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, AUGUST 15, 2022
5:00 P.M.

The Bettendorf City Council Committee of the Whole meeting will be open to the public. Additionally, the City of Bettendorf will broadcast this public meeting online at http://www.bettendorf.org/live-meeting

AGENDA

I. PRESENTATIONS

- Parks and Recreation Advisory Board Update – Board Chair Patrick Larkin

II. CONSENT AGENDA ITEMS

- Resolution approving a site development plan for 1200 Devils Glen Road, submitted by David Kempen (Case 22-029) – Community Development Director Mark Hunt ***(See Consent G)***

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 CITY COUNCIL MEETING
COUNCIL CHAMBERS – CITY HALL

TUESDAY, AUGUST 16, 2022
7:00 P.M.

The Bettendorf City Council meeting will be open to the public.
Additionally, the City of Bettendorf will broadcast this public meeting online at
http://www.bettendorf.org/live-meeting

AGENDA

1. **ROLL CALL**

2. **PLEDGE OF ALLEGIANCE**

3. **INVOCATION –** Given by Bettendorf Police Chaplain and Reverend of Our Lady of Lourdes Catholic Church, Father Jason Crossen

4. **PROCLAMATION –** American Clean Power Week, August 15 – 19, 2022

5. **PUBLIC REQUESTS OF COUNCIL –** The public is welcome to make a request of council on any item not already on the agenda for public hearing. Please limit your comments to two minutes. Please try not to be repetitive. Please refrain from outbursts, like clapping and yelling. Please be respectful with your comments.

6. **PRESENTATION OF PROPOSED AQUATIC AND ICE RINK AMENITIES AND SALE OF LIFE FITNESS CENTER (NO ACTION – INFORMATION ONLY) –** City Administrator Decker Ploehn and Culture and Recreation Director Kim Kidwell

7. **PUBLIC HEARING**

   Regarding the rezoning of property located east of Crestview Heights Subdivision, A-1, Agricultural /Urban Reserve District to A-2, Rural Residence District, submitted by Bill Pender (Case 22-041)

8. **ORDINANCE**

   Council Member Sechser to present the first reading of an ordinance rezoning of property located east of Crestview Heights Subdivision, A-1, Agricultural /Urban Reserve District to A-2, Rural Residence District

9. **PUBLIC HEARING**

   Regarding the vacation and conveyance of excess right-of-way along Forest Grove Drive

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.

10. RESOLUTION

Council Member Webster to present a resolution approving the vacation and conveyance of excess right-of-way along Forest Grove Drive to the adjoining property owners

11. PUBLIC HEARING

Regarding the rezoning of property located at the southwest corner of Hopewell Avenue and Criswell Street, A-1, Agricultural / Urban Reserve District to R-3, Mixed Residential District, submitted by Youssi Investments of Iowa, LLC (Case 22-047)

12. ORDINANCE

Council Member Naumann to present the first reading of an ordinance rezoning of property located at the southwest corner of Hopewell Avenue and Criswell Street, A-1, Agricultural / Urban Reserve District to R-3, Mixed Residential District

13. PUBLIC HEARING

Regarding the rezoning of property located at the northwest corner of Hopewell and Criswell Street, A-1, Agricultural/ Urban Reserve District to R-2, Single-Family Residence District, submitted by Our Lady of Lourdes Church and St. John Vianney Church (Case 22-048)

14. ORDINANCE

Council Member Brown to present the first reading of an ordinance the rezoning of property located at the northwest corner of Hopewell and Criswell Street, A-1, Agricultural/ Urban Reserve District to R-2, Single-Family Residence District

15. PUBLIC HEARING

Regarding the rezoning of 3618 Middle Road (Lot 5, Victor Archer's Addition), A-1, Agricultural/ Urban Reserve District to C-2, Community Commercial District, submitted by Emery Construction Group, Inc./ Jack Laud (Case 22-050)

16. ORDINANCE

Council Member Connors to present the first reading of an ordinance rezoning of 3618 Middle Road (Lot 5, Victor Archer's Addition), A-1, Agricultural/ Urban Reserve District to C-2, Community Commercial District

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.

17. ORDINANCE

Council Member Baden to present the second reading of an ordinance amending Bettendorf City Code Section 6-1-131, “No Parking Zones Enumerated” by adding a No Parking Zone on Competition Drive

18. CONSENT AGENDA

19. 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
AUGUST 16, 2022

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 August 3, 2022 (Approve and Adopt)

B. Resolution setting the date for a public hearing and directing the advertising of bids for the Competition Drive Extension Project east of Middle Road. (Approve and Adopt)

C. Resolution accepting improvements for the Gretchen Court Reconstruction Project. (Approve and Adopt)

D. Resolution accepting improvements for the Hollow View Drive Reconstruction Project from Halcyon Drive to Greenfield Road. (Approve and Adopt)

E. Resolution receiving and filing a petition for streambank stabilization improvements near Heatherstone Road and Crow Creek Road. (Approve and Adopt)

F. Resolution approving the final plat of Devil's Bluff, submitted by David Kempen (Case 22-034). (Approve and Adopt)

G. Resolution approving a site development plan for 1200 Devils Glen Road, submitted by David Kempen (Case 22-029). (Approve and Adopt)

H. Resolution authorizing a contract with Uncommon Ground for landscaping services at the Learning Campus. (Approve and Adopt)

I. Resolution approving the recruitment process for the Construction Inspector position for the Public Works Department. (Approve and Adopt)

J. Resolution reappointing members to the Family Museum Board of Directors. (Approve and Adopt)

K. Resolution reappointing members to the City of Bettendorf's Parks and Recreation Advisory Board. (Approve and Adopt)

L. Resolution authorizing the Chief of Police to purchase one (1) new and unused Lenco BearCat; cost not to exceed $169,551.08. (Approve and Adopt)

M. Resolution approving the 'Hand In Hand Music Fest' outdoor event, September 4, 2022, on the Isle property. (Approve and Adopt)

N. Resolution approving special event/run and the closing of streets along the routes during the 'Run with Carl' 5K Run/Walk and 5 Mile Run, to be held September 5, 2022. (Approve and Adopt)

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.

O. Resolution approving street closures during the Bettendorf High School Homecoming Parade on September 22, 2022. (Approve and Adopt)

P. Resolution approving mobile food unit licenses for Cocina Verde, QuickE's Tacos, Toni's Smokin Grill, Kelley Girls Woodfire Pizza, and Casserole Kitchen. (Approve and Adopt)

Q. Resolution approving liquor license renewals and requests for VFW Post #9128; Hy-Vee Wine and Spirits; HP Fuels; Riverside Grille; Zeke's Island Café (Competition Dr location); and The Vintage Wine Bar (Rivermont Collegiate Event). (Approve and Adopt)

R. 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.

Office of the Mayor
Proclamation

WHEREAS, *clean energy makes up nearly 14% of the nation's electricity generation; and provides enough clean energy to power over 57 million homes*

WHEREAS, *clean energy powers our state's economy as well, driving more than $23 billion in total capital investment to date, $57.4 million in annual state and local tax payments, and $68.4 million in lease payments to Iowa landowners; and*

WHEREAS, *clean energy provides more than 5,200 full–time jobs for Iowa; and*

WHEREAS, *our state's commitment to clean energy has already proven to be a key component of our economic growth, and with continued investment we can remain at the forefront of energy innovation and development;*

NOW, THEREFORE*, I, Robert S. Gallagher, Mayor of the City of Bettendorf, do hereby proclaim the week of August 15 – 19, 2022 as:*

"AMERICAN CLEAN POWER WEEK"

and encourage all citizens to learn more about the benefits of clean energy in our community and celebrate Iowa's leadership in renewable energy production.

DATED *this 16th day of August, 2022*

_____

Mayor Robert S. Gallagher

COUNCIL LETTER

MEETING DATE: August 2, 2022 (SPH)
August 16, 2022 (HPH)

REQUESTED BY: Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on the rezoning of property generally located east of Crestview Heights Subdivision, A-1 Agricultural/Urban Reserve District to A-2 Rural Residence District, submitted by Bill Pender. (Case 22-041) (8/2/22)

Public hearing and first reading of an ordinance rezoning property generally located east of Crestview Heights Subdivision, A-1 Agricultural/Urban Reserve District to A-2 Rural Residence District, submitted by Bill Pender. (Case 22-041) (8/16/22)

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

Bill Pender has submitted a request to rezone property located east of Crestview Heights subdivision and west of Crow Creek (see Aerial Map – Attachment A). The applicant proposes to rezone the 1.33-acre lot from A-1, Agricultural/Urban Reserve District to A-2, Rural Residence District (see Proposed Zoning – Attachment B). The applicant is preparing the property for sale with the future proposed use of one single-family home.

The area proposed for development is contemplated in the Bettendorf Future Land Use Map as ULI, Urban Low Intensity (see Future Land Use Map – Attachment C). Adjacent areas located to the east, south, and west are also shown as ULI. Areas along Crow Creek located north of the property are shown as parks, open space, or greenways on the Future Land Use Map.

The applicant has submitted a signed and recorded access agreement which will allow him to construct a driveway over properties to the west and access Crestview Heights Drive (see Access Agreement – Attachment D). Crestview Heights Drive is a privately-maintained road and any agreements, payments, or membership for use of that road would need to be worked out between the owner of the lot in question and the homeowner's association for the subdivision which maintains the road.

A single-family home in this area would be compatible with the surrounding properties, especially in the Crestview Heights subdivision. The proposed rezoning is consistent with Comprehensive Plan Goal D: Provide Housing Options and Reinvest in Existing Neighborhoods.

The Planning and Zoning Commission made a recommendation for approval of the rezoning request by a 5-0 margin at the July 20, 2022 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) Proposed Zoning; (C) Future Land Use Map; (D) Access Agreement; (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. _____- 22

RESOLUTION SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF PROPERTY GENERALLY LOCATED EAST OF CRESTVIEW HEIGHTS SUBDIVISION A-1, AGRICULTURAL/URBAN RESERVE DISTRICT TO A-2, RURAL RESIDENCE DISTRICT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for August 16, 2022, at 7:00 p.m., City Hall Council Chambers, 1609 State Street, on the matter of a rezoning of property generally located east of Crestview Heights Subdivision from A-1 Agricultural/Urban Reserve District to A-2, Rural Residence District and which is legally described as follows:

A tract of land, located in the Southeast Quarter of Section 14, Township 78 North, Range 4 East of the 5th Principal Meridian, Scott County, Iowa described as follows:

Commencing at the Southwest Corner of said Quarter Section; thence N. 90° 00′ 00″ E., 1780.00 feet, along the South line of said Quarter Section, to the point of beginning; thence N. 90° 00′ 00″ E., 200.00 feet, along the South line of said Quarter Section, to a point being N. 90° 00′ 00″ W. 664.00 feet, more or less, from the Southeast Corner of said Quarter Section; thence N. 12° 08′ 32″ W., 508.00 feet; thence S. 25° 44′ 38″ W., 134.66 feet, thence Southwestwardly, along the Southwestwardly edge of an irregular curved road, being concave to the Northwest, the chord of which bears S. 22° 20′ 21″ W., 250.92 feet; thence S. 22° 58′ 04″ E., 155.59 feet, to the point of beginning. Said tract contains 1.33 acres, more or less.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 22

AN ORDINANCE AMENDING THE BETTENDORF, IOWA ZONE MAP FOR PROPERTY GENERALLY LOCATED EAST OF CRESTVIEW HEIGHTS SUBDIVISION A-1 AGRICULTURAL/URBAN RESERVE DISTRICT TO A-2 RURAL RESIDENCE 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 east of Crestview Heights Subdivision and which is legally described as:

A tract of land, located in the Southeast Quarter of Section 14, Township 78 North, Range 4 East of the 5th Principal Meridian, Scott County, Iowa described as follows:

Commencing at the Southwest Corner of said Quarter Section; thence N. 90° 00' 00" E., 1780.00 feet, along the South line of said Quarter Section, to the point of beginning; thence N. 90° 00' 00" E., 200.00 feet, along the South line of said Quarter Section, to a point being N. 90° 00' 00" W. 664.00 feet, more or less, from the Southeast Corner of said Quarter Section; thence N. 12° 08' 32" W., 508.00 feet; thence S. 25° 44' 38" W., 134.66 feet, thence Southwestwardly, along the Southwestwardly edge of an irregular curved road, being concave to the Northwest, the chord of which bears S. 22° 20' 21" W., 250.92 feet; thence S. 22° 58' 04" E., 155.59 feet, to the point of beginning. Said tract contains 1.33 acres, more or less.

and which is now zoned A-1 Agricultural/Urban Reserve District is hereby repealed and said described land shall hereinafter be zoned A-2 Rural Residence 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.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

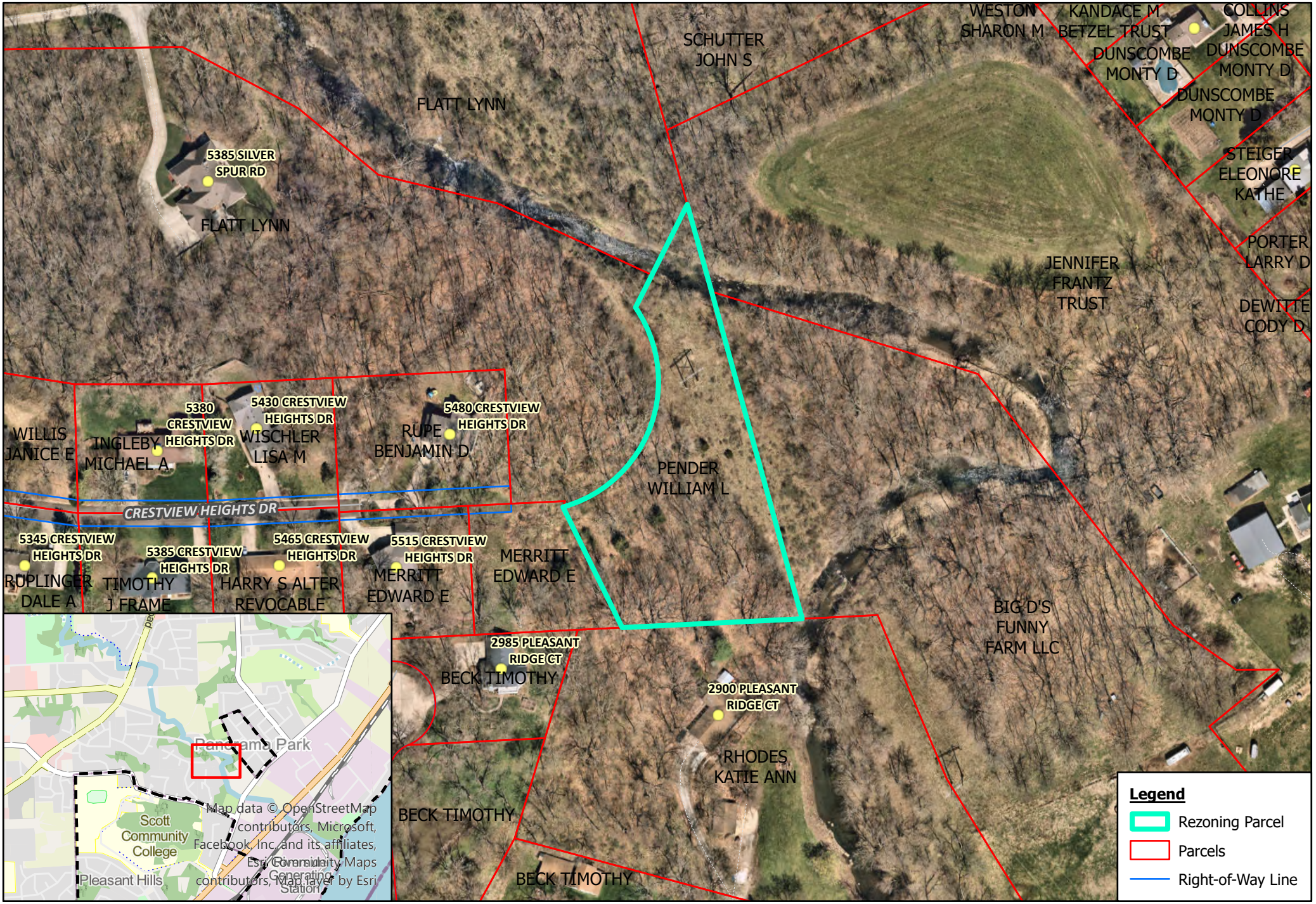
Case 22-041: East of Crestview Heights Subdivision
Rezoning: A-1 to A-2
Aerial Map

ATTACHMENT A

1 Inch = 141 Feet

0 55 110 220 330 Feet

N



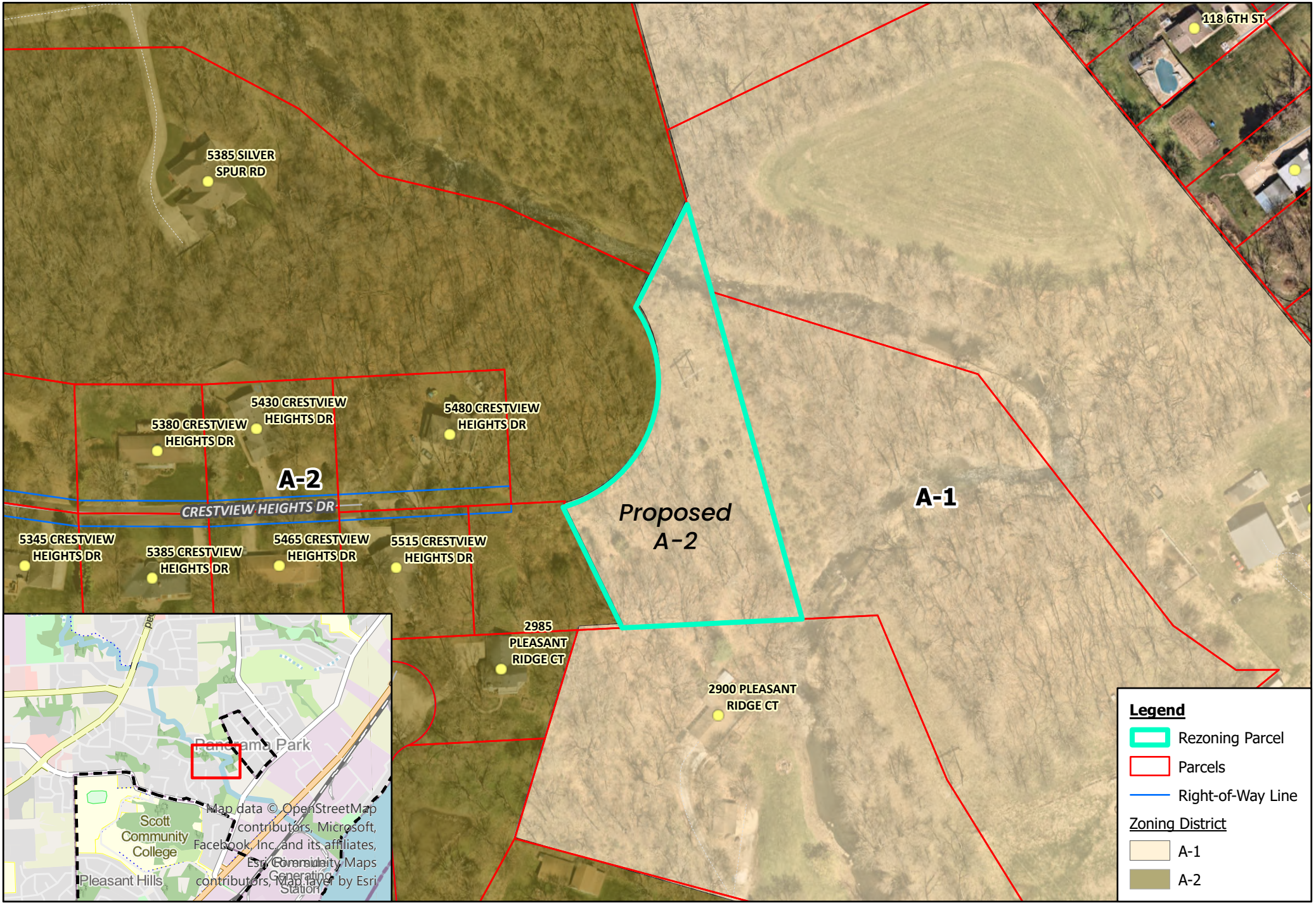
Case 22-041: East of Crestview Heights Subdivision
Rezoning: A-1 to A-2
Proposed Zoning

ATTACHMENT B

1 Inch = 141 Feet

0 55 110 220 330 Feet

N



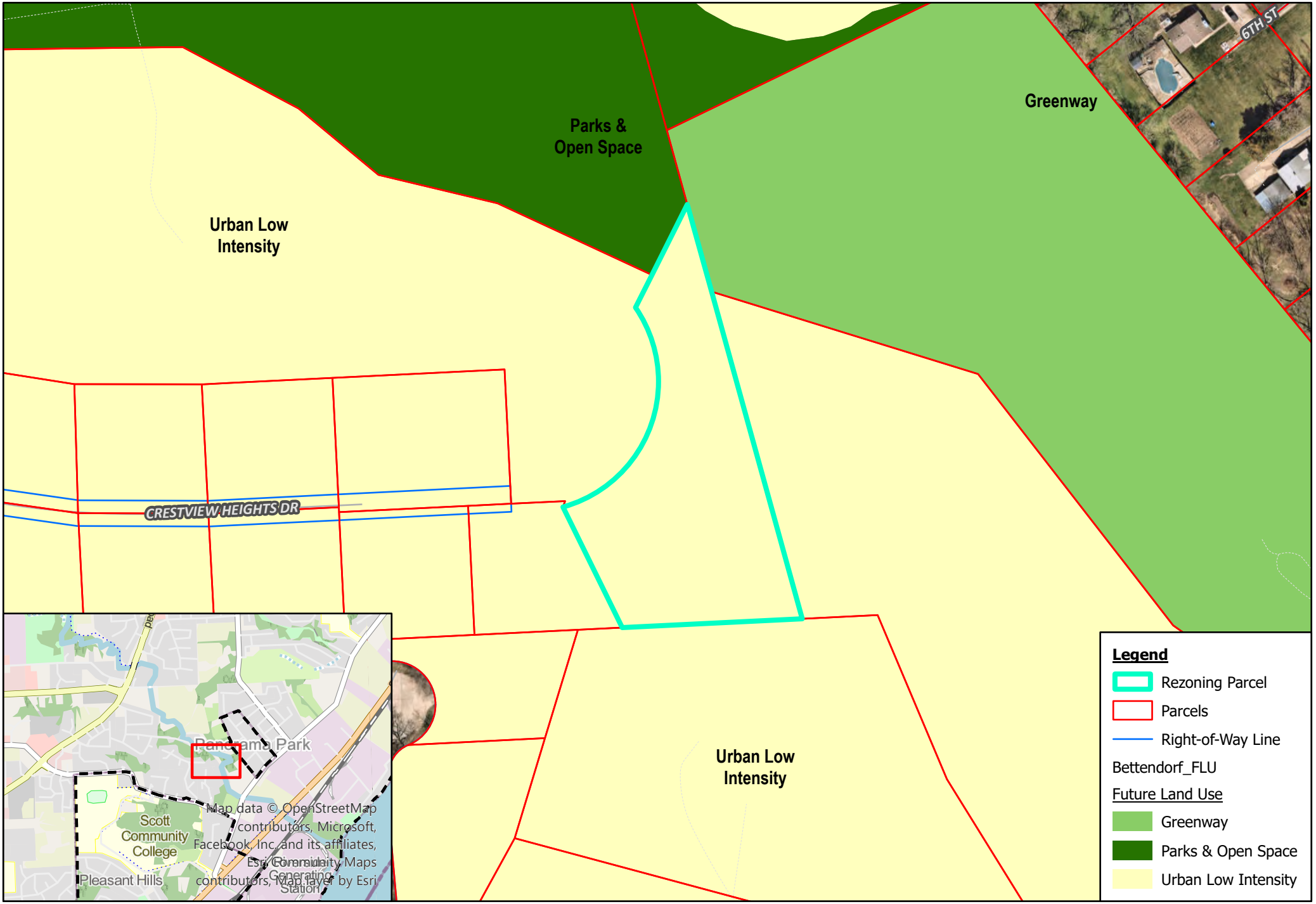
Case 22-041: East of Crestview Heights Subdivision
Rezoning: A-1 to A-2
Future Land Use

ATTACHMENT C

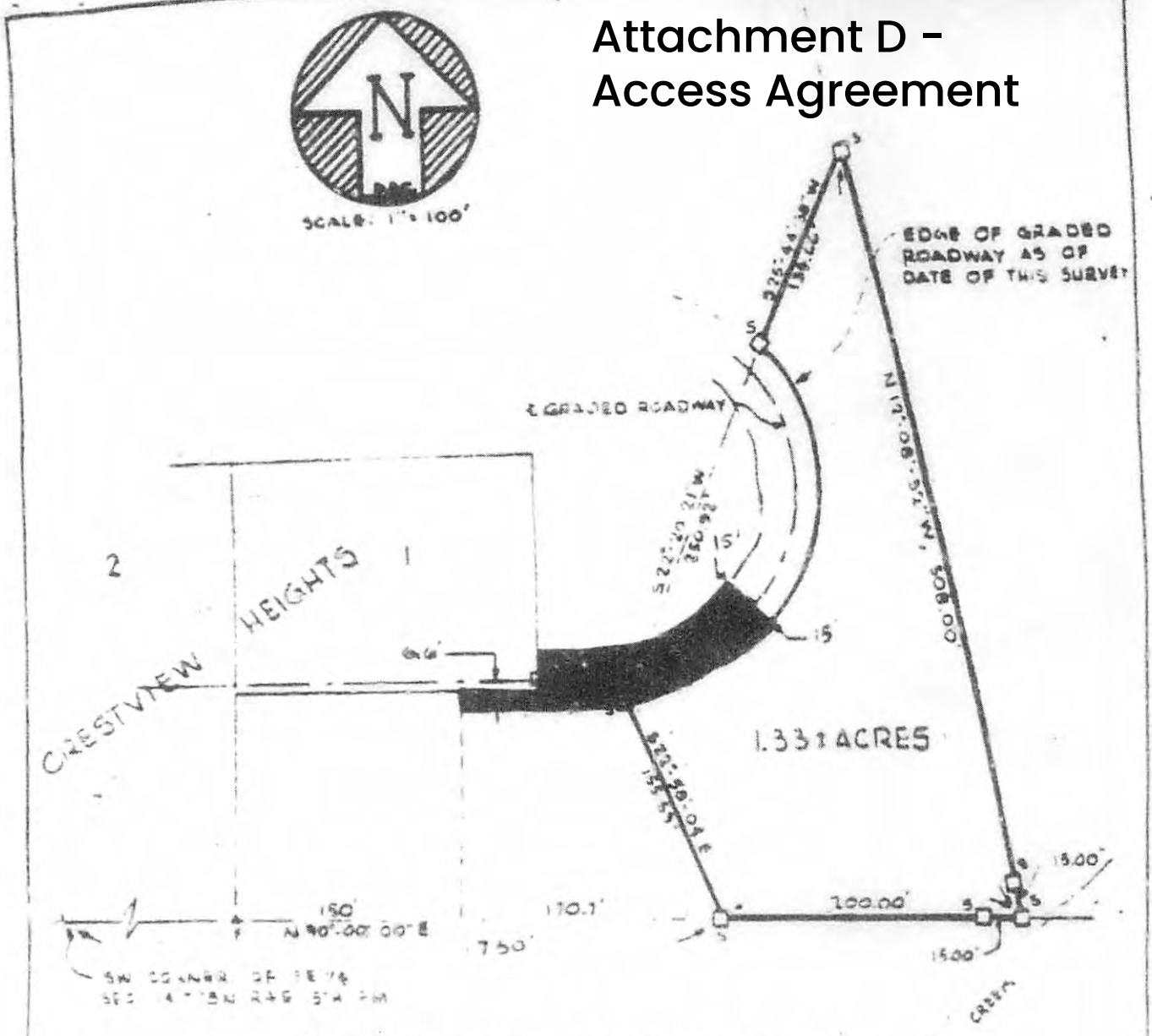
1 Inch = 141 Feet

0 55 110 220 330 Feet

N



Attachment D - Access Agreement



I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF IOWA.

LEGEND

S - SET
F - FOUND
□ - ¾" x 24" LONG STEEL PIN
● - ROUND STEEL PIN

PLAT AND SURVEY

I, RICHARD P. WITHENBURY, A REGISTERED IOWA LAND SURVEYOR, DO HEREBY CERTIFY THAT THE ABOVE IS A CORRECT PLAT AND SURVEY OF

PART OF THE SE ¼ SEC. 4 T75N R45 OF 5TH PM

SEE ATTACHED DESCRIPTION

L.S. No. 4590 Richard P. Withenbury

DATE: MAY 1973

BELING ENGINEERING CONSULTANTS
REGISTERED SURVEYORS

JOB NO. SLS-14,364

To serve you better BEC's telephone answering service is available 24 hours every day.

85 NOV -6 PM 1:59
FEE $30.00 paid

ACCESS AGREEMENT

18076-85

This Agreem is made nd entered into on this 30th day of October, 1985, by and between Judith J. Morrell, 5094 Norwood Drive, Bettendorf, Iowa, hereinafter referred to as Grantor, and Jane G. Wallower, #9 Gregg Drive, Loveland, Colorado, hereinafter referred to as Grantee.

W I T N E S S E T H :

WHEREAS, Grantor is the owner in fee simple of certain real estate located in the City of Bettendorf, Scott County, Iowa; and,

WHEREAS, Grantee is the owner in fee simple of real estate adjoining Grantor's; and,

WHEREAS, Grantor has agreed to give Grantee an easement for access across Grantor's real estate for access to and from Grantee's real estate.

NOW, THEREFORE, in consideration of the sum of Three Hundred Dollars and other valuable consideration receipt of which is hereby acknowledged. Grantor and Grantee agree as follows:

1. Grantor does hereby grant to Grantee and her assigns a temporary nonexclusive easement 30 feet in width across Grantor's real estate described and shaded in black on Exhibit "A", Description One which is attached hereto and by this reference made a part hereof, for ingress and egress to Grantee's real estate described in Exhibit "A", Description Two.

2. At such time as Grantor or her assigns subdivide and plat the real estate immediately adjoining Grantee's real estate, Grantee shall join in said platting and shall pay her proportionate share of the costs of said platting including subdivision improvements required by the City of Bettendorf, which costs shall be apportioned based on the number of lots in the subdivision owned by each subdivider. Said platting shall provide for permanent access from a public roadway to Grantor's and Gran-

tee's real estate at which time the temporary easement described above shall terminate.

3. In the event Grantee or her assigns do not elect to [illegible] Grantee's real estate for a home site, this Access Agreement may be terminated by Grantee notifying Grantor in writing thereof and then recording a copy of said Notice in the office of the Scott County Recorder.

4. The covenants and conditions of this Agreement shall inure to the benefit of and bind the parties' successors and assigns.

Executed the day and year set forth above by the undersigned.

Judith J. Morrell

Tom Morrell, spouse of Judith J. Morrell

Jane G. Wallower

STATE OF COLORADO)
) ss
COUNTY OF LARIMER)

On this 30th day of October, 1985, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jane G. Wallower, to me known to be the identical person named in and who executed the foregoing instrument, and acknowledged that she executed the same as her voluntary act and deed.

Notary Public

Phyllis M Heesch

STATE OF IOWA)
) ss
COUNTY OF SCOTT)

On this 30th day of October, 1985, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Judith J. Morrell and Tom Morrell, spouse of Judith J. Morrell, to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

Phil Goedken Notary Public

EXHIBIT "A"

Description One

A roadway 30 feet in width connecting the east end of Crestview Heights Drive, in the City of Bettendorf, Iowa, and the real estate described in Exhibit "A", Description Two and as located and shaded in black on the attached Plat and Survey attached hereto and by this reference made a part hereof prepared by, Richard P. Wittenberg in May of 1983.

Said real estate is located in the Southeast Quarter of Section 14, Township 78 North, Range 4 East of the 5th P.M. in the City of Bettendorf, Scott County, Iowa.

