreement, and that the Service Provider has not paid or agreed to pay any company or person other than a bona fide employee, any fee, commission, percentage, brokerage fee, gift or contingent fee.

    B. The Service Provider shall not engage the service of any person or persons in the employ of the City at the time of commencing such services without the written consent of the City.

18. SUSPENSION AND TERMINATION OF AGREEMENT

    A. The right is reserved by the City to suspend this Agreement at any time. Such suspension may be effected by the City giving written notice to the Service Provider, and shall be effective as of the date established in the suspension notice. Payment for Service Provider's services shall be made by the City for services performed to the date established in the suspension notice. Should the city reinstate the work after notice of suspension, such reinstatement may be accomplished by thirty (30) days written notice within a period of six (6) months after such suspension, unless this period is extended by written consent of the Service Provider.

    B. Upon ten (10) days written notice to the Service Provider, the city may terminate the Agreement at any time if it is found that reasons beyond the control of either the City or Service Provider make it impossible or against the City's interest to complete the Agreement. In such case, the Service Provider shall have no claims against the City except for the value of the work performed up to the date the Agreement is terminated.

    C. The City may also terminate this Agreement at any time if it is found that the Service Provider has violated any term or condition of this Agreement or that Service Provider has failed to maintain workers' compensation insurance or other insurance provided for in this Agreement. In the event of such default by the Service Provider, the City will give ten (10) days written notice to the Service Provider of the City's intent to terminate the Agreement. Service Provider shall have ten (10) days from notification to remedy the conditions constituting the default.

    D. In the event that this Agreement is terminated in accordance with paragraph C of this section, the City may take possession of any work and may complete any work by whatever means the City may select. The cost of completing said work shall be deducted from the balance which would have been due to the Service Provider had the Agreement not been terminated and work completed in accordance with contract documents.

19. TAXES. The Service Provider shall pay all sales and use taxes required to be paid to the State of Iowa on the work covered by this Agreement. The Service Provider shall execute and deliver and shall cause his subcontractors to execute and deliver to the City, certificates as required, to permit the City to make application for refunds of said sales and use taxes as applicable. The City is a municipal corporation and, therefore, not subject to state and local tax, use tax, or federal excise taxes.

20. SEVERABILITY. If any portion of this Agreement is held invalid or unenforceable by a court of competent jurisdiction, the remaining portions of the Agreement shall continue in full force and effect.

21. MISCELLANEOUS HEADINGS. Title to articles, paragraphs, and subparagraphs are for information purposes only and shall not be considered a substantive part of this Agreement.

22. FURTHER ASSURANCES. Each party hereby agrees to execute and deliver such additional instruments and documents and to take all such other action as the other party may reasonable request from time to time in order to effect the provisions and purposes of this Agreement.

23. COUNTERPARTS. This Agreement may be executed in any number of counterparts, each of which shall constitute an original, no other counterpart needing to be produced, an all of which when taken together shall constitute the same instrument.

24. The City and the Service Provider agree they shall first submit any and all unsettled claims, counterclaims, disputes or other matters in question between them arising out of or relating to this Agreement to mediation in accordance with the Construction Industry Mediation Rules of the American Arbitration Association, effective as of the date of the Agreement.

    IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by their duly authorized officers or agents on the day and year first above written.

SERVICE PROVIDER	CITY OF BETTENDORF
Paul Miller Design, Inc.	
(Corporate Name)	
By: _____	By: _____
Name: Paul W. Miller	Mayor
Title: President	
WITNESS:	ATTEST:
Name: _____	Name: _____
Title: _____	Title: _____

ATTACHMENT 1

SCOPE OF SERVICES

Paul Miller Design, Inc. with sub-consultant Erik Christensen Design Group, LTD agree to provide the Owner with the following Basic Services for golf course design and irrigation design services that will consist of the parts described below:

1. Construction Review

6 HOLE SHORT COURSE

Part 1 - Review Golf Course Construction

1. Review golf course construction and related site improvements
   10 site visits for Paul Miller, 3 site visits for Erik Christensen
2. Participate in weekly golf course construction meetings
3. Prepare site visit reports for the City of Bettendorf
4. Review contractor's application and approve for payment
5. Prepare Substantial Completion and Final Completion Documents

ATTACHMENT 2

SCHEDULE OF FEES

A. Owner agrees to pay Golf Course Architect and Irrigation Consultant as follows:

1. Basic Services:

Part	Work	Erik Christensen Design	Paul Miler Design	Expenses
Part 1	**Construction Site Visits** the lump sum of:	$3,300.00	11,500.00	$6,000.00
	Total for all parts		**$14,800.00**	**$6,000.00**

Total for all parts through completion of golf course construction excluding expenses **will not exceed:** **14,800.00**

For direct project expenses, which include travel, meals & reproduction of plans, **not to exceed,** without written authorization:

$6,000.00

---

2. Additional Services:

Site visits:	$1,150.00 /visit plus expenses
Principal design / site time:	$115.00 / hr.
Travel time	$55.00 / hr.
Clerical time:	$45.00 / hr.

3. Reimbursable Expenses include: reproduction of plans, postage, lodging and mileage.
   Mileage at current IRS rate
4. Golf Course Architect shall bill Owner MONTHLY for Basic and Additional Services and Reimbursable Expenses. All payments are due upon receipt of invoice.

MEETING DATE: December 7, 2021
REQUESTED BY: Jerry Bishop
Civil Engineer
WARD: 5

Item Title:

Resolution accepting improvements for the Crow Creek Park Quarry Parking Lot Reconstruction project.

Explanation:

The project consisted of reconstructing the access drive and parking area located near the quarry in Crow Creek Park. The work included removal of the existing seal coat surface, earth excavation, granular subbase, Hot Mix Asphalt (HMA) pavement and related construction. A total of approximately twenty five (25) parking stalls will be created along with improved drainage throughout the area.

CDMI Concrete Contractors, Inc. (CDMI) of Port Byron, Illinois has satisfactorily completed all work on the project. On July 20, 2021, CDMI was awarded this project with a total purchase order amount of $185,000.00. The final construction cost for the project was $166,528.40.

Relationship to Goals: Upgraded City Infrastructure & Public Facilities.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

This project (PK0179) was approved with a total budget of $150,000.00 within the Community Improvement Program. Finance Department has confirmed that additional sales tax dollars are available to fund the slight increase in cost.

List Attachments:
Resolution
CIP Worksheet
Contractor Evaluation Report

RESOLUTION NO._____-21

RESOLUTION ACCEPTING IMPROVEMENTS FOR THE CROW CREEK PARK QUARRY PARKING LOT RECONSTRUCTION PROJECT

WHEREAS, on the 20th day of July, 2021, the City of Bettendorf entered into contract with CDMI Concrete Contractors, Inc. of Port Byron, Illinois for the construction of certain improvements to the street system of said City; namely, the

Crow Creek Park Quarry Parking Lot Reconstruction project

WHEREAS, the contractor has completed the construction of the improvements in the City in substantial compliance with the terms and conditions of the contract and plans and specifications.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA that the project is adopted as having been completed in substantial compliance with the specifications and contract. The total project cost thereof is hereby determined to be $166,528.40.

Passed, Approved and Adopted this 7th day of December, 2021.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

CITY OF BETTENDORF
COMMUNITY IMPROVEMENT PROJECT SUMMARY SHEET

Project Description:	**Crow Creek Park Quarry Parking Lot**		
Project Manager:	Jerry Bishop	**Project #:**	PW0519
CIP Budget:	150,000.00	**FY Budgeted:**	21/22
		Resol. for award:	271-21
Funding Source:	G.O. Bonds		
Purchase Order Amount:	185,000.00		
Final Total Project Cost:	166,528.40		

Change Orders Detail (Insert Rows/Categories as Necessary)

CO Number	Description		Actual
			-
			-
			-
	Total Change Orders Amount		-

Project Cost Summary (Insert Rows/Categories as Necessary)

Expenditure Category	Vendor / Description		Actual
Construction Contract	CDMI		166,528.40
	Final Total Project Cost		166,528.40

CITY OF BETTENDORF
CONTRACTOR EVALUATION REPORT

Projects: PW0519 - Crow Creek Park Quarry Parking Lot

Contractor: CDMI (Vendor #18183) [x] Primary [ ] Subcontrac

	Point Range	Score		Points Earned
WORK PERFORMANCE: 55%				
A. Completion on schedule	0 to 3	2.0	x 0.275 =	0.55
B. Quality of the finished product	0 to 3	3.0	x 0.275 =	0.83
CONTINUITY OF WORK SCHEDULE: 20%				
C. Minimum gaps between work days	0 to 3	2.0	x 0.20 =	0.40
ORGANIZATION / MANAGEMENT: 15%				
D. Coordination with suppliers, other contractors and utilities, and engineer	0 to 3	3.0	x 0.05 =	0.15
E. Adequate and competent labor force	0 to 3	3.0	x 0.05 =	0.15
F. Inappropriate behavior, language, dealing with citizens, attitude	0 to 3	3.0	x 0.05 =	0.15
EQUIPMENT: 10%				
G. Equipment on project	0 to 3	3.0	x 0.05 =	0.15
H. General project safety, signage and traffic control	0 to 3	3.0	x 0.05 =	0.15
		Initial Rating:		2.53
Liens Filed - If lien(s) have been filed	0 or -1			0.00
		Final Rating:		2.53

Ratings:

Less than 1 - Contractor not allowed to work on City of Bettendorf contracts for five years.

Between 1 and 2 - Contractor to appear before City Council with proof of changes/adjustments in organization.

Greater than 2 - Satisfactory work.

REMARKS: *(Required for Item(s) rated less than 2.)*

Field Inspector — Date

Chief Inspector 11/23/21 — Date

Engineer 11-23-21 — Date

Contractor 11/24/2021 — Date

MEETING DATE: December 7, 2021
REQUESTED BY: Brent O. Morlok, P.E.
City Engineer
WARD: 1

Item Title:

Resolution authorizing the Director of Public Works to issue a purchase order to Terry-Durin Company for traffic signal materials at the intersection of Middle Road and I-74.

Explanation:

The Engineering Division annually replaces aging traffic signal infrastructure across the City, including signal faces, electronics, mast arms and signal poles. The intersection of Middle Road and I-74 (west side) is one of the oldest remaining signal poles and mast arms and is scheduled for replacement in 2022. Current lead times are significantly longer for these materials than in the past, so staff is requesting approval for purchasing this material now which will allow for installation in mid-2022. The majority of the electronics for this intersection have already been replaced to accommodate the I-74 detour this past year.

Terry-Durin Company of Cedar Rapids, Iowa was the low bidder of two (2) bids received for the mast arms. Bids ranged from the high of $48,400.00 to the low of $43,553.64.

Relationship to Goals: Upgraded Public Facilities.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipation:

This project (CD0102) was approved with an initial total budget of $175,000 within the Community Improvement Program (CIP).

List Attachments:
Resolution
Quote

Resolution _____-21

RESOLUTION AUTHORIZING THE DIRECTOR OF PUBLIC WORKS TO ISSUE A PURCHASE ORDER TO TERRY-DURIN COMPANY FOR TRAFFIC SIGNAL MATERIALS AT THE INTERSECTION OF MIDDLE ROAD AND I-74

WHEREAS, the City's purchasing policies require that any contract purchases in the amount of $25,000 or greater be approved by a City Council resolution; and

WHEREAS, the requested materials are a key component of maintaining the City's traffic signal network and

WHEREAS, Terry-Durin Company was the low bidder of the two (2) bids received;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that the Director of Public Works is authorized to purchase traffic signal mast arms from Terry-Durin Company in the amount of $43,553.64.

Passed, Approved and Adopted this 7th day of December, 2021.

_____
Robert S. Gallagher, Mayor

Attest:

_____

Decker P. Ploehn, City Clerk

Quote

Entered Date	Taken By	Customer #	Order #
11/11/21	LF01	2657	95777-00
PO #		**Requested Ship Date**	**Page #**
I74 & MIDDLE RD		11/12/21	1

Bill To	Ship To	Correspondence To
CITY OF BETTENDORF	CITY OF BETTENDORF	TERRY-DURIN COMPANY
4403 DEVILS GLEN RD	4403 DEVILS GLEN RD	409 7TH AVE SE
ATTN: TRAFFIC	ATTN: TRAFFIC	409 7th Ave SE
BETTENDORF, IA 52722	BETTENDORF, IA 52722	CEDAR RAPIDS, IA 52401
		(319) 364-4106 /

Instructions

Ship Point	Via	Shipped	Warehouse Code	Terms
CEDAR RAPIDS TERRY-DURIN	Best Way		1	Net 30 Days

Notes Some Items on this order may not be returnable

Line	Product and Description	UPC Item	Order Quantity	Qty UM	Unit Price	Price UM	Amount(Net)
1	IA-50/50-LR-15-GROUND-GV-HH-AB DUAL 50' COMBO MASTARM POLE	00000	1.00	each	26,455.00000	each	26,455.00
2	IA-50-LR-15-GROUND-GV-HH-AB 50' COMBO MASTARM	00000	1.00	each	17,098.64000	each	17,098.64

2	**Lines Total**	**Total Order Quantity**	**2.00**	**Subtotal**	**43,553.64**
				Taxes	**0.00**
				Total	**43,553.64**

QUOTATION

All agreements made contingent upon strikes, fires, accidents or cause beyond our control Stenographic or clerical errors subject to correction. Order resulting from this quotation subject to acceptance by our Credit Department. Quotations subject to increase due to metal or raw material escalation and may be withdrawn without notice. Terry-Durin Co. will not be held responsible for the accuracy of this bill of material . It is the responsiblity of the contractor to ensure that all material is correct and meets the specification of the job being quoted.

Some material may be non cancelable or non returnable

COUNCIL LETTER

MEETING DATE: December 6/7, 2021
REQUESTED BY: Mark Hunt

ITEM TITLE: Resolution approving the preliminary plat of FG 80 Holdings, submitted by Kevin Koellner. (Case 21-077)

Explanation (Background and How it Responds to Vision, Mission, or Goals)

Kevin Koellner has submitted the preliminary plat of FG 80 Holdings (northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80) (see Aerial Photo, Attachment A). The 106.14 acre preliminary plat shows 6 lots with storm water detention in Lots A and B (see Preliminary Plat, Attachment B).

The current future land use map designation for the site is Community Commercial (west) and Urban Medium Intensity (UMI) (east). A land use amendment is in process (Case 21-088) to change the UMI land use designation to Community Commercial. A revocation by City Council of the existing Planned Unit Development plan is proceeding (Case 21-089) which will revert the zoning district classification to A-1, Agricultural/Urban Reserve District. Once these two ordinances are approved, the proposed request to rezone the property from A-1, Agricultural/Urban Reserve District to C-3, General Business District (Case 21-076) will complete the rezoning process. Retail, recreational, and restaurant uses are anticipated for the site. The proposed preliminary plat supports Comprehensive Plan Goal C: Attract and retain business and industry.

The Planning and Zoning Commission made a recommendation for approval of the preliminary plat by a 7-0 margin at the November 17, 2021 meeting.

Consult the Planning and Zoning Commission staff report for further details.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

N/A

List Attachments:

Resolution; (A) Aerial Map; (B) Preliminary Plat; (C) Staff report to the Planning and Zoning Commission; (D) Planning and Zoning Commission report to the Mayor and City Council; (E) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter.

RESOLUTION NO. _____ - 21

RESOLUTION APPROVING THE PRELIMINARY PLAT OF FG 80 HOLDINGS

WHEREAS, Kevin Koellner has submitted the preliminary plat of FG 80 Holdings, and

WHEREAS, the Planning and Zoning Commission has reviewed said preliminary plat and recommended approval of it subject to the conditions presented below, and

WHEREAS, the City Council concurs with the Planning and Zoning Commission's recommendation.

NOW, THEREFORE, BE IT RESOLVED, that the City Council approves the preliminary plat of FG 80 Holdings subject to the following conditions:

1. Approval of the preliminary plat does not waive any applicable city, state, or federal provisions as required by law.
2. Show all front yard setbacks on each lot fronting right of way.
3. Naming of the street is required for the final plat.
4. Access easement locations and widths will be further evaluated by the Bettendorf Fire Department and City Engineer prior to submission of the final plat.