Description Two

A tract of land, located in the Southeast Quarter (SE1/4) of Section 14, Township 78 North, Range 4 East of the 5th Principal Meridian, Scott County, Iowa, described as follows:

Commencing at the southwest corner of said Quarter Section; thence N. 90° 00' 00" E., 1780.00 feet, along the south line of said Quarter Section, to the point of beginning; Thence N. 90° 00' 00" E., 200.00 feet, along the south line of said Quarter Section, to a point being N. 90° 00' 00" W., 664.00 feet more or less, from the southeast corner of said Quarter Section; Thence N. 12° 05' 42" W., 508.00 feet; Thence S. 25° 44' 38" W., 134.66 feet; Thence Southwestwardly, along the southeastwardly edge of an irregular curved road, being concave to the northwest, the chord of which bears S. 22° 20' 21" W., 250.92 feet; Thence S. 22° 58' 04" E., 155.59 feet, to the point of beginning. (1.33 acres more or less)

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

July 20, 2022 Bettendorf Planning & Zoning Commission Meeting

Staff Report

Case No. 22-041
Application: Rezoning: A-1, Agricultural/Urban Reserve District to A-2, Rural Residence District
Location: East of Crestview Heights Subdivision
Legal Description: Part of the SE ¼ of Section 14, Township 78 North, Range 4 East of the Principal Meridian, Bettendorf, Iowa (Parcel #: 841455003)
Applicant: Bill Pender
Current Zoning: A-1, Agricultural/Urban Reserve District
Future Land Use: ULI, Urban Low Intensity

Background Information and Facts

Bill Pender has submitted a request to rezone property located east of Crestview Heights subdivision and west of Crow Creek (see Aerial Map – Attachment A). The applicant proposes to rezone the 1.33-acre lot from A-1, Agricultural/Urban Reserve District to A-2, Rural Residence District (see Proposed Zoning – Attachment B). The applicant is preparing the property for sale with the future proposed use of one single-family home.

Future Land Use and Comprehensive Plan

The area proposed for development is contemplated in the Bettendorf Future Land Use Map as ULI, Urban Low Intensity (see Future Land Use Map – Attachment C). Adjacent areas located to the east, south, and west are also shown as ULI. Areas along Crow Creek located north of the property are shown as parks, open space, or greenways on the Future Land Use Map.

A single-family home in this area would be compatible with the surrounding properties, especially in the Crestview Heights subdivision. The proposed rezoning is consistent with Comprehensive Plan Goal D: Provide Housing Options and Reinvest in Existing Neighborhoods.

Lot Configuration and Zoning Compliance

The proposed rezoning lot contains 1.33 acres and is currently zoned A-1. The minimum lot size for an A-1 District single family development is 5 acres, restricting current development of the lot. This lot would be conforming in the proposed A-2 Zoning District and have a variety of allowable house locations.

Floodplain

Currently, regulated floodplain and floodway exist on the property along the shores of Crow Creek. These floodplain areas are on the far northern portions of the property and would not be a desirable location for a house.

Utilities

Water service is available to the property, but at this time there is no City sewer service available. An on-site private waste disposal system would be required for any future development. Septic waste systems are permitted in the A-2 Zoning District, and it appears there is enough space on the property for construction of a system. The Scott County Health Department will review and issue permits for any septic system.

A power line bisects the northern portion of the property and restricts any development in this area.

Thoroughfare Plan & Access

The applicant has submitted a signed and recorded access agreement which will allow him to construct a driveway over properties to the west and access Crestview Heights Drive (see Access Agreement – Attachment D). Crestview Heights Drive is a privately-maintained road and any agreements, payments, or membership for use of that road would need to be worked out between the owner of the lot in question and the homeowner's association for the subdivision which maintains the road.

Storm Water Detention

The site would not require any additional storm water infrastructure.

Staff Recommendation

In addition to the noted analysis contained in the staff report, staff finds the zoning amendment adequately addresses all of the following concerns as prescribed in 11-15-13(B) of the Zoning Ordinance:

1. The rezoning conforms to the future land use map in the comprehensive plan as described in the Preamble and further in subsection A-1-3 of Appendix 1.
2. The amendment is consistent with the goals and objectives of the comprehensive plan.
3. If the responses for both Subsection 11-15-13 B.1. and 11-15-13 B.2. of this section are not affirmative, then either the amendment request recommendation must be denied or the planning and zoning commission and city council must amend the comprehensive plan to provide the required consistency.
4. The subject property, after the city council approval of the requested rezoning, will be designed so as to permit characteristics of said zoning district that will not negatively impact the nearby parcels.
5. The potential externalities and applicable performance standards requirements governing factors (such as noise, neon lights, odors, etc.) of the rezoning request have been adequately considered.
6. There are adequate public utilities and services available to the land if rezoned. If not, there is an identified party who will pay to install them.
7. The pattern of development that has occurred surrounding the subject property is examined, as other characteristics of the subject property are considered, to make a determination regarding a request for an amendment change.
8. The proposed amendment is in the public interest and not solely in the interests of the applicant.

Staff recommends approval of the rezoning request.

Respectfully submitted,

Taylor Beswick
City Planner

July 25, 2022

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

SUBJECT: Planning and Zoning Commission's decision on rezoning request for property generally located east of Crestview Heights Subdivision, A-1 to A-2, submitted by Bill Pender. (Case 22-041)

Honorable Mayor and Members of the City Council:

On July 20, 2022, 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

5. Case 22-041; East of Crestview Heights Subdivision, A-1 Agricultural/Urban Reserve District to A-2 Rural Residence District, submitted by Bill Pender.

Beswick reviewed the staff report.

Adam asked if there is any assurance that arrangements can be made to provide access for the lot. Hunt stated that there is a recorded agreement, adding that any land dispute would have to be handled through the court system since all of the property involved is privately-owned. Beswick added that there is a power line running through the property that would likely restrict building under it and there are two small areas of designated flood plain on the north and south sides of the property. He explained that at such time as a single-family house were to be built, all setback requirements would have to be observed.

Wennlund stated that it appears as though the private street does not extend to the applicant's property. Beswick confirmed this, adding that the applicant would likely build a private driveway as the construction of one single-family home would not merit the extension of the street. Morlok commented that the city has no jurisdiction as Crestview Heights Drive is a private roadway that the city does not maintain.

Mindy Williams, 2975 Elk Drive, expressed concern that a new subdivision would be built and questioned why she had not received a notice by mail or seen a notification sign until last night. Wennlund stated that letters are typically mailed to residents within 200 feet of the property in question. Beswick explained that he had verified that the sign was posted on the property and that the boundary for mailing notices had been extended because of the uniqueness of the location of the lot. Morlok commented that the need for a bridge to be built over Crow Creek would preclude a developer's building a subdivision in that area. Hunt stated that the A-2 district would only allow a rural home and that a subdivision would not be allowed.

Charlene Merritt, 5505 Crestview Heights Drive, stated that she moved the notification sign to the location where she believed it would be more visible. She stated that the access easement referenced is not shown on her warranty deed and expressed concern about the environment, possible flooding, the collection of a prorated fee from the applicant for the road's maintenance, and the disruption of the natural habitat. Wennlund reiterated that because the street is private, the city has no control over it.

Ken Burke, 5020 Crestview Heights Drive, commented that any new homeowner would be required to join the homeowner's association and recommended that the rezoning be approved based on the easement's holding up in court. Wennlund explained that the city cannot take on the role of adjudicator and cannot for good cause pause because it's not relevant to their discussion and the Commission has been provided proof of access. He stated that the concerns that have been expressed with regard to the street are the burden of the HOA to resolve.

Dale Ruplinger, 5345 Crestview Heights Drive stated that the runoff from heavy rains and snow melt created a gully at the end of the street that could be unsafe for children. He commented that the runoff flows toward the property in question and in his opinion should be a designated wetland. He expressed concern about heavy construction equipment damaging the street that the association has just finished repairing.

Wennlund asked how the city would be involved during the building permit process with regard to the concerns that have been expressed. Morlok explained that a builder would be required to comply with the city's erosion control ordinance and provide a basic grading plan. He added that no storm water detention would be required unless more than one acre of ground is disturbed. Ormsby commented that any construction on the property in question would likely not impact any of the neighbors.

Hunt stated that the property is currently zoned A-1 and is developable right now, reiterating that any discussions with regard to road construction, property rights, etc. are to be between the private property owners. He commented that a conforming use in the A-1 district could be built without rezoning the property, adding that the question of access would have to be worked out privately.

Bill Pender, the applicant, stated that he is planning to rezone and sell the lot, adding that he wants to protect the access easement for a future owner. He commented that he realizes there are some issues to be worked out with the homeowner's association. He stated that in 2007 the Merritts asked permission to encroach into the easement for an addition to their home and were denied as the city recognized the easement as being necessary to provide future access.

> On motion by Stoltenberg, seconded by Adam, that the request to rezone property generally located east of Crestview Heights Subdivision, A-1 to A-2, be recommended for approval subject to staff recommendations.

ALL AYES

Motion carried.

MEETING DATE: August 16, 2022
REQUESTED BY: Brent Morlok, P.E.
City Engineer
WARD: 4

Item Title:

Public hearing for the vacation and conveyance of excess right-of-way along Forest Grove Drive.

Resolution approving the vacation and conveyance of excess right-of-way along Forest Grove Drive.

Explanation:

The Forest Grove Drive Reconstruction Project from Utica Ridge Rd. to Eagle Ridge Rd. resulted in a new alignment for the roadway for the western half of the project. As a result of that realignment, a small portion of the former right-of-way still remains as public right-of-way but is no longer needed by the City. In accordance with State code, staff is proposing to vacate that right-of-way and transfer ownership to the adjacent property owners.

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

There is no expense aside from recording fees associated with this request.

List Attachments:
Resolution
Plats of Survey

RESOLUTION NO._____-22

RESOLUTION APPROVING THE VACATION AND CONVEYANCE OF EXCESS RIGHT-OF-WAY ALONG FOREST GROVE DRIVE

WHEREAS, the City of Bettendorf (the "City") is the owner of certain right-of-way along Forest Grove Drive (the "Property") specifically described as Excess Right-of-Way on Document #2020-00011940, #2020-00011941 and #2020-00011942 as recorded at the Scott County Recorder's Office, and

WHEREAS, there is no current or anticipated public benefit or need for the Property proposed to be vacated and conveyed, and

WHEREAS, the contiguous and adjoining property owners are interested in accepting the Property, and

WHEREAS, a public hearing on the proposed vacation and conveyance of excess right-of-way along Forest Grove Drive was held in the City Hall Council Chambers, 1609 State Street, Bettendorf, Iowa, at 7:00 o'clock p.m. on the 16th day of August, 2022.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, hereby agrees to vacate excess right-of-way along Forest Grove Drive to the adjoining property owners.

Passed, Approved and Adopted this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

FOREST GROVE DRIVE

PART OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH PRINCIPAL MERIDIAN, CITY OF DAVENPORT, COUNTY OF SCOTT, STATE OF IOWA

PARCEL 2 - BETTENDORF

OWNER:	CIRCLE K PROPERTIES, LLC
DOC NO.	WARRANTY DEED 2001-04154
EXCESS R.O.W. AREA =	0.28 AC.±
ACCESS EASEMENT AREA =	0.05 AC.±

Doc ID: 022329670004 Type: PLA
Recorded: 05/04/2020 at 10:31:04 AM
Fee Amt: $22.00 Page 1 of 4
Scott County Iowa
Rita A. Vargas Recorder
File 2020-00011941

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD DIST.
C1	18.48'	120.00'	N 09°33'27" E	18.46'
C2	9.45'	60.00'	S 10°35'03" W	9.45'

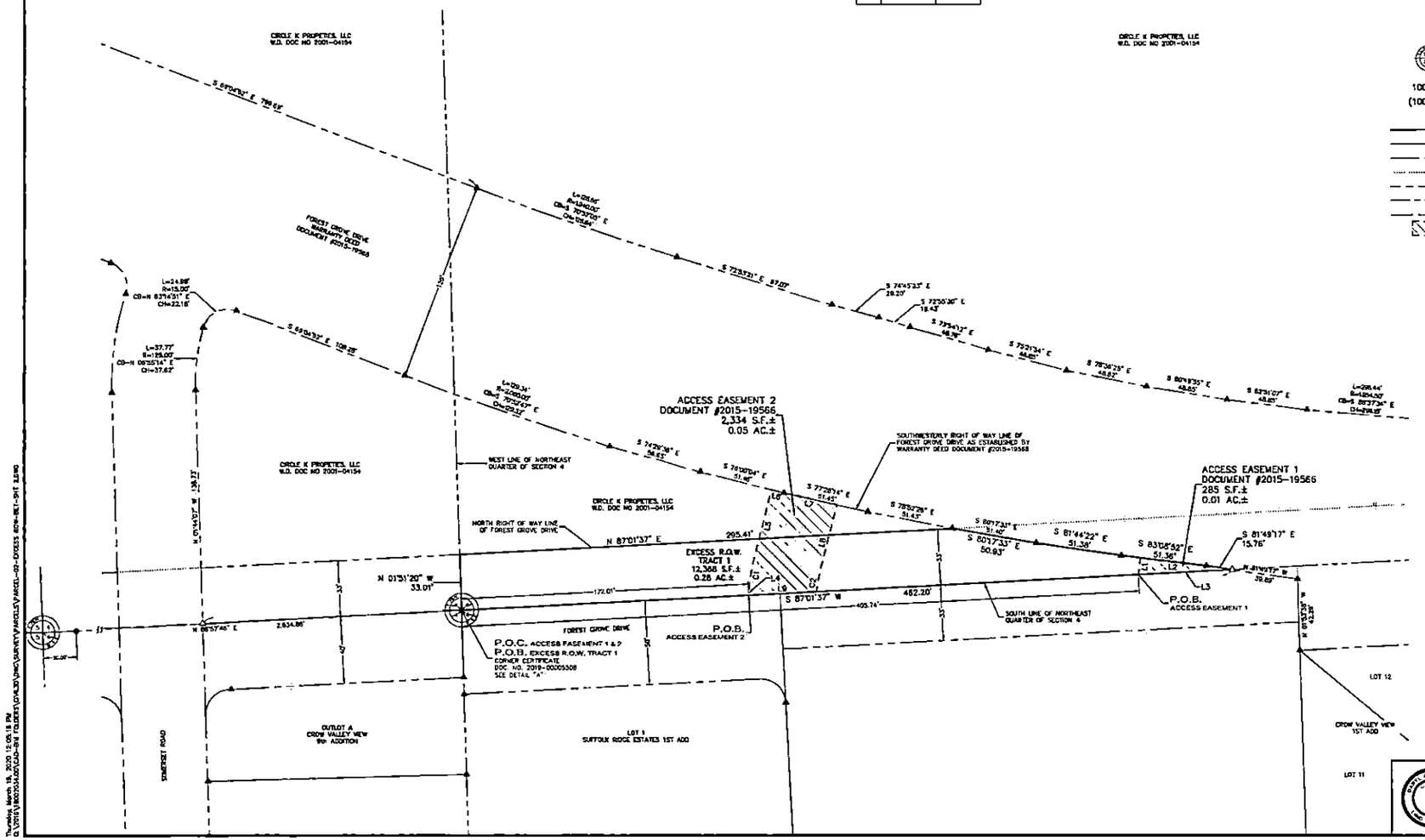
LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 07°24'43" E	10.00'
L2	S 83°08'52" E	39.75'
L3	S 87°01'37" W	56.48'
L4	N 05°08'47" E	2.65'
L5	N 13°58'07" E	42.55'
L6	S 76°00'04" E	7.84'
L7	S 77°25'14" E	32.37'
L8	S 13°58'07" W	43.44'
L9	S 87°01'37" W	40.45'

BASIS OF BEARINGS
IOWA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83 - (1997 ADJUSTMENT)

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

LEGEND

- R.O.W. RAIL FOUND
- REBAR, FOUND
- REBAR WITH CAP FOUND
- 5/8" REBAR WITH CAP SET
- 1/2" SQ. PIN, FOUND
- P.K. NAIL, FOUND
- P.K. NAIL, SET
- PIPE, FOUND
- CONC. MONUMENT, FOUND
- SECTION CORNER
- 100.00' MEASURED DIMENSION
- (100.00') RECORDED DIMENSION
- LINE CONTINUATION
- BOUNDARY OF EXCESS R.O.W.
- PROPERTY / LOT LINE
- CENTERLINE
- UNDERLYING PROPERTY LINE
- EXISTING EASEMENT LINE
- SECTION LINE
- EXISTING R.O.W. LINE
- ACCESS EASEMENT



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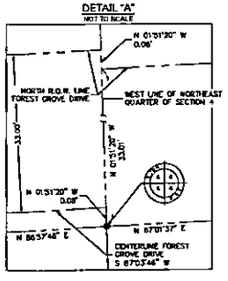


REVISIONS		
No.	DESCRIPTION	DATE

IMEG
1717 STATE STREET, SUITE 201, BETTENDORF, IA 52722
Ph: 563.344.2900
www.imegcorp.com

Forest Grove Drive
Bettendorf, Iowa

Excess Right of Way and Access Easement Plat

IMEG Project No:	19002034.00
File Name:	PARCEL-02-EXCESS ROW-ESMT-2.DWG
	© COPYRIGHT 2020 ALL RIGHTS RESERVED
Field Book No:	
Drawn By:	DAB
Checked By:	BDO
Date:	3/16/2020

Plat

Sheet 2 of 2

Thursday, March 19, 2020 12:05:18 PM
C:\VMW\WORKSHARE\DAB\D-SHT FILES\PLATS\DWG\SURVEY PARCEL\PARCEL-02-EXCESS ROW-ESMT-2.DWG

Excess Right of Way Description
Parcel 02 – Circle K Properties, LLC

Part of the Northeast Quarter of Section 4, Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Davenport, County of Scott, State of Iowa, more particularly described as follows:

Tract 1

Beginning at the southwest corner of the Northeast Quarter of said Section 4; Thence North 01 degrees 51 minutes 20 seconds West along the west line of the Northeast Quarter of said Section 4, a distance of 33.01 feet to the north right of way line of Forest Grove Drive; Thence North 87 degrees 01 minutes 37 seconds East along said north right of way line, a distance of 295.41 feet to the southwesterly right of way line of Forest Grove Drive as established by Warranty Deed recorded as Document #2015-19566; Thence South 80 degrees 17 minutes 33 seconds East along said southwesterly right of way line, a distance of 50.93 feet; Thence South 81 degrees 44 minutes 22 seconds East along said southwesterly right of way line, a distance of 51.38 feet; Thence South 83 degrees 08 minutes 52 seconds East along said southwesterly right of way line, a distance of 51.36 feet; Thence South 81 degrees 49 minutes 17 seconds East along said southwesterly right of way line, a distance of 15.76 feet to the south line of the Northeast Quarter of said Section 4; Thence South 87 degrees 01 minutes 37 seconds West along said south line, a distance of 462.20 feet to the Point of Beginning.

The above described parcel contains 12,368 square feet or 0.28 acres, more or less as shown by the attached Excess Right of Way and Access Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

Access Easement Description
Parcel 02 – Circle K Properties, LLC

Part of the Northeast Quarter of Section 4, Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Davenport, County of Scott, State of Iowa, more particularly described as follows:

Access Easement 1
Commencing at the southwest corner of the Northeast Quarter of said Section 4;

Thence North 87 degrees 01 minutes 37 seconds East along the south line of the Northeast Quarter of said Section 4, a distance of 405.74 feet to the Point of Beginning;

Thence North 07 degrees 34 minutes 12 seconds East, a distance of 10.00 feet;

Thence South 83 degrees 08 minutes 52 seconds East, a distance of 39.75 feet;

Thence South 81 degrees 49 minutes 17 seconds East, a distance of 15.76 feet to the south line of the Northeast Quarter of said Section 4;

Thence South 87 degrees 01 minutes 37 seconds West along said south line, a distance of 56.46 feet to the Point of Beginning.

The above described parcel contains 285 square feet or 0.01 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

Access Easement 2
Commencing at the southwest corner of the Northeast Quarter of said Section 4;

Thence North 87 degrees 01 minutes 37 seconds East along the south line of the Northeast Quarter of said Section 4, a distance of 172.01 feet to the Point of Beginning;

Thence North 05 degrees 08 minutes 47 seconds East, a distance of 2.85 feet;

Thence northerly 18.48 feet along the arc of a curve to the right having a radius of 120.00 feet, a chord bearing of North 09 degrees 33 minutes 27 seconds East, and a chord distance of 18.46 feet;

Thence North 13 degrees 58 minutes 07 seconds East, a distance of 42.65 feet;

Thence South 76 degrees 00 minutes 04 seconds East, a distance of 7.64 feet;

Thence South 77 degrees 26 minutes 14 seconds East, a distance of 32.37 feet;

Thence South 13 degrees 58 minutes 07 seconds West, a distance of 43.44 feet;

Thence southerly 9.45 feet along the arc of a curve to the left having a radius of 80.00 feet, a chord bearing of South 10 degrees 35 minutes 03 seconds West, and a chord distance of 9.45 feet to the south line of the Northeast Quarter of said Section 4;

Thence South 87 degrees 01 minutes 37 seconds West along said south line, a distance of 40.46 feet to the Point of Beginning.

The above described parcel contains 2,334 square feet or 0.05 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

FOREST GROVE DRIVE

PART OF THE SOUTHEAST QUARTER OF SECTION 4,
TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE
5th PRINCIPAL MERIDIAN, CITY OF BETTENDORF,
COUNTY OF SCOTT, STATE OF IOWA

PARCEL 26

OWNER:	DARLENE M. SCHLUENSEN
DOC NO.	WARRANTY DEED DOC. NO. 17003-90
EXCESS ROW AREA =	0.23 AC.±
PERMANENT EASEMENT AREA =	0.02 AC±
ACCESS EASEMENT AREA =	0.03 AC±

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 87°01'37" E	271.37'
L2	S 81°49'17" E	39.69'
L3	S 01°53'38" E	25.29'
L4	S 87°01'37" W	310.02'
L5	N 02°58'23" W	33.00'
L6	N 87°01'37" E	56.46'
L7	S 01°53'38" E	10.16'

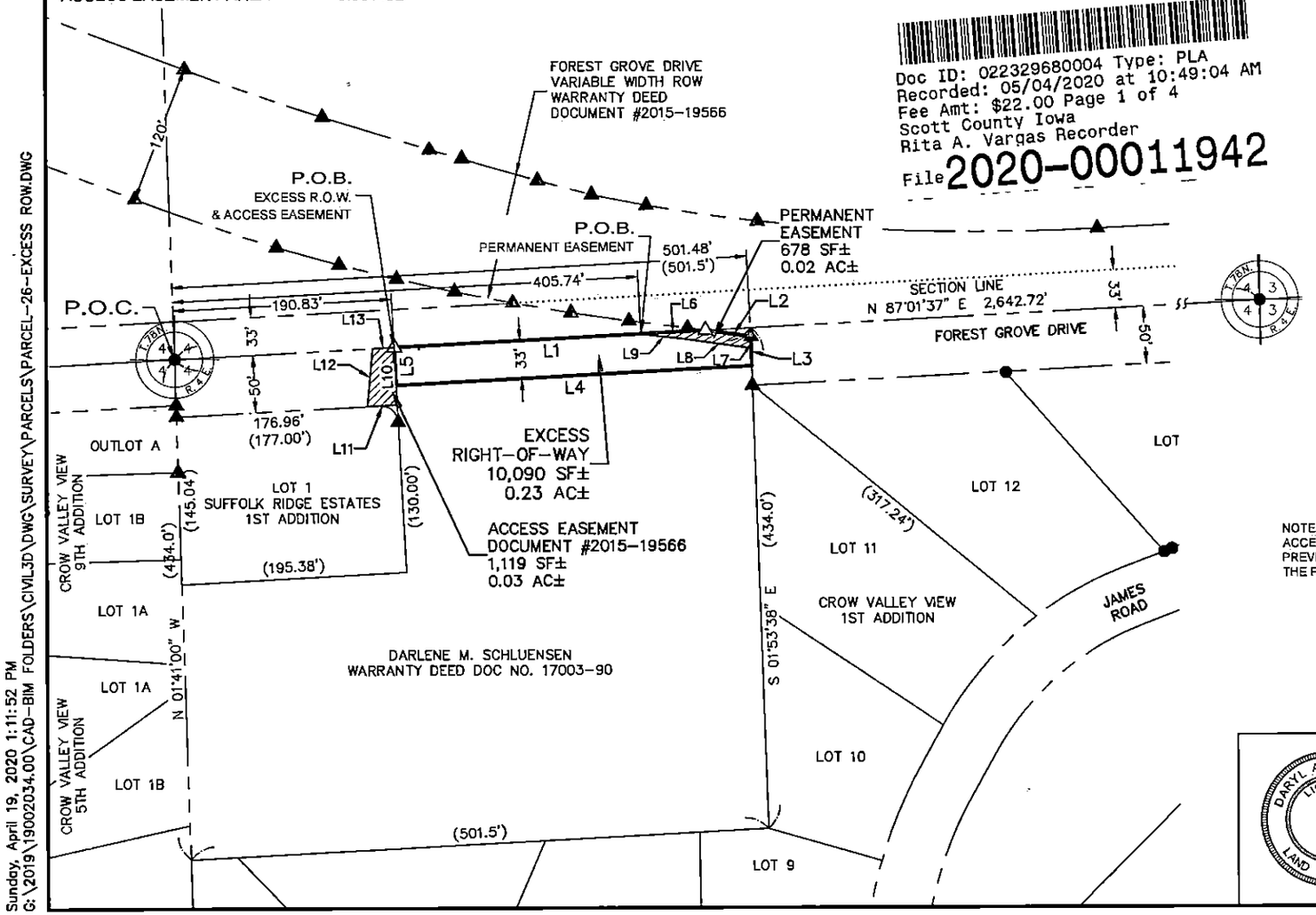
LINE TABLE		
LINE	BEARING	DISTANCE
L8	N 81°49'17" W	57.31'
L9	N 83°08'52" W	39.76'
L10	S 02°58'23" E	50.00'
L11	S 87°01'37" W	25.96'
L12	N 05°08'47" E	50.51'
L13	N 87°01'37" E	18.82'

BASIS OF BEARINGS
IOWA STATE PLANE COORDINATE SYSTEM,
SOUTH ZONE, NAD 83 - (1997 ADJUSTMENT)

0 100'

SCALE: 1" = 100'

Doc ID: 022329680004 Type: PLA
Recorded: 05/04/2020 at 10:49:04 AM
Fee Amt: $22.00 Page 1 of 4
Scott County Iowa
Rita A. Vargas Recorder
File 2020-00011942



LEGEND

- REBAR, FOUND
- REBAR WITH CAP FOUND
- 5/8" REBAR WITH CAP SET
- SECTION CORNER
- 100.00' MEASURED DIMENSION
- (100.00') RECORDED DIMENSION
- LINE CONTINUATION
- PERMANENT EASEMENT AREA
- ACCESS EASEMENT AREA 1 & 2
- ACCESS EASEMENT AREA 3
- BOUNDARY OF EXCESS R.O.W.
- PROPERTY / LOT LINE
- CENTERLINE
- UNDERLYING PROPERTY LINE
- EXISTING EASEMENT LINE
- SECTION LINE
- EXISTING R.O.W. LINE

NOTE:
ACCESS EASEMENTS ACROSS THE PARCEL TO THE NORTH WERE PREVIOUSLY CONVEYED AS PART OF DOCUMENT #2015-19566.
THE PERMANENT EASEMENT AS SHOWN HERE IS FOR ALL PUBLIC UTILITIES.

No.	DESCRIPTION	DATE
1	UPDATED SEAL DATE	4/14/2020
2	ADDED NEW ACCESS EASEMENT	4/19/2020

IMEG
141 STATE STREET
SUITE 201
BETTENDORF, IA 52722
PH: 563.344.0299
www.imegcorp.com

Forest Grove Drive
Bettendorf, Iowa

Excess R.O.W. and Easement Plat

DARYL A. BRICKNER
LICENSED
13581
IOWA
LAND SURVEYOR

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.

4/19/20

Daryl A. Brickner, PLS No. 13581 — Date
My license renewal date is December 31, 2021
No. of sheets covered by this seal: 1

IMEG Project No:	19002034.00
File Name:	PARCEL-26-EXCESS ROW
© COPYRIGHT 2020 ALL RIGHTS RESERVED	
Field Book No:	
Drawn By:	DAB
Checked By:	JPJ
Date:	9/9/2019
	Plat
Sheet	1 of 1

Sunday, April 19, 2020 1:11:52 PM
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Excess Right of Way Description
Parcel 26 – Darlene M. Schluensen

Part of the Southeast Quarter of Section 4, 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 northwest corner of the Southeast Quarter of said Section 4;
Thence North 87 degrees 01 minute 37 seconds East along the north line of the Southeast Quarter of said Section 4, a distance of 190.83 feet to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates First Addition and the Point of Beginning;

Thence continuing North 87 degrees 01 minute 37 seconds East along said north line, a distance of 271.37 feet; Thence South 81 degrees 49 minutes 17 seconds East, a distance of 39.89 feet to the east line of a parcel conveyed by Warranty Deed recorded as Document No. 17003-90; Thence South 01 degrees 53 minutes 38 seconds East along said east line, a distance of 25.29 feet to the south right of way line of Forest Grove Drive; Thence South 87 degrees 01 minute 37 seconds West along said south right of way line, a distance of 310.02 feet to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates First Addition; Thence North 02 degrees 58 minutes 23 seconds West along said northerly projection, a distance of 33.00 feet to the Point of Beginning;

The above described parcel contains 10,090 square feet or 0.23 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

Access Easement Description
Parcel 26 – Darlene M. Schluensen

Part of the Southeast Quarter of Section 4, 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 northwest corner of the Southeast Quarter of said Section 4;

Thence North 87 degrees 01 minutes 37 seconds East along the north line of the Southeast Quarter of said Section 4, a distance of 190.83 to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates First Addition and the Point of Beginning;

Thence South 02 degrees 58 minutes 23 seconds East along said northerly projection, a distance of 50.00 feet to the easterly projection of the north line of said Lot 1;

Thence South 87 degrees 01 minute 37 seconds West along said north line and its easterly projection, a distance of 25.96 feet;

Thence North 05 degrees 08 minutes 47 seconds East, a distance of 50.51 feet to the north line of the Southeast Quarter of said Section 4;

Thence North 87 degrees 01 minute 37 seconds East along said north line, a distance of 18.82 feet to the Point of Beginning.