PASSED, APPROVED, AND ADOPTED this 7th day of December, 2021.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

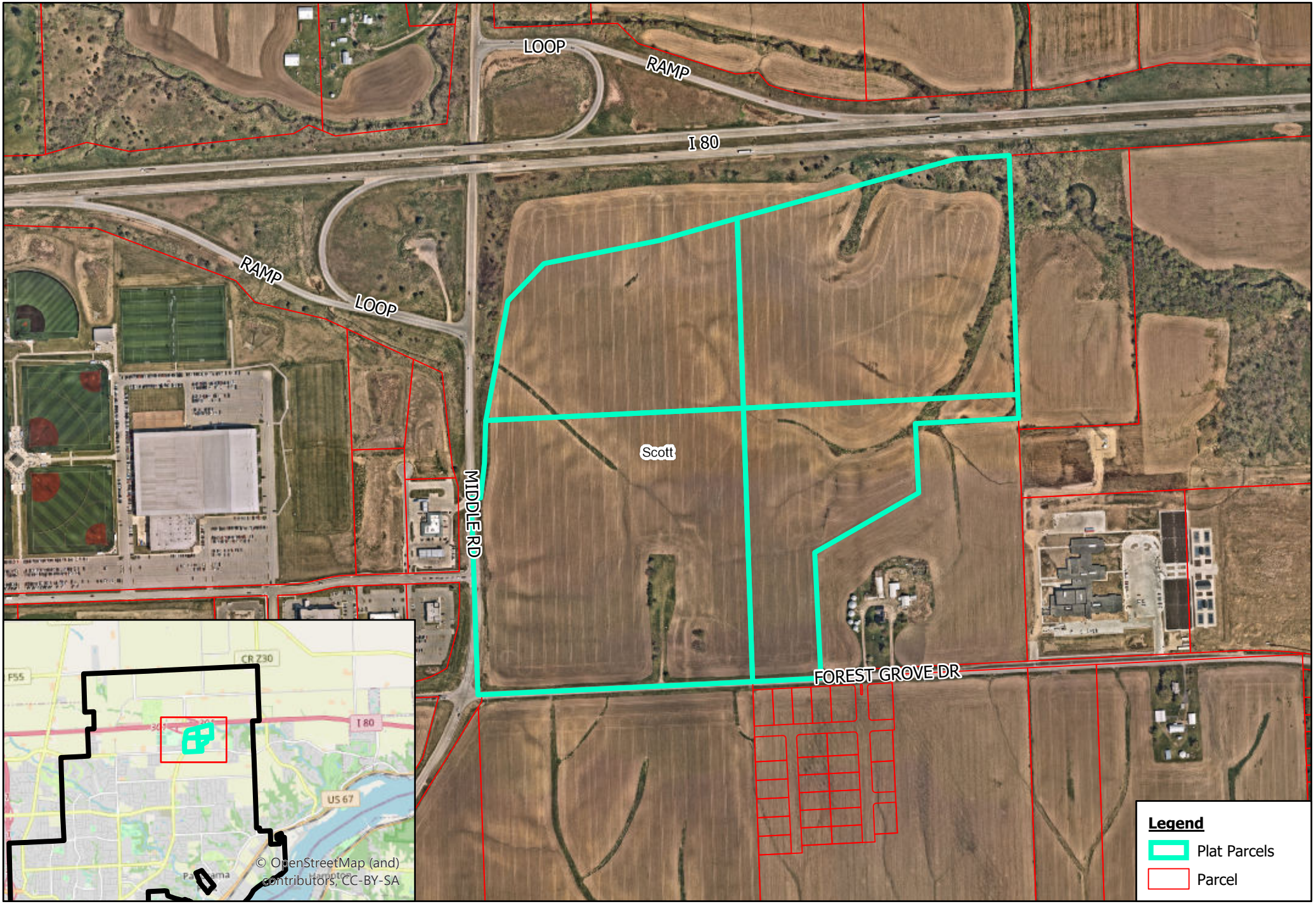
Decker P. Ploehn, City Clerk

Case 21-077: FG 80 Holdings - Preliminary Plat
NE Corner of Middle Road & Forest Grove Drive
Aerial Map

Bettendorf IOWA
a premier city

N

1 Inch = 587 Feet
Feet
0 230 460 920 1,380



PRELIMINARY
11-08-2021

PRELIMINARY PLAT
FOR
FG 80 HOLDINGS

A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 1 AND PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 2, ALL LOCATED IN TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH PRINCIPAL MERIDIAN, IN THE CITY OF BETTENDORF, COUNTY OF SCOTT, STATE OF IOWA

NW CORNER OF THE EAST ½ OF THE NE ¼ OF SECTION 2 CORNER CERTIFICATE DOC #2002-12383 PIN 0.02' SOUTH OF TOWNSHIP LINE POINT #718

CORNER CERTIFICATE DOC #2011-23857 POINT #752

SE CORNER OF THE WEST ½ OF THE SE ¼ OF SECTION 35 CORNER CERTIFICATE DOC #2011-23856 POINT #717

CORNER CERTIFICATE DOC #2008-30904 "X" IS 0.26' NORTH OF TOWNSHIP LINE POINT #754

CENTERLINE INTERSTATE ROAD NO. 80
N 86°16'37" E

CORNER FALLS IN CENTER OF WEST BOUND LANE AND WAS NOT SET. LOCATION DETERMINED FROM CORNER CERTIFICATE DOC #2011-23858 POINT #751

NW CORNER OF THE EAST ½ OF THE NW ¼ OF SECTION 1 CORNER CERTIFICATE DOC #2010-16737 PK NAIL 0.22' SOUTH OF TOWNSHIP LINE POINT #706

CORNER CERTIFICATE DOC # 2011-23857 POINT #753

PC: 1255+20.90

(2645.94')
(40.09 CHAINS)
2650.72'

(1239+24.8)
1239+21.82
51.48 LT

1,326.34'
642.08'

N 87°12'34" E

N 87°12'28" E
686.78'

1,326.29'
639.51'

682.34'

1250+00

N 87°18'43" E

2,647.51'

1220+00

1230+00

1240+00

228+36.20

1226+55.00 INTERSTATE ROAD NO. 80
= 228+36.20 COUNTY ROAD H / MIDDLE ROAD

1234+97.08
170.00 RT

INTERSTATE ROAD NO. 80
& COUNTY ROAD H
RIGHT OF WAY WARRANTY DEED
BOOK 266 DEEDS PAGE 328

1242+00.00
205.00 RT

1245+98.70
155.00 RT

PIN 0.34' NORTH & 0.07' WEST OF CORNER

1252+38.07
155.00 RT

#13581

#8655

1,092.46'

N 75°06'00" E

RIGHT OF WAY ACQUISITION
DEED #2017-00012547

226+35.35
175.00 RT

1225+83.82
230.00 RT

N 74°28'35" E
391.45'

15' UE

224+50.08
175.00 RT

CENTERLINE OF MIDDLE ROAD
N 01°08'47" E

N 78°25'51" E
569.00'

N 00°56'51" E
215.72'

N 44°13'25" E
245.39'

N 87°28'17" E
785.37'

N 44°13'25" E
50.75'

583.00'

651.47'

PT: 219+65.01

220+00

LOT A
228,375 SF±
5.24 AC±

218+00.00
90.00 RT

CENTERLINE OF MIDDLE ROAD
N 01°08'47" E

N 10°01'40" E

N 02°45'08" W

CENTERLINE
RADIUS=11,460.00'

LOT 8
BETTPLEX
2ND ADDITION

(2656.20')
(40.25 CHAINS)
2657.62'

N 87°14'52" E
245.00'

15' UE

24.02' ACCESS EASEMENT TO LOT A

20' STORM SEWER EASEMENT

C1
C2
C3

PC: 213+41.52

89.9'

POB
213+50.00
90.00 RT

212+00.00
45.00 RT

212+00.00
0.09 RT

LOT 5
150,441 SF±
3.45 AC±

L10
L12
L13

LOT 7
2ND ADDITION

45'

COUNTY ROAD H
& MIDDLE ROAD

210+00

15' UE

RIGHT OF WAY
63,450 SF±
1.46 AC±

L9
L8
L7
L6
L5
L4
L3
L2
L1

N 01°58'15" W
1,093.36'

951.84'

N 01°58'15" W

LOT 1
BETTPLEX
2ND ADDITION

CENTERLINE OF
COUNTY ROAD H &
MIDDLE ROAD
N 01°58'15" W

SEE SHEET 2 FOR LOT DIMENSIONS

LOT 3
110,601 SF±
2.54 AC±

20' UE

LOTS 2, 3 AND 4 SHARE A
BLANKET ACCESS EASEMENT

15' SEWER & UTILITY EASEMENT

7.5'

LOT 4
115,416 SF±
2.65 AC±

LOT 2
91,408 SF±
2.10 AC±

RIGHT OF WAY ACQUISITION
DEED #2021-000XXXX

LOT 1
182,394 SF±
4.19 AC±

45'

60'

S 87°15'08" W
1,232.03'

N 87°15'08" E
1,326.83'

202+48.16

1656.58'
(25.10 CHAINS)
(1656.60')

POC
SW CORNER OF THE EAST ½ OF THE NE ¼ OF SECTION 2
CORNER CERTIFICATE
DOC #2017-00004304
POINT #750

FOREST GROVE DRIVE

EAST HALF OF THE
NORTHEAST QUARTER OF SECTION 2

LOT 6
3,444,127 SF±
79.07 AC±

WEST HALF OF THE
NORTHWEST QUARTER OF SECTION 1

SCHOOL HOUSE ROAD, LC
WARRANTY DEED
DOCUMENT # 2002-14008

EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 1

1,267.35'
(22.12 CHAINS)
(1459.19')
1451.20'

S 02°02'07" E
2,657.78'

(483.78')
(7.33 CHAINS)

N 87°09'48" E
435.16'

S 87°09'48" W
499.27'
(53.65')
53.55'

N 42°09'32" E
113.13'

LOT B
237,074 SF±
5.44 AC±

S 02°50'13" E
335.17'
(5.08 CHAINS)
(335.28')

517.71'

N 02°50'44" W
578.12'
(8.76 CHAINS)
(578.16')

S 60°09'14" W

WOOD FENCE POST AT PROPERTY CORNER

LOT 1
FOREST GROVE PARK
2ND ADDITION

330.24'

(1,118.14')
1,118.14'

787.90'

607.66'
(9.20 CHAINS)
(607.20')

HARRY A. VEN HORST REVOCABLE TRUST
TRACT III – WARRANTY DEED
DOCUMENT # 2018-04119
PLAT OF SURVEY
DOCUMENT # 2010-16740

PLEASANT VALLEY COMMUNITY SCHOOL DISTRICT
QUIT CLAIM DEED DOCUMENT # 2013-10954
QUIT CLAIM DEED DOCUMENT # 2012-37873

997.86'

N 87°08'54" E

34.84'
(34.88')

S 87°13'45" W 997.37'

329.68'

33.48'

SW CORNER OF THE EAST ½ OF THE NW ¼ OF SECTION 1
CORNER CERTIFICATE
DOC #2010-16737
POINT #728

LOT CORNER 0.09' WEST OF SECTION LINE

MASON RUN FIRST ADDITION

CORNER CERTIFICATE
DOC #2011-00214
POINT #730

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD DISTANCE
C1	249.27'	11,370.00'	N 01°18'01" W	249.27'
C2	203.06'	11,370.00'	S 01°25'01" E	203.06'
C3	46.21'	11,370.00'	S 00°47'20" E	46.21'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 47°43'32" W	68.47'
L2	N 01°57'55" W	86.45'
L3	N 08°44'03" E	243.42'
L4	N 40°37'49" E	96.97'
L5	N 77°41'14" E	175.18'
L6	N 01°50'34" W	70.00'
L7	S 88°09'26" W	90.96'
L8	N 75°23'47" W	93.35'
L9	N 28°35'16" W	98.54'
L10	N 04°03'04" W	379.58'
L11	S 87°13'45" W	329.58'
L12	N 88°01'45" E	44.91'
L13	N 14°44'11" E	156.54'

AREA TABLE		
LOT	AREA S.F.±	AREA AC.±
LOT 1	182,394 SF±	4.19 AC±
LOT 2	91,408 SF±	2.10 AC±
LOT 3	110,601 SF±	2.54 AC±
LOT 4	115,416 SF±	2.65 AC±
LOT 5	150,441 SF±	3.45 AC±
LOT 6	3,444,127 SF±	79.07 AC±
LOT A	228,375 SF±	5.24 AC±
LOT B	237,074 SF±	5.44 AC±
RIGHT OF WAY	63,450 SF±	1.46 AC±
TOTAL SUBDIVISION	4,623,287 SF±	106.14 AC±

PROJECT LOCATION

LOCATION MAP

BASIS OF BEARINGS
IOWA STATE PLANE COORDINATE SYSTEM
SOUTH ZONE NAD 83 (2011 ADJUSTMENT)

150 75 0 150 300

SCALE: 1" = 150'

LEGEND

- RIGHT OF WAY RAIL, FOUND
- REBAR, FOUND
- CHISELED "X" IN CONCRETE, FOUND
- CHISELED "X" IN CONCRETE, SET
- REBAR WITH CAP #_____, FOUND
- 5/8" REBAR WITH CAP #13581, SET
- 1/2" SQ. PIN, FOUND
- P.K. NAIL, FOUND
- P.K. NAIL, SET
- PIPE, FOUND
- CONCRETE MONUMENT, FOUND
- SECTION CORNER
- 100.00' MEASURED DIMENSION
- (100.00') RECORDED DIMENSION
- LINE CONTINUATION
- SUBDIVISION BOUNDARY
- PROPOSED LOT LINE
- EXISTING PROPERTY LINE
- CENTERLINE
- HISTORICAL LINE - AS NOTED
- PROPOSED EASEMENT LINE
- EXISTING EASEMENT LINE
- SECTION LINE
- PROPOSED R.O.W. LINE
- EXISTING R.O.W. LINE
- PROPOSED SETBACK LINE

ABBREVIATIONS

AC	ACRES
SF	SQUARE FEET
BSL	BUILDING SETBACK LINE
POB	POINT OF BEGINNING
ROW	RIGHT OF WAY
UE	UTILITY EASEMENT

OWNER / SUBDIVIDER
SCHOOL HOUSE ROAD LC
KEVIN KOELLNER
1805 STATE STREET SUITE 101
BETTENDORF, IOWA 52722
PHONE: (563) 355-2022

HORIZONTAL CONTROL - NAD 83 (2011 ADJUSTMENT) SECTION CORNERS			
POINT #	NORTHING	EASTING	DESCRIPTION
706	596639.6078	2474593.8560	SECTION COR PK
717	596543.2186	2472587.5370	SECTION COR #5REBAR
718	596511.9465	2471946.2190	PROP COR RC#8655
728	593983.7230	2474688.2340	SECTION COR #5REBAR
730	593919.5230	2473362.7420	SECTION COR #4REBAR
750	593855.9132	2472037.3584	SECTION COR SET-PK
751	596607.8261	2473912.2559	SECTION COR NOT-SET
752	596478.6430	2471262.7660	SECTION COR YC#15944
753	596731.9850	2476556.8530	SECTION COR CONC-MON

HORIZONTAL CONTROL - NAD 83 (2011 ADJUSTMENT) MIDDLE ROAD CENTERLINE ALIGNMENT			
POINT #	NORTHING	EASTING	DESCRIPTION
200	593855.9132	2472037.3584	POT BEGIN
201	594948.6272	2471999.7557	PC
202	595260.2655	2471989.0315	PI
203	595572.0258	2471995.2698	PT
204	596443.0424	2472012.6987	PI INTERSTATE-80

HORIZONTAL CONTROL - NAD 83 (2011 ADJUSTMENT) INTERSTATE 80 CENTERLINE ALIGNMENT			
POINT #	NORTHING	EASTING	DESCRIPTION
210	596222.6199	2468625.3379	POT BEGIN
211	596629.1385	2474872.5446	PC
212	596661.6030	2475371.4451	PI
213	596684.5589	2475870.8735	PT
214	596868.7765	2479878.7002	POT END

REVISIONS		
No.	DESCRIPTION	DATE
1	REVISED LOT LAYOUT	10/14/2021
2	REVISED PER CITY REVIEW COMMENTS	11/5/2021

IMEG
PH: 563.344.0260
www.imegcorp.com
1717 STATE STREET
SUITE 201
BETTENDORF, IA 52722

FG 80 HOLDINGS
BETTENDORF, IOWA

PRELIMINARY PLAT

IMEG Project No: 21003795.01
File Name: 21003795-01 PROPERTY.dwg
© COPYRIGHT 2021
ALL RIGHTS RESERVED
Field Book No:
Drawn By: DAB
Checked By: ***
Date: 9/28/2021

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 Land Surveyor under the laws of the State of Iowa.

DARYL A. BRICKNER
13581
LICENSED PROFESSIONAL SURVEYOR
IOWA

PRELIMINARY
11-8-2021

Daryl A. Brickner, PLS No. 13581
My license renewal date is December 31, 2021
No. of sheets covered by this seal: ___

Date

Sheet 1 of 2

Monday, November 8, 2021 2:07:23 PM
G:\2021\21003795.01\DESIGN\CIVIL\C3D\SURVEY\21003795-01 PROPERTY.DWG

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 47°43'32" W	68.47'
L2	N 01°57'55" W	86.45'
L3	N 08°44'03" E	243.42'
L4	N 40°37'49" E	96.97'
L5	N 77°41'14" E	175.18'
L6	N 01°50'34" W	70.00'
L7	S 88°09'26" W	90.96'
L8	N 75°23'47" W	93.35'
L9	N 28°35'16" W	98.54'
L10	N 04°03'04" W	379.58'
L11	S 87°13'45" W	329.58'
L12	N 88°01'45" E	44.91'
L13	N 14°44'11" E	156.54'

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD DISTANCE
C1	249.27'	11,370.00'	N 01°18'01" W	249.27'
C2	203.06'	11,370.00'	S 01°25'01" E	203.06'
C3	46.21'	11,370.00'	S 00°47'20" E	46.21'
C4	180.64'	115.00'	S 46°50'34" E	162.63'
C5	290.60'	185.00'	S 46°50'34" E	261.63'

BASIS OF BEARINGS
IOWA STATE PLANE COORDINATE SYSTEM
SOUTH ZONE NAD 83 (2011 ADJUSTMENT)

60 30 0 60 120
SCALE: 1" = 60'

PRELIMINARY
11-08-2021

GENERAL NOTES

This Final Plat was prepared at the request of, and for the exclusive use of Middle & I-80 LLC.

It should be noted that in the performance of this re-survey, the courses and distances of the re-survey may vary from recorded calls, based on the existence of found monumentation, occupation, or other controlling calls or conditions that have occurred in the re-survey of this property.

This property is subject to any and all easements and roadways of record.

No investigation concerning environmental and subsurface conditions, or for the existence of underground containers, structures or facilities which may affect the use or development of this property was made as a part of this survey.

No investigation was made as a part of this survey to determine or show data concerning existence, size, depth, condition, capacity, or location of any utilities or municipal facilities, except as noted. Call Iowa One-Call at 1-800-292-8989 for information regarding these utilities or facilities.

A part of this subdivision is subject to a Special Flood Hazard Area as designated by FEMA on Community Firm Map No. 19163C0377G & 19163C0379G with an Effective Date March 23, 2021.

Distances are listed in feet and decimal part of a foot.

All monuments have been found or are set as shown on this plat.

Plat notes establish requirements for how a subdivision will develop.
However, the city reserves the right in its sole discretion to alter or amend any plat note, or to sell or vacate any right of way or utility dedicated within the plat. Further the city reserves the right upon request of the owner to relocate any easement, alter lot boundaries or allow ground to be replatted.

Blanket underground easements granted for all primary and secondary electric cables, pad mounted transformers, electric transformers, primary cable, gas service, water service, sewer laterals, telephone service and cable T.V. to individual structures and street lights.

Easements designated as "Utility Easements" include all utilities that are provided by either the city of Bettendorf or those companies authorized to provide public utilities within the city of Bettendorf, including sewer and water.

Lots "A" and "B" are reserved for stormwater detention.

REVISIONS		
No.	DESCRIPTION	DATE
1.	REVISED LOT LAYOUT	10/14/2021
2.	REVISED PER CITY REVIEW COMMENTS	11/5/2021

IMEG
1717 STATE STREET
SUITE 201
BETTENDORF, IA 52722
PH: 563.344.0260
www.imegcorp.com

FG 80 HOLDINGS
BETTENDORF, IOWA

PRELIMINARY PLAT

IMEG Project No: 21003795.01
File Name: 21003795-01 PROPERTY.dwg
© COPYRIGHT 2021
ALL RIGHTS RESERVED
Field Book No:
Drawn By: DAB
Checked By: ***
Date: 9/28/2021

Sheet 2 of 2

Monday, November 8, 2021, 2:08:03 PM
G:\2021\21003795.01\DESIGN\CIVIL\C3D\SURVEY\21003795-01 PROPERTY.DWG

COMMUNITY DEVELOPMENT
City Hall Annex λ 4403 Devils Glen Road, Bettendorf, Iowa 52722 λ (563) 344-4100

November 16, 2021

Staff Report

Case No. 21-077

Application: FG 80 Holdings – Preliminary Plat
Applicant: Kevin Koellner
Proposed Zoning District Classification:
PUD to A-1, Agricultural/Urban Reserve District (Case 21-089) and
A-1, Agricultural/Urban Reserve District to C-3, General Business District (Case 21-076)
Proposed Future Land Use Map Designation: Urban Medium Intensity to Community Commercial (Case 21-088)

Background Information and Facts
Kevin Koellner has submitted the preliminary plat of FG 80 Holdings (northeast of the intersection of Forest Grove Drive and Middle Road and south of Interstate 80) (see Aerial Photo, Attachment A). The 106.14 acre preliminary plat shows 6 lots with storm water detention in Lots A and B (see Preliminary Plat, Attachment B).