The above described parcel contains 1,119 square feet or 0.03 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

Permanent Easement Description
Parcel 26 – Darlene M. Schluensen

Part of the Southeast Quarter of Section 4, 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 northwest corner of the Southeast Quarter of said Section 4; Thence North 87 degrees 01 minutes 37 seconds East along the north line of the Southeast Quarter of said Section 4, a distance of 405.74 feet to the Point of Beginning;

Thence continuing North 87 degrees 01 minutes 37 seconds East along said north line, a distance of 56.46 feet to the southwesterly right of way line of Forest Grove Drive as established by Warranty Deed recorded as Document #2015-19566; Thence South 81 degrees 49 minutes 17 seconds East along said southwesterly right of way line, a distance of 39.89 feet to the east line of a parcel conveyed by Warranty Deed recorded as Document No. 17003-90; Thence South 01 degrees 53 minutes 38 seconds East along said east line, a distance of 10.16 feet; Thence North 81 degrees 49 minutes 17 seconds West, a distance of 57.31 feet; Thence North 83 degrees 08 minutes 52 seconds West, a distance of 39.76 feet to the Point of Beginning;

The above described parcel contains 678 square feet or 0.02 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

FOREST GROVE DRIVE

PART OF THE SOUTHEAST QUARTER OF SECTION 4,
TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE
5th PRINCIPAL MERIDIAN, CITY OF BETTENDORF,
COUNTY OF SCOTT, STATE OF IOWA

Doc ID: 022329660003 Type: PLA
Recorded: 05/04/2020 at 10:30:32 AM
Fee Amt: $17.00 Page 1 of 3
Scott County Iowa
Rita A. Vargas Recorder
File 2020-00011940

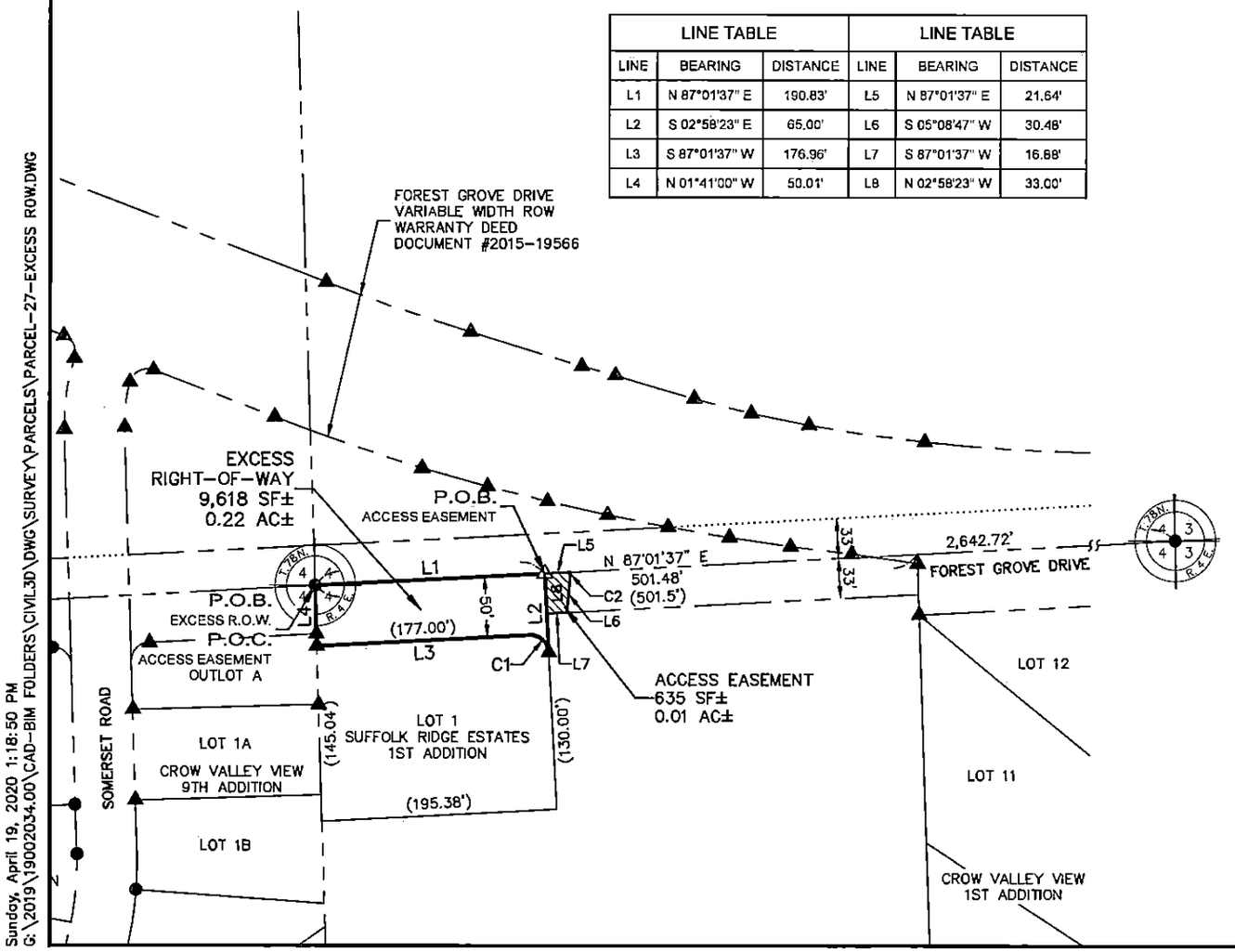
BASIS OF BEARINGS
IOWA STATE PLANE COORDINATE SYSTEM,
SOUTH ZONE, NAD 83 - (1997 ADJUSTMENT)

0 100'
SCALE: 1" = 100'

PARCEL 27

OWNER:	LISA M. SCHLUENSEN TRUST
DOC NO.	DEED DOC. NO. 2015-13378
EXCESS ROW AREA =	0.22 AC.±
ACCESS EASEMENT AREA =	0.01AC±

LINE TABLE			LINE TABLE		
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 87°01'37" E	190.83'	L5	N 87°01'37" E	21.64'
L2	S 02°58'23" E	65.00'	L6	S 05°08'47" W	30.48'
L3	S 87°01'37" W	176.96'	L7	S 87°01'37" W	16.88'
L4	N 01°41'00" W	50.01'	L8	N 02°58'23" W	33.00'



LEGEND

- REBAR, FOUND
- REBAR WITH CAP FOUND
- 5/8" REBAR WITH CAP SET
- SECTION CORNER
- 100.00' MEASURED DIMENSION
- (100.00') RECORDED DIMENSION
- LINE CONTINUATION
- ACCESS EASEMENT AREA
- BOUNDARY OF PARCEL
- PROPERTY / LOT LINE
- CENTERLINE
- UNDERLYING LOT LINE
- SECTION LINE
- EXISTING R.O.W. LINE

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD DIST.
C1	23.56' (23.56')	15.00'	N 47°58'23" W	21.21' (21.21')
C2	2.87'	80.00'	S 06°10'23" W	2.87'

NOTE:
ACCESS EASEMENTS ACROSS THE PARCEL TO THE NORTH WERE PREVIOUSLY CONVEYED AS PART OF DOCUMENT #2015-19566.

DARYL A. BRICKNER LICENSED 13581 IOWA LAND SURVEYOR

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, PLS No. 13581 — Date 4/19/20
My license renewal date is December 31, 2021
No. of sheets covered by this seal: 1

No.	DESCRIPTION	DATE
1	UPDATED SEAL DATE	4/14/2020
2	ADDED NEW ACCESS EASEMENT	4/16/2020

IMEG
PH: 563.344.0700
www.imegcorp.com
1117 STATE STREET
SUITE 201
BETTENDORF, IA 52722

Forest Grove Drive
Bettendorf, Iowa

Excess Right of Way & Easement Plat

IMEG Project No: 19002034.00
File Name: PARCEL-27-EXCESS ROW
© COPYRIGHT 2020 ALL RIGHTS RESERVED
Field Book No:
Drawn By: DAB
Checked By: JPJ
Date: 9/9/2019

Plat
Sheet 1 of 1

Sunday, April 19, 2020 1:18:50 PM
G:\2019\19002034.00\CAD-BIM FOLDERS\CIVIL3D\DWG\SURVEY\PARCELS\PARCEL-27-EXCESS ROW.DWG

Excess Right of Way Description

Parcel 27 – Lisa M. Schluensen Trust

Part of the Southeast Quarter of Section 4, Township 78 North, Range 4 East of the 5th Principal Meridian, in the City of Davenport, County of Scott, State of Iowa, more particularly described as follows:

Beginning at the at the northwest corner of the southeast quarter of said Section 4; Thence North 87 degrees 01 minutes 37 seconds East along the north line of said Southeast Quarter of said Section 4, a distance of 190.83 feet to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates 1st Addition; Thence South 02 degrees 58 minutes 23 seconds East along said northerly projection, a distance of 65.00 feet to the northeasterly line of said Lot 1; Thence northwesterly 23.56 feet along said northeasterly line and the arc of a curve to the left, not tangent to the last described course, having a radius of 15.00 feet, a chord bearing of North 47 degrees 58 minutes 23 seconds West, and a chord distance of 21.21 feet to the north line of said Lot 1; Thence South 87 degrees 01 minutes 37 seconds West along said north line, a distance of 176.96 feet to the west line of the southeast quarter of said Section 4; Thence North 01 degrees 41 minutes 00 seconds West along said west line, a distance of 50.01 feet to the Point of Beginning.

The above described parcel contains 9,618 square feet or 0.22 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

Access Easement Description
Parcel 27 – Terry A. Schluensen and Lisa M. Schluensen

Part of the Southeast Quarter of Section 4, 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 northwest corner of the Southeast Quarter of said Section 4;

Thence North 87 degrees 01 minute 37 seconds East along the north line of the Southeast Quarter of said Section 4, a distance of 190.83 feet to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates First Addition and the Point of Beginning;

Thence North 87 degrees 01 minute 37 seconds East along said north line, a distance of 21.64 feet;

Thence Southerly 2.87 feet along the arc of a curve to the left with a radius of 80.00 feet, a chord bearing of South 06 degrees 10 minutes 23 seconds West and a chord distance of 2.87 feet;

Thence South 05 degrees 08 minutes 47 seconds West, a distance of 30.48 feet to the south right of way line of Forest Grove Drive;

Thence South 87 degrees 01 minute 37 seconds West along said south right of way line, a distance of 16.88 feet to the northerly projection of the east line of Lot 1 of Suffolk Ridge Estates First Addition;

Thence North 02 degrees 58 minutes 23 seconds West along said northerly projection, a distance of 33.00 feet to the Point of Beginning.

The above described parcel contains 635 square feet or 0.01 acres, more or less as shown by the attached Excess Right of Way and Easement Plat.

For the purpose of this description North is based on the Iowa State Plane Coordinate System, South Zone, North American Datum of 1983 (1997 Adjustment).

MEETING DATE: August 2, 2022 (SPH)
August 16, 2022 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on the rezoning of property generally located southwest of the intersection of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-3 Mixed Residential District, submitted by Youssi Investments of Iowa, LLC. (Case 22-047) (8/2/22)

Public hearing and first reading of an ordinance rezoning property generally located southwest of the intersection of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-3 Mixed Residential District, submitted by Youssi Investments of Iowa, LLC. (Case 22-047) (8/16/22)

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

Youssi Investments of Iowa, LLC has submitted a request to rezone a 17.75-acre farm tract west of Criswell Street and south of Hopewell Avenue from A-1 to R-3. UMI and ULI land uses split the parcel (see Future Land Use Map - Attachment A and Zoning Map - Attachment B). R-3 is a permitted zoning district within both the noted Future Land Use designations on this site.

The petitioner's concept plan shows 11, four-unit townhomes on the eastern two-thirds of the site. The remaining one-third of the site is reserved for 33 single-family detached homes. In total, 85 dwelling units are contemplated for the site (see Concept - Attachment C). Site density is calculated at 4.79 units per acre, which is consistent with the requested zoning district classification and underlying Future Land Use designations.

All properties within Bettendorf that border the proposed site have a future land use designation of UMI or ULI and are zoned A-1. Properties to the east across Criswell Street fall within Scott County and are contemplated for future residential development. Their current zoning is Ag General. The proposed development is consistent with Comprehensive Plan Goal D: Provide Housing Options and Reinvest in Existing Neighborhoods.

The Planning and Zoning Commission made a recommendation for approval of the rezoning request by a 5-0 margin at the July 20, 2022 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) Future Land Use Map; (B) Zoning Map; (C) Concept Plan; (D) Staff report to the Planning and Zoning Commission; (E) Planning and Zoning Commission report to the Mayor and City Council; (F) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter

RESOLUTION NO. _____ - 22

RESOLUTION SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF PROPERTY GENERALLY LOCATED SOUTHWEST OF THE INTERSECTION OF HOPEWELL AVENUE AND CRISWELL STREET A-1, AGRICULTURAL/URBAN RESERVE DISTRICT TO R-3, MIXED RESIDENTIAL DISTRICT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for August 16, 2022, at 7:00 p.m., City Hall Council Chambers, 1609 State Street, on the matter of rezoning of property generally located southwest of the intersection of Hopewell Avenue and Criswell Street from A-1 Agricultural/Urban Reserve District to R-3, Mixed Residential District and which is legally described as follows:

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5th PRINCIPAL MERIDIAN, CITY OF BETENDORF, COUNTY OF SCOTT, STATE OF IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the Northeast corner of the Northeast Quarter of said Section 12; Thence South 02° 00' 41" East along the East line of said Section 12, a distance of 85.32 feet; Thence South 88° 00' 33" West, a distance of 33.00 feet to the West right of way line of Criswell Street and the point of beginning of the following described tract: Thence South 02° 00' 41" East along said West right of way line, a distance of 558.54 feet; Thence South 87° 15' 49" West, a distance of 1,295.61 feet to the West line of the Northeast Quarter of the Northeast Quarter of said Section 12; Thence North 02° 03' 30" West along said West line, a distance of 603.25 feet to the South right of way line of Hopewell Avenue; Thence South 87° 15' 04" East along said South right of way line, a distance of 1,251.10 feet; Thence South 47° 23' 12" East, a distance of 63.24 feet to the Point of Beginning.

Containing 17.926 acres, more or less.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 22

AN ORDINANCE AMENDING THE BETTENDORF, IOWA ZONE MAP FOR PROPERTY GENERALLY LOCATED SOUTHWEST OF THE INTERSECTION OF HOPEWELL AVENUE AND CRISWELL STREET A-1 AGRICULTURAL/URBAN RESERVE DISTRICT TO R-3 MIXED RESIDENTIAL 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 southwest of the intersection of Hopewell Avenue and Criswell Street and which is legally described as:

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5th PRINCIPAL MERIDIAN, CITY OF BETENDORF, COUNTY OF SCOTT, STATE OF IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the Northeast corner of the Northeast Quarter of said Section 12; Thence South 02° 00' 41" East along the East line of said Section 12, a distance of 85.32 feet; Thence South 88° 00' 33" West, a distance of 33.00 feet to the West right of way line of Criswell Street and the point of beginning of the following described tract: Thence South 02° 00' 41" East along said West right of way line, a distance of 558.54 feet; Thence South 87° 15' 49" West, a distance of 1,295.61 feet

to the West line of the Northeast Quarter of the Northeast Quarter of said Section 12; Thence North 02° 03' 30" West along said West line, a distance of 603.25 feet to the South right of way line of Hopewell Avenue; Thence South 87° 15' 04" East along said South right of way line, a distance of 1,251.10 feet; Thence South 47° 23' 12" East, a distance of 63.24 feet to the Point of Beginning.

Containing 17.926 acres, more or less.

and which is now zoned A-1 Agricultural/Urban Reserve District is hereby repealed and said described land shall hereinafter be zoned R-3 Mixed Residential District subject to the following condition:

1. A signed affidavit acknowledging that any site development plan submitted shall confirm in all material respects to the submitted Concept Plan;

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. Conditional Rezoning. The rezoning described in this ordinance is subject to the conditions set forth in the Agreement among the City of Bettendorf, the Applicant, and the property owner, Mildred E. Ven Horst Revocable Trust, said Agreement having been signed by the property owner.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

AGREEMENT
CASE 22-047

By and between the City of Bettendorf, Iowa (hereinafter "City") and Youssi Investments of Iowa, LLC (hereinafter "Applicant") as follows:

WHEREAS, Applicant desires to rezone property generally located southwest of the intersection of Hopewell Avenue and Criswell Street and legally described as:

PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5th PRINCIPAL MERIDIAN, CITY OF BETENDORF, COUNTY OF SCOTT, STATE OF IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the Northeast corner of the Northeast Quarter of said Section 12; Thence South 02° 00' 41" East along the East line of said Section 12, a distance of 85.32 feet; Thence South 88° 00' 33" West, a distance of 33.00 feet to the West right of way line of Criswell Street and the point of beginning of the following described tract: Thence South 02° 00' 41" East along said West right of way line, a distance of 558.54 feet; Thence South 87° 15' 49" West, a distance of 1,295.61 feet to the West line of the Northeast Quarter of the Northeast Quarter of said Section 12; Thence North 02° 03' 30" West along said West line, a distance of 603.25 feet to the South right of way line of Hopewell Avenue; Thence South 87° 15' 04" East along said South right of way line, a distance of 1,251.10 feet; Thence South 47° 23' 12" East, a distance of 63.24 feet to the Point of Beginning.

Containing 17.926 acres, more or less, and

WHEREAS, Applicant has submitted a concept plan (attached hereto as Exhibit A) to show how the Applicant intends to develop the subject parcel, and

WHEREAS, the City desires said concept plan to be followed in all material respects as a condition of the rezoning of the subject parcel from A-1, Agricultural/Urban Reserve District to R-3, Mixed Residential District, and

WHEREAS, Iowa Code 414.5 allows the City and Applicant to attach conditions to the rezoning approval provided such conditions are approved in writing by Applicant prior to the public hearing in front of the Council as required by Chapter 414, and

WHEREAS, this Agreement is signed by Applicant pursuant said Chapter.

NOW, THEREFORE, IN CONSIDERATION OF THE MUTUAL PROMISES CONTAINED HEREIN, IT IS AGREED BY THE CITY AND APPLICANT AS FOLLOWS:

1. Any site development plan submitted shall conform in all material respects to the submitted Concept Plan. Failure to conform to the Concept Plan is grounds for denial of approval of said site development plan.
2. This Agreement is intended to be a condition of the rezoning in Case 22-047 and shall be a part of the ordinance approving such rezoning. Applicant acknowledges that it is the responsibility of Applicant to notify any such purchaser or assignee of the rezoned property of these conditions.

Dated this _____ day of _____, 2022.

City of Bettendorf, Iowa

By: _____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

Christopher Youssi
Digitally signed by Christopher Youssi
Date: 2022.08.16 09:36:36 -05'00'

Chris Youssi, Applicant

Trustees for Mildred E. Ven Horst Trust, Titleholder/Owner, consenting to the execution hereof

By: Karen A. Kluever Trustee, Mildred E. Ven Horst Trust
Karen A. Kluever

By: Mary Stimpson, Trustee, Mildred E. Ven Horst Trust
Mary Stimpson

N
W E
S

GRAPHIC SCALE
50 0 25 50
(IN FEET)
1" = 50' (24x36)

PROPOSED ZONING
R-3

17.75 DEVELOPED ACRES
SINGLE-FAMILY HOME: 33
4-PLEX RANCH: 44
2-PLEX RANCH: 4
TOTAL UNITS: 81
UNITS PER ACRE: 4.56

℄ HOPEWELL

CRISWELL STREET (33')

DETENTION
Outlot

DETENTION
Outlot

Min. 150' Radius

Min. 150' Radius

35' 90' 60' 120' 60' 120' 60' 53' 603.25' 53' 88.31' 60' 123.50 60' 123.50 60' 603.3' 53' 130.50 60' 130.50 35' 61.51' 80' 53' 95.07' 25' 95.15' 174.57' 603.42' 177' 20' 229.97' 35' 17' 160' 160' 130.5' 229.23' 242.16' 35' 53' 53' 119.75 25' 175' 20' 175' 292.02' 25'

TOWNSEND ENGINEERING CIVIL ◦ STRUCTURAL ◦ LAND DEVELOPMENT	DATE: 7/12/2022 TE PROJECT NO: 00000.00 563 386.4236 office 386.4231 fax 2224 East 12th Street, Davenport, IA 52803	DRAWN BY: TAS CHECKED BY: CRT DRAWING LOCATION	REVISIONS: NO. / DESCRIPTION / DATE	PROJECT SITE CONCEPT PLAN CRISWELL-HOPEWELL DEVELOPMENT PARCEL ID: 841207003 BETTENDORF, IOWA	DEVELOPER YOUSSI INVESTMENTS OF IOWA, LLC. 9874 NEVADO WAY BELVIDERE, IL 61008	SHEET NO. C1

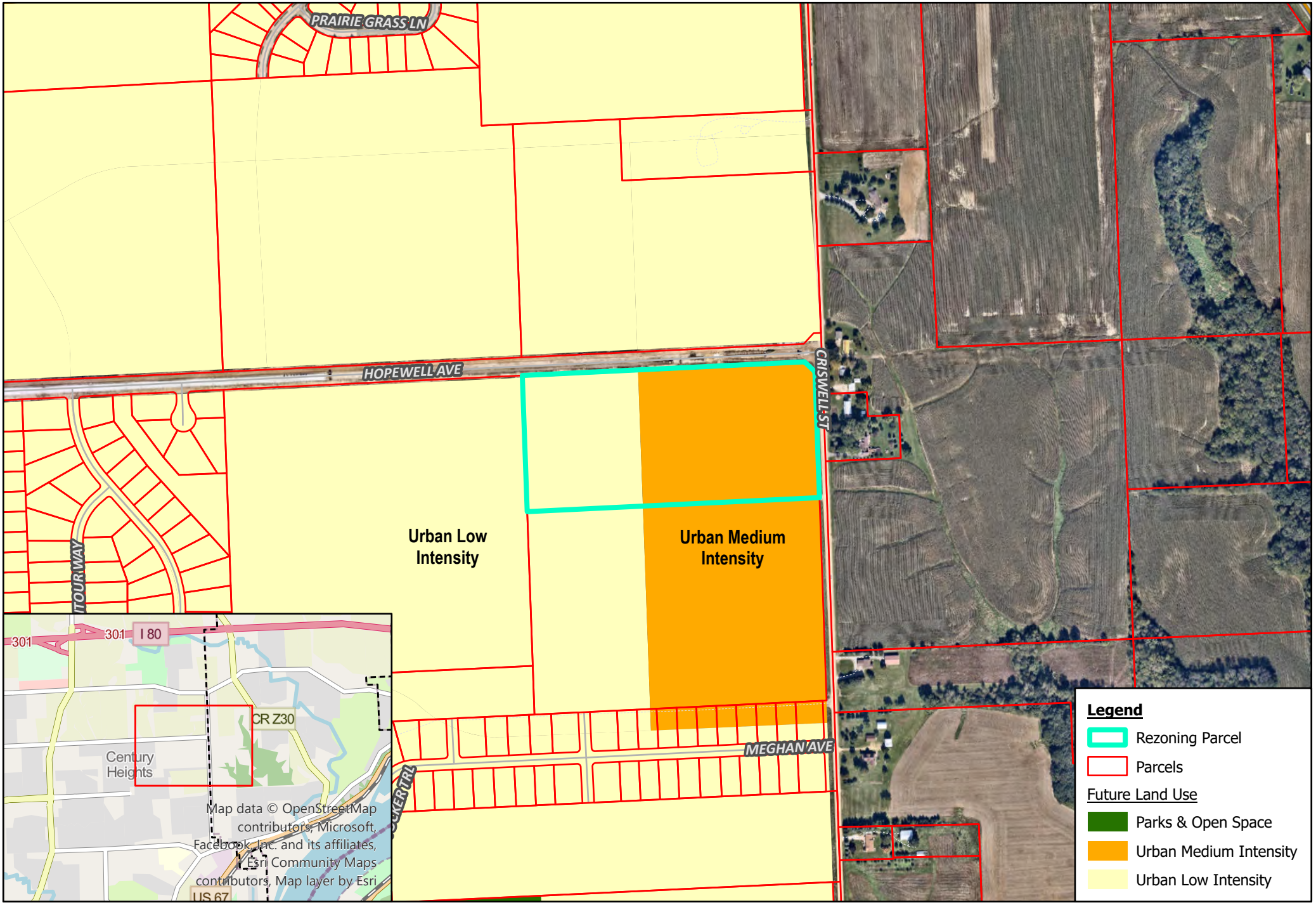
Case 22-047: Southwest Corner of Hopewell Av. & Criswell St.
Rezoning: A-1 to R-3
Future Land Use

ATTACHMENT A

1 Inch = 539 Feet

0 210 420 840 1,260 Feet

N



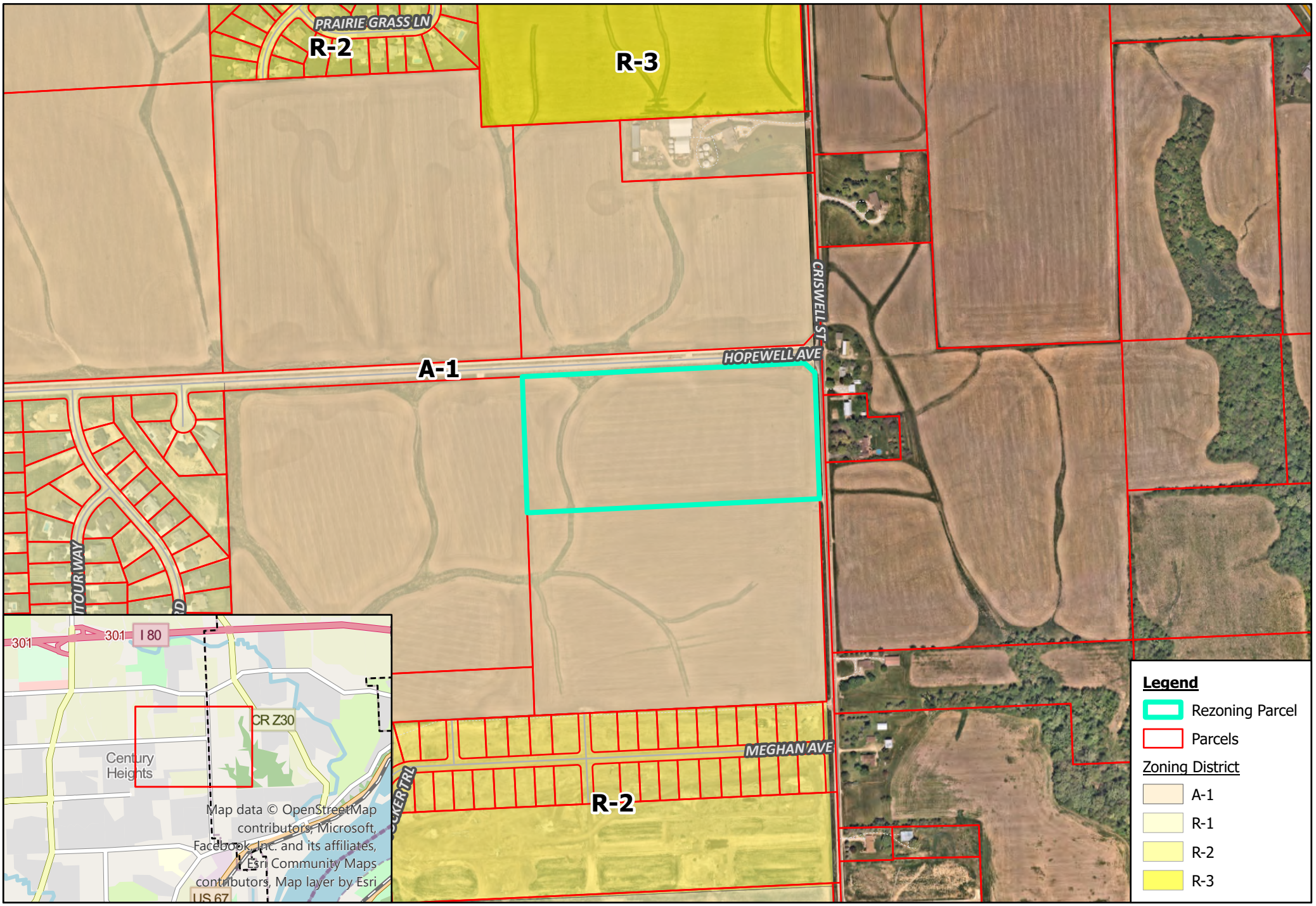
Case 22-047: Southwest Corner of Hopewell Av. & Criswell St.
Rezoning: A-1 to R-3
Current Zoning

ATTACHMENT B

1 Inch = 539 Feet

0 210 420 840 1,260 Feet

N



ATTACHMENT C

N
W E
S

GRAPHIC SCALE
50 0 25 50
(IN FEET)
1" = 50' (24x36)

PROPOSED ZONING
R-3

17.75 DEVELOPED ACRES
SINGLE-FAMILY HOME: 33
4-PLEX RANCH: 44
2-PLEX RANCH: 4
TOTAL UNITS: 81
UNITS PER ACRE: 4.56

℄ HOPEWELL

CRISWELL STREET (33')

DETENTION
Outlot

DETENTION
Outlot

Min. 150' Radius

Min. 150' Radius

35' 90' 60' 120' 60' 120' 60' 53' 603.25' 53' 88.31' 60' 123.50 60' 123.50 60' 603.3' 53' 95.07' 25' 95.15' 25' 174.57' 603.42' 229.23' 53' 61.51' 80' 53' 177' 20' 229.97' 35' 17' 160' 160' 130.5' 242.16' 35' 292.02' 20' 175' 175' 25' 119.75 130.50 130.50 60' 35'

TOWNSEND ENGINEERING
CIVIL ◦ STRUCTURAL ◦ LAND DEVELOPMENT
563 386.4236 office 386.4231 fax
2224 East 12th Street, Davenport, IA 52803

DATE: 7/12/2022 TE PROJECT NO: 00000.00

DRAWN BY: TAS

CHECKED BY: CRT

DRAWING LOCATION

NO.	REVISIONS: DESCRIPTION	DATE

PROJECT
SITE CONCEPT PLAN
CRISWELL-HOPEWELL DEVELOPMENT
PARCEL ID: 841207003
BETTENDORF, IOWA

DEVELOPER
YOUSSI INVESTMENTS OF IOWA, LLC.
9874 NEVADO WAY
BELVIDERE, IL 61008

SHEET NO.
C1

COMMUNITY DEVELOPMENT
City Hall Annex λ 4403 Devils Glen Road, Bettendorf, Iowa 52722 λ (563) 344-4071

July 20, 2022

Staff Report

Case No. 22-047
Location: Southwest of corner of Hopewell Avenue and Criswell Street
Request: Rezoning from A-1 to R-3
Current Zoning Classification: A-1**,** Agricultural/Urban Reserve District
Proposed Zoning Classification: R-3, Mixed Residential District
Current Land Use Designation: Urban Low Intensity (ULI) and Urban Medium Intensity (UMI)

Background Information and Facts
Youssi Investments of Iowa, LLC has submitted a request to rezone a 17.75-acre farm tract west of Criswell Street and south of Hopewell Avenue from A-1 to R-3. UMI and ULI land uses split the parcel (see Future Land Use Map - Attachment A and Zoning Map - Attachment B). The remainder of the parcel is proposed to remain as A-1 at this time. R-3 is a permitted zoning district within both the noted Future Land Use designations noted on this site.

The petitioner's concept plan shows 11, four-unit townhomes on the eastern two-thirds of the site. The remaining one-third of the site is reserved for 33 single-family detached homes. In total, 85 dwelling units are contemplated for the site (see Concept - Attachment C). Site density is calculated at 4.79 units per acre, which is consistent with the requested zoning and underlying Future Land Use designations.

It should be noted that the denser portion of the development generally aligns with the location of the UMI future land use designation, while the less dense area generally aligns with ULI future land use designation.

Future Land Use and Comprehensive Plan
As previously noted, the future land use designations for the site are UMI and ULI. All properties within Bettendorf that border the proposed site have a future land use designation of UMI or ULI and are zoned A-1. Properties to the east across Criswell Street fall within Scott County and are contemplated for future residential development. Their current zoning is Ag General. The proposed development is consistent with Comprehensive Plan Goal D: Provide Housing Options and Reinvest in Existing Neighborhoods.

Staff has noted similarity with this proposal and four recent cases in which mixed residential uses (townhome/duplex/single-family) were approved adjacent to single-family subdivisions and/or undeveloped A-1 districts were. Those cases are as follows:

1. Wyndham Villas, zoned R-4
2. The Meadows, zoned R-3

3. Quail Hollow, zoned R-2 and R-3
4. Forest Green, zoned to R-3

Thoroughfare, Emergency and Pedestrian Access

The access points to the site come from Hopewell Avenue. Future connectivity to the south is contemplated in the concept plan. All interior streets will be public with 53 feet of right-of-way. Snow plowing and trash removal will be provided by the City. Five-foot wide sidewalks will be placed in the subdivision's interior. Sidewalks along Criswell Street will be provided in tandem with future reconstruction of the street. Hopewell Avenue currently has a recreational trail on the north side with anticipation of a sidewalk on the south side.

Storm Water Detention

Storm water detention will be required for the site. The storm water will be piped to the two outlots in the southwest portion of the proposed subdivision.

Staff Recommendation

In addition, analysis provided above, staff finds the zoning amendment adequately addresses all of the following concerns as prescribed in 11-15-13(B) of the Zoning Ordinance:

1. The rezoning conforms to the future land use map in the comprehensive plan, as described in the Preamble and further in subsection A-1-3 of Appendix 1.
2. The amendment is consistent with the goals and objectives of the comprehensive plan.
3. If the responses for both Subsection 11-15-13 B.1. and 11-15-13 B.2. of this section are not affirmative, then either the amendment request recommendation must be denied or the planning and zoning commission and city council must amend the comprehensive plan to provide the required consistency.
4. The subject property, after the city council approval of the requested rezoning, will be designed so as to permit characteristics of said zoning district that will not negatively impact the nearby parcels.
5. The potential externalities and applicable performance standards requirements governing factors (such as noise, neon lights, odors, etc.) of the rezoning request have been adequately considered.
6. There are adequate public utilities and services available to the land if rezoned. If not, there is an identified party who will pay to install them.
7. The pattern of development that has occurred surrounding the subject property is examined, as other characteristics of the subject property are considered, to make a determination regarding a request for an amendment change.
8. The proposed amendment is in the public interest and not solely in the interests of the applicant.

Staff recommends approval of the rezoning request 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. The developer will be responsible for arranging utility connections through adjoining properties. Any utility extension and connection agreements between the City and developer shall be finished prior to the City Council consideration of the final plat for any portion of the proposed rezoning area.
3. The developer submits preliminary and final plats to the Planning and Zoning Commission and City Council and gains approval of those submissions by the City Council.
4. The developer submits a site development plan for the townhome portion of the approved subdivision to the Planning and Zoning Commission and City Council for approval by the City Council.
5. The developer complies with Bettendorf Fire Department requirements prior to the approval of the Final Plat and Site Development Plan by the City Council.
6. Storm water calculations to be provided at time of preliminary plat consideration by City Council.

Respectfully submitted,

Greg Beck
City Planner

July 25, 2022

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

SUBJECT: Planning and Zoning Commission's decision on rezoning request for property generally located southwest of the corner of Hopewell Avenue and Criswell Street, A-1 to R-3, submitted by Youssi Investments of Iowa, LLC. (Case 22-047)

Honorable Mayor and Members of the City Council:

On July 20, 2022, 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

4. Case 22-047; Southwest corner of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-3 Mixed Residential District, submitted by Youssi Investments of Iowa, LLC.

Beck reviewed the staff report. Hunt stated that the Forest Green project to the north is very similar to this one, adding that the rezoning of that property was conditional. He commented that a similar approach might be worth discussing with regard to this case.

Wennlund asked what the plans are for the reconstruction of Criswell Street. Morlok explained that a full-depth reclamation project is scheduled for 2024, adding that the construction will have to be coordinated with Scott County as half of the street is located in their jurisdiction.

> On motion by Stoltenberg, seconded by Adam, that the rezoning of property located southwest of the intersection of Hopewell Avenue and Criswell Street, A-1 to R-3, be recommended for approval subject to staff recommendations.

Wennlund suggested that the motion be modified to include a condition that any site development plan that is required be materially the same as the concept plan submitted. Stoltenberg agreed.

> On motion by Wennlund, seconded by Ormsby, that the motion be amended to add the condition that the development of the property being rezoned is required to be materially the same as the concept plan that was submitted.

ALL AYES

Motion carried.

MEETING DATE: August 2, 2022 (SPH)
August 16, 2022 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on the rezoning of property generally located northwest of the intersection of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-2 Single-Family Residence District, submitted by Our Lady of Lourdes Church and St. John Vianney Church. (Case 22-048) (8/2/22)

Public hearing and first reading of an ordinance rezoning property generally located northwest of the intersection of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-2 Single-Family Residence District, submitted by Our Lady of Lourdes Church and St. John Vianney Church. (Case 22-048 (8/16/22)

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

Our Lady of Lourdes Church and St. John Vianney Church in Bettendorf have submitted a request to rezone property located northwest of the corner of Hopewell Avenue and Criswell Street. The applicants intend to acquire a total of 63.93 acres, more or less. Lot 1 of the proposed Our Lady of Lourdes – St. John Vianney Addition contains 28.8 acres, more or less, and is the only portion of land considered for rezoning (see Zoning Map – Attachment A). The applicant is platting the land and rezoning proposed Lot 1 to R-2, Single-Family Residence District in preparation for the development of a new church and school (see Concept Plan – Attachment B).

The area proposed for development is contemplated in the Bettendorf Future Land Use Map as ULI (see Future Land Use Map – Attachment C). Adjacent areas located to the west and north are also shown as ULI. One portion of land located south of Hopewell Avenue is shown as UMI, Urban Medium Intensity.

Churches and schools are compatible and desirable uses for the current and future neighboring residential development in the area. In addition, the improved road and separated trail transportation amenities on Hopewell Avenue are considered sufficient for the proposed development of a church and school. The proposed development is consistent with Comprehensive Plan Goal F: Promote Recreational and Cultural Opportunities.

The Planning and Zoning Commission made a recommendation for approval of the rezoning request by a 5-0 margin at the July 20, 2022 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) Zoning Map; (B) Concept Plan; (C) Future Land Use Map; (D) Staff report to the Planning and Zoning Commission; (E) Planning and Zoning Commission report to the Mayor and City Council; (F) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter

RESOLUTION NO. _____ - 22

RESOLUTION SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF PROPERTY GENERALLY LOCATED NORTHWEST OF THE INTERSECTION OF HOPEWELL AVENUE AND CRISWELL STREET A-1, AGRICULTURAL/URBAN RESERVE DISTRICT TO R-2, SINGLE-FAMILY RESIDENCE DISTRICT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for August 16, 2022, at 7:00 p.m., City Hall Council Chambers, 1609 State Street, on the matter of a rezoning of property generally located northwest of the intersection of Hopewell Avenue and Criswell Street from A-1 Agricultural/Urban Reserve District to R-2, Single-Family Residence District and which is legally described as follows:

Part of the Southeast Quarter of Section 1, Township 78 North, Range 4 East of the 5th Principal meridian, City of Bettendorf, Scott County, Iowa, more particularly described as follows:

Commencing at the Southwest Corner of said Southeast Quarter; Thence North 02°09'19" West, along the west line of said Southeast Quarter, a distance of 40.00 feet to the north Right of Way line of Hopewell Avenue; Thence continuing North 02°09'19" West, along said west Quarter-Section line, a distance of 1288.31 feet to the southwest corner of Hunting Meadows 1st Addition; Thence North 87°13'07" East, along the south line of said Huntington Meadows 1st Addition and the south line of Huntington Meadows 3rd Addition, a distance of 1188.01 feet to the southeast corner of said 3rd Addition; Thence South 02°09'27" East, along the southerly extension of the east line of said 3rd Addition, a distance of 239.89 feet; Thence North 87°49'51" East, a distance of 613.03 feet to the northwest corner of Parcel "A" according to a survey filed as Doc. No. 2101-00005193, recorded on March 10, 2010 at the Scott County Recorder's Office; Thence South 02°10'01" East, along the west line of said Parcel, a distance of 271.91 feet to the southwest corner of said Parcel; Thence North 87°50'18" East, along the south line of said Parcel, a distance of 852.63 feet to the east line of the Southeast Quarter of said Section and the centerline of Criswell Street; Thence South 02°14'21" East, along said Quarter-Section line, a distance of 715.88 feet; Thence South 87°49'26" West, perpendicular to said Quarter-Section line, a distance of 33.00 feet to the current westerly Right of Way line of said Criswell Street; Thence South 42°29'50" West, continuing along said Right of Way line, a distance 63.94 feet to the north Right of Way line of Hopewell Avenue; Thence South 87°12'52" West, a distance of 2576.94 feet to the Point of Beginning.

The above described real estate contains 64.77 acres, more or less.

For the purpose of this legal description, the west line of the Southeast Quarter of Section 1 has an observed bearing of North 02°09'19" West.

PASSED, APPROVED, AND ADOPTED this __day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 22

AN ORDINANCE AMENDING THE BETTENDORF, IOWA ZONE MAP FOR PROPERTY GENERALLY LOCATED NORTHWEST OF THE INTERSECTION OF HOPEWELL AVENUE AND CRISWELL STREET A-1 AGRICULTURAL/URBAN RESERVE DISTRICT TO R-2 SINGLE-FAMILY RESIDENCE 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 northwest of the intersection of Hopewell Avenue and Criswell Street and which is legally described as:

Part of the Southeast Quarter of Section 1, Township 78 North, Range 4 East of the 5th Principal Meridian, City of Bettendorf, Scott County, Iowa, more particularly described as follows:

Commencing at the Southwest Corner of said Southeast Quarter; Thence North 02°09'19" West, along the west line of said Southeast Quarter, a distance of 40.00 feet to the north Right of Way line of Hopewell Avenue; Thence continuing North 02°09'19" West, along said west Quarter-Section line, a distance of 1288.31 feet to the southwest corner of Hunting Meadows 1st Addition; Thence North 87°13'07" East, along the south line of said Huntington Meadows 1st Addition and the south line of Huntington Meadows 3rd Addition, a distance of 1188.01 feet to the southeast corner of said 3rd Addition; Thence South 02°09'27" East, along the southerly extension of the east line of said 3rd Addition, a distance of 239.89 feet; Thence North 87°49'51" East, a distance of 613.03 feet to the northwest corner of Parcel "A" according to a survey filed as Doc. No. 2101-00005193, recorded on March 10, 2010 at the Scott County Recorder's Office; Thence South 02°10'01" East, along the west line of said Parcel, a distance of 271.91 feet to the southwest corner of said Parcel; Thence North 87°50'18" East, along the south line of said Parcel, a distance of 852.63 feet to the east line of the Southeast Quarter of said Section and the centerline of Criswell Street; Thence South 02°14'21" East, along said Quarter-Section line, a distance of 715.88 feet; Thence South 87°49'26" West, perpendicular to said Quarter-Section line, a distance of 33.00 feet to the current westerly Right of Way line of said Criswell Street; Thence South 42°29'50" West, continuing along said Right of Way

line, a distance 63.94 feet to the north Right of Way line of Hopewell Avenue; Thence South 87°12'52" West, a distance of 2576.94 feet to the Point of Beginning.

The above described real estate contains 64.77 acres, more or less.

For the purpose of this legal description, the west line of the Southeast Quarter of Section 1 has an observed bearing of North 02°09'19" West,

and which is now zoned A-1 Agricultural/Urban Reserve District is hereby repealed and said described land shall hereinafter be zoned R-2 Single-Family Residence 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.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

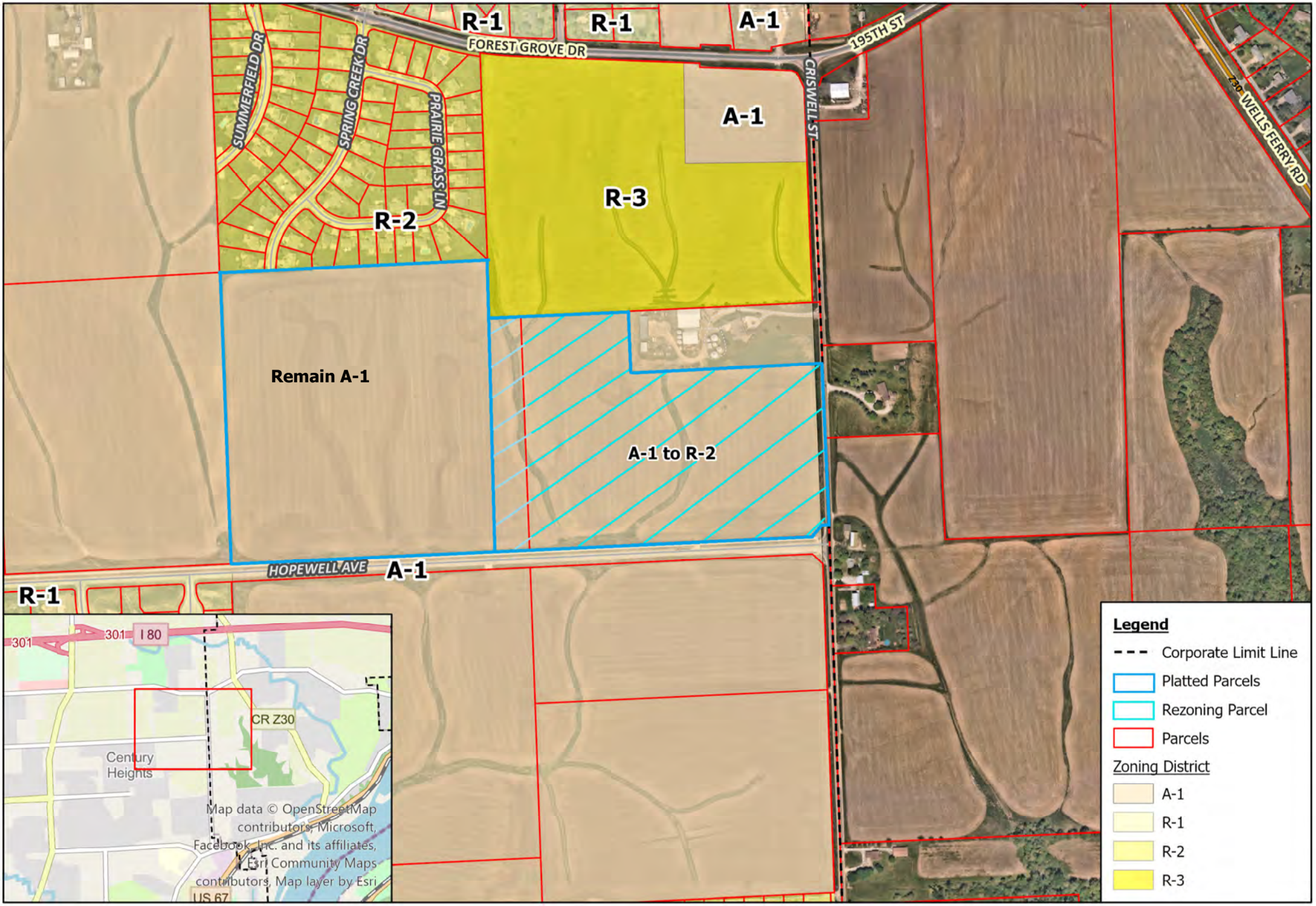
Decker P. Ploehn, City Clerk

Case 22-048: NW Corner of Hopewell Avenue and Criswell Street - Rezoning A-1 to R-2
Case 22-049: Our Lady of Lourdes-St. John Vianney Addition - Final Plat
Zoning Map

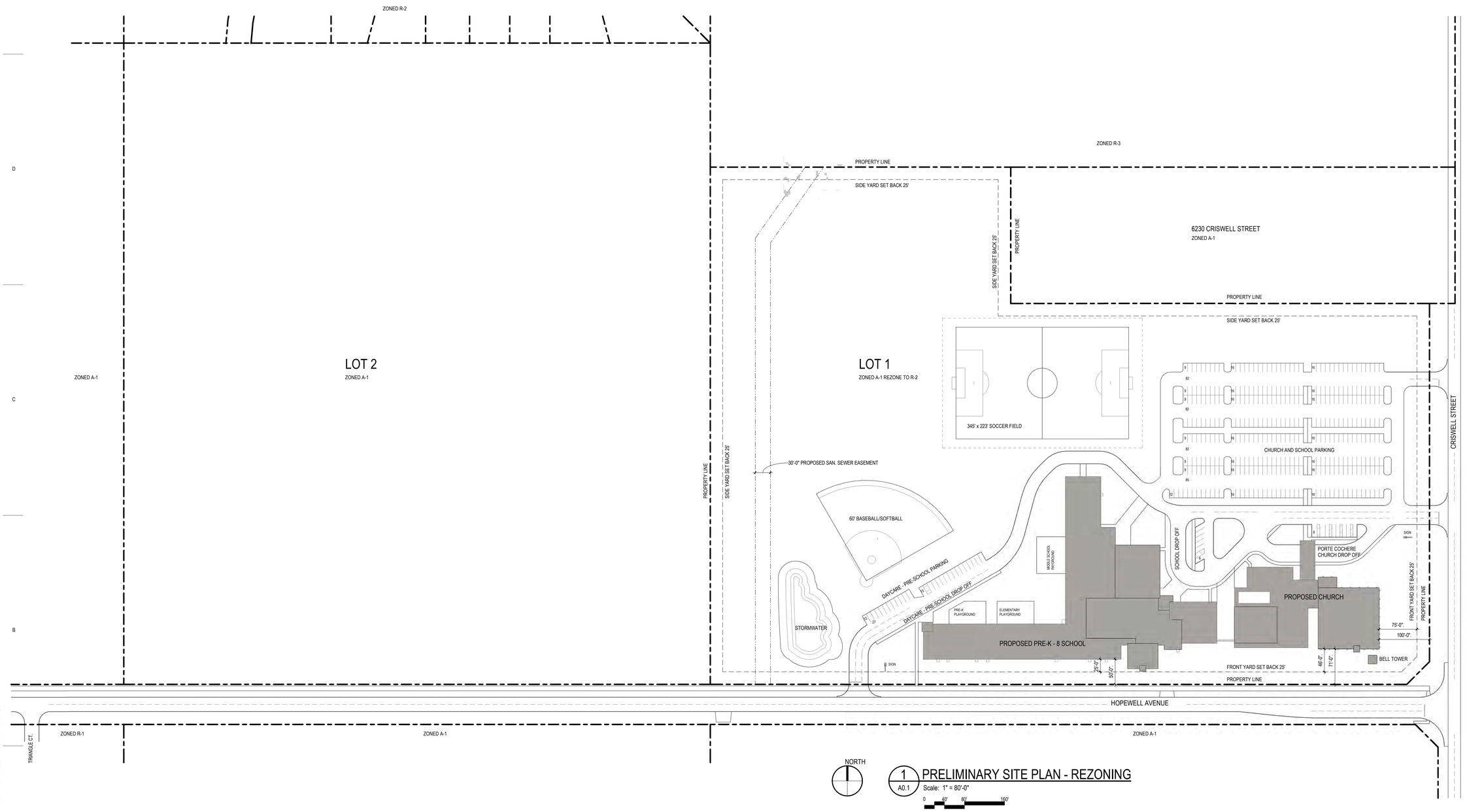
ATTACHMENT A

1 Inch = 539 Feet

0 210 420 840 1,260 Feet



ATTACHMENT B



NORTH

1 A0.1 PRELIMINARY SITE PLAN - REZONING

Scale: 1" = 80'-0"

0 40' 80' 160'

OUR LADY OF LOURDES -ST. JOHN VIANNEY ADDITION TO THE CITY OF BETTENDORF
LOT 1: REQUESTED REZONING FROM A-1 TO R-2
LOT 2 TO REMAIN A-1 ZONING

TOTAL PARKING SHOWN: 372 SPACES
TOTAL ACCESSIBLE PARKING , INCLUDED IN TOTAL ABOVE: 12

NOT A SURVEY - FOR ILLUSTRATION ONLY

BRAY ARCHITECTS

Davenport
220 Emerson Place, Suite 301
Davenport, Iowa 52801
T: 563.326.6050

Milwaukee • Sheboygan • Moline

www.brayarch.com

Project Title:
New Church and School
Our Lady of Lourdes
St. John Vianney
Bettendorf, Iowa

REVISIONS:

#	DATE	DESCRIPTION

NOT FOR CONSTRUCTION

Project Number:
3610

Issued For:
PRELIMINARY SITE PLANNING
6/22/2022

Sheet Title:
SITE PLAN REZONING

Sheet Number:
A0.1

M:\Proposals & Interviews\2022\1. January - March\Bettendorf Catholic Schools OLOL & JV\REVIT\OLOL-&JV Bettendorf Rezoning.rvt
6/27/2022 9:49:22 AM

© 2022 Bray Associates Architects, Inc.

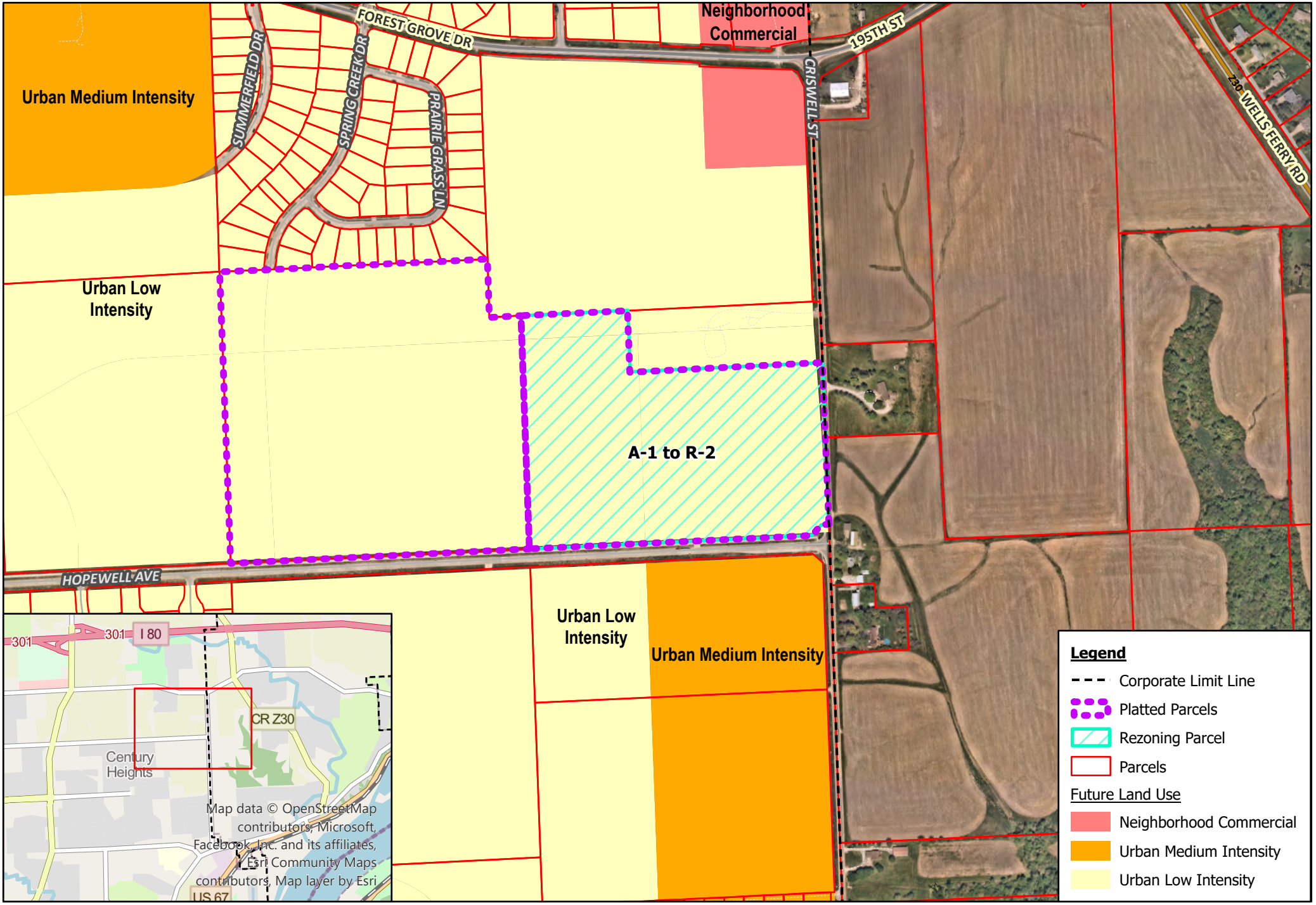
Case 22-048: Northwest Corner of Hopewell Av. & Criswell St.
Rezoning: A-1 to R-2
Future Land Use Map

ATTACHMENT C

1 Inch = 539 Feet

0 210 420 840 1,260 Feet

N



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

July 20, 2022 Bettendorf Planning & Zoning Commission Meeting

Staff Report

Case No. 22-048
Request: Rezoning: A-1, Agricultural/Urban Reserve District to R-2, Single-Family Residence District
Location: Northwest corner of the intersection of Hopewell Avenue and Criswell Street
Legal Description: Part of the SE ¼ of Section 1, Township 78 North, Range 4 East of the Principal Meridian, Bettendorf, Iowa (Parcel #: 840155004 and 840153002)
Applicant: Our Lady of Lourdes Church and St. John Vianney Church
Current Zoning: A-1, Agricultural/Urban Reserve District
Future Land Use: ULI, Urban Low Intensity

Background Information and Facts

Our Lady of Lourdes Church and St. John Vianney Church in Bettendorf have submitted a request to rezone property located northwest of the corner of Hopewell Avenue and Criswell Street (see Aerial Map – Attachment A). The applicants intend to acquire a total of 63.93 acres, more or less. Lot 1 of the proposed Our Lady of Lourdes – St. John Vianney Addition contains 28.8 acres, more or less, and is the only portion of land considered for rezoning (see Proposed Zoning – Attachment B). The applicant is platting the land and rezoning proposed Lot 1 to R-2, Single-Family Residence District in preparation for the development of a new church and school (see Concept Plan – Attachment C).

Future Land Use and Comprehensive Plan

The area proposed for development is contemplated in the Bettendorf Future Land Use Map as ULI (see Future Land Use Map – Attachment D). Adjacent areas located to the west and north are also shown as ULI. One portion of land located south of Hopewell Avenue is shown as UMI, Urban Medium Intensity.

Churches and schools are compatible and desirable uses for the current and future neighboring residential development in the area. In addition, the improved road and

separated trail transportation amenities on Hopewell Avenue are considered sufficient for the proposed development of a church and school. The proposed development is consistent with Comprehensive Plan Goal F: Promote Recreational and Cultural Opportunities.

Lot Configuration and Zoning Compliance

Lot 1 of the proposed Our Lady of Lourdes – St. John Vianney Addition is a developable lot and meets the proposed R-2 zoning district's bulk standard requirements. Religious assemblies and primary education are permitted uses in the R-2 Zoning District. Lot 2 will remain A-1, and the agricultural use is proposed to continue there at this time. A 5.1-acre farmstead located north of the proposed subdivision will remain and continue to have agricultural-related uses on the site. This farmstead was subdivided from the farmland previously.

Utilities

Water service will be provided by Iowa American to all developments in the subdivision. City sewer connections will also be made to all developments. A 30-foot sanitary sewer easement is shown transecting Lot 1. This easement will provide sewer access to developments located north of this subdivision.

Thoroughfare Plan & Access

No public streets are being proposed in the concept plan. Future development on Lot 1 will have access via Hopewell Avenue or Criswell Street. Lot 2 can be accessed for agricultural use via Hopewell Avenue. The concept plan shows a 17-foot right-of-way dedication on Criswell Street.

The concept plan will likely evolve prior to the site development stage, but currently shows a church on the northwest corner of Hopewell Avenue and Criswell Street, a Pre-K through 8th grade school, a baseball/softball field, a soccer field, and a combined church and school parking lot.

A separated trail existing along the north side of Hopewell Avenue. No sidewalk or trail exists along Criswell Street at this time.

Storm Water Detention

Any proposed development on the site will require onsite storm water detention. The concept plan shows a detention pond near the entrance to Hopewell Avenue. All storm

water calculations and requirements will be reviewed at the site development plan stage for any future development.

Staff Recommendation

In addition to the noted analysis contained in the staff report, staff finds the zoning amendment adequately addresses all of the following concerns as prescribed in 11-15-13(B) of the Zoning Ordinance:

1. The rezoning conforms to the future land use map in the comprehensive plan, as described in the Preamble and further in subsection A-1-3 of Appendix 1.
2. The amendment is consistent with the goals and objectives of the comprehensive plan.
3. If the responses for both Subsection 11-15-13 B.1. and 11-15-13 B.2. of this section are not affirmative, then either the amendment request recommendation must be denied or the planning and zoning commission and city council must amend the comprehensive plan to provide the required consistency.
4. The subject property, after the city council approval of the requested rezoning, will be designed so as to permit characteristics of said zoning district that will not negatively impact the nearby parcels.
5. The potential externalities and applicable performance standards requirements governing factors (such as noise, neon lights, odors, etc.) of the rezoning request have been adequately considered.
6. There are adequate public utilities and services available to the land if rezoned. If not, there is an identified party who will pay to install them.
7. The pattern of development that has occurred surrounding the subject property is examined, as other characteristics of the subject property are considered, to make a determination regarding a request for an amendment change.
8. The proposed amendment is in the public interest and not solely in the interests of the applicant.

Staff recommends approval of the rezoning request.

Respectfully submitted,

Taylor Beswick
City Planner

July 25, 2022

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

SUBJECT: Planning and Zoning Commission's decision on rezoning request for property generally located northwest of the corner of Hopewell Avenue and Criswell Street, A-1 to R-2, submitted by Our Lady of Lourdes Church and St. John Vianney Church. (Case 22-048)

Honorable Mayor and Members of the City Council:

On July 20, 2022, 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

6. Case 22-048; Northwest corner of Hopewell Avenue and Criswell Street, A-1 Agricultural/Urban Reserve District to R-2 Single-Family Residence District, submitted by Our Lady of Lourdes Church and St. John Vianney Church.

Beswick reviewed the staff report.

Paul Ven Horst, 18921 Criswell Street, asked if there would be a retention pond on the property. Wennlund stated that it would be located on the southwest corner of the lot. Beswick added that the plan shown is a concept only and that a site development plan will be required which will include engineering plans and storm water calculations and will show the final locations of the buildings, parking lots, and detention basin locations based on the topography of the site. He stated that sanitary sewer would be installed running north-south on the west side of Lot 1. Ven Horst asked if the previous plan to extend the sewer along Hopewell Avenue to Criswell Street and then run it north had changed. Beswick confirmed this.

On motion by Ormsby, seconded by Gibson, that the request to rezone property located northwest of the corner of Hopewell Avenue and Criswell Street, A-1 to R-2, be recommended for approval subject to staff recommendations.

ROLL CALL ON MOTION

AYE:	Gibson, Ormsby, Stoltenberg, Wennlund
NAY:	None
ABSTAIN:	Adam

Motion carried.

Bettendorf IOWA
a premier city

MEETING DATE: August 2, 2022 (SPH)
August 16, 2022 (HPH)

COUNCIL LETTER **REQUESTED BY:** Mark Hunt

ITEM TITLE: Resolution setting a date for public hearing on the rezoning of 3618 Middle Road (Lot 5, Victor Archer's Addition), A-1 Agricultural/Urban Reserve District to C-2 Community Commercial District, submitted by Emery Construction Group, Inc./Jack Laud. (Case 22-050) (8/2/22)

Public hearing and first reading of an ordinance rezoning 3618 Middle Road (Lot 5, Victor Archer's Addition), A-1 Agricultural/Urban Reserve District to C-2 Community Commercial District, submitted by Emery Construction Group, Inc./Jack Laud. (Case 22-050) (8/16/22)

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

Emery Construction Group, Inc./Jack Laud has submitted an application for the rezoning of 3618 Middle Road (see Zoning Aerial - Attachment A). This parcel is a remnant from a larger surrounding area that was originally zoned A-2 and is currently in residential use. The petitioner is requesting a rezoning from A-2 to C-2. The future land use designation for this site is Community Commercial (see Future Land Use Aerial - Attachment B). A laundromat is proposed for this location (see Concept Plan - Attachment C). The site development plan that was approved for Dunkin' which is adjacent to the lot in question includes a condition for shared access (see Site Development Plan and Resolution - Attachments D and E). The building will have an exterior treatment of split-faced brick and stone (see Floor Plan and Elevations – Attachment F).

The proposed C-2 zoning district is allowed under the Community Commercial Future Land Use designation. Additionally, Laundry Services are a permitted use in the C-2 zoning district. Adjacent zoning is C-2 to the east and west. An A-2 parcel exists immediately to the north and an A-1, Agricultural Urban Reserve District is located south across Middle Road. This proposal aligns with the Comprehensive Plan Goal C: Attract and Retain Business and Industry, by bringing a new commercial service to the area.

The Planning and Zoning Commission made a recommendation for approval of the rezoning request by a 5-0 margin at the July 20, 2022 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) Zoning Aerial; (B) Future Land Use Aerial; (C) Concept Plan; (D) Site Development Plan; (E) Resolution; (F) Floor Plan and Elevations; (G) Staff report to the Planning and Zoning Commission; (H) Planning and Zoning Commission report to the Mayor and City Council; (I) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter

RESOLUTION NO. _____ - 22

RESOLUTION SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF 3618 MIDDLE ROAD LOT 5, VICTOR ARCHER'S ADDITION A-1, AGRICULTURAL/URBAN RESERVE DISTRICT TO C-2 COMMUNITY COMMERCIAL DISTRICT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that a date for public hearing be set for August 16, 2022, at 7:00 p.m., City Hall Council Chambers, 1609 State Street, on the matter of a rezoning of 3618 Middle Road (Lot 5, Victor Archer's Addition) from A-1 Agricultural/Urban Reserve District to C-2 Community Commercial District.

PASSED, APPROVED, AND ADOPTED this ___day of _____, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

ORDINANCE NO. _____ - 22

AN ORDINANCE AMENDING THE BETTENDORF, IOWA ZONE MAP FOR 3618 MIDDLE ROAD LOT 5, VICTOR ARCHER'S ADDITION A-1 AGRICULTURAL/URBAN RESERVE DISTRICT TO C-2 COMMUNITY COMMERCIAL 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 3618 Middle Road (Lot 5, Victor Archer's Addition),

and which is now zoned A-1 Agricultural/Urban Reserve District is hereby repealed and said described land shall hereinafter be zoned C-2 Community Commercial 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.