Future Land Use Map and Comprehensive Plan
The current future land use map designation for the site is Community Commercial (west) and Urban Medium Intensity (UMI) (east). A land use amendment is in process (Case 21-088) to change the UMI land use designation to Community Commercial. A revocation by City Council of the existing Planned Unit Development plan is proceeding (Case 21-089) which will revert the zoning district classification to A-1, Agricultural/Urban Reserve District. Once these two ordinances are approved, the proposed request to rezone the property from A-1, Agricultural/Urban Reserve District to C-3, General Business District (Case 21-076) will complete the rezoning process. Retail, recreational, and restaurant uses are anticipated for the site. The proposed preliminary plat supports Comprehensive Plan Goal C: Attract and retain business and industry.

Utilities
Utilities are available along Middle Road and along Forest Grove Drive. It is the responsibility of the property owner to bring all necessary utilities into the subdivision.

Thoroughfare, Emergency, and Pedestrian Access
Two accesses are anticipated for this subdivision. The west entrance will align with Competition Drive. The east/south entrance will be located approximately 650 feet east of Middle Road on Forest Grove Drive. The intersection of Competition Drive and Middle Road is being replaced in 2022 with a roundabout. The east leg of that roundabout will be constructed during the City's reconstruction project and will serve

this addition. The east/south entrance on Forest Grove Drive is anticipated to have a roundabout constructed in the near future.

Storm Water Detention

Storm water detention is required, and is shown to be located within Lots A and B in the northwest and southeast areas of the proposed subdivision.

Recommended Action

Staff recommends the Planning and Zoning Commission support approval of the preliminary plat subject to the following conditions:

1. Approval of the preliminary plat does not waive any applicable city, state, or federal provisions as required by law.
2. Show all front yard setbacks on each lot fronting right of way.
3. Naming of the street is required for the final plat.
4. Access easement locations and widths will be further evaluated by the Bettendorf Fire Department and City Engineer prior to submission of the final plat.

Respectfully submitted,

Greg Beck
City Planner

November 29, 2021

Honorable Mayor and
Members of the City Council
City of Bettendorf
Bettendorf, Iowa 52722

SUBJECT: Planning and Zoning Commission's decision on the preliminary plat of FG 80 Holdings, submitted by Kevin Koellner. (Case 21-077)

Honorable Mayor and Members of the City Council:

On November 17, 2021, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named preliminary plat.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Sincerely,

Mark D. Hunt
Director, Community Development

Preliminary Plat

4. Case 21-077; FG 80 Holdings, submitted by Kevin Koellner.

Beck reviewed the staff report. Hunt added that the first reading of the ordinances regarding the future land use map amendment, the revocation of the existing PUD plan, and the rezoning have passed.

Kappeler asked if the property between the proposed subdivision and the park and the farm along Forest Grove Drive are under the same ownership. Morlok confirmed this. Kappeler asked if the parcel north of the school would become landlocked. Morlok explained that there is a small sliver of land connecting those two parcels.

Ormsby asked who determines whether a roundabout or a traffic signal light is appropriate. Morlok explained that a full traffic study was run in coordination with the DOT taking into consideration the capacity and the uneven traffic volumes in the area. He commented that because of the peak times that occur throughout the entire day, traffic signals are almost impossible to time correctly. He stated that roundabouts are safer than traffic signals, adding that newer roundabouts are designed to include more acute angles and multiple lanes.

Ormsby asked if future traffic was accounted for when designing the roundabout. Morlok confirmed this, adding that it is projected that traffic will double within the next few decades. Kappeler commented that it is unfortunate that that the existing roundabout at Middle Road and 53rd Avenue is so poorly-designed that motorists typically have negative feelings about them. Morlok stated that the existing roundabout is an older design, adding that changes have already been made to the design of the proposed roundabouts. He added that the DOT has a staff person with a great deal of expertise who reviews and approves the design of all roundabouts in Iowa.

> On motion by Ormsby, seconded by Kappeler, that the preliminary plat of FG 80 Holdings be recommended for approval subject to staff recommendations.

ALL AYES

Motion carried.

COUNCIL LETTER

MEETING DATE: December 6/7, 2021
REQUESTED BY: Mark Hunt

ITEM TITLE: Resolution approving a site development plan and review of use for 2211 and 2239 Falcon Avenue, submitted by Mark Roemer. (Case 21-095)

Explanation (Background and How it Responds to Vision, Mission, or Goals)

Mark Roemer has submitted a site development plan for 2211 and 2239 Falcon Avenue (see Attachment A - Aerial Map). The property is located in a C-2, Community Commercial zoning district (see Attachment B – Zoning Map). The applicant would like to expand the existing Central Standard restaurant into an adjoining vacant unit. In addition, the applicant proposes to cover an existing outdoor storage area located to the east of the multi-tenant commercial building. The substantive change triggering a site development plan review is the proposed use changes from the original site development plan.

The original building containing Central Standard which was approved by City Council on October 7, 2014, showed a total of 8,580 square feet of building area separated into three units. The Board of Adjustment also approved a Special Use Permit on September 18, 2014 for an approximately 500 square foot outdoor service area. The original three units contained 2,294 square feet of office space, 3,286 square feet of retail space, and 3,000 square feet of restaurant space (see Attachment C – Case 14-077 Original Site Development Plan).

Since approval of the original site development plan, an additional restaurant, California Burrito, opened in a unit on the west end of the building. The new floor plan shows a proposed restaurant expansion of Central Standard by adding an arcade game room in the adjacent vacant space (see Attachment D – Proposed Central Standard Expansion Floor Plan).

In total, the proposed site development plan shows approximately 6,780 square feet of restaurant floor area for Central Standard, 1,650 square feet of restaurant floor area for California Burrito, and 384 square feet of general office floor area for Huiskamp Financial.

The proposed site development plan is supportive of Goal C: Attract and retain business and industry in the City's Comprehensive Plan.

The Planning and Zoning Commission made a recommendation for approval of the site development plan and review of use by a 7-0 margin at the November 17, 2021 meeting.

Consult the Planning and Zoning Commission staff report for further details.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipated source:

N/A

List Attachments:

Resolution; (A) Aerial Map; (B) Zoning Map; (C) Original Site Development Plan; (D) Proposed Central Standard Floor Plan; (E) Staff report to the Planning and Zoning Commission; (F) Planning and Zoning Commission report to the Mayor and City Council; (G) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter.

RESOLUTION NO. _____ - 21

RESOLUTION APPROVING A SITE DEVELOPMENT PLAN AND REVIEW OF USE FOR 2211 AND 2239 FALCON AVENUE

WHEREAS, Mark Roemer has submitted a site development plan and use review application for 2211 and 2239 Falcon Avenue, and

WHEREAS, the Planning and Zoning Commission has reviewed said site development plan and use review and recommended approval subject to the conditions presented below, and

WHEREAS, the City Council concurs with the Planning and Zoning Commission's recommendation.

NOW, THEREFORE, BE IT RESOLVED, that the City Council approves the site development plan and use review of 2211 and 2239 Falcon Avenue subject to the following conditions:

1. Approval of the site development plan/review of use does not waive any applicable city, state, or federal provisions as required by law.
2. Any change in use which increases the parking requirements on Lot 2 of Hunter Meadows Commercial Park 2nd Addition OR Lot 3 of Hunter Meadows Commercial Park 2nd Addition, requires a new site development plan review AND a variance for reduction of required parking spaces from the Board of Adjustment.

PASSED, APPROVED, AND ADOPTED this 7th day of December, 2021.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

Case 21-095: 2239 and 2211 Falcon Avenue
Site Development Plan for Central Standard Expansion
Aerial Map (Zoom)

1 Inch = 46 Feet

Feet

0 15 30 60 90

N

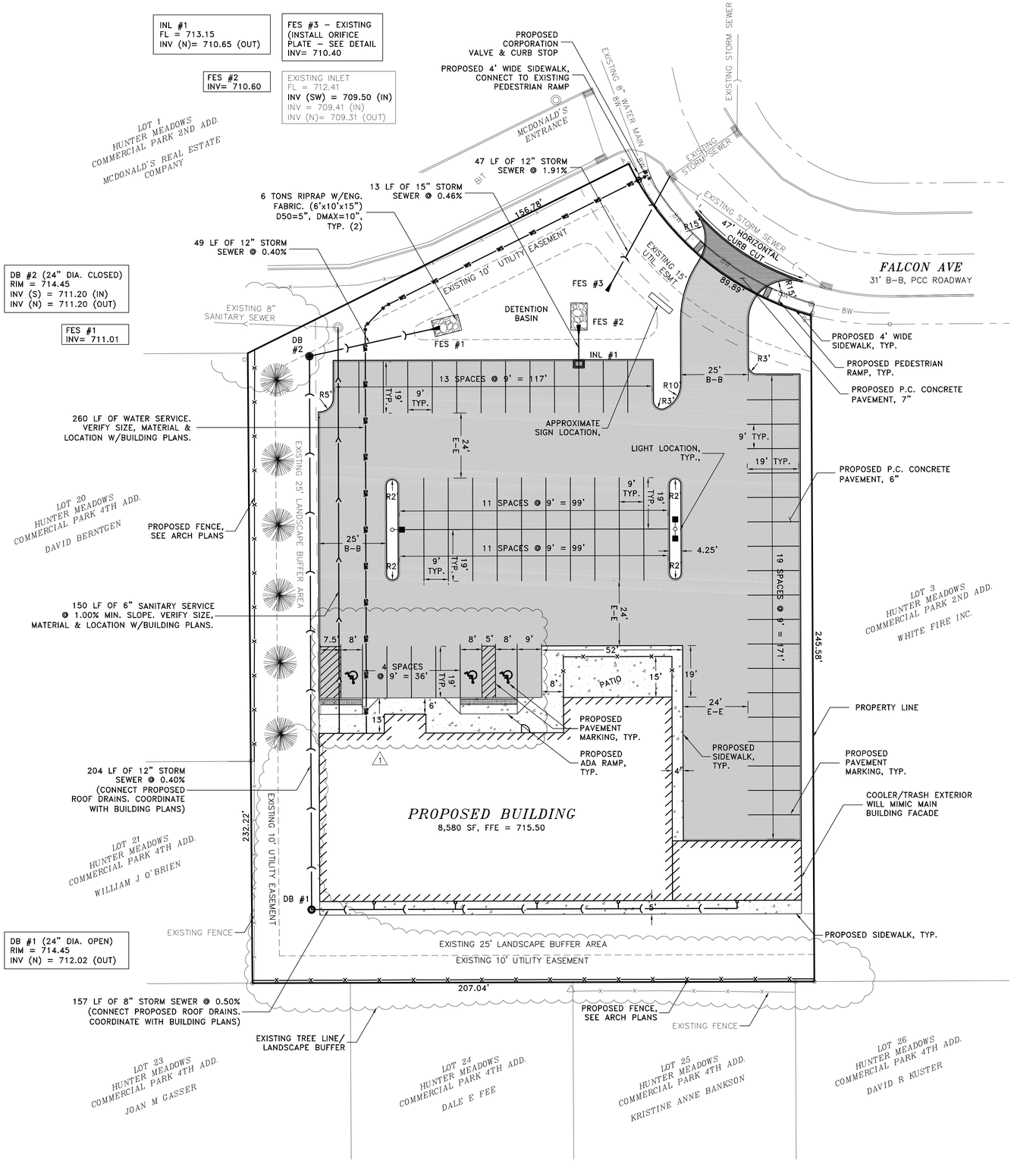


Case 21-095: 2211-2239 Falcon Avenue
Site Development Plan for Central Standard Expansion
Zoning Map

1 Inch = 113 Feet
Feet
0 40 80 160 240

N





LEGEND

- P.C. CONCRETE PAVEMENT, 7" (HEAVY DUTY – PARKING LOT)
- P.C. CONCRETE PAVEMENT, 6" (LIGHT DUTY – CITY ROW)
- PROPOSED P.C.C. SIDEWALK
- EXISTING PROPERTY PIN
- BOUNDARY
- EXISTING LOT LINE
- EXISTING RIGHT OF WAY LINE
- EXISTING EASEMENT LINE
- EXISTING SETBACK LINE
- EXISTING CONTOUR (1' INTERVALS)
- PROPOSED CONTOUR (1' INTERVALS)
- EXISTING SANITARY SEWER
- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- EXISTING WATER MAIN
- PROPOSED FENCE
- EXISTING FENCE
- EXISTING UNDERGROUND TELEPHONE
- EXISTING GAS LINE
- EXISTING STORM INLET
- PROPOSED STORM INLET
- PROPOSED STORM DRAIN BASIN
- EXISTING MANHOLE
- DIRECTION OF FLOW
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- EXISTING TREE LINE
- EXISTING TREE
- EXISTING SIGN
- EXISTING TELEPHONE PEDESTAL

OWNER/DEVELOPER

MARK ROEMER
2550 MIDDLE ROAD
BETTENDORF, IA 52722
PHONE: (563) 650-6572

ENGINEER

MCCLURE ENGINEERING ASSOC. INC.
ATTN: BRENT MORLOK, P.E., LEED AP
4700 KENNEDY DRIVE
EAST MOLINE, IL 61244
PHONE: 309-792-9350

ARCHITECT

KELLY & ASSOC. ARCHITECTURE
ATTN: DENNIS KELLY
3800 ARCHER DRIVE #100
EAST MOLINE, IL 61244
PHONE: 309-751-3026

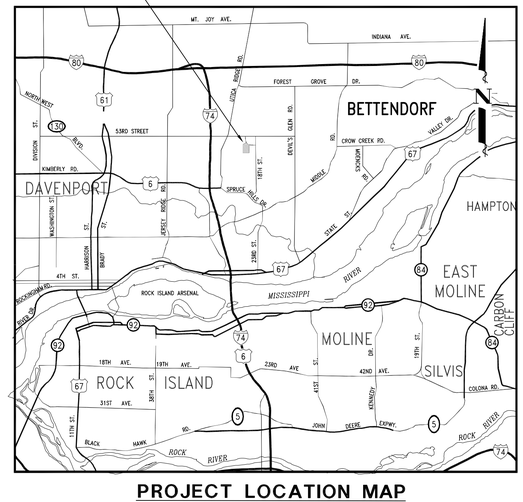
PARKING SPACES

TOTAL REQUIRED PARKING:	56
STANDARD SPACES:	59
HANDICAPPED SPACES:	3
TOTAL ON-SITE PARKING:	62

ZONING/LOT INFO.

CURRENT ZONING: C-2
LEGAL DESCRIPTION: LOT 2 HUNTER MEADOWS COMMERCIAL PARK 2ND ADD.
TOTAL LOT AREA: 1.27 ACRES
FRONT YARD SETBACK: 20'
REAR YARD SETBACK: 25'
SIDE SETBACK: 25' (WEST)
NONE (EAST)
WATER SUPPLY: PUBLIC
SANITARY SEWER: PUBLIC

PROJECT LOCATION



PROJECT LOCATION MAP

PROPOSED SITE LAYOUT & UTILITY PLAN

REVISION	DATE	
REVISED BUILDING FOOTPRINT, PARKING + DETENTION	10/15/14	1

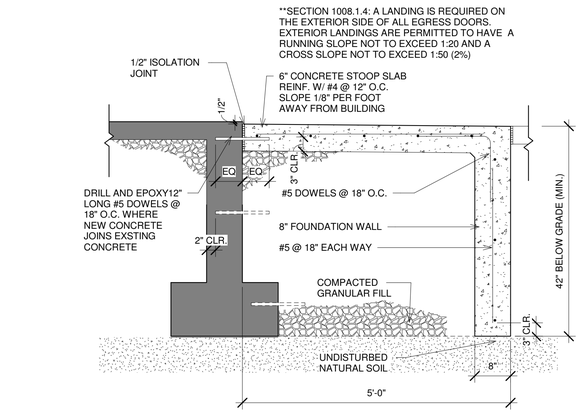
KELLY & ASSOCIATES – ARCHITECTURE
3800 Archer Drive, Suite 100
East Moline, Illinois 61244
Telephone (309) 751-3026 FAX (309) 751-3028

McClure Engineering Associates, Inc.
4700 Kennedy Drive
East Moline, Illinois 61244
Fax (309) 792-8974
QUAD CITY OFFICE
Phone (309) 792-9350