PASSED, APPROVED, AND ADOPTED this _____ day of _____, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

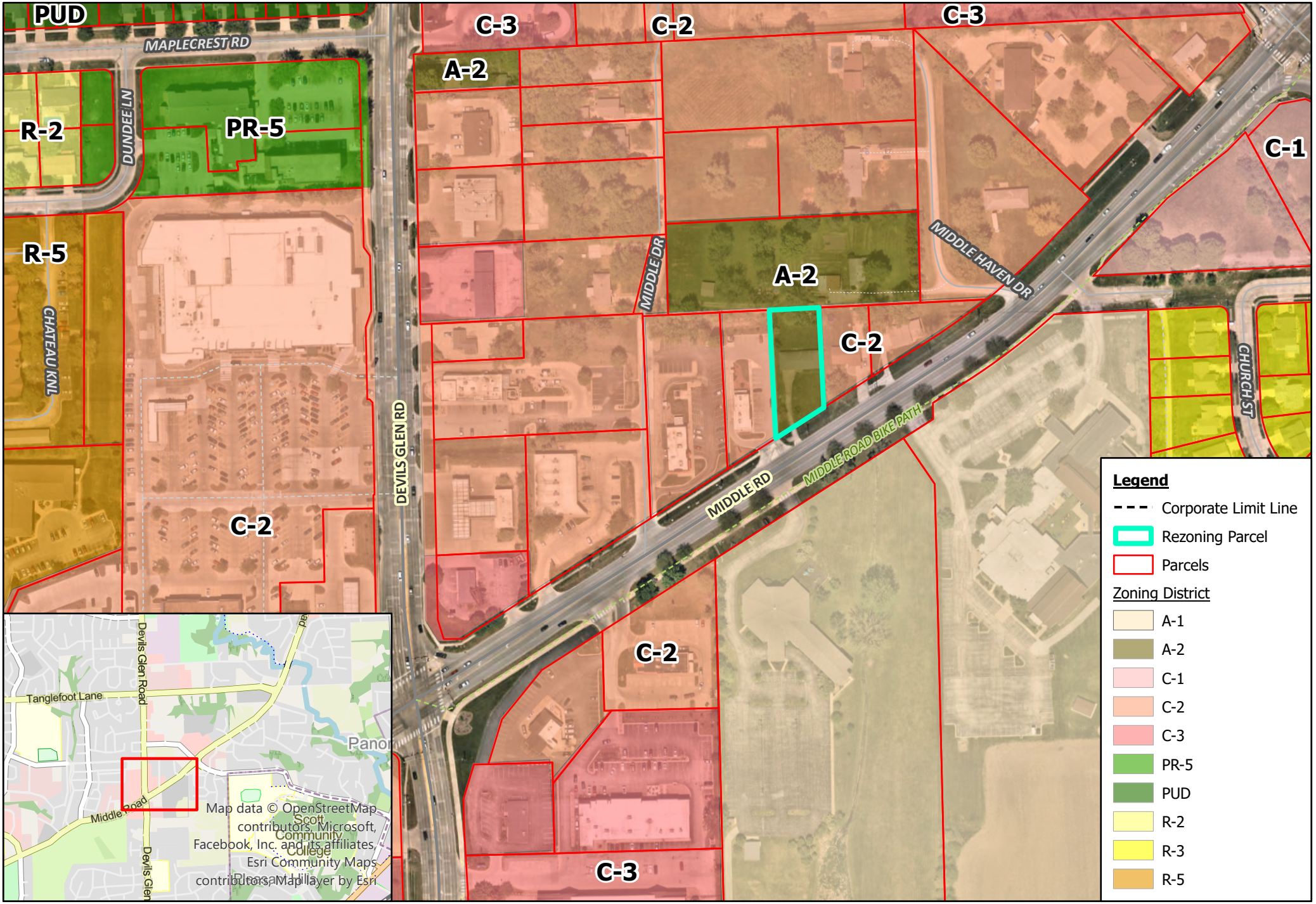
Case 22-050: 3618 Middle Road
Rezoning: A-2 to C-2
Current Zoning

ATTACHMENT A

1 Inch = 221 Feet

0 85 170 340 510 Feet

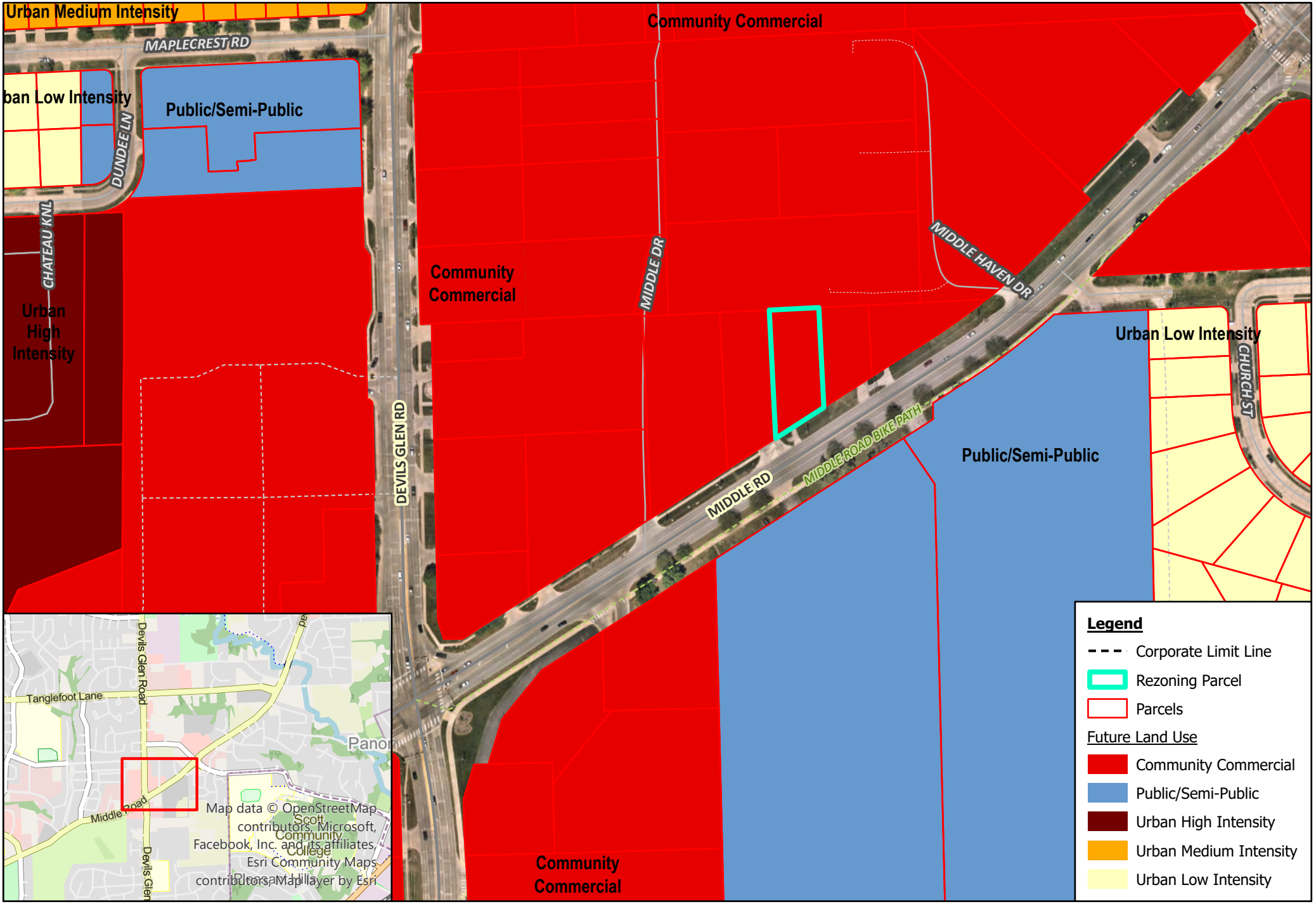
N



Case 22-050: 3618 Middle Road
Rezoning: A-2 to C-2
Future Land Use

1 Inch = 221 Feet
Feet
0 85 170 340 510

N



ATTACHMENT C

SITE PLAN

PROPOSED MIDDLE ROAD LAUNDRY

TO THE CITY OF BETTENDORF, IA

IOWA ONE CALL 800/292-8989 Call 2 Working Days BEFORE YOU DIG

N W E S

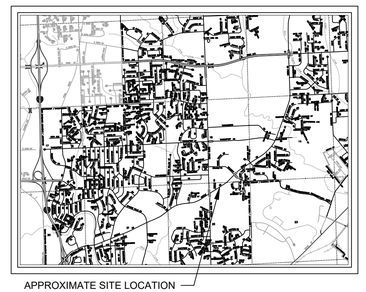
GRAPHIC SCALE

20 0 10 20

(IN FEET)

1" = 20' (24x36)

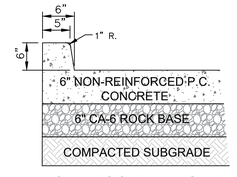
SITE LOCATION MAP



APPROXIMATE SITE LOCATION

GENERAL NOTES

1. ALL IMPROVEMENTS SHOWN ON THESE ENGINEERING PLANS SHALL COMPLY WITH THE CITY OF BETTENDORF STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS, LATEST EDITION, AND THE STANDARDS OF THE IOWA DEPARTMENT OF NATURAL RESOURCES, LATEST EDITION.
2. LEGAL DESCRIPTION OF PROPERTY: LOT 5 OF VICTOR ARCHER'S ADDITION, A SUBDIVISION OF PART OF THE NORTHEAST SECTION QUARTER OF SECTION 22, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5TH PRINCIPAL MERIDIAN TO THE CITY OF DAVENPORT, SCOTT COUNTY, IOWA.
3. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL EXISTING UTILITIES AND PAVED STREETS, INCLUDING ANY NOT SHOWN ON THESE DRAWINGS. THE CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND NOTIFY THE ENGINEER IF ANY CONFLICTS WITH THE DRAWINGS OCCUR. ANY DAMAGE TO EXISTING UTILITIES AND/OR PAVED STREETS CAUSED BY TRENCHING AND GRADING OPERATIONS SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. EXISTING UTILITY LOCATIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE.
4. THE CONTRACTOR SHALL NOTIFY THE CITY OF BETTENDORF AND THE ENGINEER 48 HOURS PRIOR TO COMMENCEMENT OF ANY WORK.
5. PROVIDE POSITIVE DRAINAGE AT ALL TIMES WITHIN THE CONSTRUCTION AREAS. DO NOT ALLOW WATER TO DRAIN OR TO POND ONTO ADJOINING PROPERTY OR PUBLIC RIGHT-OF-WAY.
6. ALL DEBRIS RESULTING FROM CONSTRUCTION OPERATIONS SHALL BE PROPERLY DISPOSED OF OFF-SITE.
7. CONCRETE PAVEMENT SHALL CONFORM TO THE REQUIREMENTS OF IOWA DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR HIGHWAYS AND BRIDGE CONSTRUCTION, SECTION 2301, PORTLAND CEMENT CONCRETE PAVEMENT. CONCRETE PAVEMENT WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE CITY OF BETTENDORF STANDARDS AND SPECIFICATIONS.
8. ALL SOIL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL CONFORM TO THE IOWA CONSTRUCTION SITE EROSION CONTROL MANUAL, LATEST EDITION.
9. NOTE: ALL DIMENSIONS ARE TO THE BACK OF CURB, UNLESS OTHERWISE NOTED.



TYPICAL PCC PAVING DETAIL

NOT TO SCALE

LEGEND:

- EASEMENT
- SETBACK LINE
- CENTERLINE
- PROPERTY BOUNDARY
- EXISTING FENCE
- EXISTING SANITARY
- PROPOSED SANITARY
- EXISTING STORM SEWER
- PROPOSED STORM SEWER
- EXISTING WATER
- PROPOSED WATER
- EXISTING GAS LINE
- EXISTING ELECTRIC
- EXISTING GAS VALVE
- EXISTING WATER VALVE
- EXISTING UTILITY POLE
- EXISTING LIGHT POLE
- EXISTING TREE
- EXISTING BUSH
- EXISTING MANHOLE
- EXISTING FIRE HYDRANT
- FOUND PROPERTY PIN
- CONTROL POINT
- EXISTING CONTOUR LINE
- PROPOSED CONTOUR LINE
- 715.00 TC — SPOT ELEVATION TOP OF CURB
- 715.00 FL — SPOT ELEVATION FL @ GUTTER
- 715.00 TW — SPOT ELEVATION SIDEWALK
- 715.00 FF — FINISHED FLOOR ELEVATION

CURRENT ZONING

A-2 Rural Residence District

PROPOSED ZONING:

C-2 Community Commercial District

SETBACKS:

Front: 25'
Side: 10' w/ Sum Not Less Than 25'
Rear: None

PARKING:

Coin or Token Operated Laundry Establishment
One Space for Every Two Machines
27 Machines
14 Spaces Provided

TOWNSEND ENGINEERING
CIVIL ◇ STRUCTURAL ◇ LAND DEVELOPMENT

563 386.4236 office 386.4231 fax
2224 East 12th Street, Davenport, IA 52803

DATE: 3/11/2022

DRAWN BY: TAS

CHECKED BY: CRT

DRAWING LOCATION
S:\EMERY\MIDDLEROAD\SITE PLAN.DWG

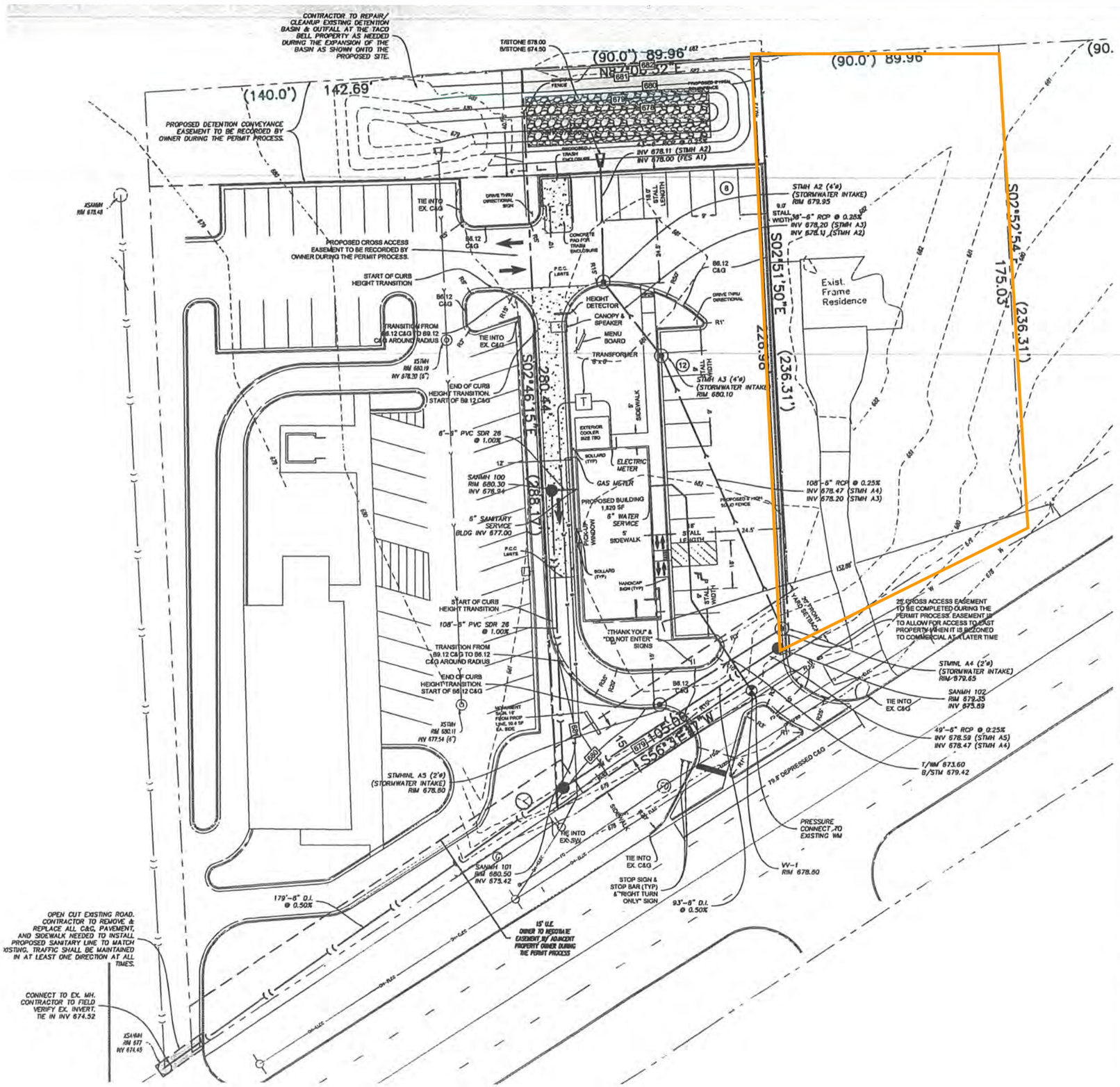
NO.	REVISIONS: DESCRIPTION	DATE

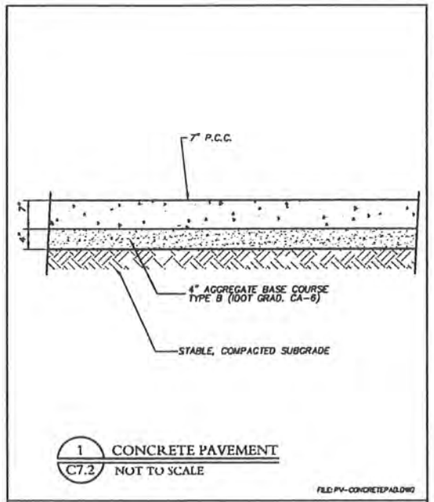
PROJECT
SITE PLAN
3618 MIDDLE ROAD
BETTENDORF, IOWA 52722

DEVELOPER
EMERY CONSTRUCTION GROUP
2303 46th STREET
MOLINE, IL 61265

SHEET NO.
C1

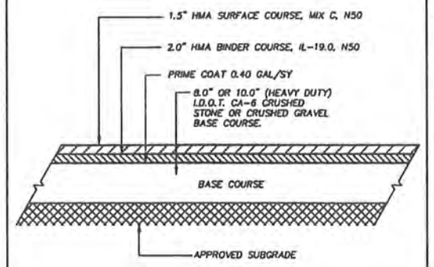
ATTACHMENT D





1 CONCRETE PAVEMENT
C7.2 NOT TO SCALE

FILE: PV-CONCRETEPAD.DWG



2 DETAIL - PAVEMENT SECTION

Scale 1"=40'

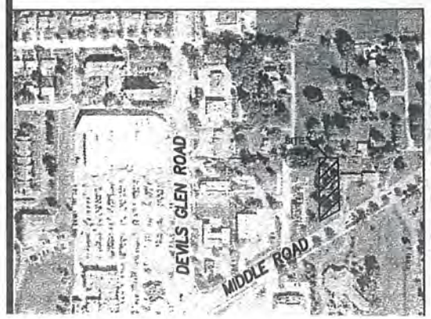
LEGEND

	PROPOSED	EXISTING
STORM SEWER	—>—	—>—
SANITARY SEWER	—)—)—	—)—)—
WATERMAIN	—8" D.I.W.M.—	—8" D.I.W.M.—
ELECTRIC	—E—	—E—
TELEPHONE	—T—	—T—
GAS	—G—	—G—
STORM MANHOLE	⊙	⊙
FLARED END SECTION	◪	◪
SANITARY MANHOLE	●	○
VALVE VAULT / B-BOX	⊗	⊗
FIRE HYDRANT		
LIGHT POLES	■—○■	■—○■
TRANSFORMER	T	T

UTILITY NOTES

1. ALL WATERMAIN SHALL BE CLASS 52 DUCTILE IRON PIPE UNLESS OTHERWISE SPECIFIED. FITTINGS SHALL MEET AWWA C110 OR C153. VALVE SHALL MEET AWWA C509-87.
2. ALL STORM SEWER PIPE SHALL MEET IDOT SPECIFICATIONS (ART. 550.03) FOR SELECTING THE PIPE CLASS. STORM PIPE MUST MEET ASTM C76 STANDARDS.
3. PRECAST CONCRETE SECTIONS FOR MANHOLES, CATCH BASINS, INLETS AND VAULTS SHALL MEET ASTM C478.
4. EXISTING UTILITIES SHOWN ARE FOR INFORMATION ONLY AND ARE NOT NECESSARILY EXCLUSIVE. CONTRACTOR SHALL VERIFY UTILITIES WHERE POSSIBLE AND NOTIFY ENGINEER OF DISCREPANCIES, EXCEPTIONS, OR OMISSIONS AS SOON AS POSSIBLE.
5. NO FILTER FABRIC ALLOWED UNDER FRAMES OR GRATES. ALL STRUCTURES SHALL HAVE INLET FILTERS INSTALLED. ALL INLET PROTECTION SHOULD BE IN ACCORDANCE WITH THE APPROVED STORMWATER POLLUTION PREVENTION PLAN.
6. GENERAL CONTRACTOR SHALL VERIFY SPECIFIC SIZE AND LOCATION OF CONDUIT FOR GAS, ELECTRIC AND TELEPHONE PRIOR TO INSTALLATION.
7. ALL EXISTING DRAIN TILE LOCATED WITHIN THE SITE BOUNDARY SHALL BE REMOVED OR ABANDONED AS NECESSARY. ALL DRAIN TILE ENTERING SITE SHALL BE TIED INTO PROPOSED STORM LINE OR REROUTED TO MAINTAIN EXISTING DRAINAGE PATTERNS. IN PLACES WHERE THE PROPOSED WATERMAIN AND EXISTING ACTIVE DRAINTILE CROSS, THE WATERMAIN SHALL BE INSTALLED WITH CASING 10 FEET ON EITHER SIDE OF CROSSING.
8. SANITARY PLUGS WILL BE REQUIRED DURING CONSTRUCTION AT ALL EXISTING MANHOLES WHERE PROPOSED CONNECTIONS ARE MADE AND AT THE FIRST MANHOLE OF EACH PROPOSED SANITARY LINE.
9. CONTRACTOR TO SEE LANDSCAPE AND IRRIGATION SPECIFICATIONS IN ARCHITECTURAL PLANS AND CONTRACT DOCUMENTS FOR ADDITIONAL REQUIREMENTS.
10. ALL STORM STRUCTURES LOCATED IN AND ALONG ALL B6.12 CURB AND GUTTER SHALL HAVE CURB FRAME AND GRATES.
11. ALL ROOF DOWNSPOUTS MUST TIE DIRECTLY INTO THE STORM SEWER SYSTEM. NO OVERLAND DRAINAGE WILL BE PERMITTED FOR THE ROOF DRAINS.
12. FRAME AND GRATE REQUIREMENTS:
    STORM STRUCTURE (PAVEMENT) – NEENAH R-1557 FRAME, R-2557 TYPE G GRATE
    STORM STRUCTURE (CURB) – NEENAH R-1557 FRAME, R-2557 TYPE G GRATE
    STORM STRUCTURE (GRASS) – NEENAH R-4341-A
    SANITARY STRUCTURE – NEENAH R-171.3 WITH SOLID LID
    EXCEPTIONS TO ABOVE ARE NOTED ON PLANS.

LOCATION MAP



RESOLUTION NO. _____ - 18

RESOLUTION APPROVING A SITE DEVELOPMENT PLAN FOR
3592 MIDDLE RD
(LOT 4, VICTOR ARCHER'S ADDITION)

WHEREAS, ECA Architects, Inc, has submitted a site development plan for 3592 Middle Road (Lot 4, Victor Archer's Addition), and

WHEREAS, the staff and Planning and Zoning Commission have reviewed said site development plan and recommended approval of it subject to 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 for 3592 Middle Road (Lot 4, Victor Archer's Addition) subject to the following conditions:

1. Approval of the site development plan does not waive any applicable city, state, or federal provisions as required by law.
2. City Engineer must approve water quality and storm water detention design prior to City Council approval of the site development plan.
3. A storm water easement is required to be placed on Lot 1 and Lot 4, Victor Archer's Addition to facilitate the sharing of the storm water detention facility. This easement must be recorded prior to the issuance of building permits.
4. The right-in/right-out island will be removed south of Lot 4, Victor Archer's Addition ONLY when full access is granted to Lot 5, Victor Archer's First Addition by easement. The shared access easement would be required to meet City standards for emergency vehicles. The easement must be recorded at the Scott County Recorder's Office.
5. Easement for sanitary sewer to be 15 feet wide and acquired by the developer from the owner of Lot 3, Victor Archer's Addition prior to the issuance of any building permits. Proof of easement acquisition must be presented to the Building Department.

PASSED, APPROVED, AND ADOPTED THIS 17th day of July, 2018.

_____
Robert Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

CONTRACTOR AND OR OWNER:

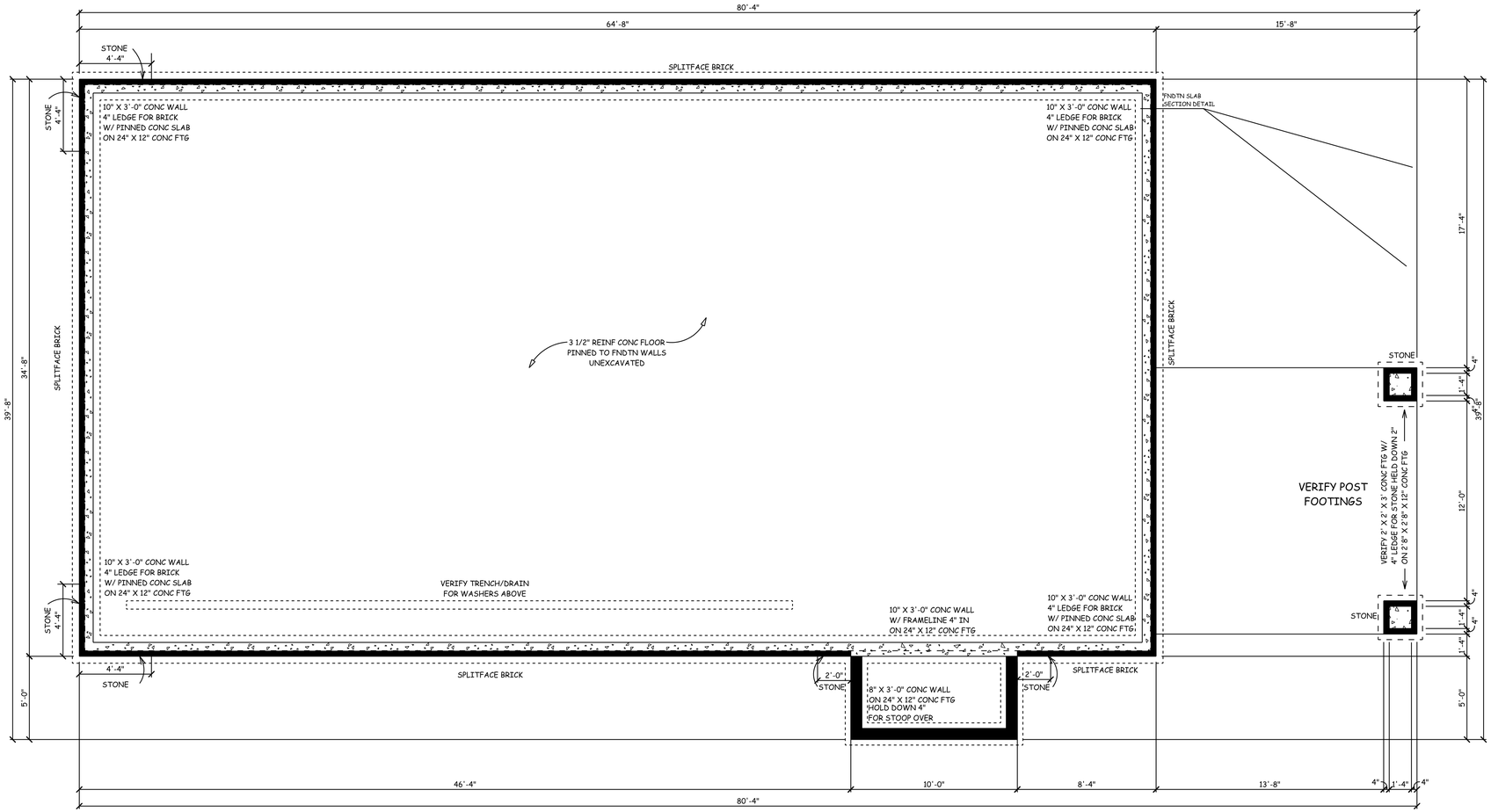
ELDRIDGE LUMBERYARD INC. HAS MADE EVERY ATTEMPT TO PRODUCE THIS PLAN WITH ERROR FREE DIMENSIONS, CORRECT ENGINEERING AND CONSTRUCTION STANDARDS THAT APPLY TO THE QUAD CITY AREA. HOWEVER, IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY ALL DRAWINGS AND DIMENSIONS WITH THE SUBCONTRACTORS AND OWNERS.

DUE TO THE MANY DIFFERENT AREA BUILDING DEPARTMENTS AND BUILDING CODE INTERPRETATIONS, WE FIND IT NECESSARY FOR THE CONTRACTOR AND OR OWNER TO BE COMPLIENT WITH LOCAL BUILDING CODES WHERE THE PROJECT IS TO BE BUILT.

ALL FLOOR AND ROOF LOAD REQUIREMENTS HAVE BEEN CALCULATED ACCORDING TO LOCAL BUILDING CODES. FLOOR JOIST SPAN TABLES FOR 40# LIVE AND 15# DEAD ROOF TRUSS AND CONVENTIONAL ROOF FRAMING HAVE BEEN CALCULATED FOR 30# LIVE AND 20# DEAD LOAD. TJI TABLES OF 480/L ARE USED FOR SPAN LIMITATION.

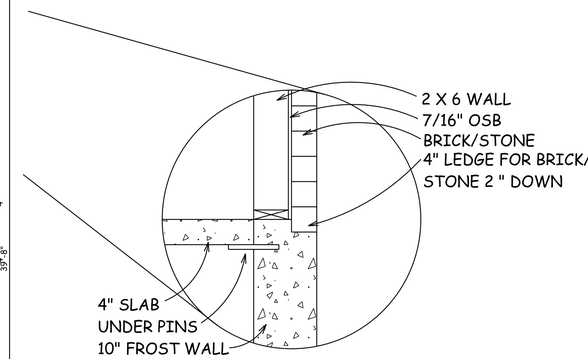
SOME, BUT NOT ALL RESTRICTIONS THAT NEED TO BE VERIFIED WITH LOCAL BUILDING DEPARTMENTS ARE LISTED BELOW. PLEASE VERIFY BEFORE ORDERING PRODUCTS.

A. BASEMENT EGRESS REQUIREMENTS
B. ANY AND ALL FIRE CODE REQUIRMENTS
C. SCUTTLE ACCESS REQUIREMENTS
D. DEAD BOLT LOCKS
E. TEMPERED GLASS REQUIREMENTS
F. SOIL BEARING TEST AND COMPACTION REQUIREMENTS
G. SITE PREPARATION FOR FROST WALLS AND GRADE
H. ENERGY AND INSULATION REQUIREMENTS
I. GARAGE FOUNDATION WALL THICKNESS AND FOOTING SIZE WITH BRICK VENEER.