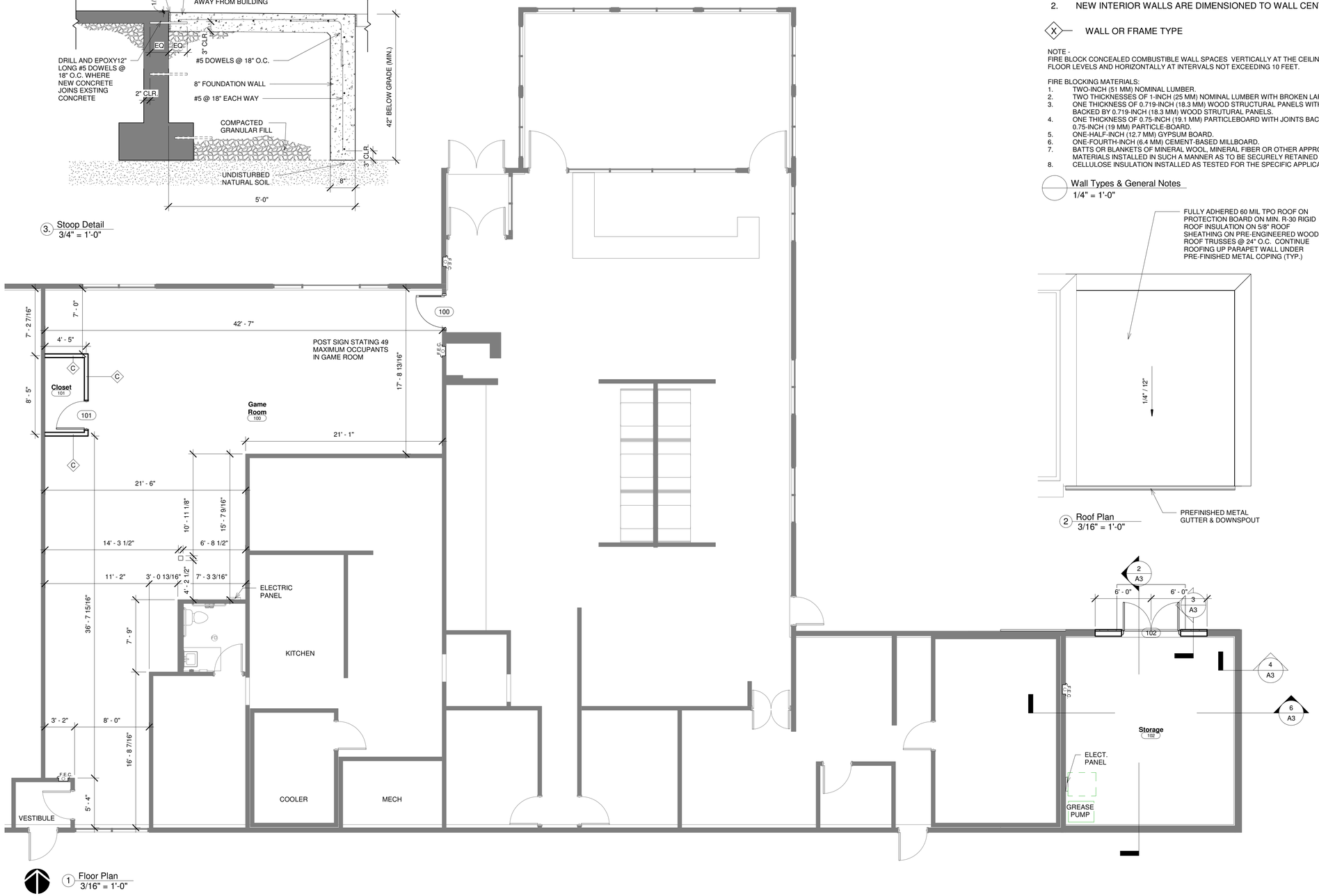
NEW BUILDING FOR
FALCON RETAIL CENTER
HUNTERS MEADOW COMM. PARK
SECOND ADDITION, LOT 2
FALCON AVENUE BETTENDORF, IA

CHK. BOM
DATE 9/30/14
JOB 1410
SHEET C-2
OF 15 SHEETS

I:\JOBS\1315\2\DWG\1315DWG.dwg



3. Stoop Detail
3/4" = 1'-0"



1 Floor Plan
3/16" = 1'-0"

EXTERIOR WALLS:

A CULTERED STONE + COMMERCIAL BUILDING WRAP + 7/16" EXTERIOR SHEATHING + 2X6 WOOD STUDS @ 16" O.C. CAVITY FILLED W/ R21 INSULATION + VAPOR BARRIER + 5/8" GYP BD

B EIFS + COMMERCIAL BUILDING WRAP + 7/16" EXTERIOR SHEATHING + 2X6 WOOD STUDS @ 16" O.C. + 2x4 WOOD STUDS @ 16" O.C. CAVITY FILLED W/ R21 INSULATION + VAPOR BARRIER + 5/8" GYP BD

INTERIOR WALLS:

C (TYPICAL INTERIOR WALL) 3-5/8" METAL STUDS @ 16" O.C. W/ 5/8" GYP BD EACH SIDE, CAVITY FILLED W/ SOUND BATT INSULATION

NOTE:
1. EXISTING WALLS ARE DIMENSIONED FROM WALL FACE.
2. NEW INTERIOR WALLS ARE DIMENSIONED TO WALL CENTERLINE, U.N.O.

X WALL OR FRAME TYPE

NOTE -
FIRE BLOCK CONCEALED COMBUSTIBLE WALL SPACES VERTICALLY AT THE CEILING AND FLOOR LEVELS AND HORIZONTALLY AT INTERVALS NOT EXCEEDING 10 FEET.

FIRE BLOCKING MATERIALS:
1. TWO-INCH (51 MM) NOMINAL LUMBER.
2. TWO THICKNESSES OF 1-INCH (25 MM) NOMINAL LUMBER WITH BROKEN LAP JOINTS
3. ONE THICKNESS OF 0.719-INCH (18.3 MM) WOOD STRUCTURAL PANELS WITH JOINTS BACKED BY 0.719-INCH (18.3 MM) WOOD STRUTURAL PANELS.
4. ONE THICKNESS OF 0.75-INCH (19.1 MM) PARTICLEBOARD WITH JOINTS BACKED BY 0.75-INCH (19 MM) PARTICLE-BOARD.
5. ONE-HALF-INCH (12.7 MM) GYPSUM BOARD.
6. ONE-FOURTH-INCH (6.4 MM) CEMENT-BASED MILLBOARD.
7. BATTS OR BLANKETS OF MINERAL WOOL, MINERAL FIBER OR OTHER APPROVED MATERIALS INSTALLED IN SUCH A MANNER AS TO BE SECURELY RETAINED IN PLACE.
8. CELLULOSE INSULATION INSTALLED AS TESTED FOR THE SPECIFIC APPLICATION.

Wall Types & General Notes
1/4" = 1'-0"

2 Roof Plan
3/16" = 1'-0"

JOSEPH ARCHITECTURAL GROUP, P.C.
4510 42nd Avenue
Rock Island, IL 61201
Phone: 309 786-9920
Fax: 309-786-9924
jag-architects.com

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REVISIONS
1 2 3 4

Construction Drawings for: Central Standard Interior Renovation

Bettendorf, Iowa

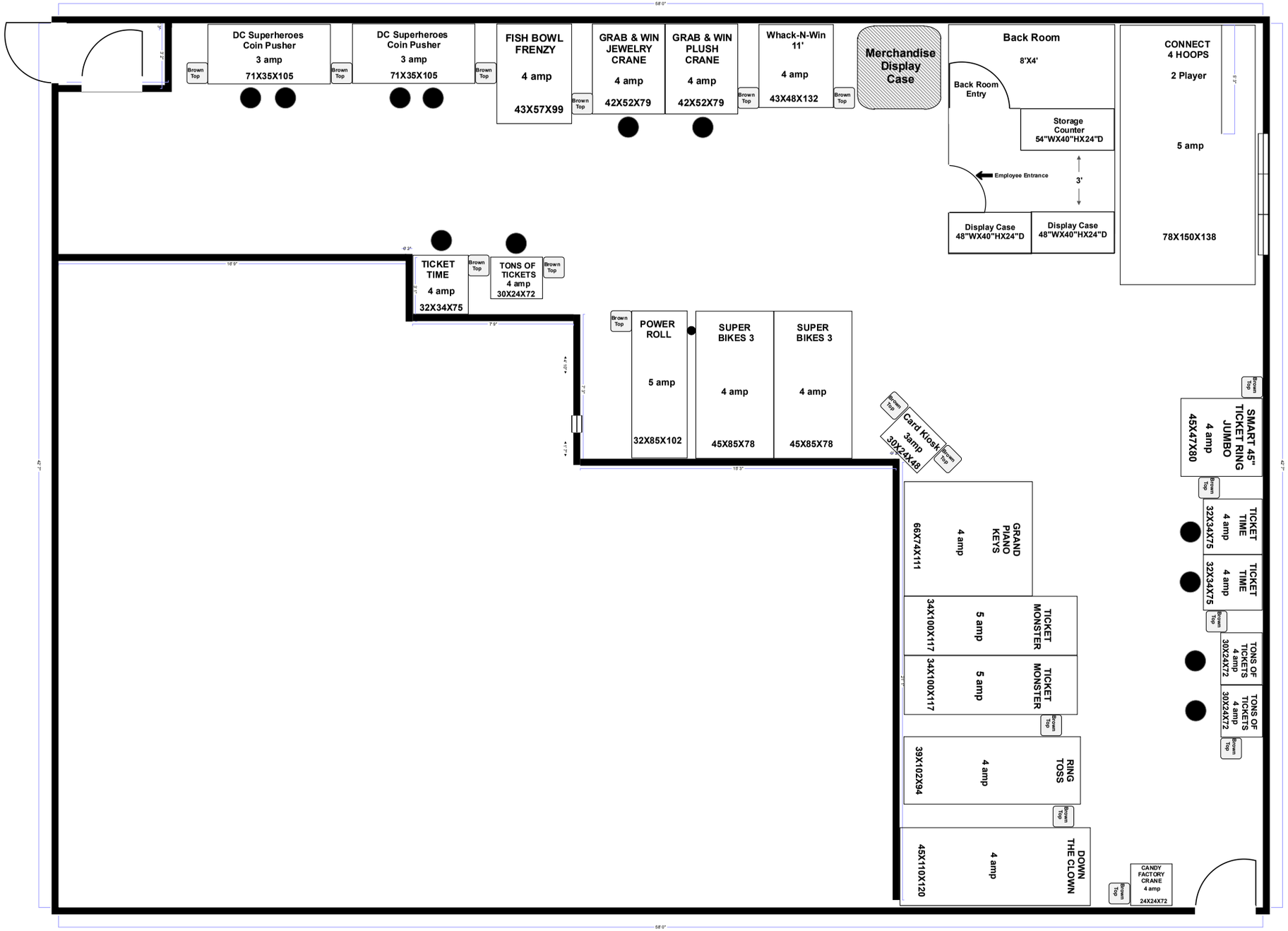
LICENSED PROFESSIONAL ARCHITECT
JOSEPH ALLEN GLISSE
5092
IOWA

Floor Plan & Roof Plan

DATE
6 October 2021

A1

PROJECT NO.
#06221


DC Superheroes Coin Pusher
3 amp
71X35X105
DC Superheroes Coin Pusher
3 amp
71X35X105
FISH BOWL FRENZY
4 amp
43X57X99
GRAB & WIN JEWELRY CRANE
4 amp
42X52X79
GRAB & WIN PLUSH CRANE
4 amp
42X52X79
Whack-N-Win 11'
4 amp
43X48X132
Merchandise Display Case
Back Room
8'X4'
Back Room Entry
Storage Counter 54"WX40"HX24"D
Employee Entrance
3'
Display Case 48"WX40"HX24"D
Display Case 48"WX40"HX24"D
CONNECT 4 HOOPS
2 Player
5 amp
78X150X138
TICKET TIME
4 amp
32X34X75
TONS OF TICKETS
4 amp
30X24X72
POWER ROLL
5 amp
32X85X102
SUPER BIKES 3
4 amp
45X85X78
SUPER BIKES 3
4 amp
45X85X78
Card Kiosk
3amp
30X24X48
SMART 45" TICKET RING JUMBO
4 amp
45X47X80
TICKET TIME
4 amp
32X34X75
TICKET TIME
4 amp
32X34X75
TONS OF TICKETS
4 amp
30X24X72
TONS OF TICKETS
4 amp
30X24X72
GRAND PIANO KEYS
4 amp
66X74X111
TICKET MONSTER
5 amp
34X100X117
TICKET MONSTER
5 amp
34X100X117
RING TOSS
4 amp
39X102X94
DOWN THE CLOWN
4 amp
45X110X120
CANDY FACTORY CRANE
4 amp
24X24X72
Brown Top

COMMUNITY DEVELOPMENT
City Hall Annex • 4403 Devils Glen Road, Bettendorf, Iowa 52722 • (563) 344-4079

November 17, 2021 Bettendorf Planning & Zoning Commission Meeting

Staff Report

Case No. 21-095
Application: Site Development Plan/Review of Use
Address: 2211 and 2239 Falcon Avenue
Legal Description: Lot 2, Hunter Meadows Commercial Park 2nd Addition (Parcel# 840937602)
Applicant: Mark Roemer
Zoning: C-2, Community Commercial District
Future Land Use: Community Commercial

Background Information and Facts

Mark Roemer has submitted a site development plan for 2211 and 2239 Falcon Avenue (see Attachment A - Aerial Map). The property is located in a C-2, Community Commercial zoning district (see Attachment B – Zoning Map). The applicant would like to expand the existing Central Standard restaurant into an adjoining vacant unit. In addition, the applicant proposes to cover an existing outdoor storage area located to the east of the multi-tenant commercial building. The substantive change triggering a site development plan review is the proposed use changes from the original site development plan.

The original building containing Central Standard which was approved by City Council on October 7, 2014, showed a total of 8,580 square feet of building area separated into three units. The Board of Adjustment also approved a Special Use Permit on September 18, 2014 for an approximately 500 square foot outdoor service area. The original three units contained 2,294 square feet of office space, 3,286 square feet of retail space, and 3,000 square feet of restaurant space (see Attachment C – Case 14-077 Original Site Development Plan).

Since approval of the original site development plan, an additional restaurant, California Burrito, opened in a unit on the west end of the building. The new floor plan shows a proposed restaurant expansion of Central Standard by adding an arcade game room in the adjacent vacant space (see Attachment D – Proposed Central Standard Expansion Floor Plan).

In total, the proposed site development plan shows approximately 6,780 square feet of restaurant floor area for Central Standard, 1,600 square feet of restaurant floor area for California Burrito, and 1,123 square feet of general office floor area for Huiskamp Financial.

Future Land Use Map and Comprehensive Plan

The proposed site development plan is supportive of Goal C: Attract and retain business and industry in the City's Comprehensive Plan.

Utilities
There will not be any significant changes to utilities serving the site as a result of the proposed plan.

Thoroughfare, Emergency, and Pedestrian Access
The vehicle and pedestrian access to the site from Falcon Avenue will not be disrupted as a result of the proposed plan.

Storm Water Detention
The proposed site development plan will not require additional storm water detention measures.

Analysis
The proposed changes in use and increased intensity of use for the property consequently require more parking per the Bettendorf Off-Street Parking Table. The applicant is also owner of the adjacent lot, the location of Five Cities Brewery and AAA Insurance-Travel. Legally described as Lot 3 of Hunter Meadows Commercial Park 2nd Addition, it shares parking with Lot 2. Per the original site development plans approved by City Council for each building on each lot, the combined total parking spaces provided is 119. Per Bettendorf's Off-Street Parking Table, the calculated total parking spaces required with the newly submitted site development plan is 118 spaces. This calculation includes daytime and evening shared-space use.

Staff would contend that there is sufficient parking located at the development for approving the change in use. Staff recommends that this be the highest combined intensity of uses based on the Bettendorf Off-Street Parking Table allowed at these locations.

Staff Recommendation
Staff recommends approval of the site development plan and expansion of use subject to the following conditions:

1. Any change in use which increases the parking requirements on Lot 2 of Hunter Meadows Commercial Park 2nd Addition OR Lot 3 of Hunter Meadows Commercial Park 2nd Addition, requires a new site development plan review AND a variance for reduction of required parking spaces from the Board of Adjustment.

Respectfully submitted,

Taylor Beswick
City Planner

November 29, 2021

Honorable Mayor and
Members of the City Council
City of Bettendorf
Bettendorf, Iowa 52722

SUBJECT: Planning and Zoning Commission's decision on a site development plan and review of use at 2211 and 2239 Falcon Avenue, submitted by Mark Roemer. (Case 21-095)

Honorable Mayor and Members of the City Council:

On November 17, 2021, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named site development plan/review of use.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Sincerely,

Mark D. Hunt
Director, Community Development

Site Development Plan/Review of Use

5. Case 21-095; 2211 and 2239 Falcon Avenue, submitted by Mark Roemer.

Hunt reviewed the staff report.

Wennlund asked if there would need to be further review if the uses in the building change in the future. Hunt explained that if a future tenant plans to locate a similar business as already exists in one of the units, approval could be done at the staff level. He added that because the proposed arcade connected to a restaurant is a more unusual use, staff chose to present the case to the Commission.

Ormsby asked if staff feels that there may not be an adequate number of parking spaces available given the change in use. Hunt stated that the number of spaces provided is code-compliant. Morlok added that because the space to be used as the arcade will not occupy the entire unit, the number of required parking spaces may actually be smaller than was calculated originally. Ormsby asked if the arcade and restaurant would be open during the same hours. Hunt explained that the arcade will be a part of the restaurant and that it is likely that kids who will be using the arcade will likely not be driving to the restaurant. Gannaway commented that because the number of parking spaces is code-compliant, the possibility that in practice there may be times when there are not enough places to park is more of an issue for the developer. Hunt stated that staff plans to work on updating the parking guidelines in the ordinance given the changes in the marketplace.

Stoltenberg expressed concern that customers may park in the lots of neighboring businesses. Adam asked what the implications with regard to required parking would be if the owner of the two lots sells one. Hunt explained that typically cross easement agreements are in effect for 20 years, adding that if one of the lots is sold it would still be enforceable. Curran added that while he has not reviewed the easement agreement, the issue would likely be addressed during any negotiations with a future owner. Mark Roemer, the applicant, confirmed that there is a cross parking agreement in place, adding that if he sells, ideally the two lots would be sold as a package. He indicated that he would ensure that the cross parking agreement is continued. Wennlund commented that his concern would be that the shared parking arrangement remain in place as long as the use is there. He asked if the agreement had been recorded. Roemer stated that it was supposed to have been recorded but that he would check, reiterating that the number of parking spaces provided is code-compliant.

> On motion by Kappeler, seconded by Gannaway, that a site development plan and review of use be recommended for approval subject to staff recommendations.
>
> ALL AYES

Motion carried.

Bettendorf IOWA
a premier city

COUNCIL LETTER

MEETING DATE: December 7th, 2021
REQUESTED BY: Kathleen Richlen

ITEM TITLE: (Please use same title as it will appear on your resolution.)

Resolution approving the Civil Service List submitted for the Social Media Coordinator position in the Culture and Recreation Department.

Explanation (Background & How it Responds to Vision, Mission or Goals)

With the creation of the Culture and Recreation Department, staff developed the Social Media Coordinator position to increase the presence on social media for the Family Museum and Parks and Recreation Department. This position will mainly focus on those two departments, but will also work in conjunction with the PR Assistant and Communications Committee.

Staff created job description and conducted the recruitment process. Through the process, staff received forty-nine (49) applications. Through the Civil Service process and testing, the Civil Service Commissioners approved a list of three (3) applicants.

The Civil Service List will be valid for one (1) year.

The Social Media Coordinator is a full time non-union position with a salary range of $53,159.00 to $77,399.00 annually.

If the matter is not budgeted in the current year, explain why funding is requested and the anticipation:

The budget contemplates the position and benefit package.

List Attachments:

Resolution
Civil Service List

RESOLUTION - 21

RESOLUTION APPROVING THE CIVIL SERVICE LIST SUBMITTED FOR THE SOCIAL MEDIA COORDINATOR POSITION IN THE CULTURE AND RECREATION DEPARTMENT

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa that the Civil Service List approved on November 16th, 2021 for the Social Media Coordinator position is hereby approved.

PASSED, APPROVED and ADOPTED this 7th day of December, 2021.

_____
Mayor Robert S. Gallagher

Attest:

_____
City Clerk Decker P. Ploehn

Bettendorf IOWA
a premier city
1609 State Street • Bettendorf, Iowa 52722-4937 • (563) 344-4000

November 16, 2021

The Honorable Mayor and Members of the City Council:

The Bettendorf Civil Service Commission certifies the following are eligible for the position of Social Media Coordinator – Culture and Recreation.

1. Jay Foster
2. Alexandra Sweeney
3. Isaac Jacobs

This certified list will expire November 15, 2022.

Respectfully,

Ralph W. Heninger
Civil Service Commissioner

Jean Dickson
Civil Service Commissioner

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	AQUATIC CENTER FUND	57500002211000		TREASURER, STATE OF IOWA	11/22/2021	2200279	0-000-007-889B	327.10	OCTOBER SLALES TAX SPLASH
	AQUATIC CENTER FUND - Summary							**327.10**	
	GENERAL FUND	00100002211100		TREASURER, STATE OF IOWA	11/22/2021	2200279	0-000-007-889D	0.52	OCTOBER SLALES TAX CITY M ERCH
		00100003951100		FIDELITY MANAGEMENT TRUST COMPANY	11/17/2021	114537	11172021	648,138.01	LINCOLN LEVETZOW TO FMTC ACCT #3900227062
	GENERAL FUND - Summary							**648,138.53**	
	LIABILITY CLEARING ACCT.	81000002059900		BETTENDORF POLICE BENEVOLENT FUND	12/03/2021	114577	20211203	96.00	PAYROLL SUMMARY
		81000002052300		GREAT AMERICAN PLAN ADMINISTRATORS	11/19/2021	2200265	PR DATE 11/19	602.47	11/19 CONTRIBUTIONS
		81000002051900		STATE DISBURSEMENT UNIT	12/03/2021	114589	20211203	600.00	PAYROLL SUMMARY
		81000002051500		ICMA RETIREMENT TRUST - 457	11/19/2021	2200262	645468	2,720.73	AFTER TAX ROTH IRA
		81000002051500		AMERICAN FUNDS SERVICE COMPANY	11/19/2021	114539	20211119	50.00	PAYROLL SUMMARY
		81000002052300		ANCHOR NATIONAL LIFE INSURANCE CO	12/03/2021	114576	20211203	211.87	PAYROLL SUMMARY
		81000002052300		ANCHOR NATIONAL LIFE INSURANCE CO	11/19/2021	114540	20211119	208.39	PAYROLL SUMMARY
		81000002052300		NATIONWIDE RETIREMENT SOLUTIONS	11/19/2021	2200271	11/19 PAYDATE	531.86	457 CONTRIBUTIONS
		81000002052000		UNITED WAY OF THE QUAD CITIES AREA	11/19/2021	2200261	PR DATE 11/19	585.80	11/19/2021 CONTRIBUTIONS
		81000002059900		IOWA C.O.P.S.	11/05/2021	2200252	PR DATE 11/05	63.00	11/05 CONTRIBUTIONS
		81000002052300		CITY OF BETTENDORF/125 PLAN	11/19/2021	114544	20211119	4,332.83	PAYROLL SUMMARY
		81000002050800		INTERNAL REVENUE SERVICE	11/05/2021	2200260	270171230387570	15.74	FICA W/H TAX
		81000002052300		LINCOLN LIFE	12/03/2021	114585	20211203	1,027.69	PAYROLL SUMMARY

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		81000002052100		CITY OF BETTENDORF	11/19/2021	114543	20211119	14,842.65	PAYROLL SUMMARY
		81000002052000		UNITED WAY OF THE QUAD CITIES AREA	11/05/2021	2200247	PR DATE 11/05	585.80	11/05/2021 CONTRIBUTIONS
		81000002051500		LEGALSHIELD	12/03/2021	114584	20211203	112.16	PAYROLL SUMMARY
		81000002050900		INTERNAL REVENUE SERVICE	11/05/2021	2200260	27017130387570A	3.68	MEDICARE W/H TAX
		81000002052300		CITY OF BETTENDORF/125 PLAN	12/03/2021	114580	20211203	4,248.21	PAYROLL SUMMARY
		81000002052300		CITY OF BETTENDORF/125 PLAN	12/03/2021	114581	20211203	1,947.62	PAYROLL SUMMARY
		81000002052300		NATIONWIDE RETIREMENT SOLUTIONS	11/05/2021	2200257	11/05 PAYDATE	531.86	457 CONTRIBUTIONS
		81000002052000		CREATING HEALTHIER COMMUINITIES	11/19/2021	114547	20211119	12.00	PAYROLL SUMMARY
		81000002052300		ICMA RETIREMENT TRUST - 457	11/19/2021	2200262	645457	51,843.03	457 CONTRIBUTIONS
	LIABILITY CLEARING ACCT.	81000002052100		CITY OF BETTENDORF	12/03/2021	114579	20211203	14,717.58	PAYROLL SUMMARY
		81000002051500		AFLAC	11/19/2021	2200273	79814A	848.64	AFLAC AFTER TAX CONTRIBUT IONS
		81000002052300		CITY OF BETTENDORF/125 PLAN	11/19/2021	114545	20211119	1,947.62	PAYROLL SUMMARY
		81000002050900		INTERNAL REVENUE SERVICE	11/05/2021	2200253	27017121321116B	22,594.92	MEDICARE W/H TAX
		81000002050500		INTERNAL REVENUE SERVICE	11/19/2021	2200267	240172631056271	84,052.96	FEDERAL W/H TAX
		81000002052300		OHIO NATIONAL LIFE INSURANCE CO	11/19/2021	114550	20211119	827.04	PAYROLL SUMMARY
		81000002050200		MUNICIPAL FIRE & POLICE	11/05/2021	2200249	11/05 PAYDATEA	40,486.89	CITY SHARE POLICE PENISON
		81000002052300		GREAT AMERICAN PLAN ADMINISTRATORS	11/05/2021	2200251	PR DATE 11/05	570.56	11/05 CONTRIBUTIONS
		81000002051900		COLLECTION SERVICES CENTER	11/19/2021	2200272	2064356	2,104.73	CHILD/SPOUSE SUPPORT

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		81000002051500		AMERICAN FUNDS ROTH IRA WIRE	11/05/2021	2200259	1-8063225-94015	100.00	AFTER TAX ROTH IRA CONTRI BUTIONS
		81000002052300		PACIFIC LIFE INSURANCE COMPANY	12/03/2021	114587	20211203	541.64	PAYROLL SUMMARY
		81000002050600		TREASURER,STATE OF IOWA	11/05/2021	2200254	1309000691	28,361.09	11/05 PAYDATE IA W/H TAX
		81000002052300		LINCOLN LIFE	11/19/2021	114549	20211119	1,036.12	PAYROLL SUMMARY
		81000002051500		AFLAC	11/19/2021	2200264	11/19 PR DATE	120.58	CI WRAP CONTRIBUTIONS
		81000002052800		PACIFIC LIFE INSURANCE COMPANY	11/19/2021	114551	20211119A	161.62	PAYROLL SUMMARY
		81000002051500		AMERICAN FUNDS SERVICE COMPANY	12/03/2021	114575	20211203	50.00	PAYROLL SUMMARY
		81000002051200		MUNICIPAL FIRE & POLICE	11/05/2021	2200249	11/05 PAYDATEB	8,885.15	EMP SHARE FIRE PENISON
		81000002052300		AFLAC	11/19/2021	2200273	79814	1,198.16	AFLAC PRE TAX
	LIABILITY CLEARING ACCT.	81000002052800		ICMA RETIREMENT TRUST - 457	11/19/2021	2200262	645457A	4,148.31	457 LOAN PAYMENTS
		81000002051200		MUNICIPAL FIRE & POLICE	11/19/2021	2200263	11/19 PAYDATEB	9,128.76	EMP SHARE FIRE PENSION
		81000002059900		BETTENDORF POLICE BENEVOLENT FUND	11/19/2021	114541	20211119	100.00	PAYROLL SUMMARY
		81000002051500		WASHINGTON NATIONAL LIFE INSURANCE	12/03/2021	114590	20211203	35.05	PAYROLL SUMMARY
		81000002052300		OHIO NATIONAL LIFE INSURANCE CO	12/03/2021	114586	20211203	94.29	PAYROLL SUMMARY
		81000002050400		MUNICIPAL FIRE & POLICE	11/05/2021	2200249	11/05 PAYDATEC	24,746.09	CITY SHARE FIRE PENSION
		81000002050800		INTERNAL REVENUE SERVICE	11/19/2021	2200267	24017231056271A	65,533.06	FICA W/H TAX
		81000002050900		INTERNAL REVENUE SERVICE	11/19/2021	2200267	24017231056271B	25,780.84	MEDICARE W/H TAX
		81000002059900		POLK COUNTY SHERIFF	11/19/2021	114552	20211119	605.83	PAYROLL SUMMARY

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		81000002050500		INTERNAL REVENUE SERVICE	11/05/2021	2200253	270171281321116	69,822.33	FEDERAL W/H TAX
		81000002052200		CITY OF BETTENDORF	12/03/2021	114579	20211203A	195.00	PAYROLL SUMMARY
		81000002051500		AMERICAN FUNDS ROTH IRA WIRE	11/19/2021	2200274	8949-9291-12619	175.00	AFTER TAX ROTH IRA CONTRI BUTIONS
		81000002051500		ICMA RETIREMENT TRUST - 457	11/05/2021	2200248	637168	2,885.97	AFTER TAX ROTH IRA
		81000002051900		COLLECTION SERVICES CENTER	11/05/2021	2200258	2057949	1,989.35	CHILD/SPOUSE SUPPORT
		81000002051000		IPERS COLLECTIONS	11/19/2021	2200270	120958983A	49,243.29	CITY SHARE IPERS
		81000002052800		ICMA RETIREMENT TRUST - 457	11/05/2021	2200248	637186A	4,101.45	457 LOAN PAYMENTS
		81000002051000		IPERS COLLECTIONS	11/05/2021	2200256	120957310	32,182.80	EMPLOYEE SHARE IPERS
		81000002052300		CITY OF BETTENDORF/125 PLAN	11/19/2021	114546	20211119	1,336.37	PAYROLL SUMMARY
	LIABILITY CLEARING ACCT.	81000002052200		CITY OF BETTENDORF	11/19/2021	114543	20211119A	195.00	PAYROLL SUMMARY
		81000002052000		CREATING HEALTHIER COMMUINITIES	12/03/2021	114583	20211203	12.00	PAYROLL SUMMARY
		81000002051100		MUNICIPAL FIRE & POLICE	11/05/2021	2200249	11/05 PAYDATE	14,536.94	EMPLOYEE SHARE POLICE PEN SION
		81000002052300		ICMA RETIREMENT TRUST - 457	11/05/2021	2200248	637186	51,692.73	457 CONTRIBUTIONS
		81000002050700		ILLINOIS DEPARTMENT OF REVENUE	11/19/2021	2200269	0-651-951-248	2,496.98	ILLINIOS STATE W/H TAX
		81000002059900		CITY OF BETTENDORF	11/19/2021	114542	20211119	45.74	PAYROLL SUMMARY
		81000002059900		IOWA C.O.P.S.	11/19/2021	2200266	PR DATE 11/19	63.00	11/19 CONTRIBUTIONS
		81000002050600		TREASURER,STATE OF IOWA	11/19/2021	2200268	1323002511	33,237.26	11/19 PAY DATE IA W/H TAX
		81000002050800		INTERNAL REVENUE SERVICE	11/05/2021	2200253	27017121321116A	61,806.26	FICA W/H TAX
		81000002051500		LEGALSHIELD	11/19/2021	114548	20211119	112.16	PAYROLL SUMMARY

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	LIABILITY CLEARING ACCT.	81000002050700		ILLINOIS DEPARTMENT OF REVENUE	11/05/2021	2200255	2-099-858-576	2,242.90	ILLINOIS STATE W/H TAX
		81000002051100		MUNICIPAL FIRE & POLICE	11/19/2021	2200263	11/19 PAYDATE	15,408.64	EMPLOYEE SHARE POLICE PENSION
		81000002050400		MUNICIPAL FIRE & POLICE	11/19/2021	2200263	11/19 PAYDATEC	25,424.62	CITY SHARE FIRE PENSION
		81000002059900		CITY OF BETTENDORF	12/03/2021	114578	20211203	45.74	PAYROLL SUMMARY
		81000002059900		POLK COUNTY SHERIFF	12/03/2021	114588	20211203	652.08	PAYROLL SUMMARY
		81000002052300		PACIFIC LIFE INSURANCE COMPANY	11/19/2021	114551	20211119	539.70	PAYROLL SUMMARY
		81000002051000		IPERS COLLECTIONS	11/19/2021	2200270	120958983	32,811.52	EMPLOYEE SHARE IPERS
		81000002051900		STATE DISBURSEMENT UNIT	11/19/2021	114553	20211119	600.00	PAYROLL SUMMARY
		81000002051500		WASHINGTON NATIONAL LIFE INSURANCE	11/19/2021	114554	20211119	35.05	PAYROLL SUMMARY
		81000002052300		CITY OF BETTENDORF/125 PLAN	12/03/2021	114582	20211203	1,455.28	PAYROLL SUMMARY
		81000002051000		IPERS COLLECTIONS	11/05/2021	2200256	120957310A	48,299.75	CITY SHARE IPERS
		81000002050200		MUNICIPAL FIRE & POLICE	11/19/2021	2200263	11/19 PAYDATEA	42,914.65	CITY SHARE POLICE PENSION
		81000002051500		AFLAC	11/05/2021	2200250	PR DATE 11/05	120.58	CI WRAP CONTRIBUTIONS
		81000002052800		PACIFIC LIFE INSURANCE COMPANY	12/03/2021	114587	20211203A	161.62	PAYROLL SUMMARY
	LIABILITY CLEARING ACCT. - Summary							**920,792.68**	
	LIFE FITNESS CTR FUND	57000002211000		TREASURER, STATE OF IOWA	11/22/2021	2200279	0-000-007-889C	349.35	OCTOBER SLALES TAX REC
		57000002211000		TREASURER, STATE OF IOWA	11/22/2021	2200279	0-000-007-889	1,191.44	OCTOBER SLALES TAX LFC
	LIFE FITNESS CTR FUND - Summary							**1,540.79**	
	PALMER HILLS GOLF COURSE	56000002211000		TREASURER, STATE OF IOWA	11/22/2021	2200279	0-000-007-889A	3,964.22	OCTOBER SLALES TAX PHGC

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	PALMER HILLS GOLF COURSE - Summary							**3,964.22**	
	SEWER UTILITY	52000001130000		WALKER, WALTER	11/24/2021	114557	811 17TH ST	381.55	REFUND CREDIT ON FINAL BI LL 0100114508
		52000001130000		SIFRIT, MARK	11/24/2021	114556	4290 WINSTON PL	546.13	REFUND CREDIT ON FINAL BI LL 0200711200
		52000002211000		TREASURER, STATE OF IOWA	11/19/2021	2200275	1323001854	8,067.53	MONTHLY - OCT
	SEWER UTILITY - Summary							**8,995.21**	
	SOLID WASTE/RECYCLING ENT	55000002211000		TREASURER, STATE OF IOWA	11/19/2021	2200275	1323001854B	39.02	MONTHLY - OCT
	SOLID WASTE/RECYCLING ENT - Summary							**39.02**	
	STORM WATER UTILITY	58000002211000		TREASURER, STATE OF IOWA	11/19/2021	2200275	1323001854A	8,939.98	MONTHLY - OCT
	STORM WATER UTILITY - Summary							**8,939.98**	
	125/PLAN	72200002330000		WAGEWORKS	11/23/2021	2200292	INV3190098	3,263.66	FLEX CLAIMS
		72200002330000		WAGEWORKS	11/09/2021	2200290	INV3164833	2,950.23	FLEX CLAIMS
		72200002330000		WAGEWORKS	11/30/2021	2200296	INV3215119	2,348.45	FLEX CLAIMS
		72200002330000		WAGEWORKS	11/16/2021	2200291	INV3178313	3,428.60	FLEX CLAIMS
	125/PLAN - Summary							**11,990.94**	
- Summary								**1,604,728.47**	
CAPITAL PROJECTS	CAPITAL PROJECTS	40050504802299	PW0519	CDMI CONCRETE CONTRACTORS, INC.	12/08/2021	114603	2	108,702.42	PE#2 FINAL CROW CREEK PAR K QUARRY
		40050504802290	PW0530	TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF86626	622.70	18TH ST RECONST PCC CYLINDER TESTING
		40050504802290	PW0381	HDR ENGINEERING, INC.	12/08/2021	114628	1200386584	71,514.67	#11 FOREST GROVE PH3 9/26 TO 10/23/2021
		40050504802290	PK0201	RDG PLANNING & DESIGN	12/08/2021	114666	49256	1,625.00	#3 HOOVER PARK MASTER PLA N THRU 10/31/2021
		40050504802299	PW0511	HAWKEYE PAVING CORPORATION	12/08/2021	114627	5	14,694.77	PE#5 RETAINAGE PUBLIC WOR KS ENTRANCE REHAB

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

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CAPITAL PROJECTS	CAPITAL PROJECTS	40050504802290	PK0185	TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF74799	1,102.00	FOREST GROVE PARK W. TERR PCC & CYLINDER TESTING
		40050504802290	PK0199	RDG PLANNING & DESIGN	12/08/2021	114666	49255	3,840.00	#3 FROZEN LANDING MASTER PLAN THRU 10/31/2021
		40050504802307	CD0101	REPUBLIC COMPANIES	12/08/2021	114668	6139216-00	78.74	2" PVC 90's
		40050504802290	PW0483	TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF76350	232.00	DUCK CRK REC TRAIL PCC CYLINDER TESTING
		40050504802290	CD0022	VEENSTRA & KIMM, INC.	12/08/2021	114694	2B	3,292.00	ENG SERVICES CENTRAL & DG WARRANT ANALYSIS
		40050504802290	PW0545	TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF86653	1,068.00	23RD ST RECONST PCC TEST & CYLINDERS
		40050504802299	PW0520	UTILITY SERVICE CONTRACTORS	12/08/2021	114692	981	28,939.64	#2 FOREST GROVE UTILITY BURIAL INSTALL
		40050504802304	PW0520	CONEX DEPOT	12/08/2021	114612	70015424	5,848.00	SHIPPING CONTAINER
		40050504802307	CD0101	MANATTS, INC.-EASTERN IOWA ASPHALT	12/08/2021	114648	5046706	377.25	CONCRETE FOR POLE BASES
	CAPITAL PROJECTS - Summary							**241,937.19**	
	PALMER HILLS GOLF COURSE	56050504992299	2GC024	REED CONSTRUCTION, LLC	12/08/2021	114667	9	6,109.01	#9 RETAINAGE PHGC SERVICE BLDG
	PALMER HILLS GOLF COURSE - Summary							**6,109.01**	
	SEWER UTILITY	52050504992299	SW0092	LANGMAN CONSTRUCTION COMPANY	12/08/2021	114641	4	14,646.95	PE#4 RETAINAGE AUBURN CT
	SEWER UTILITY - Summary							**14,646.95**	
CAPITAL PROJECTS - Summary								**262,693.15**	
CITY ADMINISTRATION	GENERAL FUND	00141024612214		QUAD CITY TIMES	12/08/2021	114663	110766	49.02	PUB PH NOT RE FUTURE LAND USE MAP 5790 FOREST GR DR
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	110794	22.34	PUBLISH ORDINANCE 18-21
		00141014602290		HOEPPNER, ANTHONY	11/24/2021	114555	12012021	500.00	CONTRACT FOR MUSICAL PERF ORMANCE THE WHOOZDADS