FOUNDATION PLAN

SCALE: 1/4" = 1'-0

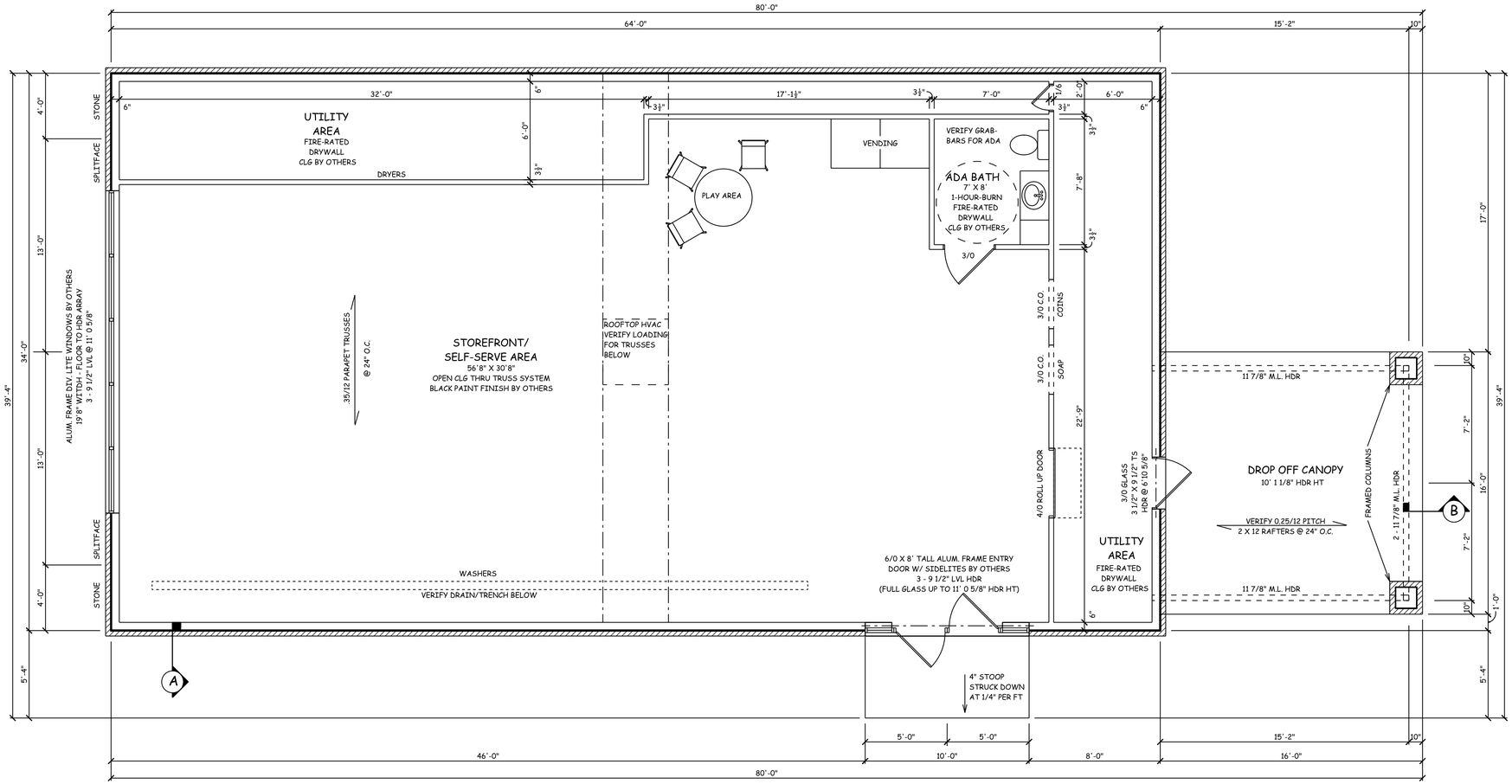


PINNED SLAB
FOUNDATION DETAIL

SCALE: 1" = 1'

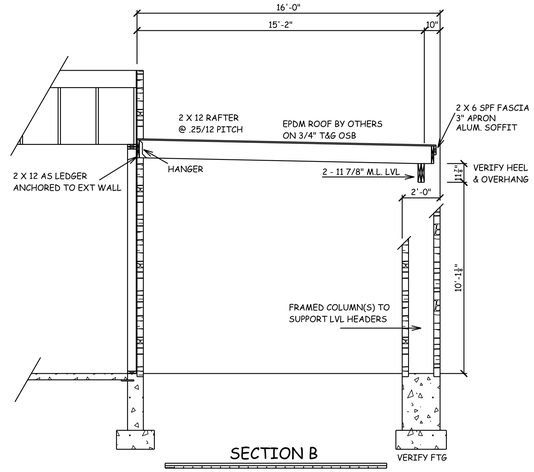
ELDRIDGE LUMBERYARD
563-285-9691

SCALE: 1/4" = 1'-0"	EMERY CONSTRUCTION	DRAWN BY ZAS
DATE:5/16/2022		REVISED
ELDRIDGE LUMBERYARD INC.		
4692-05-22	FINAL	DRAWING NUMBER 1 OF 3



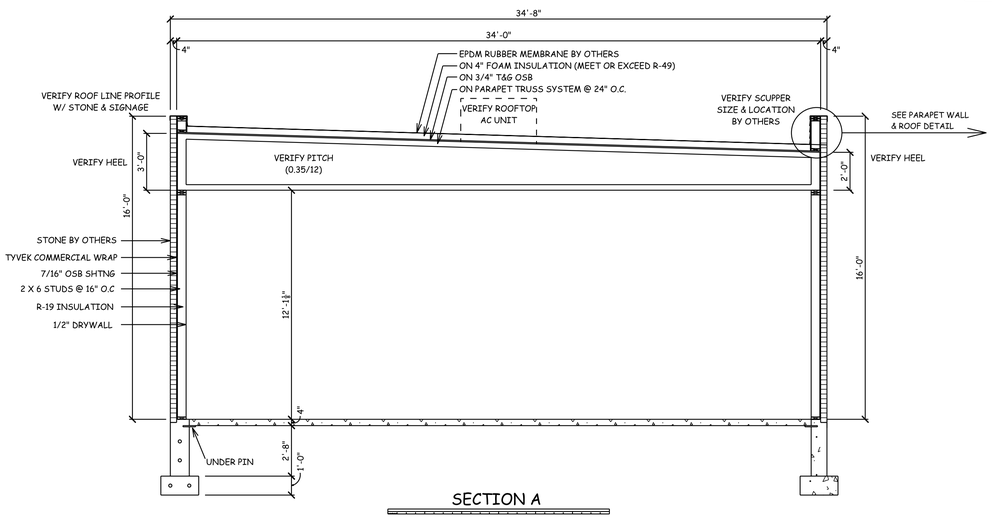
MAIN FLOOR PLAN

SCALE: 1/4" = 1'-0



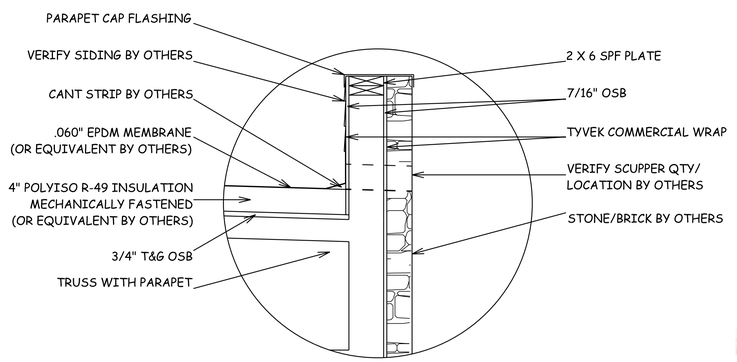
SECTION B

SCALE: 1/4" = 1'-0



SECTION A

SCALE: 1/4" = 1'-0

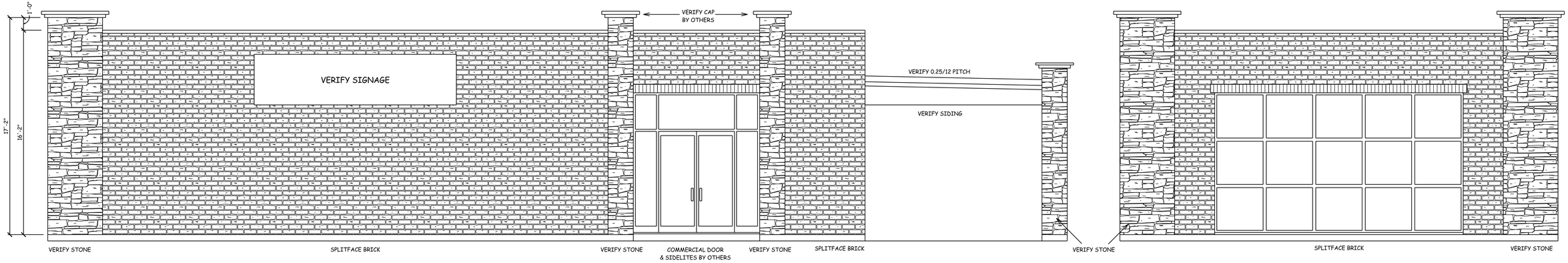


PARAPRET WALL & ROOF DETAIL

SCALE: 1" = 1'

ELDRIDGE LUMBERYARD
563-285-9691

SCALE: 1/4" = 1'-0"	EMERY CONSTRUCTION	DRAWN BY ZAS
DATE:5/16/2022		REVISED
ELDRIDGE LUMBERYARD INC.		
4692-05-22	FINAL	DRAWING NUMBER 2 OF 3

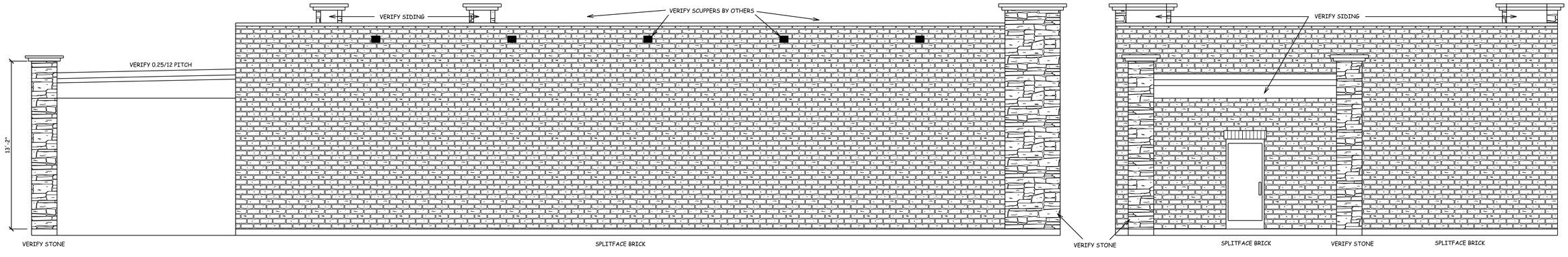


FRONT ELEVATION

SCALE: 1/4" = 1'-0

LEFT ELEVATION

SCALE: 1/4" = 1'-0



REAR ELEVATION

SCALE: 1/4" = 1'-0

RIGHT ELEVATION

SCALE: 1/4" = 1'-0

ELDRIDGE LUMBERYARD
563-285-9691

SCALE: 1/4" = 1'-0"	EMERY CONSTRUCTION	DRAWN BY ZAS
DATE:5/16/2022		REVISED
ELDRIDGE LUMBERYARD INC.		
4692-05-22	FINAL	DRAWING NUMBER 3 OF 3

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

July 20, 2022

Staff Report

Case No. 22-050
Location: 3618 Middle Road – Rezoning
Applicant: Emery Construction Group, Inc./Jack Laud
Current Zoning Classification: A-2, Rural Residence District
Proposed Zoning Classification: C-2, Community Commercial District
Current Land Use Designation: Community Commercial

Background Information and Facts
Emery Construction Group, Inc./Jack Laud has submitted an application for the rezoning of 3618 Middle Road (see Zoning Aerial - Attachment A). This parcel is a remnant from a larger surrounding area that was originally zoned A-2 and. is currently in residential use. The petitioner is requesting a rezoning from A-2 to C-2. The future land use designation for this site is Community Commercial (see Future Land Use Aerial - Attachment B). A laundromat is proposed for this location (see Concept Plan - Attachment C). The site development plan that was approved for Dunkin' which is adjacent to the lot in question includes a condition for shared access (see Site Development Plan and Resolution - Attachments D and E). The building will have an exterior treatment of split-faced brick and stone (see Floor Plan and Elevations – Attachment F).

Future Land Use and Comprehensive Plan
The proposed C-2 zoning is allowed under the Community Commercial Future Land Use designation. Additionally, Laundry Services are a permitted use in the C-2 zoning district. Adjacent zoning is C-2 to the east and west. An A-2 parcel exists immediately to the north and an A-1, Agricultural Urban Reserve District is located south across Middle Road. This proposal aligns with the Comprehensive Plan Goal C: Attract and Retain Business and Industry, by bringing a new commercial service to the area.

Utilities

Utilities are available along Middle Road. Water service, sanitary sewer, and electrical will originate along Middle Road. It is the responsibility of the developer to connect to all utilities. Sanitary sewer will be required to be extended to the parcel directly to the east.

Thoroughfare Plan/Access

Vehicular access to the site will come from Middle Road and via a private access easement to Middle Drive. A sidewalk is required along the property's Middle Road frontage matching the width of the sidewalk currently in place in front of the Dunkin' site.

Storm Water Detention

Storm water detention is required, and the design must be approved by the City Engineer at the time a site development plan is submitted.

Recommended Action

Staff recommends the Planning and Zoning Commission approve the rezoning request given the site's location near other commercial establishments zoned C-2. Additionally, Middle Road is an appropriate minor arterial designed for and capable of handling the traffic generated by a development of this nature.

In addition to the noted analysis provided above, staff finds the zoning amendment adequately addresses all of the following concerns as prescribed in 11-15-13(B) of the Zoning Ordinance:

1. The rezoning conforms to the future land use map in the comprehensive plan, as described in the Preamble and further in subsection A-1-3 of Appendix 1.
2. The amendment is consistent with the goals and objectives of the comprehensive plan.
3. If the responses for both Subsection 11-15-13 B.1. and 11-15-13 B.2. of this section are not affirmative, then either the amendment request recommendation must be denied or the planning and zoning

commission and city council must amend the comprehensive plan to provide the required consistency.

4. The subject property, after the city council approval of the requested rezoning, will be designed so as to permit characteristics of said zoning district that will not negatively impact the nearby parcels.
5. The potential externalities and applicable performance standard requirements governing factors (such as noise, neon lights, odors, etc.) of the rezoning request have been adequately considered.
6. There are adequate public utilities and services available to the land if rezoned. If not, there is an identified party who will pay to install them.
7. The pattern of development that has occurred surrounding the subject property is examined, as other characteristics of the subject property are considered, to make a determination regarding a request for an amendment change.
8. The proposed amendment is in the public interest and not solely in the interests of the applicant.

Staff recommends approval of the rezoning request 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. A site development is required to be approved by City Council prior to the issuance of building permits.

Respectfully submitted,

Greg Beck
City Planner

July 25, 2022

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

SUBJECT: Planning and Zoning Commission's decision on rezoning request for 3618 Middle Road, A-1 to C-2, submitted by Emery Construction Group, Inc./Jack Laud. (Case 22-050)

Honorable Mayor and Members of the City Council:

On July 20, 2022, 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

10. Case 22-050; 3618 Middle Road, A-1 Agricultural/Urban Reserve District to C-2 Community Commercial District, submitted by Emery Construction Group, Inc./Jack Laud.

Beck reviewed the staff report.

Ormsby asked for clarification of the changes that would be made to the entrance on Middle Road. Beck explained that the resolution approving the site development plan for Dunkin' located to the west of this lot included a condition that the right-in/right-out island would be removed at such time as access was granted to Lot 5. He added that the entrance will be shared between the two lots and would provide full access. Morlok explained that because of the narrowness of the lots, there was not enough space for a full access entrance for Lot 4 at the time it was developed.

> On motion by Adam, seconded by Stoltenberg, that the request to rezone 3618 Middle Road, A-1 to C-2, be recommended for approval subject to staff recommendations.
>
> ALL AYES

Motion carried.

MEETING DATE: August 2, 2022
REQUESTED BY: Brent O. Morlok, P.E.
City Engineer
WARD: 5

Item Title:

Ordinance amending Bettendorf City Code Section 6-1-131, "No Parking Zones Enumerated" by adding a No Parking Zone on Competition Drive.

Explanation:

Competition Drive frequently experiences vehicles parking on both sides of the street during larger events at the TBK Bank Sports Complex, as well as regular semi-truck parking overnight from guests at the Cambria Hotel. With construction now beginning on the Forest Grove Drive Reconstruction Project, Competition Drive will be needed as a detour route during several of the proposed traffic stages. Those detours will be for long periods of time and involve a significant volume of traffic, so staff is proposing to establish a No Parking zone for the entire length of Competition Drive. The street is not wide enough to safely convey that much traffic with vehicles parked on either side. Staff has had discussions with both TBK and the Cambria regarding the need for this and the property owners are working on a proposed solution to address their needs without the use of the street.

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

The cost of publication and the erection of signs.

List Attachments:
Ordinance

ORDINANCE NO._____-22

ORDINANCE AMENDING BETTENDORF CITY CODE
SECTION 6-1-131, "NO PARKING ZONES ENUMERATED"
BY ADDING A NO PARKING ZONE ON COMPETITION DRIVE

Section One. BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that Bettendorf City Code Section 6-1-131 entitled, "No Parking Zones Enumerated" is hereby amended by **adding** thereto the following no parking zone:

"Competition Dr., on both sides, from Middle Rd. to 150 feet west of Friendship Path"

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

Section Three. Severability of Provisions. 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 thereof.

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

Passed, Approved and Adopted this _____day of _____, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

CITY OF BETTENDORF
CITY COUNCIL MEETING MINUTES

AUGUST 2, 2022

The City Council of Bettendorf, Iowa met in regular session on August 2, 2022 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, Baden, Webster
Presiding: Mayor Robert S. Gallagher

Mayor Gallagher opened the meeting with the Pledge of Allegiance followed with an Invocation given by Allan Ross, Executive Director of the Jewish Federation of the Quad Cities.

PUBLIC REQUESTS OF COUNCIL

Jerry Wetzel, 1710 Vista Drive and Matthew Leddin, 3075 Willowwood Drive addressed the Council with their requests and concerns regarding Splash Landing; and Ananda Reddy, 2194 Lundy Lane; Sudha Reddy, 2194 Lundy Lane on behalf of Jack Hermie of 2614 Avalon Drive; Jatin Vaidya, 4812 School House Road; and Kevin Johnston, 3422 E Kimberly Road, Davenport, all addressed the Mayor and Council with their support for the Life Fitness Center and their opposition to the potential closing of same.

No one else addressed the Council and the session was closed.

ORDINANCE – FIRST READING AMENDING BETTENDORF CITY CODE SECTION 6-1-131, "NO PARKING ZONES ENUMERATED" BY ADDING A NO PARKING ZONE ON COMPETITION DRIVE

Council Member Baden presented the first reading of an ordinance amending Bettendorf City Code Section 6-1-131, "No Parking Zones Enumerated" by adding a No Parking Zone on Competition Drive, 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 questions. None presented. Roll call vote indicated Sechser (aye); Baden (aye); Webster (aye); Adamson (aye); Brown (aye); Connors (aye); and Naumann (aye). The motion passed unanimously.

ORDINANCE – THIRD AND FINAL READING AMENDING BETTENDORF CITY CODE SECTION 6-1-322(B)(2), "VEHICLES ENTERING YIELD INTERSECTION" BY ADDING YIELD INTERSECTIONS ON KRISTI LANE AT BERKSHIRE STREET, ON GROVE CROSSING/CASH'S PATH AT JAKE'S LANE/ GROVE CROSSING COURT, AND ON MATTHEW'S PASS/ MATTHEW'S COURT AT CASH'S PATH

Council Member Webster presented the third and final reading of an ordinance amending Bettendorf City Code Section 6-1-322(B)(2), "Vehicles Entering Yield Intersection" by adding yield intersections on Kristi Lane at Berkshire Street, on Grove Crossing/Cash's Path at Jake's Lane/ Grove Crossing Court and on Matthew's Pass/ Matthew's Court at Cash's Path, 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 Sechser (aye); Baden (aye); Webster (aye); Adamson (aye); Brown (aye); Connors (aye); and Naumann (aye). The motion passed unanimously.

RESOLUTION – SETTING A DATE FOR PUBLIC HEARING ON THE REZONING OF PROPERTY LOCATED AT THE NORTHWEST CORNER OF HOPEWELL AND CRISWELL STREET, A-1, AGRICULTURAL/ URBAN RESERVE DISTRICT TO R-2, SINGLE-FAMILY RESIDENCE DISTRICT, SUBMITTED BY OUR LADY OF LOURDES CHURCH AND ST. JOHN VIANNEY CHURCH (CASE 22-048) (CONSENT AGENDA M ADDED AT COMMITTEE OF THE WHOLE MEETING AT REQUEST OF COUNCIL MEMBER ADAMSON 8/1/2022)

This item and the following item was removed from the Consent Agenda and added to the regular agenda at the August 1, 2022 Committee of the Whole meeting by a motion made by Council Member Adamson due to a conflict he has as a committee member for Lourdes Catholic Church-St. John Vianney Church project. The motion was seconded by Council Member Webster. Viva Voce indicated the motion passed unanimously.

Council Member Sechser presented a resolution setting a date for public hearing on the rezoning of property located at the northwest corner of Hopewell and Criswell Street, A-1, Agricultural/ Urban Reserve District to R-2, Single-Family Residence District, submitted by Our Lady of Lourdes Church and St. John Vianney Church (Case 22-048), and made a motion to approve the resolution as presented. Council Member Webster seconded the motion. Mayor Gallagher asked for any discussion from Council. None presented. Roll call vote indicated Sechser (aye); Baden (aye); Webster (aye); Adamson (abstain); Brown (aye); Connors (aye); and Naumann (aye). The motion passed 6-0 and 1 abstention.

RESOLUTION – RESOLUTION APPROVING THE FINAL PLAT OF OUR LADY OF LOURDES-ST. JOHN VIANNEY ADDITION, SUBMITTED BY OUR LADY OF LOURDES CHURCH AND ST. JOHN VIANNEY CHURCH. (CASE 22-049) (CONSENT AGENDA O ADDED AT COMMITTEE OF THE WHOLE MEETING AT REQUEST OF COUNCIL MEMBER ADAMSON 8/1/2022)

Council Member Naumann presented a resolution approving the final plat of Our Lady of Lourdes-St. John Vianney Addition, and made a motion to approve the resolution as presented. Council Member Webster seconded the motion. Mayor Gallagher asked for any discussion from Council. None presented. Roll call vote indicated Sechser (aye); Baden (aye); Webster (aye); Adamson (abstain); Brown (aye); Connors (aye); and Naumann (aye). The motion passed 6-0 and 1 abstention.

CONSENT AGENDA

Mayor Gallagher asked for a motion to approve the Consent Agenda as presented, minus Items M and O that were removed at Committee of the Whole meeting on August 1, 2022. Council Member Naumann made a motion to approve the Consent Agenda as presented, and Council Member Webster seconded the motion. Mayor Gallagher asked Council for any questions. None presented. Roll call vote indicated Sechser (aye); Baden (aye); Webster (aye); Adamson (aye); Brown (aye); Connors (aye); and Naumann (aye). The motion passed unanimously.

ADJOURNMENT

There being no further business, Council Member Naumann made a motion to adjourn and Council Member Webster seconded the motion. The meeting was adjourned at approximately 7:20 p.m.

_____
Mayor Robert S. Gallagher

Attest:

_____
City Clerk Decker P. Ploehn

CONSENT AGENDA
AUGUST 2, 2022

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 July 19, 2022 (Approve and Adopt)

B. Resolution setting the date for a public hearing on the vacation and conveyance of excess right-of-way along Forest Grove Drive. (Approve and Adopt)

C. Resolution awarding the contract and approving the contract and bond for the FG80 Site Development Sanitary and Storm Sewer Project. (Approve and Adopt)

D. Resolution accepting improvements for the 2021 Full Depth Patching Program. (Approve and Adopt)

E. Resolution accepting improvements for the 2021 Street Resurfacing Program. (Approve and Adopt)

F. Resolution accepting improvements for the Forest Grove Elementary Turn Lane Project. (Approve and Adopt)

G. Resolution approving the purchase of road de-icing salt from Compass Minerals America, Inc. in the amount of $372,187.20. (Approve and Adopt)

H. Resolution approving updates to the Agency Safety Plan (ASP) for the City of Bettendorf's Transit System. (Approve and Adopt)

I. Resolution authorizing the Director of Public Works to issue a purchase order to Toter, LLC for the purchase of Toter garbage carts in the amount of $26,425.05. (Approve and Adopt)

J. Resolution authorizing the Director of Public Works to issue a purchase order to MTI Distributing for one (1) new and unused Toro Groundsmaster 5900 Mower. (Approve and Adopt)

K. Resolution setting a date for public hearing on the rezoning of property located east of Crestview Heights Subdivision, A-1, Agricultural /Urban Reserve District to A-2, Rural Residence District, submitted by Bill Pender (Case 22-041). (Approve and Adopt)

L. Resolution setting a date for public hearing on the rezoning of property located at the southwest corner of Hopewell Avenue and Criswell Street, A-1, Agricultural / Urban Reserve District to R-3, Mixed Residential District, submitted by Youssi Investments of Iowa, LLC (Case 22-047). (Approve and Adopt)

M. MOVED TO ITEMS TO APPEAR #7 AT REQUEST OF COUNCIL MEMBER ADAMSON AT COMMITTEE OF THE WHOLE MEETING 8/1/2022

N. Resolution setting a date for public hearing on the rezoning of 3618 Middle Road (Lot 5, Victor Archer's Addition), A-1, Agricultural/ Urban Reserve District to C-2, Community Commercial District, submitted by Emery Construction Group, Inc./ Jack Laud (Case 22-050). (Approve and Adopt)

O. MOVED TO ITEMS TO APPEAR #8 AT REQUEST OF COUNCIL MEMBER ADAMSON AT COMMITTEE OF THE WHOLE MEETING 8/1/2022

P. Resolution approving the final plat of Forest Green, submitted by Chris McNamara/ McNamara Construction (Case 22-045). (Approve and Adopt)

Q. Resolution approving the final plat of Forest Grove Crossing Sixth Addition, submitted by Youssi Investments of Iowa, LLC (Case 22-046). (Approve and Adopt)

R. Resolution approving a site development plan for 3340 Utica Ridge Road, submitted by Craig Shannon (Case 22-036). (Approve and Adopt)

S. Resolution approving a site development plan for 1801 Kimberly Road (Lot 1, Murphy's 1st Addition), submitted by Emery Construction Group, Inc. /Jack Laud (Case 22-051). (Approve and Adopt)

T. Resolution reappointing Donald Folland Jr. to the City of Bettendorf's Electrical Commission. (Approve and Adopt)

U. Resolution authorizing staff to enter into contract with The Green Thumbers for landscaping services at the Waterfront Convention Center at the proposed costs of $50,855.00. (Approve and Adopt)

V. Resolution authorizing the purchase of maintenance services for the use of Tyler Technologies INCODE Utility Billing Software used for the management and collection of customer payments for sewer and solid waste collection services. (Approve and Adopt)

W. Resolution approving the purchase of video/ recording equipment (50 camera/software licenses) from Rekor for the Police Department. (Approve and Adopt)

X. Resolution authorizing the Mayor to accept $44,789.50 from the Edward Byrne Memorial Justice Assistance Grant (JAG) Program FY2022 Local Solicitation. (Approve and Adopt)

Y. Resolution approving liquor license renewals and requests for Ross' Restaurant; Central Avenue Tap; Hemisphere's Bistro; Food Affair; Purgatory's Pub; Kwik Star #1007 (location); and Adventurous Brewing. (Approve and Adopt)

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

MEETING DATE: August 16, 2022
REQUESTED BY: Brent Morlok, P.E.
City Engineer
WARD: 5

Item Title:

Resolution setting the date for a public hearing and directing the advertising for bids for the Competition Drive Extension Project east of Middle Road.

Explanation:

In accordance with the approved development agreement for the FG80 Development project to be located at the northeast corner of the Forest Grove Drive and Middle Road intersection, this project will include the extension of Competition Drive to the east from Middle Road to Forest Grove Drive. This project is another piece of the overall FG80 Development / Forest Grove Drive Phase IV improvements.

The intent is to complete the majority of the permanent concrete paving and storm sewer improvements for Competition Drive this year, with temporary asphalt connections provided at both Middle Road and Forest Grove Drive given that those improvements will not be completed until next year. Completion of this work will significantly reduce the length of detours required for 2023 as a result of the Forest Grove Drive Phase III improvements which will have to close the Middle Road and Forest Grove Drive intersection for an extended period of time.

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:

The overall FG80 Development / Forest Grove Drive Phase IV project is a multi-year project that was approved with multiple project numbers / budgets totaling $3,800,000 within the Community Improvement Program (CIP). An additional $1,100,391 grant was awarded through the State of Iowa RISE program which will go towards roadway construction for the project. It should be noted that the initial budget was prepared prior to this construction season's inflationary pricing, and staff anticipates that amount having to increase to cover the overall project cost. Changes will be reflected in the proposed CIP budget for construction in 2023.

List Attachments:
Resolution
Notice to Bidders

RESOLUTION NO._____-22

RESOLUTION SETTING THE DATE FOR A PUBLIC HEARING
AND DIRECTING THE ADVERTISING FOR BIDS FOR
THE COMPETITION DRIVE EXTENSION PROJECT EAST OF MIDDLE ROAD

WHEREAS, this Council deems it necessary and advisable under the provisions of the Code of Iowa to construct certain improvements to the street system of Bettendorf, Iowa, namely, the

Competition Drive Extension Project east of Middle Road

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 6th day of September, 2022, 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 14th day of September, 2022, 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 cashier's or certified check, Credit Union Certified Share Draft, or bid bond to accompany each bid, as security, be submitted with the bid. The bidder will enter into a contract for the work bid upon and will furnish a corporate surety bond acceptable to the Council for faithful performance of the contract, in the amount of ten percent (10%) of the bid amount.

Passed, Approved and Adopted this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

NOTICE TO BIDDERS

Sealed bids will be received by the City of Bettendorf, Iowa, through their electronic bid submission system at https://bettendorf.ionwave.net until **10:00 A.M.** on the **14th day of September, 2022**, for the **Competition Drive Extension Project** and related work as described in the plans and specifications now on file in the office of the City Clerk. Bids shall be submitted to the City Council for consideration and action at a subsequent meeting.

The proposed project consists of constructing an extension of Competition Drive from Middle Road to Forest Grove Drive. The improvements will include approximately 2,980 square yards of 7-inch PCC pavement, 700 tons of HMA pavement, and 1,050 lineal feet of 15-inch diameter storm sewer main to construct Competition Drive from Middle Road continuing east and then south to Forest Grove Drive.

The bidder to whom the Contract is awarded shall commence work no later than the date to begin work set forth in a Notice to Proceed from the City or its authorized representative, to the Contractor. All work shall be done in strict compliance with the plans and specifications prepared by the Engineer of the Engineering Division of the Public Works Department of Bettendorf, Iowa.

All work on this contract shall be completed no later than December 31, 2022. The beginning and completion dates will be included in and made part of the contract between the successful bidder and the City. Liquidated damages in the amount of Five Hundred Dollars and no/100 ($500.00) per calendar day shall be charged for every day past the completion date.

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.

Copies of the proposed Contract Documents for said improvements may be obtained with a forty-eight (48) hour notice at the Engineering Division of Public Works, 4403 Devils Glen Rd., Bettendorf, Iowa by calling (563) 344-4055. Paper sets require a refundable deposit of Two Hundred Fifty Dollars ($250.00) for each set that shall be refunded within fourteen (14) days after the award of the project. If the Contract Documents are not returned in a timely manner and in a reusable condition, the deposit, or portions thereof, may be forfeited.

Each proposal must be accompanied by a certified or cashier's check drawn on an Iowa bank or a bank chartered under the laws of the United States or by a Bid Bond with corporate surety satisfactory to the City of Bettendorf in the amount of ten (10) percent of the bid, made payable to the City Treasurer of the City of Bettendorf, Iowa, and may be cashed or claim made against the bond by the Treasurer of the City of Bettendorf, Iowa, as liquidated damages in the event the successful bidder fails to enter into a contract within ten (10) days and post bond satisfactory to the City for the faithful performance of the work. Checks or Bid Bonds of the three lowest bidders may be retained for a period of not to exceed thirty (30) days or until a contract is awarded or rejection is made, whichever is sooner. Other checks and Bid Bonds will be returned after the tabulation of the bids is completed.

The successful bidder will be required to furnish a performance and maintenance bond equal to One Hundred Percent (100%) of the contract price. Said bond is to be issued by a responsible surety approved by the City Council and shall guarantee the faithful performance of the contract and shall also guarantee

the maintenance of the improvement for a period of four (4) years from and after its completion and acceptance by the City.

Contractors and subcontractors on this project will undergo a standardized evaluation upon completion of the work. The results of this evaluation may influence the determination of the contractor's eligibility to bid on future projects as governed by the current policies adopted by the City of Bettendorf City Council.

By virtue of statutory authority, a preference will be given to products and provisions grown and coal produced within the State of Iowa and to Iowa domestic labor. A preference will be given to resident Bidders in Accordance with Chapter 73 of the Code of Iowa.

Plans and specifications governing the construction of the proposed improvements and also prior proceedings of the City Council referring to and defining said proposed improvements are hereby made a part of this notice and the proposed contract shall be executed in compliance therewith.

The City reserves the right to reject any or all proposals and to waive technicalities and irregularities if deemed necessary and approved by City Council.

Published upon order of the City Council of Bettendorf, Iowa.

Brent Morlok, P.E.
City Engineer

MEETING DATE: August 16, 2022
REQUESTED BY: Jerry Bishop
Civil Engineer
WARD: 4

Item Title:

Resolution accepting improvements for the Gretchen Court Reconstruction Project.

Explanation:

The improvements consisted of reconstructing approximately 376 lineal feet of thirty-one foot (31') wide existing concrete pavement with new six-inch (6") Portland Cement Concrete (PCC) pavement on a drainable subbase with sub-drains on Gretchen Court. Also included with this project is the removal and replacement of driveway approaches, partial construction of sidewalks, manhole adjustments, sodding, erosion control, and other work related to reconstructing this street.