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

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		00141024612214		QUAD CITY TIMES	12/08/2021	114663	110767	78.88	PUBLISH PH NOT RE REVOKE EXIST PUD & REVERT TO A-1
		00141014601302		DES MOINES REGISTER	12/08/2021	114614	112421	505.30	YEARLY SUBSCRIPTION - ACCT DM1155379
		00141014602306		IMPERIAL	12/08/2021	114632	288002:107516	243.10	COFFEE SUPPLIES FOR CITY HALL & POLICE DEPT.
		00141014601304		BI-STATE REGIONAL COMMISSION	12/08/2021	114600	0010828	17.99	MGR/ADMN MTG 11/5/21 - D. PLOEHN, CITY ADMINISTRATR
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	112046	23.10	PUBLISH ORDINANCE 20-21
		00141014602306		LOGO PRO, LLC	12/08/2021	114645	17625	466.68	PHONE HOLDERS W/BETT LOGO
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	109616	40.82	PUBLISH ORDINANCE 17-21
		00141024612244		MERCHANT SERVICES	11/02/2021	2200277	1021D	60.65	BANKCARD FEES BUSINESS LI CENSE
CITY ADMINISTRATION	GENERAL FUND	00141024612214		QUAD CITY TIMES	12/08/2021	114663	112048	23.10	PUBLISH ORDINANCE 21-21
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	109833	437.82	PUBLISH CITY COUNCIL MTG MINUTES 10/19/21 MEETING
		00141014602306		BETTENDORF OFFICE PRODUCTS,INC	12/08/2021	114599	0466898-001	117.00	LAMINATED COPIES OF 2021 STRATEGIC PLAN
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	108371	357.13	PUBLISH CITY COUNCIL MTG MINUTES 10/5/21 MEETING
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	110798	578.70	PUBLISH ORDINANCE 19-21
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	110843	373.37	PUBLISH CITY COUNCIL MTG MINUTES 11/2/21 MEETING
		00141014602306		IMPERIAL	12/08/2021	114632	288002:111788	89.90	COFFEE SUPPLIES FOR CITY HALL & POLICE DEPT.
		00141024612214		QUAD CITY TIMES	12/08/2021	114663	110768	77.31	PUB PH NOT RE REZONE PROP NE INTRSCT MIDDLE/FOREST
	GENERAL FUND - Summary							**4,062.21**	
CITY ADMINISTRATION - Summary								**4,062.21**	
COMMUNITY DEVELPMENT	GENERAL FUND	00130064162306		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-010	14.98	COFFEE FOR CD

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
COMMUNITY DEVELPMENT	GENERAL FUND	00130064162306		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-003	14.58	COFFEE & FILTERS
		00130064162290		HANDICAPPED DEVELOPMENT CENTER	12/01/2021	114566	752753	738.00	SCAN HISTORICAL BUILDING PLANS
		00130014542306		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-008	13.98	COFFEE - CD
		00130024531304		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-009	50.96	MILEAGE REIMB - LISA FUHRMAN
		00130064162307		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-013	19.98	FLOOR MATS FOR CITY VEHICLE
		00130064162306		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-011	7.99	COFFEE FOR CD
		00130064162306		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-001	7.49	COFFEE - CD
		00130064162244		MERCHANT SERVICES	11/02/2021	2200277	1021A	1,457.04	BANKCARD FEES INSPECTIONS
	GENERAL FUND - Summary							**2,325.00**	
COMMUNITY DEVELPMENT - Summary								**2,325.00**	
ECONOMIC DEVELOPMENT	ASCENTRA TIF	23735024512299		ASCENTRA CREDIT UNION	12/01/2021	114558	113021	99,697.50	FY22 1ST 1/2 TIF REBATE
	ASCENTRA TIF - Summary							**99,697.50**	
	BURLINGTON COAT TIF	24635024512299		DUCK CREEK II INVESTORS LLC	12/01/2021	114564	113021	42,926.50	FY22 1ST 1/2 TIF REBATE
	BURLINGTON COAT TIF - Summary							**42,926.50**	
	CDCQC LLC TIF	23635024512299		CDCQC, LLC	12/01/2021	114562	113021	100,177.00	FY22 1ST 1/2 TIF REBATE
	CDCQC LLC TIF - Summary							**100,177.00**	
	FIELDS DEV TIF	25135024512299		FIELDS DEVELOPMENT, LLC	12/01/2021	114565	113021	15,320.50	FY22 1ST 1/2 TIF REBATE
	FIELDS DEV TIF - Summary							**15,320.50**	
	HOTEL ASSOCIATES TIF	24335024512299		BETTENDORF HOTEL ASSOCIATES, LLC	12/01/2021	114560	113021	106,295.00	FY22 1ST 1/2 TIF REBATE
	HOTEL ASSOCIATES TIF - Summary							**106,295.00**	
	JNB HOMETOWN HARBOR TIF	24835024512299		JNB HOMETOWN HARBOR	12/01/2021	114568	113021	33,864.50	FY22 1ST 1/2 TIF REBATE
	JNB HOMETOWN HARBOR TIF - Summary							**33,864.50**	

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	LECLAIRE MFG TIF	24135024512299		LECLAIRE MANUFACTURING CO	12/01/2021	114569	113021	19,549.00	FY22 1ST 1/2 TIF REBATE
	LECLAIRE MFG TIF - Summary							**19,549.00**	
	MIDDLE I-80 LLC	23835024512299		MIDDLE & I-80 LLC	12/01/2021	114570	113021	194,187.00	FY22 1ST 1/2 TIF REBATE
	MIDDLE I-80 LLC - Summary							**194,187.00**	
	PLANTATN/TANGLFT INV TIF	24535024512299		TANGLEFOOT INVESTORS, LLC	12/01/2021	114574	113021	92,445.50	FY22 1ST 1/2 TIF REBATE
	PLANTATN/TANGLFT INV TIF - Summary							**92,445.50**	
	SPORTS CENTER TIF	24235024512299		BETTPLEX, LLC	12/01/2021	114561	113021	45,355.50	FY22 1ST 1/2 TIF REBATE
ECONOMIC DEVELOPMENT	**SPORTS CENTER TIF - Summary**							**45,355.50**	
	SSMID DOWNTOWN AREA	22935024512299		DOWNTOWN BETTENDORF ORGANIZATION	12/01/2021	114563	113021	80,112.57	FY22 1ST 1/2 TIF REBATE
	SSMID DOWNTOWN AREA - Summary							**80,112.57**	
	TIF/RIVERS EDGE	25935024512299		ISLE OF CAPRI BETTENDORF, L.C.	12/01/2021	114567	113021	397,942.50	FY22 1ST 1/2 TIF REBATE
	TIF/RIVERS EDGE - Summary							**397,942.50**	
	TWIN BRIDGES TIF	23935024512299		NEWBERRY MANAGEMENT CO	12/01/2021	114571	113021	176,819.50	FY22 1ST 1/2 TIF REBATE
	TWIN BRIDGES TIF - Summary							**176,819.50**	
ECONOMIC DEVELOPMENT - Summary								**1,404,692.57**	
		55511024942307		TOTAL AQUARIUM MAINTENANCE	12/08/2021	114687	033552	40.00	FISH TANK SERVICE
		55511014942307		CINTAS FIRST AID & SAFETY #D89	12/08/2021	114606	5084105925	141.26	FIRST AID
FAMILY MUSEUM	FMLY MUSEUM/ARTS &SCIENCE	55511024942307		SCHOOL SPECIALTY INC.	12/08/2021	114679	208128942407	53.71	INVENTOR'S CLUB
		55511024942307		JONES, LINDA	12/08/2021	114638	11142021	192.00	GIRL SCOUT MOTHER DAUGHTE R COOKIE CLASS - MUSEUM
		55511014942106		PPG ARCHITECTURAL FINISHES	12/08/2021	114660	945202077335	18.75	PAINT FOR ADMIN OFFICE

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FAMILY MUSEUM	FMLY MUSEUM/ARTS &SCIENCE	55511014942130		EXPLORER SYSTEMS INC	12/08/2021	114621	205931	3,750.00	QUARTERLY FEE
		55511014942244		VANTIV INTEGRATED PAYMENTS	11/05/2021	2200278	102021B	848.42	BANKCARD FEES MUSEUM
	FMLY MUSEUM/ARTS &SCIENCE - Summary							**5,044.14**	
FAMILY MUSEUM - Summary								**5,044.14**	
FINANCE	ELEC.EQUIP.REPLACEMENT FD	40202434807074		WATCHGUARD	12/08/2021	114695	WARINV005711	18,875.00	SOFTWARE MAINT/WARRANTY
		40202434807074		BERRYDUNN	12/08/2021	114598	409824	5,500.00	PROFESSIONAL SERVICES
	ELEC.EQUIP.REPLACEMENT FD - Summary							**24,375.00**	
	GENERAL FUND	00102024612306		OFFICE EXPRESS OFFICE PRODUCTS	12/08/2021	114655	200857-0	18.68	OFFICE SUPPLIES PETTY CAS H BOOK
		00102024612307		CINTAS FIRST AID & SAFETY #D89	12/08/2021	114606	8405421140	76.38	FIRST AID SUPPLIES
		00102024612307		CULLIGAN OF DAVENPORT	12/08/2021	114613	0475367	10.80	CITY HALL WATER
		00102024612307		CULLIGAN OF DAVENPORT	12/08/2021	114613	0474754	10.80	CITY HALL WATER
		00102024612307		DES MOINES STAMP MFG COMPANY	12/08/2021	114615	1189410	38.90	TIME SENSITIVE STAMP - YVONNE
		00102024612307		CULLIGAN OF DAVENPORT	12/08/2021	114613	0475072	17.80	CITY HALL WATER
		00102014612244		MERCHANT SERVICES	11/02/2021	2200277	1021F	8.46	BANKCARD FEES 1% SW1 SW2 SW3
	GENERAL FUND - Summary							**181.82**	
	SEWER UTILITY	52002044902244		AUTHORIZE.NET	11/02/2021	2200276	1021	30.75	ONLINE PYMT GATEWAY
		52002044902244		MERCHANT SERVICES	11/02/2021	2200277	1021G	2,291.16	BANKCARD FEES UT SW1 SW2
	SEWER UTILITY - Summary							**2,321.91**	
	VEHICLE REPLACEMENT FUND	40102424807074		RIVERBEND SIGNWORKS	12/08/2021	114671	16729	650.00	FLEET GRAPHICS FOR CITY VEHICLE #22116
	VEHICLE REPLACEMENT FUND - Summary							**650.00**	

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FINANCE	**- Summary**							**27,528.73**	
		00104114142104		MUTUAL WHEEL COMPANY	12/08/2021	114653	3W7861	142.00	ALIGNMENT/E2
		00104114141209		WITMER PUBLIC SAFETY GROUP, INC.	12/08/2021	114697	E2110045	173.98	BOOTS
		00104154142299		THYMET PEST CONTROL	12/08/2021	114686	126210	58.00	MONTHLY SERVICE/ST2
		00104154142111		IOWA AMERICAN WATER COMPANY	12/08/2021	114634	144400NOV21	154.70	WATER USAGE/ST4
		00104114807074		SANDRY FIRE SUPPLY	12/08/2021	114678	INV-019103	37,366.00	SELF CONTAINED BREATHING APPARATUS
		00104114142104		ALEXIS FIRE EQUIPMENT COMPANY	12/08/2021	114593	0071806-IN	54.14	LENS/T2
		00104114142104		ALEXIS FIRE EQUIPMENT COMPANY	12/08/2021	114593	0071805-IN	28.05	GAUGE PANEL LIGHT/E4
FIRE	GENERAL FUND	00104154142304		WITMER PUBLIC SAFETY GROUP, INC.	12/08/2021	114697	E2124124	22.58	STREAMLIGHT FIRE HOOKS
		00104154142307		BATTERIES PLUS #0130	12/08/2021	114596	P45814404	64.32	BATTERIES
		00104154142111		IOWA AMERICAN WATER COMPANY	12/08/2021	114634	334067NOV21	131.81	WATER USAGE/ST2
		00104114142104		ALEXIS FIRE EQUIPMENT COMPANY	12/08/2021	114593	0071880-IN	140.99	LED LIGHTS
		00104114141209		PANTHER UNIFORMS INC.	12/08/2021	114656	25315	319.00	BADGES
		00104114141209		PANTHER UNIFORMS INC.	12/08/2021	114656	25316	111.90	UNIFORM SHIRTS/MCDONALD
		00104154142299		VALLEY OUTDOOR LLC	12/08/2021	114693	7991	361.92	LAWN CARE/ST3 AND ST4
		00104154142299		THYMET PEST CONTROL	12/08/2021	114686	126556	58.00	MONTHLY SERVICE/ST4
		00104114142304		SANDRY FIRE SUPPLY	12/08/2021	114678	INV-018998	14.28	STREAMLIGHT FACE CAP
	GENERAL FUND	**- Summary**						**39,201.67**	
FIRE	**- Summary**							**39,201.67**	

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
HUMAN RESOURCES	GENERAL FUND	00142014662213		TSS THE SAFETY SPECIALISTS	12/08/2021	114690	61075	500.00	EMPLOYEE DRUG SCREENINGS
		00142014662213		HEALTH POLICY CORPORATION OF IOWA	12/08/2021	114629	112921	121.00	2021 MEMBERSHIP RENEWAL
		00142014662290		TRUENORTH	12/08/2021	114689	115628	6,000.00	BENEFITS QTLY CONSULTING FEE Q4 2021
		00142014662342		LOGO PRO, LLC	12/08/2021	114645	17782	466.00	LOGO ITEMS - QI DISC CHARGERS
	GENERAL FUND - Summary							**7,087.00**	
HUMAN RESOURCES - Summary								**7,087.00**	
LEGAL	GENERAL FUND	00140014632299		STERLING CODIFIERS, INC.	12/08/2021	114681	12341	1,901.54	2021 S-3 SUPPLEMENT EDITS ORD 04-21 THRU 21-21
	GENERAL FUND - Summary							**1,901.54**	
LEGAL - Summary								**1,901.54**	
LIBRARY	GENERAL FUND	00106014402244		MERCHANT SERVICES	11/02/2021	2200277	1021B	184.92	BANKCARD FEES LIBRARY
	GENERAL FUND - Summary							**184.92**	
LIBRARY - Summary								**184.92**	
MAYOR & COUNCIL	EMPLOYEE INSURANCE	68601064942294		DELTA DENTAL	11/26/2021	2200295	352050000202167	6,826.96	DENTAL CLAIMS 11/16-11/22
		68601064942296		EMPLOYEE BENEFIT SYSTEM	11/30/2021	2200297	11242021	75.00	VISION CLAIMS CK 2168
		68601064942283		MEDTRAK SERVICES	11/19/2021	2200293	111521B	778.00	ADMIN FEES 11/1 - 11/15
		68601064942294		DELTA DENTAL	11/19/2021	2200286	352050000202166	5,698.58	DENTAL CLAIMS 11/9-11/15
		68601064942296		EMPLOYEE BENEFIT SYSTEM	11/12/2021	2200288	11102021	643.29	VISION CLAIMS CKS 2163 - 2165
		68601064942297		ROCK VALLEY PHYSICAL THERAPY	12/08/2021	114674	26658081021	3,168.00	BIOMETRIC SCREENINGS
		68601064942294		DELTA DENTAL	11/05/2021	2200284	352050000202164	5,131.12	DENTAL CLAIMS 10/26-11/1

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		68601064942281		WELLMARK BLUE CROSS & BLUE SHIELD	11/19/2021	2200283	11122021	39,906.85	MEDICAL CLAIMS 11/6-11/12
		68601064942281		WELLMARK BLUE CROSS & BLUE SHIELD	11/29/2021	2200294	11232021	54,301.12	MEDICAL CLAIMS 11/13-11/1 9/2021
		68601064942298		MEDTRAK SERVICES	11/19/2021	2200293	111521A	25,740.15	PHARMACY CLAIMS11/1-11/15
	EMPLOYEE INSURANCE	68601064942296		EMPLOYEE BENEFIT SYSTEM	11/05/2021	2200287	11042021	898.50	VISION CLAIMS CKS 2157 - 2162
		68601064942296		EMPLOYEE BENEFIT SYSTEM	11/18/2021	2200289	11172021	1,776.00	VISION CLAIMS CKS 2166 - 2167
		68601064942294		DELTA DENTAL	11/12/2021	2200285	352050000202165	5,708.71	DENTAL CLAIMS 11/2-11/8
		68601064942281		WELLMARK BLUE CROSS & BLUE SHIELD	11/15/2021	2200282	11052021	24,818.24	MEDICAL CLAIMS 11/1-11/5
	EMPLOYEE INSURANCE	**- Summary**						**175,470.52**	
		00101014602213		RIVER ACTION, INC.	12/08/2021	114670	1123	7,023.00	CATALYST FOR CHANGE CAMPAIGN
MAYOR & COUNCIL		00101014602340		LOGO PRO, LLC	12/08/2021	114645	17921	268.95	SMALL TUMBLERS FOR FOT PARADE
		00101014602213		QUAD CITIES REGIONAL VISION	12/08/2021	114661	1013	5,000.00	Q2030 ONE-TIME DONATION
		00101014602340		LOGO PRO, LLC	12/08/2021	114645	17920	1,525.76	LARGE TUMBLERS FOR FOT PARADE
	GENERAL FUND	00101014602350		PLEASANT VALLEY HIGH SCHOOL CHOIR	12/01/2021	114572	113021	200.00	TIS THE SEASON ENTERTAINM ENT
		00101014602340		CML DESIGNS	12/08/2021	114610	4478	10.00	FOT PARADE MAYOR SASH EMBROIDERY
		00101014602350		ASSUMPTION MUSIC BOOSTERS	12/01/2021	114559	113021	200.00	TIS THE SEASON ENTERTAINM ENT
		00101014602213		GRABER, EDMUND C.	12/08/2021	114623	112621	1,832.00	CONSULTING SERVICES FOR NOVEMBER 1 - 30, 2021
		00101014602350		ROEDER, JIM	12/01/2021	114573	113021	200.00	TIS THE SEASON ENTERTAINM ENT
	GENERAL FUND	**- Summary**						**16,259.71**	

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

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MAYOR & COUNCIL	RISK MANAGEMENT	68401054942292		IMWCA	12/08/2021	114633	INV82430	362.04	LARGE DED PMT FY1516 10/1/21-10/31/21
		68401054942292		IMWCA	12/08/2021	114633	INV82429	699.82	LARGE DED PMT FY1819 10/1/21-10/31/21
	RISK MANAGEMENT - Summary							**1,061.86**	
MAYOR & COUNCIL - Summary								**192,792.09**	
PARKS & RECREATION	GENERAL FUND	00107304432215		AMERICAN WINDOW CLEANING QC,INC	12/08/2021	114595	22212	995.00	FROZEN LANDING TREE LIGHTING
		00107304432307		LOWE'S COMPANIES, INC.	12/08/2021	114646	78675	45.50	LUMBER FOR FRAME
	GENERAL FUND - Summary							**1,040.50**	
	LIFE FITNESS CTR FUND	57007034942244		MERCHANT SERVICES	11/02/2021	2200277	1021E	80.98	BANKCARD FEES REC ONLINE
	LIFE FITNESS CTR FUND - Summary							**80.98**	
	PALMER HILLS GOLF COURSE	56007114942244		VANTIV INTEGRATED PAYMENTS	11/05/2021	2200278	102021	2,995.40	BANKCARD FEES GOLF
		56007154942299		CITY OF DAVENPORT	12/08/2021	114608	1328810A	840.00	COMPOST DELIVERED TO PHGC
		56007134942244		VANTIV INTEGRATED PAYMENTS	11/05/2021	2200278	102021A	1,223.48	BANKCARD FEES GRILL
		56007114942244		MERCHANT SERVICES	11/02/2021	2200277	1021C	203.67	BANKCARD FEES GOLF RANGE
	PALMER HILLS GOLF COURSE - Summary							**5,262.55**	
PARKS & RECREATION - Summary								**6,384.03**	
POLICE	GENERAL FUND	00103114102307		STREICHER'S INC	12/08/2021	114682	I1534345	1,849.50	AMMUNITION
		00103154102299		HUMANE SOCIETY OF SCOTT COUNTY	12/08/2021	114631	1562	3,726.56	MONTHLY FEE (SEPT)
		00103114102304		RMA ARMAMENT	12/08/2021	114673	21-134359A	1,999.99	ARMOR PLATES
		00103154102299		HUMANE SOCIETY OF SCOTT COUNTY	12/08/2021	114631	1563	3,726.56	MONTHLY FEE (OCT)
		00103114102104		LINDQUIST FORD, INC.	12/08/2021	114643	382305	326.57	EMERGENCY LIGHT PART VEH 417

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
									(CITY #21320)
		00103154102299		SCOTT COUNTY SHERIFF'S OFFICE	12/08/2021	114680	2022-48	2,325.00	BOOKING FEES (OCT)
		00103114102202		QUAD CITY TIMES	12/08/2021	114663	108649	43.25	PUBLICATION/ABANONED VEHS
		00103154102299		HUMANE SOCIETY OF SCOTT COUNTY	12/08/2021	114631	1561	3,726.56	MONTHLY FEE (AUG)
POLICE	GENERAL FUND	00103154102306		DES MOINES STAMP MFG COMPANY	12/08/2021	114615	1191056	32.90	NOTARY STAMP/CAPT PAUL
		00103184102304		RAY O'HERRON CO.INC.	12/08/2021	114664	2155748-IN	1,615.00	ERU UNIFORM WEAR
		00103114102304		RAY O'HERRON CO.INC.	12/08/2021	114664	2157755-IN	100.27	MACE
		00103114102360		RMA ARMAMENT	12/08/2021	114673	21-134359	3,000.00	ARMOR PLATES
		00103114102309		WHITEHAVEN ANIMAL HOSPITAL	12/08/2021	114696	313607	250.00	K9 VACCINATIONS
	GENERAL FUND - Summary							**22,722.16**	
POLICE	**- Summary**							**22,722.16**	
		55505254942299	2200FM	KONE INC.	12/08/2021	114640	962044856	189.77	MUSEUM, ELEVATOR CONTRACT
		55505254947074	2200FM	CARPETLAND USA	12/08/2021	114601	1-101345	7,286.19	CARPET FOR ADMIN AND 2ND FLOOR HALLWAY
	FMLY MUSEUM/ARTS &SCIENCE	55505264942307	2201FM	THE HOME DEPOT PRO	12/08/2021	114684	650843592	167.80	MUSEUM, TOWELS
		55505254942101	2200FM	UNCOMMON GROUND	12/08/2021	114691	33939	115.00	MUSEUM, WINTERIZED IRRIGA TION SYSTEM
PUBLIC WORKS		55505254942101	2200FM	KONE INC.	12/08/2021	114640	1158242946	950.14	MUSEUM, ELEVATOR REPAIR
	FMLY MUSEUM/ARTS &SCIENCE - Summary							**8,708.90**	
		00105254642101	2200MC	GRAINGER	12/08/2021	114624	9113764956	273.16	MAINT CTR, LEAF BLOWER
		00105724422299		CINTAS LOC 23M	12/08/2021	114607	4100874309	49.31	MATS & TOWELS
	GENERAL FUND	00105254642299	2200MC	KONE INC.	12/08/2021	114640	962044856C	189.77	MAINT CTR, ELEVATOR CONTRACT
		00105254642101	2200MC	J.L. BRADY COMPANY	12/08/2021	114636	71195	602.98	MAINT CTR, BOILERS SERVICED

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

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				LLC					
		00105254642101	2200MC	PETTY CASH/CITY ANNEX	12/08/2021	114657	22-002	3.53	MILEAGE REIMB - AMBER DENNISON
		00105254642299	2200CH	KONE INC.	12/08/2021	114640	962044856B	189.77	CITY HALL, ELEVATOR CONTRACT
		00105254642101	2200OT	PETTY CASH/CITY ANNEX	12/08/2021	114657	22-012	7.84	MILEAGE REIMB BARRY SPEIDEL
		00105264642299	2201MC	CINTAS LOC 23M	12/08/2021	114607	4101231118	78.98	MAINT CTR, MATS
		00105254642101	2200MC	JOHNSON H2O EQUIPMENT, INC.	12/08/2021	114637	81027	227.87	MAINT CTR, RO SERVICE
		00105254642101	2200LB	GRAINGER	12/08/2021	114624	9122764534	77.30	LIBRARY, POWER SUPPLY
		00105264642299	2201LB	CINTAS LOC 23M	12/08/2021	114607	4101999752	103.17	LIBRARY, MATS
		00105264642299	2201MC	CINTAS LOC 23M	12/08/2021	114607	4101548378	72.49	MAINT CTR, MATS
		00105254642101	2200OT	PETTY CASH/CITY ANNEX	12/08/2021	114657	22-004	14.56	MILEAGE REIMB BARRY SPEIDEL
		00105264642307	2201MC	1ST AYD CORPORATION	12/08/2021	114698	PSI491791	228.16	MAINT CTR, GLASS CLEANER
PUBLIC WORKS	GENERAL FUND	00105254642101	2200CH	MULGREW OIL & PROPANE	12/08/2021	114651	1053065	359.99	CITY HALL, GENERATOR FUEL
		00105254642101	2200MC	ABBEY CARPET GALLERY	12/08/2021	114591	CG100858	355.80	MAINT CTR, DAVE MERRITT'S OFFICE CARPET
		00105254642101	2200LB	GRAINGER	12/08/2021	114624	9117045063	44.31	LIBRARY, COOLING FAN
		00105264642299	2201LB	CINTAS LOC 23M	12/08/2021	114607	4101279931	665.85	LIBRARY, MATS
		00105254642101	2200OT	PETTY CASH/CITY ANNEX	12/08/2021	114657	22-007	1.96	MILEAGE REIMB - AMBER DENNISON
		00105264642307	2201LB	THE HOME DEPOT PRO	12/08/2021	114684	651937351	147.80	LIBRARY, GLOVES
		00105254642299	2200LB	KONE INC.	12/08/2021	114640	962044856A	379.56	LIBRARY,ELEVATOR CONTRACT
		00105264642307	2201LB	THE HOME DEPOT PRO	12/08/2021	114684	654375534	142.53	LIBRARY, TOWELS
		00105724422299		RAYNOR DOOR CO., INC. OF THE QC	12/08/2021	114665	129842	229.00	DOOR REPAIR
		00105254642101	2200MC	RAYNOR DOOR CO., INC. OF THE QC	12/08/2021	114665	129939	438.00	MAINT CTR, GARAGE DOOR E14 REPAIR

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	GENERAL FUND - Summary							**4,883.69**	
	LIFE FITNESS CTR FUND	57005254942101	2200LF	ADEL WHOLESALERS, INC.	12/08/2021	114592	2064990	47.52	FITNESS CTR, AIR FILTERS
		57005254942101	2200LF	TOTAL MAINTENANCE, INC.	12/08/2021	114688	S233115	1,646.79	FITNESS CTR, RTU REPAIR
		57005254942101	2200LF	MULGREW OIL & PROPANE	12/08/2021	114651	1053064	496.44	FITNESS CTR, GENERATOR FUEL
	LIFE FITNESS CTR FUND - Summary							**2,190.75**	
PUBLIC WORKS	MUNICIPAL GARAGE	68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391065	175.19	WHEEL BEARING/HUB ASSMBLY #21618
		68305204942324		KILBURG EQUIPMENT, LLC.	12/08/2021	114639	2067	1,332.37	HOIST SECTION
		68305204942104		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100116464	384.50	TIRE RECON
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-390891	18.87	AIR FILTERS - STOCK
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391537	474.48	STOCK-BRAKE PADS, ROTORS, AIR & OIL FILTERS
		68305204942307		S J SMITH CO. INC.	12/08/2021	114675	618479	195.30	WELDING SUPPLY RENTAL
		68305204942352		RILCO FLUID CARE, INC.	12/08/2021	114669	418491	3,505.10	BULK HYD. FLUID, BULK OIL
		68305204942307		QUAD CITY SAFETY, INC.	12/08/2021	114662	3030071	156.40	NITRILE GLOVES
		68305204942351		PLEASANT VALLEY COMMUNITY	12/08/2021	114658	22-57	34,486.50	FUEL CHARGES-OCTOBER 2021
		68305204942324		BAUER BUILT, INC.	12/08/2021	114597	230107518	1,248.12	TIRES - STOCK
		68305204942324		HENDERSON TRUCK EQUIPMENT	12/08/2021	114630	345143	861.45	PARTS FOR 1726
		68305204942307		FASTENAL COMPANY	12/08/2021	114622	IABET148523	40.90	SHOP SUPPLIES
		68305204942231		CINTAS LOC 23M	12/08/2021	114607	4100874318	72.21	LAUNDRY SERVICE
		68305204942307		LAWSON PRODUCTS, INC.	12/08/2021	114642	9308990670	2,506.75	SHOP SUPPLIES-NUTS, BOLTS WHEEL WEIGHTS

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391438	14.34	OIL FILTER #20208
		68305204942307		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391361	6.28	SHOP SUPPLIES
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391110	278.46	STOCK - AIR FILTERS, OIL FILTERS
		68305204942104		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100116094	2,205.75	TIRES
		68305204942104		H & H CAR CARE & TOWING, LLC	12/08/2021	114625	52197	250.00	TOW #1613 TO SHOP
		68305204941302		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-005	16.50	TANK ENDORSEMENT FOR CDL BRENDEN SMITH
		68305204942324		SADLER POWER TRAIN	12/08/2021	114676	0210155507	228.44	HYDRAULIC HOSE
		68305204942324		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100115857	-3,187.60	CORRECTION OF PREV. INV
PUBLIC WORKS	MUNICIPAL GARAGE	68305204942324		THOMPSON TRUCK & TRAILER INC.	12/08/2021	114685	X103117506:01	190.08	AIR FILTERS
		68305204942104		H & H CAR CARE & TOWING, LLC	12/08/2021	114625	52157	225.00	TOW #1805 TO THOMPSON
		68305204942307		MIDWEST WHEEL & RIM CO	12/08/2021	114649	2604138-00	117.67	DEF REFRACTOMETER
		68305204942324		LINDQUIST FORD, INC.	12/08/2021	114643	382342	418.75	MIRROR ASSEMBLY #21215
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391138	-9.44	RETURN AIR FILTER
		68305204942324		BAUER BUILT, INC.	12/08/2021	114597	230107576	300.00	TIRES - STOCK
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-390941	-22.00	CORE RETURN
		68305204942307		MIDWEST WHEEL & RIM CO	12/08/2021	114649	2592027-00	141.98	TIRE GAUGES
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391125	41.96	HEADLIGHTS - STOCK
		68305204942104		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100116093	538.30	TIRE REPAIR/RECON

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		68305204942307		GRAINGER	12/08/2021	114624	9119596816	32.77	ZIPLOC BAGS
		68305204942231		CINTAS LOC 23M	12/08/2021	114607	4101548370	72.21	LAUNDRY SERVICE
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-390949	131.18	BATTERY, RADIATOR CAP
		68305204942324		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100116463	1,469.75	TIRES - STOCK
		68305204942104		DUCK CREEK TIRE AND SERVICE, INC.	12/08/2021	114616	069903	893.60	#1405 ALIGNMENT, TIE ROD, BALL JOINT
		68305204942324		THOMPSON TRUCK & TRAILER INC.	12/08/2021	114685	X103117522:01	697.61	NITROGEN OXIDE SENSOR
		68305204942324		EASTERN IOWA TIRE, INC.	12/08/2021	114618	100115855	2,881.60	CORRECT. INV #100115711
		68305204942104		LINDQUIST FORD, INC.	12/08/2021	114643	211718	2,012.50	#1414 REPAIRS-DIPSTICK TUBE BROKE OFF IN BLOCK
		68305204942324		THOMPSON TRUCK & TRAILER INC.	12/08/2021	114685	X103117549:01	-218.92	CORE RETURN - NITROGEN OXIDE SENSOR
PUBLIC WORKS	MUNICIPAL GARAGE	68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391053	124.56	THERMOSTAT, WATER PUMP #21815
		68305204942324		MILLS CHEVROLET COMPANY	12/08/2021	114650	5138406	42.25	SERPENTINE BELT #21815
		68305204942307		NAPA - DAVENPORT	12/08/2021	114654	722080	33.87	BATTERY CABLE BRUSHES
		68305204942324		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391068	37.69	BRAKE PADS #21702
		68305204942307		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-390890	6.68	BATTERY CLEANER
		68305204942307		S J SMITH CO. INC.	12/08/2021	114675	6310203	217.98	PROPANE
		68305204942104		H & H CAR CARE & TOWING, LLC	12/08/2021	114625	53330	250.00	TOW #1422 TO SHOP
		68305204942307		CARQUEST AUTO PARTS STORE	12/08/2021	114602	6604-391587	182.23	BATTERY CHARGER
		68305204942307		MIDWEST WHEEL & RIM CO	12/08/2021	114649	2592027-01	70.99	TIRE GAUGE

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	MUNICIPAL GARAGE	68305204942324		MILLS CHEVROLET COMPANY	12/08/2021	114650	5138490	510.97	RADIATOR
		68305204942352		SAFETY KLEEN SYSTEMS	12/08/2021	114677	87559622	220.00	2 DRUMS OF DEF
		68305204942324		ELLIOTT EQUIPMENT CO.	12/08/2021	114620	164671	1,010.20	CAB LATCH (2)
		68305204942307		CINTAS FIRST AID & SAFETY #D89	12/08/2021	114606	8405382669	138.96	FIRST AID SERVICE
		68305204942104		H & H CAR CARE & TOWING, LLC	12/08/2021	114625	53275	250.00	TOW #1628 TO THOMPSON
		68305204942104		CLOSE & COMPANY INC.	12/08/2021	114609	75130	7,997.00	MAINT AND MATERIAL
	MUNICIPAL GARAGE - Summary							**66,278.29**	
	PALMER HILLS GOLF COURSE	56005264942299	2201GC	CINTAS LOC 23M	12/08/2021	114607	4101280003	85.80	GOLF COURSE, MATS
	PALMER HILLS GOLF COURSE - Summary							**85.80**	
PUBLIC WORKS	ROAD USE FUND	20605114202307		RIVERSTONE GROUP INC.	12/08/2021	114672	1089826	120.45	HOT PATCH
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	885572	17,136.60	ROAD DE-ICING SALT
		20605114202307		RIVERSTONE GROUP INC.	12/08/2021	114672	1091759	91.80	HOT PATCH
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	889858	6,208.79	ROAD DE-ICING SALT
		20605024252315		LOGAN CONTRACTORS SUPPLY, INC.	12/08/2021	114644	A16713	155.80	SURVEY SUPPLIES
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	881645	9,498.36	ROAD DE-ICING SALT
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	884692	2,708.81	ROAD DE-ICING SALT
		20605114202307		PLEASANT VALLEY REDI-MIX INC.	12/08/2021	114659	47373	1,435.00	CONCRETE
		20605124242307		CHAMPS TROPHY	12/08/2021	114605	2870	114.85	SNOW RODEO TROPHIES
		20605114202307		CENTENNIAL	12/08/2021	114604	19155	227.50	TOPSOIL