N.J. Miller, Inc. of Bettendorf, Iowa has satisfactorily completed all work on the project. The final construction cost for the project was $205,450.00.

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 (PW0548) was approved with a total budget of $190,000 within the Community Improvement Program. The initial purchase order was approved for $235,000 and the final construction was $205,450.00. The additional construction costs will be covered by funds made available due to other CIP projects that were completed under budget.

List Attachments:
Resolution
CIP Worksheet
Contractor Evaluation Report

RESOLUTION NO._____-22

RESOLUTION ACCEPTING IMPROVEMENTS FOR THE
GRETCHEN COURT RECONSTRUCTION PROJECT

WHEREAS, on the 15th day of March, 2022, the City of Bettendorf entered into contract with N.J. Miller, Inc. of Bettendorf, Iowa for the construction of certain improvements to the street system of said City; namely, the

Gretchen Court 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 $205,450.00.

Passed, Approved and Adopted this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

CITY OF BETTENDORF
COMMUNITY IMPROVEMENT PROJECT SUMMARY SHEET

Project Description:	**Gretchen Court Reconstruction**		
Project Manager:	Jerry Bishop	**Project #:**	PW0548
CIP Budget:	190,000.00	**FY Budgeted:**	22/23
		Resol. for award:	84-22
Funding Source:	G.O. Bonds		
Purchase Order Amount:	235,000.00		
Final Total Project Cost:	205,450.00		

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	N.J. Miller		205,450.00
	Final Total Project Cost		205,450.00

CITY OF BETTENDORF
CONTRACTOR EVALUATION REPORT

Projects: PW0548 - Gretchen Court Reconstruction

Contractor: N.J. Miller, Inc. (Vendor #1820) [x] Primary [ ] Subcontrac

	Point Range	Score		Points Earned
WORK PERFORMANCE: 55%				
A. Completion on schedule	0 to 3	3.0	x 0.275 =	0.83
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:		2.80
Liens Filed - If lien(s) have been filed	0 or -1			0.00
		Final Rating:		2.80

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 8/10/22 — Date

Engineer 8-10-22 — Date

Contractor 8/10/22 — Date

MEETING DATE: August 16, 2022
REQUESTED BY: Jerry Bishop
Civil Engineer
WARD: 3

Item Title:

Resolution accepting improvements for the Hollow View Drive Reconstruction Project from Halcyon Drive to Greenfield Road.

Explanation:

The improvements consisted of reconstructing approximately 496 lineal feet of thirty-one foot (31') wide existing concrete pavement with new six-inch (6") Portland Cement Concrete (PCC) pavement on a drainable subbase with sub-drains on Hollow View Drive. Also included with this project is the removal and replacement of driveway approaches, partial construction of sidewalks, manhole adjustments, sodding, erosion control, and other work related to reconstructing this street.

N.J. Miller, Inc. of Bettendorf, Iowa has satisfactorily completed all work on the project. The final construction cost for the project was $295,971.05.

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 (PW0557) was approved with a total budget of $315,000 within the Community Improvement Program.

List Attachments:
Resolution
CIP Worksheet
Contractor Evaluation Report

RESOLUTION NO._____-22

RESOLUTION ACCEPTING IMPROVEMENTS FOR THE HOLLOW VIEW DRIVE RECONSTRUCTION PROJECT FROM HALCYON DRIVE TO GREENFIELD ROAD

WHEREAS, on the 15th day of March, 2022, the City of Bettendorf entered into contract with N.J. Miller, Inc. of Bettendorf, Iowa for the construction of certain improvements to the street system of said City; namely, the

Hollow View Drive Reconstruction Project from Halcyon Drive to Greenfield Road

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 $297,459.25.

Passed, Approved and Adopted this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

CITY OF BETTENDORF
COMMUNITY IMPROVEMENT PROJECT SUMMARY SHEET

Project Description:	**Hollow View Drive Reconstruction**		
Project Manager:	Jerry Bishop	**Project #:**	PW0557
CIP Budget:	315,000.00	**FY Budgeted:**	22/23
		Resol. for award:	85-22
Funding Source:	G.O. Bonds		
Purchase Order Amount:	315,000.00		
Final Total Project Cost:	297,459.25		

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	N.J. Miller, Inc.		295,971.05
Testing	Terracon		1,488.20
	Final Total Project Cost		297,459.25

CITY OF BETTENDORF
CONTRACTOR EVALUATION REPORT

Projects: PW0557 - Hollow View Drive Reconstruction

Contractor: N.J. Miller, Inc. (Vendor #1820) [x] Primary [ ] Subcontrac

	Point Range	Score		Points Earned
WORK PERFORMANCE: 55%				
A. Completion on schedule	0 to 3	3.0	x 0.275 =	0.83
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:	2.80
Liens Filed - If lien(s) have been filed	0 or -1			0.00
			Final Rating:	2.80

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

Engineer — 8-10-22 — Date

Chief Inspector — 8/10/22 — Date

Contractor — 8/10/22 — Date

MEETING DATE: August 16, 2022
REQUESTED BY: Brent O. Morlok, P.E.
City Engineer
WARD: 5

Item Title:

Resolution receiving and filing a petition for streambank stabilization improvements near Heatherstone Road and Crow Creek Road.

Explanation:

Staff has received a petition from property owners along Heatherstone Road and Crow Creek Road to request the City consider initiating a streambank stabilization project in the area. Per the City's approved Stormwater Management Policy (Resolution 303-19), they would like the project to be done under Option A – 100% City Funded.

Engineering staff has visited the site and has reviewed the City's utility maps, and there is a public sanitary sewer that crosses the project at a very shallow depth. Given the extent of the erosion that was visible, that sewer is in danger of becoming exposed and would qualify under Option A. Upon approval of this resolution, staff will prepare a feasibility report in accordance with the policy that will include a detailed cost estimate for the project. That cost will then preliminarily be placed in the 5-year Community Improvement Program for consideration during budget work sessions in the fall.

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

There are no expenses associated with this item.

List Attachments:
Resolution
Petition

RESOLUTION NO._____-22

RESOLUTION RECEIVING AND FILING A PETITION FOR STREAMBANK STABILIZATION IMPROVEMENTS NEAR HEATHERSTONE ROAD AND CROW CREEK ROAD

WHEREAS, residents along Heatherstone Drive and Crow Creek Road desire to have the City of Bettendorf evaluate the feasibility of streambank stabilization improvement options under the Stormwater Management Policy, and

WHEREAS, the residents have submitted a petition as required per Council Resolution 303-19, and

WHEREAS, each streambank corridor requested to be stabilized must be evaluated for multiple factors including access, easement availability and cost as outlined in our policy.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that the Engineering Division of Public Works is hereby directed to prepare a report and cost opinion to Council within ninety (90) days on the feasibility of the request.

Passed, Approved and Adopted this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

October 25, 2021

RECEIVED
OCT 28 2021
CITY CLERK'S OFFICE
CITY OF BETTENDORF

Jerry L. Vesely Jr
4655 Heatherstone Rd

To: Mayor Bob Gallagher and
Bettendorf City Council

This letter is regarding the erosion of Pidgeon Creek West, specifically the area of the creek from Heatherstone Road to Crow Creek Road. The erosion has gotten worse as more homes and business are being built upstream.

A year ago the city engineers looked at this area and agreed there was a lot of erosion. Apparently a storm water retention pond and new pipe was being put in up stream. Yet they reported that the storm water management policy was not yet funded. Then why are the taxpayers charged a storm water fee on their water bill?

We are asking the city to establish a plan and time line to address this problem. Further down stream (across Crow Creek Road) the creek bank is stabilized, yet it is in and area where no homes are affected. We are asking the city for the same stream bank stabilization. Are there stream bank stabilization funds that could be used to protect our properties?

We are willing to work with the city on this issue, yet need some assurance from the city that the creek bank will be stabilized in the near future. And that our property values will not be affected.

Sincerely;

Michael & Gay Bader
5499 White Post Rd.

Joe & Sally Bedmark
5580 Crow Creek Rd
563-508-1745

Linda Taylor-Walker
5528 Crow Creek Rd.
Bettendorf, Iowa 52722
(563) 676-1179 City Commissioner Bettendorf

5526 Crow Creek Rd

signatures are:

Joe and Sally Bednarik
5580 Crow Creek Road

Michael and Gay Blaser
5620 Crow Creek Road

Glendea Taylor Walker and Rudy Walker
5528 Crow Creek Road

Jerry Vesey Jr
4655 Heatherstone Road

David Knaack
5499 White Poast Road

Bettendorf IOWA
a premier city

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Mark Hunt

ITEM TITLE: Resolution approving the final plat of Devil's Bluff, submitted by David Kempen. (Case 22-034)

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

The applicant, David Kempen, has submitted the final plat of Devil's Bluff located at 1200 Devils Glen Road (related to proposed development – Case No. 22-029) (see Aerial Map - Attachment A). The property is located in an R-4 District (see Zoning Map - Attachment B). The plat shows one lot and multiple existing sewer, access, utility, and bike path easements (see Final Plat of Devil's Bluff – Attachment C). The rezoning from R-1 to R-4 was approved by City Council with the condition that any subsequent plats and site development plans materially match the submitted rezoning concept plan. The development area is shown as Urban Medium Intensity on the Future Land Use Map (see Future Land Use Map - Attachment D).

The site contains multiple previously-recorded easements which are shown on this plat. A 75-foot pipeline easement exists along the Devils Glen Road right-of-way. This easement is shown and has been approved by the pipeline owner.

The Planning and Zoning Commission made a recommendation for approval of the final plat by a 5-0 margin at the July 20, 2022 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) Final Plat Devil's Bluff; (D) Future Land Use Map; (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. _____ - 22

RESOLUTION APPROVING THE FINAL PLAT OF DEVIL'S BLUFF

WHEREAS, David Kempen has submitted the final plat of Devil's Bluff, and

WHEREAS, the Planning and Zoning Commission has reviewed said final plat and recommended approval of it, 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 final plat of Devil's Bluff subject to the following condition:

1. Approval of the final plat does not waive any other state, federal, or local government provisions as required by law.

PASSED, APPROVED, AND ADOPTED this 16th day of August, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

Case 22-034: Devil's Bluff
Final Plat
Aerial

ATTACHMENT A

1 Inch = 175 Feet

0 65 130 260 390 Feet

N

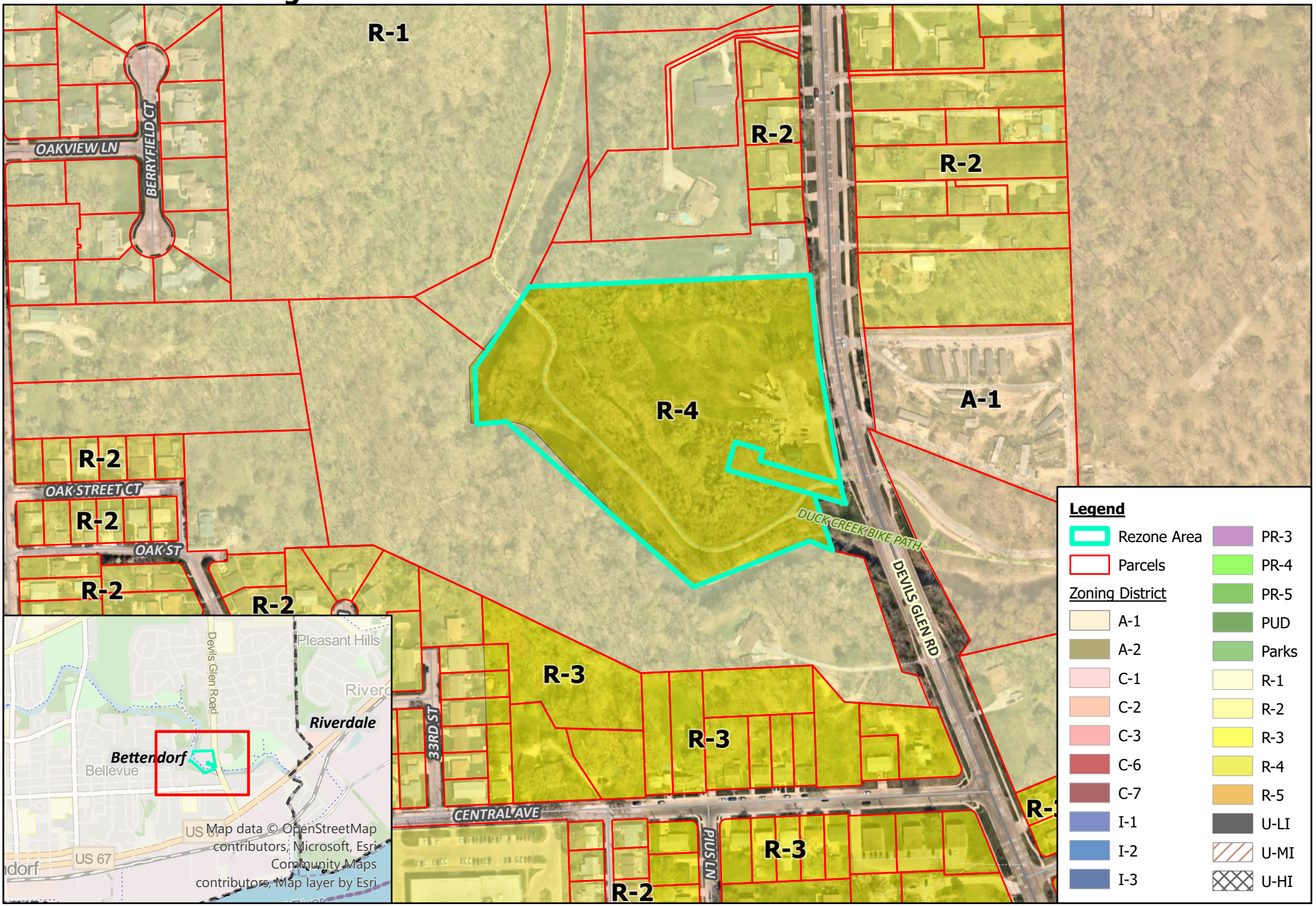
Case 22-034: Devil's Bluff
Final Plat
Zoning

ATTACHMENT B

N

1 Inch = 274 Feet

0 105 210 420 630 Feet



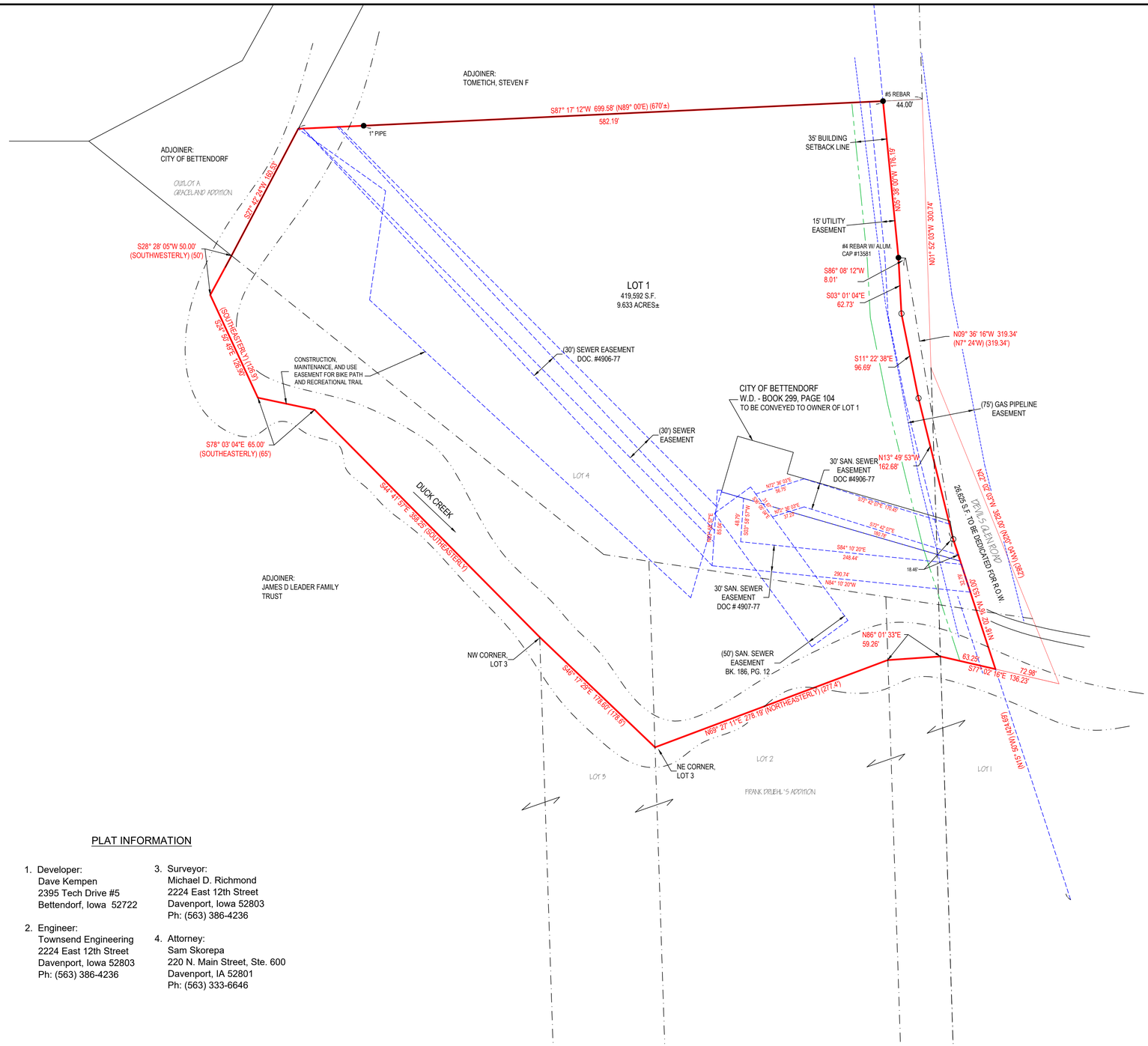
ATTACHMENT C

FINAL PLAT

DEVIL'S BLUFF

AN ADDITION TO THE CITY OF BETTENDORF, IOWA

BEING PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 78 NORTH, RANGE 4 EAST OF THE 5th P.M. CITY OF BETTENDORF, SCOTT COUNTY, IOWA.



PLAT INFORMATION

1. Developer:
   Dave Kempen
   2395 Tech Drive #5
   Bettendorf, Iowa 52722
2. Engineer:
   Townsend Engineering
   2224 East 12th Street
   Davenport, Iowa 52803
   Ph: (563) 386-4236
3. Surveyor:
   Michael D. Richmond
   2224 East 12th Street
   Davenport, Iowa 52803
   Ph: (563) 386-4236
4. Attorney:
   Sam Skorepa
   220 N. Main Street, Ste. 600
   Davenport, IA 52801
   Ph: (563) 333-6646

APPROVAL SIGNATURES:

MAYOR	DATE:
CITY CLERK	DATE:
CHAIRMAN PLAN & ZONE	DATE:
CENTURY LINK	DATE:
IOWA - AMERICAN WATER COMPANY	DATE:
METRONET	DATE
MEDIACOM	DATE:
MIDAMERICAN ENERGY	DATE:

APPROVED SUBJECT TO ENCUMBRANCES OF RECORD M.E.C.

NOTES:

MEASUREMENTS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

ALL PUBLIC UTILITIES SHALL BE LOCATED WITHIN EASEMENTS OR PUBLIC RIGHT-OF-WAY.

COMPARE THE DESCRIPTION OF THIS PLAT WITH THE DEED, ABSTRACT OR CERTIFICATE OF TITLE; ALSO COMPARE ALL POINTS BEFORE BUILDING BY SAME, AND AT ONCE REPORT ANY DIFFERENCE.

THIS SURVEY IS NOT VALID WITHOUT THE SURVEYOR'S SIGNATURE AND SEAL.

ALL IMPROVEMENTS TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF BETTENDORF STANDARD SPECIFICATIONS.

BLANKET UNDERGROUND EASEMENTS GRANTED FOR SEWER, WATER, GAS, ELECTRIC, TELEPHONE, AND CABLE T.V. SERVICES TO INDIVIDUAL STRUCTURES WITHIN THE LOT WHERE THE STRUCTURE IS LOCATED.

ZONING SETBACK LINES ARE BASED ON ZONING REQUIREMENTS AS OF THE DATE OF CITY COUNCIL APPROVAL, IN CASE OF CONFLICT BETWEEN LINES SHOWN AND FUTURE CODE REQUIREMENTS THE CODE REQUIREMENTS SHALL GOVERN.

PORTIONS OF THE SUBDIVISION ARE LOCATED WITHIN THE FEMA DETERMINED SPECIAL FLOOD HAZARD AREA SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD AS SHOWN ON FLOOD INSURANCE RATE MAPS #19163C0386G, EFFECTIVE DATE JUNE 9, 2014.

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 EASEMENT 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.

STORM WATER QUALITY MUST BE PROVIDED BY EACH LOT OWNER.

THE BASE FLOOD ELEVATION OF THE AREA WITHIN THIS SUBDIVISION IS 591.9' NAVD 1988. THE LOW WATER ENTRY LEVEL FOR ALL BUILDING TO BE CONSTRUCTED WITHIN THIS SUBDIVISION IS 593.9' NAVD 1988.

THE EASEMENT ESTABLISHED IN DOC. #38932-99 SHALL CONTINUE TO AFFECT THE PROPERTY SUBDIVIDED HEREON.

LEGEND:
DEED DIMENSION = (0.00')
FIELD DIMENSION = 0.00'
MONUMENTS FOUND:
AS NOTED = ●
MONUMENTS SET:
#5 REBAR W/ YELLOW CAP #23503 = ○
BOUNDARY LINE =
EASEMENT LINE = — — — —
SETBACK LINE= — — — —
EXISTING LOT LINE= — · — · —

N W E S

GRAPHIC SCALE
60 0 30 60
(IN FEET)
1" = 60' (24x36)

Area of Subdivision:
Gross: 10.244 Acres ±
R.O.W.: 0.611 Acres ±
Lot 1: 9.633 Acres ±

THE MEASURED BEARINGS SHOWN HEREON ARE BASED ON THE US STATE PLANE COORDINATE SYSTEM, IOWA SOUTH ZONE (1402) GEOID 12A, NAD 83 (2011) EPOCH 2010.00.

LICENSED LAND SURVEYOR
MICHAEL D. RICHMOND
23503
IOWA

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.

MICHAEL D. RICHMOND
Iowa License Number: 23503
My license renewal date is December 31, 2021
Pages or sheets covered by this seal: 1

TOWNSEND ENGINEERING
CIVIL ▫ STRUCTURAL ▫ LAND DEVELOPMENT

DATE: 05/24/2022

563 386.4236 office 386.4231 fax
2224 East 12th Street, Davenport, IA 52803

DRAWN BY: KLC
CHECKED BY: MDR
DRAWING LOCATION: S:\KEMPEN

NO.	REVISIONS: DESCRIPTION	DATE

PROJECT
FINAL PLAT
DEVIL'S BLUFF
BETTENDORF, IOWA

DEVELOPER
DAVE KEMPEN
2395 TECH DRIVE
BETTENDORF, IOWA 52722

SHEET NO.
1 OF 1

Case 22-034: Devil's Bluff
Final Plat
Future Land Use

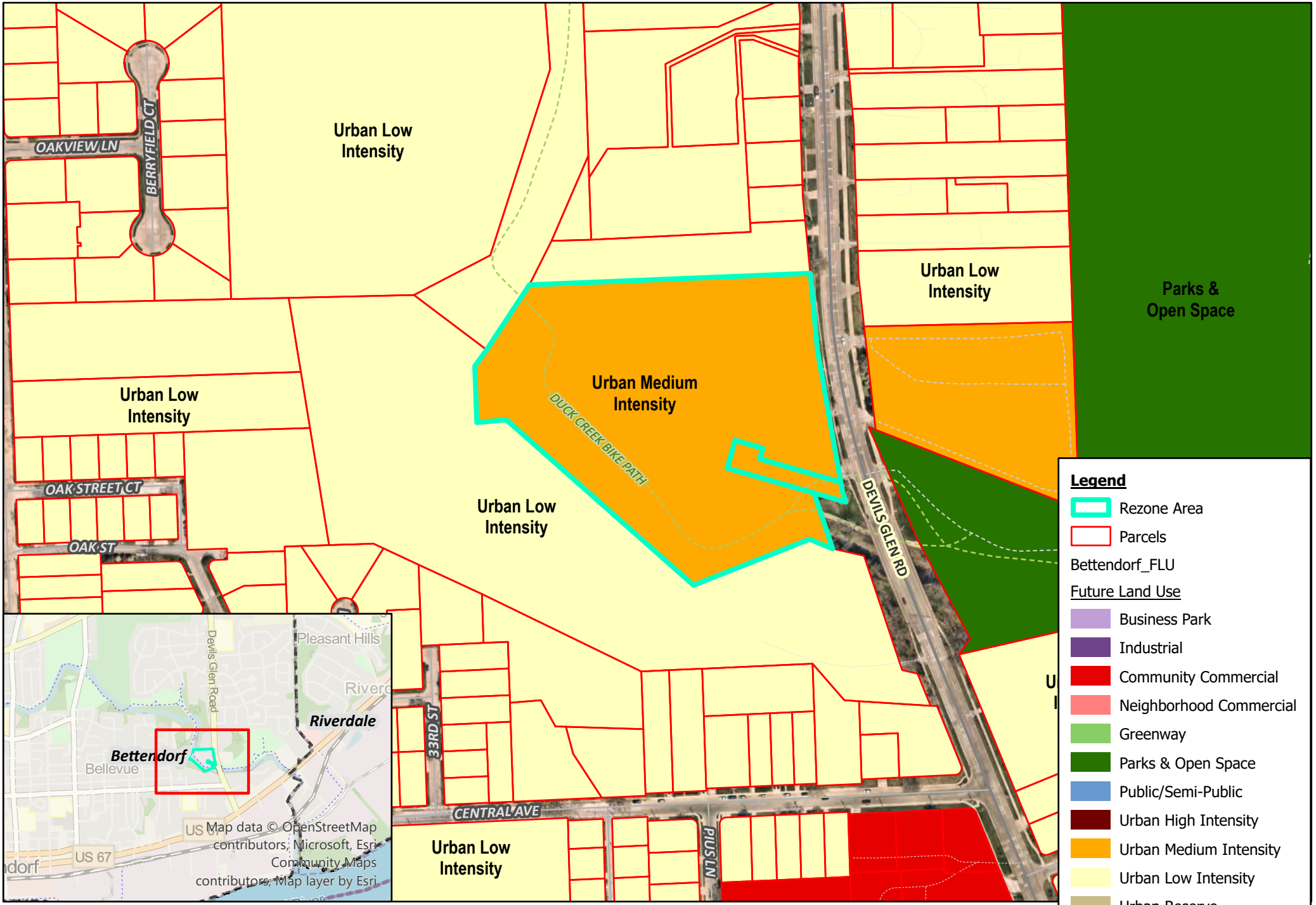
ATTACHMENT D

N

1 Inch = 274 Feet

Feet

0 105 210 420 630



Legend

- Rezone Area
- Parcels

Bettendorf_FLU

Future Land Use

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

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

July 20, 2022 - Bettendorf Planning & Zoning Commission Meeting

Staff Report

Case No. 22-034
Request: Devil's Bluff – Final Plat
Location: 1200 Devils Glen Road
Legal Description: Proposed Devil's Bluff addition (Parcel #: 842719009)
Applicant: David Kempen
Zoning: R-4, Medium-Density Multi-Family Residence District
Future Land Use: UMI, Urban Medium Intensity

Background Information and Facts

The applicant, David Kempen, has submitted the final plat of Devil's Bluff located at 1200 Devils Glen Road (related to proposed development – Case No. 22-029) (see Aerial Map - Attachment A). The property is located in an R-4 District (see Zoning Map - Attachment B). The plat shows one lot and multiple existing sewer, access, utility, and bike path easements (see Final Plat of Devil's Bluff – Attachment C). The rezoning from R-1 to R-4 was approved by City Council with the condition that any subsequent plats and site development plans materially match the submitted rezoning concept plan.

Future Land Use Map & Compliance with Comprehensive Plan

The development area is shown as Urban Medium Intensity on the Future Land Use Map (see Future Land Use Map - Attachment D).

Lot Configuration and Zoning Compliance

The final plat of Devil's Bluff shows a single lot. The front yard building setback line is shown along Devils Glen Road as required per code. A parcel currently owned by the City of Bettendorf is included in this plat and will be conveyed to the owner of Lot 1 after approval by City Council.

Utilities

The site contains multiple previously-recorded easements which are shown on this plat. A 75-foot pipeline easement exists along the Devils Glen Road right-of-way. This easement is shown and has been approved by the pipeline owner.

Thoroughfare Plan & Pedestrian Access

The final plat of Devil's Bluff dedicates appropriate right-of-way for the southbound, right turn lane on Devils Glen Road. Sidewalks currently exist on both sides of Devils Glen Road and connect to the Duck Creek bike path, which runs along the creek though the property. The developer will relocate sidewalk along the new turn lane on Devils Glen Road.

Staff Recommendation

Staff contends this submitted final plat of Devil's Bluff materially matches the rezoning concept plan submitted with Case No. 22-007. Staff recommends approval of the final plat.

Respectfully submitted,

Taylor Beswick
City Planner

ATTACHMENT F

August 9, 2022

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

SUBJECT: Planning and Zoning Commission's decision on the final plat of Devil's Bluff, submitted by David Kempen. (Case 22-034)

Honorable Mayor and Members of the City Council:

On July 20, 2022, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named final plat.

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

Sincerely,

Mark D. Hunt
Director, Community Development

12. Case 22-014; Devil's Bluff, submitted by David Kempen.

Beswick reviewed the staff report. Hunt added that the city-owned property that provided access to a lift station that no longer exists has been vacated and conveyed to the owner of Lot 1 of Devil's Bluff subdivision. He added that all of the necessary easements will be preserved.

Adam asked if the traffic study had recommended a turn lane into the property for northbound traffic. Morlok explained that because there are good sight lines from the south and that there would be plenty of time for a driver to maneuver around a left-turning vehicle, a turn lane from the south would not be necessary.

Patrick Leen, 1497 Berryfield Court, stated that he believes that there will be a turning problem given the increase in traffic.

Rob Pearson, 3405 Oakory Lane, expressed concern about traffic safety along the Devils Glen Road corridor once the development is complete.

Rick Kuebler, 1304 Devils Glen Road, stated that he believes that the development is too dense for the property and that it will be detrimental to the environment. He suggested that the city reassess how much of the property is actually developable.

Julie Pearson, 3405 Oakory Lane, expressed concern for the safety of pedestrians who will be accessing the bike path and park entrance from several different directions, adding that there is the potential for serious accidents. She stated that she believes that the construction will have a negative impact on the wildlife in the area.

> On motion by Adam, seconded by Stoltenberg, that the final plat of Devil's Bluff be recommended for approval subject to staff recommendations.
>
> ALL AYES

Motion carried.

Bettendorf
a premier city

COUNCIL LETTER

MEETING DATE: August 15/16, 2022
REQUESTED BY: Mark Hunt

ITEM TITLE: Resolution approving a site development plan for 1200 Devils Glen Road, submitted by David Kempen. (Case 22-029)

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

The applicant, David Kempen, submitted a site development plan for 1200 Devils Glen Road (see Aerial Map - Attachment A). The property is located in an R-4 district (see Zoning Map - Attachment B). A rezoning from R-1 to R-4 was approved by City Council with the condition that any subsequent plats and site development plans materially match the submitted rezoning concept plan. The development area is shown as Urban Medium Intensity on the Future Land Use Map (see Future Land Use Map - Attachment C). The proposal is consistent with Comprehensive Plan Goal D: Provide housing options and reinvest in existing neighborhoods.

The site development plan shows three, 3-story multi-family structures containing a total of 114 units and twelve 2-story, single-family townhome units divided between two buildings (see Attachment D – 1200 Devils Glen Road Original Site Development Plan). This meets the density requirements for the R-4 Zoning District based on a total development area of 9.96 acres. Apartment buildings in the R-4 zoning district are limited to a height of three stories. The apartment buildings shown are comprised of studio, 1-bedroom, 2-bedroom, and 3-bedroom apartments (see Attachment E – Apartment Building Floor Plans). Also included are basement walkouts which are below grade and therefore not considered in the total height calculation per code (see Attachment F – Apartment Building Elevations). A traffic impact study was conducted for the development. Per the study's recommendation, a turn lane on Devils Glen Road is included in the site development plan.