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
				CONTRACTOR OF QC					
		20605024252299		TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF53802	444.00	MISC PATCH REPAIRS PCC CYLINDER TESTING
		20605144232307		IOWA PRISON INDUSTRIES	12/08/2021	114635	030573	85.00	POST BASES & MOUNTS
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	886502	18,697.22	ROAD DE-ICING SALT
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	891628	15,702.94	ROAD DE-ICING SALT
		20605024252299		TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF86441	1,723.20	T. JEFFERSON ADD PCC CYLINDER TESTING
		20605114202299		HAWKEYE PAVING CORPORATION	12/08/2021	114627	101121	11,085.00	EMERGENCY STREET REPAIR
		20605134262299		MACQUEEN EQUIPMENT	12/08/2021	114647	R01474	11,000.00	SWEEPER RENTAL
		20605114202299		HAWKEYE PAVING CORPORATION	12/08/2021	114627	110121	12,083.40	EMERGENCY STREET REPAIR
PUBLIC WORKS	ROAD USE FUND	20605014292306		IMPERIAL	12/08/2021	114632	288002:111796	7.45	CREAMER
		20605014292306		CINTAS FIRST AID & SAFETY #D89	12/08/2021	114606	8405382667	54.77	FIRST AID SUPPLIES
		20605014291304		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-014	33.50	MTG WITH IOWA AMERICAN WATER
		20605014292306		IMPERIAL	12/08/2021	114632	288002:107524	14.90	CREAMER
		20605114202299		HAWKEYE PAVING CORPORATION	12/08/2021	114627	101821	22,450.70	EMERGENCY STREET REPAIR
		20605124242307		COMPASS MINERALS AMERICA	12/08/2021	114611	892391	2,940.27	ROAD DE-ICING SALT
		20605124242307		BETTENDORF OFFICE PRODUCTS,INC	12/08/2021	114599	0466907-001	59.99	LAMINATING POUCHES
		20605124242307		DULTMEIER SALES LLC	12/08/2021	114617	1919599	269.87	BRINE MACHINE PARTS
		20605024252299		TERRACON CONSULTANTS, INC.	12/08/2021	114683	TF86659	926.00	THE MEADOWS EARTHWORK OBSERVATION, PCC TESTING
		20605014292308		PETTY CASH/CITY ANNEX	12/08/2021	114657	22-006	4.85	REIMB FOR SHIPPING

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	ROAD USE FUND - Summary							**135,281.02**	
	SEWER UTILITY	52005104902213		CITY OF DAVENPORT	12/08/2021	114608	1328998	103,165.86	AUG 2021 SEWAGE TREATMENT PLANT
		52005104902307		ALTORFER RENTS	12/08/2021	114594	PC180017866	107.04	LOCATE PAINT
		52005104902310		QUAD CITY SAFETY, INC.	12/08/2021	114662	3030054	-114.00	CREDIT MEMO, RETURNED EAR PLUGS
		52005024902307		ALTORFER RENTS	12/08/2021	114594	PC180017880	53.52	GREEN PAINT FOR LOCATES ROW COORD
		52005104902299		MUNICIPAL PIPE TOOL CO, INC	12/08/2021	114652	32405	1,131.44	REPAIR OZ3 CAMERA
		52005104902213		CITY OF DAVENPORT	12/08/2021	114608	1328995	112,311.46	JULY 2021 SEWAGE TREATMENT PLANT
	SEWER UTILITY - Summary							**216,655.32**	
PUBLIC WORKS	SOLID WASTE/RECYCLING ENT	55005164912109		CITY OF DAVENPORT	12/08/2021	114608	1328810	3,230.00	COMPOST - SEP 2021
		55005094912244		MERCHANT SERVICES	11/02/2021	2200277	1021H	2,328.44	BANKCARD FEES RECYCLE SW1 SW2 50%PW
	SOLID WASTE/RECYCLING ENT - Summary							**5,558.44**	
	STORM WATER UTILITY	58005194932307		RIVERSTONE GROUP INC.	12/08/2021	114672	1091760	301.18	ROCK - HORSE FARM
		58005194932244		MERCHANT SERVICES	11/02/2021	2200277	1021I	2,291.17	BANKCARD FEES STRM WTRSW1 SW2
	STORM WATER UTILITY - Summary							**2,592.35**	
	TRANSIT	58505074921209		HANDICAPPED DEVELOPMENT CENTER	12/08/2021	114626	111621	134.75	SHIRTS - M. GARROW
		58505074922244		MERCHANT SERVICES	11/02/2021	2200277	1021J	37.27	BANKCARD FEES 50%PW
		58505274922105	COVID	ECK'S AUTO SHINE	12/08/2021	114619	242	180.00	BUS WASHING 10/30 & 11/6
		58505274922105	COVID	ECK'S AUTO SHINE	12/08/2021	114619	241	200.00	BUS WASHING 10/16 & 10/23
	TRANSIT - Summary							**552.02**	

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
PUBLIC WORKS	- Summary							442,786.58	
Overall - Summary								4,024,134.26	

City of Bettendorf Council Accounts Payable, 12/07/21 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	LIFE FITNESS CTR FUND	57000002211000		TREASURER, STATE OF IOWA	11/30/2021	2200303	0-000-058-588	5,832.63	OVERPAYMENT OF SALES TAX
	LIFE FITNESS CTR FUND - Summary							**5,832.63**	
	- Summary							**5,832.63**	
FINANCE	DEBT SERVICE FUND	31102094708002		IOWA FINANCE AUTHORITY	12/01/2021	2200300	120121	1,467.75	SRF $0.445M CURRENT INTER EST
	DEBT SERVICE FUND - Summary							**1,467.75**	
	SEWER UTILITY	52002044988002		CEDAR RAPIDS BANK & TRUST	12/01/2021	2200299	12012021	26,190.00	SEWER REV CAPITAL LOAN NO TE 2016 $2.03 INTEREST
		52002044988002		CEDAR RAPIDS BANK & TRUST	12/01/2021	2200299	12012021B	61,790.00	SEWER REV CAPITAL LOAN NO TE 2017 $4.045 INTEREST
		52002044988002		CEDAR RAPIDS BANK & TRUST	12/01/2021	2200299	12012021D	35,227.50	SEWER REV CAPITAL LOAN NO TE 2020 $2.03 INTEREST
	SEWER UTILITY - Summary							**123,207.50**	
	SPORTS CENTER TIF	24202094708001		TRIUMPH COMMUNITY BANK	12/01/2021	2200302	120121	97,016.10	TIF REV BONDS 2016 $4.9 PRINCIPAL
		24202094708002		TRIUMPH COMMUNITY BANK	12/01/2021	2200302	120121A	119,775.71	TIF REV BONDS 2016 $4.9 INTEREST
	SPORTS CENTER TIF - Summary							**216,791.81**	
	STORM WATER UTILITY	58002194988002		CEDAR RAPIDS BANK & TRUST	12/01/2021	2200299	12012021A	26,190.00	STORM REV CAPITAL LOAN NO TE 2016 $2.03 INTEREST
		58002194988002		CEDAR RAPIDS BANK & TRUST	12/01/2021	2200299	12012021C	30,987.50	STORM REV CAPITAL LOAN NO TE 2017 $2.03 INTEREST
		58002194988002		SAUK VALLEY BANK	12/01/2021	2200301	120121	31,481.25	STORM REV CAPITAL LOAN NO TE 2020 $2.03 INTEREST
	STORM WATER UTILITY - Summary							**88,658.75**	
FINANCE - Summary								**430,125.81**	
Overall - Summary								**435,958.44**	

Date: 12/2/2021

City of Bettendorf
Accounts Payable Listing
December 7, 2021 Council Meeting

ACCT #	ect PRC	CK #	VENDOR	CK DATE	INV #	AMOUNT	DESCRIPTION
590-0000-221.10-00		2200246	TREASURER, STATE OF IOWA	10/11/2021	1284000452	3,774.68	SALES TAX 7/1-9/30/2021
590-0000-221.10-00		2200280	TREASURER, STATE OF IOWA	11/8/2021	1312002175	5,404.32	SALES TAX 10/15-10/31/21
590-0000-221.10-00		2200281	TREASURER, STATE OF IOWA	11/24/2021	0-000-042-972	4,000.00	SALES TAX 11/01-11/15/202 1
			Total for Fund	**590**		**13,179.00**	
				QC WATERFRONT CONVENTION			
			Department	**N/A**			
			Total for Department			**13,179.00**	
590-2001-494.11-21		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921G	4,940.65	QCWCC - FINANCE SALARY INER FEES
590-2001-494.11-21		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921H	5,556.07	QCWCC - FACILITIES MAINT SALARY AND BE
590-2001-494.11-21		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921O	34,848.10	QCWCC - F&B SALARY WAGES AND BENEFIT
590-2001-494.21-01		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921J	588.56	QCWCC - FACILITIES MAINT REPAIRS AND M
590-2001-494.21-06		3314	ELECTRICAL ENGINEERING & EQU	12/8/2021	7175770-00	890.30	QCWCC - GENERATOR REPAIR
590-2001-494.21-06		3315	FOLDING PARTITION SERVICES	12/8/2021	11084	1,198.00	QCWCC - MAINT IN BANQUET ROOMS
590-2001-494.21-08		3318	MID AMERICAN ENERGY	12/8/2021	518674330	10,629.67	QCWCC - UTILITIES
590-2001-494.21-08		3318	MID AMERICAN ENERGY	12/8/2021	518685937	27.61	QCWCC - EAST LOT LIGHTS
590-2001-494.21-09		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921K	502.10	QCWCC - FACILITIES MAINT MEDIACOM OCT
590-2001-494.21-11		3316	IOWA AMERICAN WATER COMPAN'	12/8/2021	89142NOV	403.37	QCWCC - UTILITIES
590-2001-494.21-12		3316	IOWA AMERICAN WATER COMPAN'	12/8/2021	79052NOV	61.70	QCWCC - FIRE HYDRANT
590-2001-494.22-08		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921	3,780.82	QCWCC - INSURANCE PREMIUM S OCTOBER
590-2001-494.22-15		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921B	1,987.50	QCWCC - MARKETING SALARY AND BENEFIT
590-2001-494.22-90		3320	REPUBLIC SERVICES #400	12/8/2021	)400-002130217	447.21	QCWCC - DUMPSTER SERVICE
590-2001-494.22-99		3313	CINTAS LOC 23M	12/8/2021	4100833749	838.73	QCWCC - LINENS
590-2001-494.22-99		3313	CINTAS LOC 23M	12/8/2021	4102950193	901.93	QCWCC - LINENS
590-2001-494.22-99		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921E	441.64	QCWCC - MARKETING FEES & LICENSES
590-2001-494.22-99		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921L	60.15	QCWCC - FACILITIES MAINT CONTRACT SER'
590-2001-494.22-99		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921Q	7.86	QCWCC - F&B CONTRACT SERV ICES
590-2001-494.22-99		3321	THE GREEN THUMBERS	12/8/2021	1-643325	310.00	QCWCC - PLANT SERVICE
590-2001-494.23-06		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921C	110.11	QCWCC - MARKETING RENT EQUIPMENT
590-2001-494.23-06		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921I	338.41	QCWCC - FACILITIES MAINT SUPPLIES
590-2001-494.23-06		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921P	3,272.47	QCWCC - F&B SUPPLIES GENE RAL OFFICE
590-2001-494.23-07		3319	QUAD CITY WINDOW CLEANING IN	12/8/2021	98725	800.00	QCWCC - WINDOW WASHING
590-2001-494.23-28		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921M	12,542.57	QCWCC - F&B FOOD INVOICES
590-2001-494.23-29		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921N	6,625.49	QCWCC - F&B BEV INVOICES
590-2001-494.23-54		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921F	22,000.00	QCWCC - MARKETING ENTERTA INER FEES

City of Bettendorf
Accounts Payable Listing
December 7, 2021 Council Meeting

ACCT #	ect PRC	CK #	VENDOR	CK DATE	INV #	AMOUNT	DESCRIPTION
590-2001-494.23-55		3317	ISLE OF CAPRI BETTENDORF, L.C.	12/8/2021	112921D	866.35	QCWCC - MARKETING SUPPLIE S
			Total for Fund	**590**		**114,977.37**	
				QC WATERFRONT CONVENTION			
			Department				
			Total for Department			**114,977.37**	
			Grand Total			**128,156.37**	

City of Bettendorf Parks Accounts Payable, 12-07-21 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
001-0572-442.23-07		K & K HARDWARE	114717	12/8/2021	188658	71.88	ANTIFREEZE FOR WINTERIZIN
001-0572-442.23-07		K & K HARDWARE	114717	12/8/2021	188693	27.44	BLADES, KNIVES
001-0572-442.23-07		ART MONUMENTS IN STONE CO.	114701	12/8/2021	111621	26.75	DOG PARK BRICK - JIM BEAU
001-0572-442.23-07		K & K HARDWARE	114717	12/8/2021	189534	44.85	STAKES
001-0572-442.23-07		K & K HARDWARE	114717	12/8/2021	190176	98.96	RAKES
001-0572-442.23-07		K & K HARDWARE	114717	12/8/2021	190187	27.97	FILTER
001-0730-443.23-07	REC055	BOGNAR TRUCKING	114703	12/8/2021	3049	1,500.00	ZAMBONI
001-0730-443.23-07	REC055	K & K HARDWARE	114717	12/8/2021	189917	16.98	TOOLS
001-0730-443.23-07	REC055	K & K HARDWARE	114717	12/8/2021	113021	-29.37	DISCOUNT NOV' 21
560-0525-494.21-01	PHG014	HOMETOWN PLG & HTG CO INC	114714	12/8/2021	67184	617.00	BLOW OUT WATER LINES
560-0525-494.21-01	2200GC	ROTO ROOTER SEWER CLEANING	114725	12/8/2021	316193	114.00	CLEAN DRAINS
560-0525-494.21-01	2200GC	ROTO ROOTER SEWER CLEANING	114725	12/8/2021	316700	114.00	DRAINS CLEARED
560-0711-494.21-10		CENTURY LINK	114704	12/8/2021	633328703NOV2	113.88	PHONE
560-0711-494.22-02		THREE BRIDGES	114726	12/8/2021	0000479	150.00	EMAIL MARKETING
560-0711-494.23-07		CINTAS FIRST AID & SAFETY #D89	114706	12/8/2021	8405429936	39.36	FIRST AID SUPPLIES
560-0713-494.23-07		ADVANTAGE ADVERTISING	114699	12/8/2021	1887403AV5	2,358.50	SUMMER & WINTER WORK SHIR
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9201726	177.02	SUPPLIES
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9213212	143.97	SUPPLIES
560-0713-494.23-07		CINTAS FIRST AID & SAFETY #D89	114706	12/8/2021	8405429935	26.02	FIRST AID SUPPLIES
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9224330	127.27	SUPPLIES
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9234816A	237.62	SUPPLIES
560-0713-494.23-26		COCA-COLA ATLANTIC BOTTLING CO	114707	12/8/2021	2990227	265.82	POP FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9201726A	1,171.06	FOOD FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9213212A	1,609.29	FOOD FOR RESALE
560-0713-494.23-26		COCA-COLA ATLANTIC BOTTLING CO	114707	12/8/2021	3011798	169.00	POP FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9224330A	1,496.27	FOOD FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	114721	12/8/2021	9234816	685.03	FOOD FOR RESALE
560-0713-494.23-27		IOWA BEVERAGE SYSTEMS INC	114715	12/8/2021	W-28690008	-60.00	BEER CREDIT
560-0713-494.23-27		CONFLUENCE BREWING COMPANY	114708	12/8/2021	104630	46.80	BEER FOR PG RESALE
560-0713-494.23-27		IOWA BEVERAGE SYSTEMS INC	114715	12/8/2021	W-4207662	515.35	BEER FOR PG RESALE
560-0713-494.23-27		IOWA BEVERAGE SYSTEMS INC	114715	12/8/2021	W-4213727	335.20	BEER FOR PG RESALE
560-0713-494.23-27		IOWA BEVERAGE SYSTEMS INC	114715	12/8/2021	W-4213815	-186.50	CREDIT BEER FOR PG RESALE
560-0713-494.23-27		LOTA SPIRITS DISTRIBUTING, LLC	114719	12/8/2021	41272	879.80	LIQUOR FOR PG RESALE

City of Bettendorf Parks Accounts Payable, 12-07-21 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
560-0713-494.23-27		7G DISTRIBUTING LLC	114728	12/8/2021	466148	439.30	BEER FOR PG RESALE
560-0713-494.23-27		7G DISTRIBUTING LLC	114728	12/8/2021	468224	330.20	BEER FOR PG RESALE
560-0713-494.23-27		7G DISTRIBUTING LLC	114728	12/8/2021	472281	137.35	BEER FOR PG RESALE
560-0715-494.22-99		PS3 ENTERPRISES, INC	114724	12/8/2021	126340	406.00	TOLIET SERVICE
560-0715-494.23-07		CINTAS FIRST AID & SAFETY #D89	114706	12/8/2021	8405429934	35.75	FIRST AID SUPPLIES
560-0715-494.23-24		KUNAU IMPLEMENT COMPANY	114718	12/8/2021	IM59600	48.65	FILTER CARTRIDGE
560-0715-494.23-24		MULGREW OIL & PROPANE	114722	12/8/2021	1051380	1,391.84	DIESEL FUEL
570-0525-494.23-07	2200LF	K & K HARDWARE	114717	12/8/2021	188630	5.49	LUBRICANT
570-0526-494.22-99	2201LF	GS MAINTENANCE LLC	114710	12/8/2021	2179	780.00	FLOOR STRIPPING AND WAXIN
570-0703-494.22-33	REC021	HANNON, RORY	114712	12/8/2021	103121	117.00	SOCCER OFFICIALS
570-0703-494.22-33	REC021	GUTTERIDGE, MITCHELL CHAPMAN	114711	12/8/2021	103121	130.00	SOCCER OFFICIALS
570-0703-494.22-33	REC021	MARTILLO, JAVIER NICOLAS BRITO	114720	12/8/2021	103121	52.00	SOCCER OFFICIALS
570-0703-494.22-99	REC062	JONES, LINDA	114716	12/8/2021	113021	1,015.00	COOKING & BABYSITTING INS
570-0703-494.22-99	REC037	ALDRIDGE, TRAVON	114700	12/8/2021	112421	120.00	MENS BASKETBALL REFEREES
570-0703-494.22-99	REC037	BERT, ALEXANDER	114702	12/8/2021	112421	120.00	MENS BASKETBALL REFEREES
570-0703-494.22-99	REC037	FLEMING, CAMERON	114709	12/8/2021	112421	120.00	MENS BASKETBALL REFEREES
570-0703-494.22-99	REC037	HOFFSTATTER, TODD	114713	12/8/2021	112421	180.00	MENS BASKETBALL REFEREES
570-0703-494.22-99	REC037	PAYNEY, HARLEY E. JR.	114723	12/8/2021	112421	360.00	MENS BASKETBALL REFEREES
570-0703-494.22-99	REC037	VERSTRAETE, SCOTT	114727	12/8/2021	112421	270.00	MENS BASKETBALL REFEREES
570-0703-494.22-99		CERVANTES, RAUL	114705	12/8/2021	112321	105.00	REFEREE MGR
570-0706-494.23-07		CINTAS FIRST AID & SAFETY #D89	114706	12/8/2021	8405429937	111.88	FIRST AID SUPPLIES
						19,206.68	