The site development plan request was postponed by the Planning and Zoning Commission at their July 20, 2022 meeting so that several issues that were raised during the meeting could be addressed. A special meeting was held on August 3, 2022 at which the Commission made a recommendation for approval of the revised site development plan by a 4-0 margin (see Attachment G – 1200 Devils Glen Road Revised Site Development Plan.)

The frontage to Devils Glen Road is shown with a 35-foot front yard setback and a landscape berm. Staff recommends that the berm not be required for this development for the purpose of preserving traffic sightlines at the ingress/egress of the development. In addition, a berm would be incompatible with front doors, stoops, and front yard sidewalks for the townhomes. The front door facades on the Devils Glen Road frontage are a requirement of the previously-approved conditional zoning (see Attachment H - Townhome Elevations).

Consult the Planning and Zoning Commission staff report and update 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) Future Land Use Map; (D) Original 1200 Devils Glen Road Site Development Plan; (E) Apartment Building Floor Plans; (F) Apartment Building Elevations; (G) 1200 Devils Glen Road Revised Site Development Plan; (H) Townhome Elevations; (I) Staff report to the Planning and Zoning Commission; (J) Update to the Planning and Zoning Commission; (K) Planning and Zoning Commission report to the Mayor and City Council; (L) Excerpts from the Planning and Zoning Commission meeting minutes regarding this matter

RESOLUTION NO. _____ - 22

RESOLUTION APPROVING A SITE DEVELOPMENT PLAN FOR 1200 DEVILS GLEN ROAD

WHEREAS, David Kempen has submitted a site development plan for 1200 Devils Glen Road, and

WHEREAS, the Planning and Zoning Commission has reviewed said site development plan and recommended approval of it, and

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

NOW, THEREFORE, BE IT RESOLVED, that the City Council approves a site development plan for 1200 Devils Glen Road subject to the following conditions:

1. Approval of the site development plan does not waive any other state, federal, or local government provisions as required by law; and

2. The standards of any berm shown on said site development plan, including, but not limited to, the size and height of a berm, may be modified at the discretion of the Community Development Director and City Engineer to address sight line and safety issues.

PASSED, APPROVED, AND ADOPTED this 16th day of August, 2022.

_____

Robert S. Gallagher, Mayor

ATTEST:

_____

Decker P. Ploehn, City Clerk

Case 22-029: 1200 Devils Glen Road
Site Development Plan: Multi-Family & Townhouses
Aerial

ATTACHMENT A

1 Inch = 175 Feet

Feet

0 65 130 260 390

N

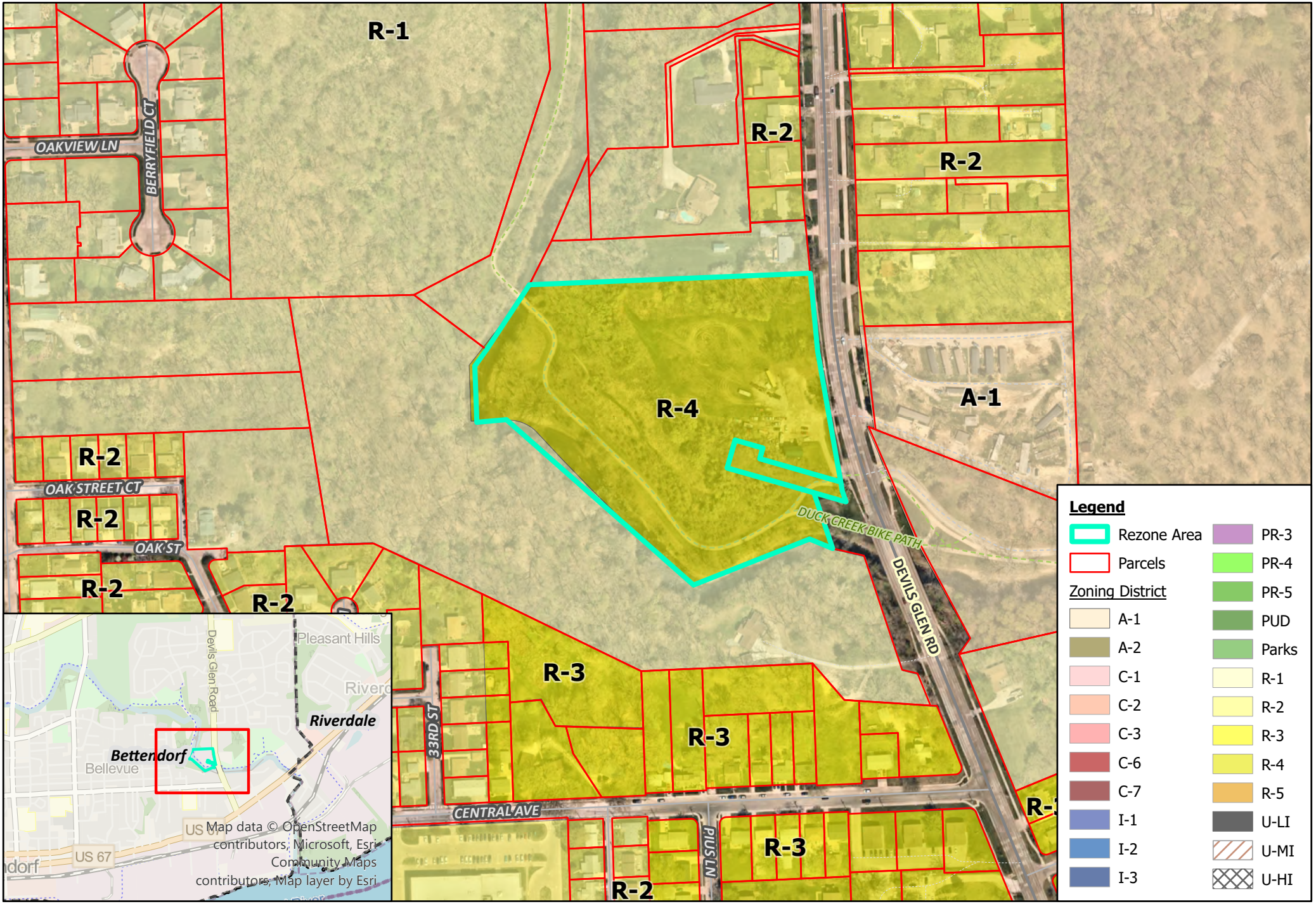
Case 22-029: 1200 Devils Glen Road
Site Development Plan
Zoning

ATTACHMENT B

1 Inch = 274 Feet

0 105 210 420 630 Feet

N



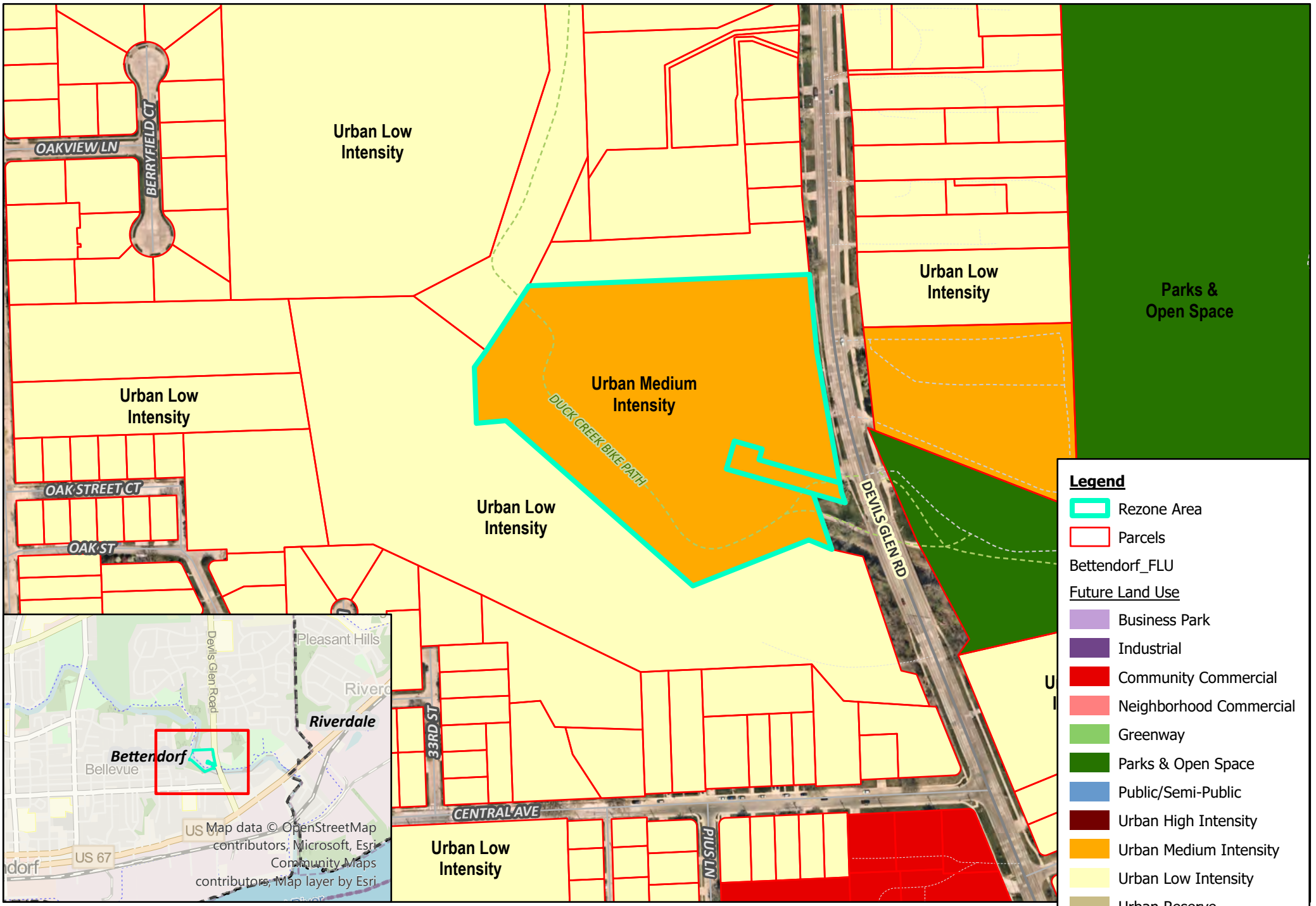
Case 22-029: 1200 Devils Glen Road
Site Development Plan
Future Land Use

ATTACHMENT C

N

1 Inch = 274 Feet

0 105 210 420 630 Feet



SITE PLAN

ATTACHMENT D

1200 DEVILS GLEN

TO THE CITY OF BETTENDORF, IA

IOWA ONE CALL 800/292-8989 Call 2 Working Days BEFORE YOU DIG

N W E S

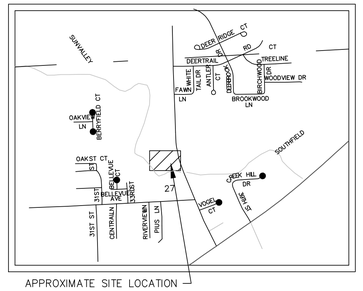
GRAPHIC SCALE

40 0 20 40

(IN FEET)

1" = 40' (24x36)

SITE LOCATION MAP



GENERAL NOTES

1. ALL IMPROVEMENTS SHOWN ON THESE ENGINEERING PLANS SHALL COMPLY WITH THE CITY OF BETTENDORF STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS, LATEST EDITION, AND/OR THE STATEWIDE URBAN DESIGN STANDARDS MANUAL (2003) AS ON RECORD AND APPROVED BY THE ILLINOIS DEPARTMENT OF NATURAL RESOURCES.
2. LEGAL DESCRIPTION OF PROPERTY:
   1200 DEVILS GLENN ROAD
3. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL EXISTING UTILITIES AND PAVED STREETS, INCLUDING ANY NOT SHOWN ON THESE DRAWINGS. THE CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND NOTIFY THE ENGINEER IF ANY CONFLICTS WITH THE DRAWINGS OCCUR. ANY DAMAGE TO EXISTING UTILITIES AND/OR PAVED STREETS CAUSED BY TRENCHING AND GRADING OPERATIONS SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. EXISTING UTILITY LOCATIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE.
4. THE CONTRACTOR SHALL NOTIFY THE CITY OF BETTENDORF AND THE ENGINEER 48 HOURS PRIOR TO COMMENCEMENT OF ANY WORK.
5. PROVIDE POSITIVE DRAINAGE AT ALL TIMES WITHIN THE CONSTRUCTION AREAS. DO NOT ALLOW WATER TO DRAIN OR TO POND ONTO ADJOINING PROPERTY OR PUBLIC RIGHT-OF-WAY.
6. ALL DEBRIS RESULTING FROM CONSTRUCTION OPERATIONS SHALL BE PROPERLY DISPOSED OF OFF-SITE.
7. CONCRETE PAVEMENT SHALL CONFORM TO THE REQUIREMENTS OF IOWA DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR HIGHWAYS AND BRIDGE CONSTRUCTION, SECTION 2301, PORTLAND CEMENT CONCRETE PAVEMENT. CONCRETE PAVEMENT WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE CITY OF BETTENDORF STANDARDS AND SPECIFICATIONS.
8. ALL SOIL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL CONFORM TO THE IOWA CONSTRUCTION SITE EROSION CONTROL MANUAL, LATEST EDITION.
9. NOTE: ALL DIMENSIONS ARE TO THE BACK OF CURB, UNLESS OTHERWISE NOTED.
10. PORTION OF SITE WITHIN 1% CHANCE ANNUAL FLOODPLAIN PER FEMA FIRM PANEL 19163C0386G, 6-9-14. BASE FLOOD ELEVATION = 591.9 FEET (NAVD 88).
    MINIMUM ALLOWED FINISHED FLOOR ELEVATION TO BE 593.9 FEET (NAVD 88).
11. NO PARKING ALLOWED ON DRIVE AISLE ADJACENT TO TOWNHOMES.

PARKING:
169 SPACES IN LOT
24 SPACES IN TOWNHOMES
21 SPACES IN GARAGES

TOTAL = 214 SPACES

LANDSCAPING NOTES

Minimum Street Yard Greenspace requirements: Devils Glen = 15 Tree Factors
Total Required Tree Factors = 25 Vehicular Use Area = 10 Tree Factors

(Qty. = 25) Deciduous Overstory Tree \ 2-inch caliper and 22-inch ball or pot 1.0

	Deciduous Overstory Tree. A shade-producing woody plant having a mature height and spread of at least 30 feet with one well-defined trunk and no branches at or near the base.	Deciduous overstory 2-inch caliper and 22-inch ball or pot 1.0 4-inch caliper and 40-inch ball or pot 2.0

500 Lineal Feet Of Frontage Along Devils Glen w/20' Setback As Per R4 Zoning = 10,000 Square Feet
10,000 Square Feet / 700 = 14.29 (15) Tree Factors Along Devils Glen

Approximately 69,268 Square Feet Of Parking Lot Paving - 7% Of 69,268 = 4,848.76 (4,849 Sq. Ft.)
4,849 Square Feet / 500 = 9.69 (10) Tree Factors Within Vehicular Use Area

EASEMENT	EXISTING GAS VALVE	EXISTING CONTOUR LINE
SETBACK LINE	EXISTING WATER VALVE	PROPOSED CONTOUR LINE
CENTERLINE	EXISTING UTILITY POLE	
PROPERTY BOUNDARY	EXISTING LIGHT POLE	
EXISTING FENCE	EXISTING TREE	715.00 TC SPOT ELEVATION TOP OF CURB
EXISTING SANITARY	EXISTING BUSH	715.00 FL SPOT ELEVATION FL @ GUTTER
PROPOSED SANITARY	EXISTING MANHOLE	715.00 TW SPOT ELEVATION SIDEWALK
EXISTING STORM SEWER	EXISTING FIRE HYDRANT	715.00 FF FINISHED FLOOR ELEVATION
PROPOSED STORM SEWER	FOUND PROPERTY PIN	
EXISTING WATER	CONTROL POINT	
PROPOSED WATER		
EXISTING GAS LINE		
EXISTING ELECTRIC		

TOWNSEND ENGINEERING
CIVIL STRUCTURAL LAND DEVELOPMENT
563 386.4236 office 386.4231 fax
2224 East 12th Street, Davenport, IA 52803

DATE: 04/26/22 TE PROJECT NO: KEMPEN

DRAWN BY: MDR CHECKED BY: CRT

DRAWING LOCATION
S: \KEMPEN\DEVILSGLEN\KEMPENSITEPLAN.DWG

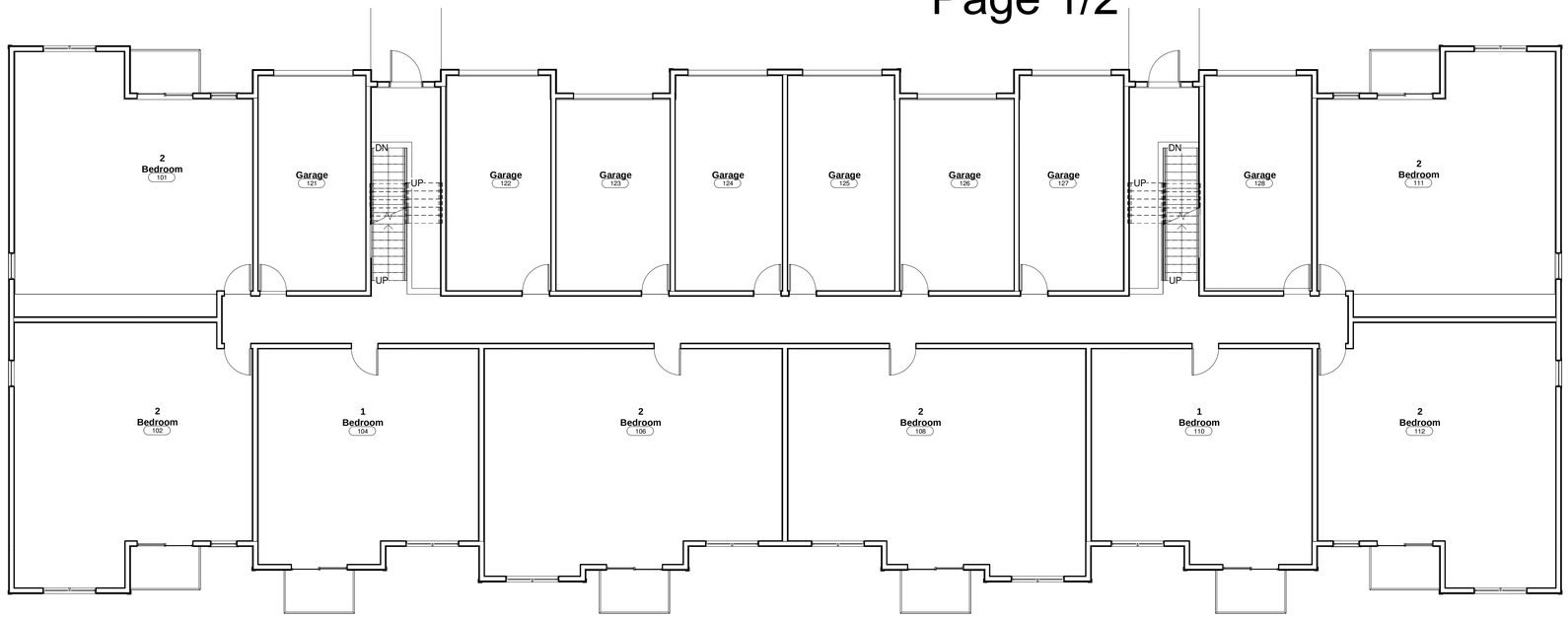
NO.	REVISIONS: DESCRIPTION	DATE

PROJECT
SITE PLAN
KEMPEN DEVILS GLEN
BETTENDORF, IOWA

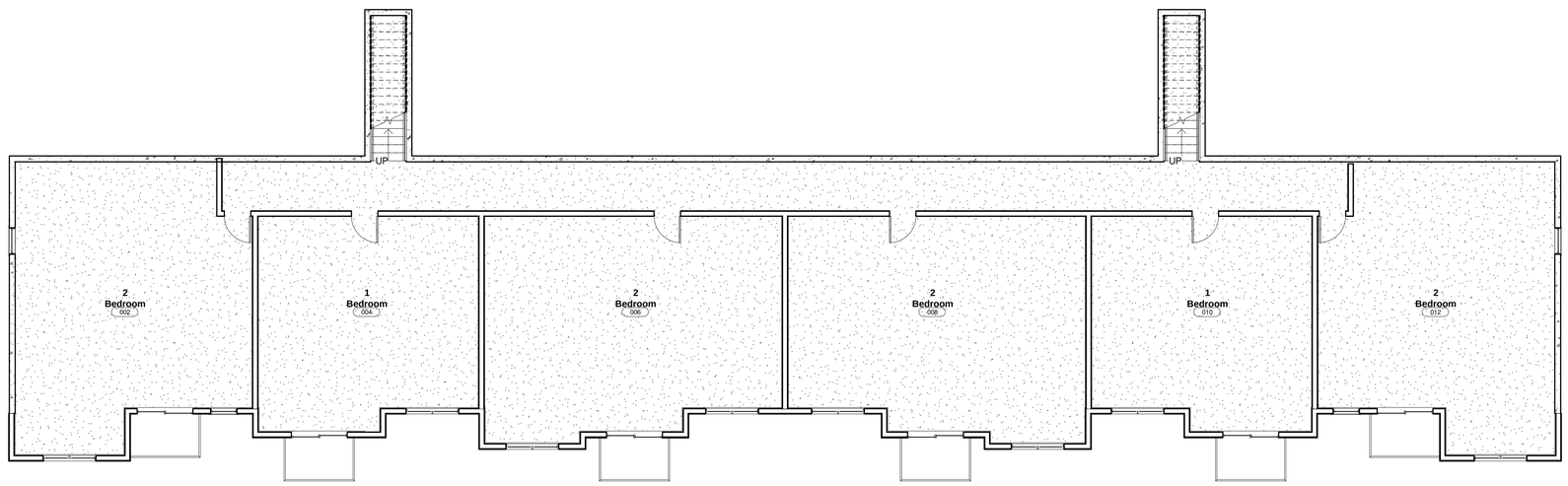
DEVELOPER
DAVID KEMPEN
2395 TECH DRIVE #5
BETTENDORF, IOWA 52722

SHEET NO.
C1

Attachment E - Apartment Floor Plans
Page 1/2



1 First Floor Plan
1/8" = 1'-0"



2 Basement
1/8" = 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

Preliminary Drawings for:

38 Unit Apartment Building

Devils Glen Road, Bettendorf, Iowa

Basement & First Floor Plans

DATE
25 May 2022

A1

PROJECT NO.
#01422

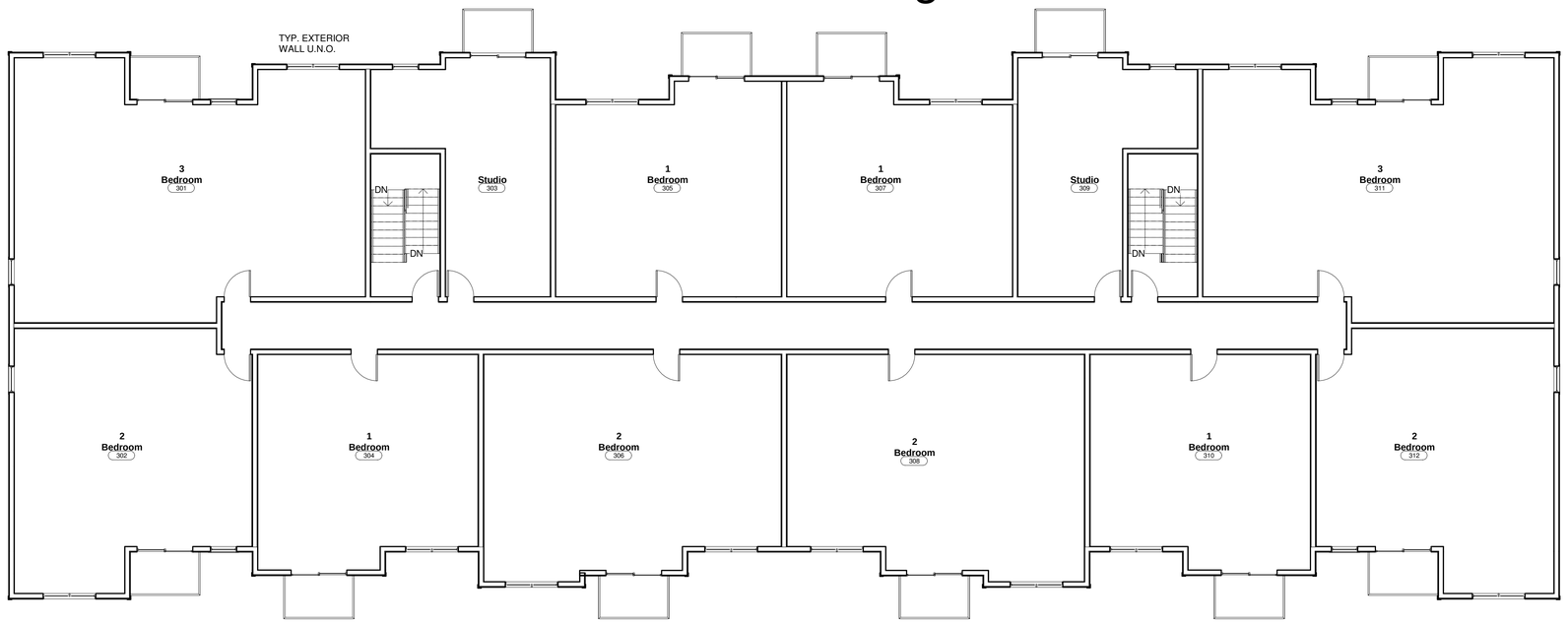
Attachment E - Apartment Floor Plans
Page 2/2

1i WALL TAG

1t DOOR TAG

1t WINDOW TAG

General Notes
1/8" = 1'-0"



1 Third Floor Plan
1/8" = 1'-0"

2 Second Floor Plan
1/8" = 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

Preliminary Drawings for:

38 Unit Apartment Building

Devils Glen Road, Bettendorf, Iowa

Second & Third Floor Plans

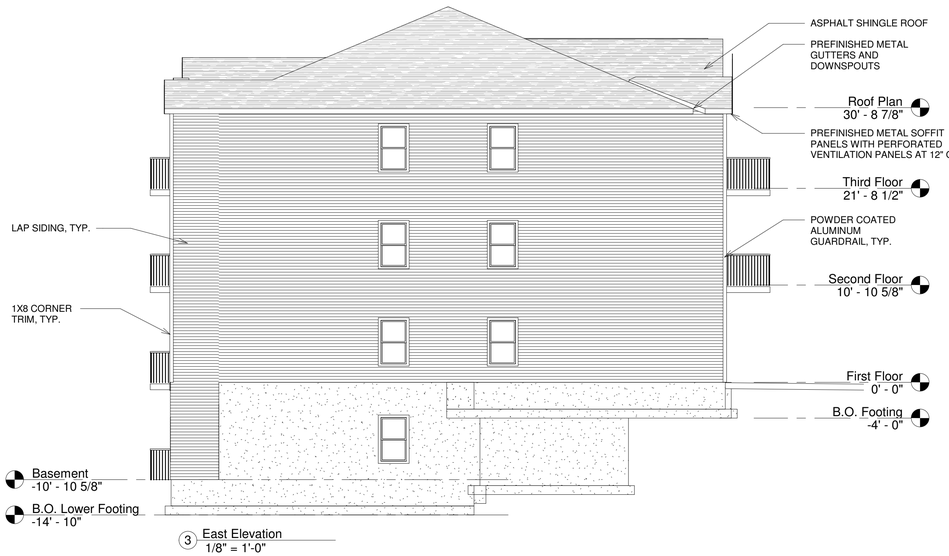
DATE
25 May 2022

A2

PROJECT NO.
#01422

ATTACHMENT F

4 North Elevation
1/8" = 1'-0"



3 East Elevation
1/8" = 1'-0"

2 West Elevation
1/8" = 1'-0"

1 South Elevation
1/8" = 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

Preliminary Drawings for:

38 Unit Apartment Building

Devils Glen Road, Bettendorf, Iowa

Exterior Elevations

DATE
25 May 2022

A4

PROJECT NO.
#01422

ATTACHMENT G

SITE DEVELOPMENT PLAN

1200 DEVILS GLEN

TO THE CITY OF BETTENDORF, IA

IOWA ONE CALL 800/292-8989 Call 2 Working Days BEFORE YOU DIG

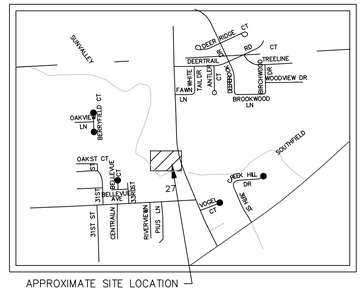
GRAPHIC SCALE

40 0 20 40

(IN FEET)

1" = 40' (24x36)

SITE LOCATION MAP



APPROXIMATE SITE LOCATION

GENERAL NOTES

1. ALL IMPROVEMENTS SHOWN ON THESE ENGINEERING PLANS SHALL COMPLY WITH THE CITY OF BETTENDORF STANDARD SPECIFICATIONS FOR PUBLIC IMPROVEMENTS, LATEST EDITION, AND THE STANDARDS OF THE IOWA DEPARTMENT OF NATURAL RESOURCES, LATEST EDITION.
2. LEGAL DESCRIPTION OF PROPERTY: LOT 11 OF JJZ ADDITION, BETTENDORF IN SCOTT COUNTY, IOWA.
3. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PROTECT ALL EXISTING UTILITIES AND PAVED STREETS, INCLUDING ANY NOT SHOWN ON THESE DRAWINGS. THE CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND NOTIFY THE ENGINEER IF ANY CONFLICTS WITH THE DRAWINGS OCCUR. ANY DAMAGE TO EXISTING UTILITIES AND/OR PAVED STREETS CAUSED BY TRENCHING AND GRADING OPERATIONS SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. EXISTING UTILITY LOCATIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE.
4. THE CONTRACTOR SHALL NOTIFY THE CITY OF BETTENDORF AND THE ENGINEER 48 HOURS PRIOR TO COMMENCEMENT OF ANY WORK.
5. PROVIDE POSITIVE DRAINAGE AT ALL TIMES WITHIN THE CONSTRUCTION AREAS. DO NOT ALLOW WATER TO DRAIN OR TO POND ONTO ADJOINING PROPERTY OR PUBLIC RIGHT-OF-WAY.
6. ALL DEBRIS RESULTING FROM CONSTRUCTION OPERATIONS SHALL BE PROPERLY DISPOSED OF OFF-SITE.
7. CONCRETE PAVEMENT SHALL CONFORM TO THE REQUIREMENTS OF IOWA DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR HIGHWAYS AND BRIDGE CONSTRUCTION, SECTION 2301, PORTLAND CEMENT CONCRETE PAVEMENT. CONCRETE PAVEMENT WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE CITY OF BETTENDORF STANDARDS AND SPECIFICATIONS.
8. ALL SOIL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL CONFORM TO THE IOWA CONSTRUCTION SITE EROSION CONTROL MANUAL, LATEST EDITION.
9. NOTE: ALL DIMENSIONS ARE TO THE BACK OF CURB, UNLESS OTHERWISE NOTED.
10. NO PARKING ALLOWED ON DRIVE AISLE ADJACENT TO TOWNHOMES.

PARKING:
177 SPACES IN LOT
24 SPACES IN TOWNHOMES
21 SPACES IN GARAGES

TOTAL = 222 SPACES (REQ.)
PROVIDED = 225 SPACES

ZONING:
R-4 Medium Density Multi-Family Residence District

SETBACKS:
Front: 50' - Or - 35' w/ Berm
Side: 10' w/ Sum Not Less Than 15'
Rear: 25'

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

CHRISTOPHER R. TOWNSEND 14864 LICENSED PROFESSIONAL ENGINEER IOWA

04-26-22

Christopher R. Townsend, P.E. — Date

License number: 14864
My license renewal date is December 31, 2022.
Pages or Sheets covered by this seal: C0-C5

TOWNSEND ENGINEERING
CIVIL ▫ STRUCTURAL ▫ LAND DEVELOPMENT

563 386.4236 office 386.4231 fax
2224 East 12th Street, Davenport, IA 52803

DATE: 02/22/22 TE PROJECT NO: KEMPEN

DRAWN BY: MDR

CHECKED BY: CRT

DRAWING LOCATION
S: \KEMPEN\DEVILSGLEN\KEMPENSITEPLAN.DWG

NO.	REVISIONS: DESCRIPTION	DATE

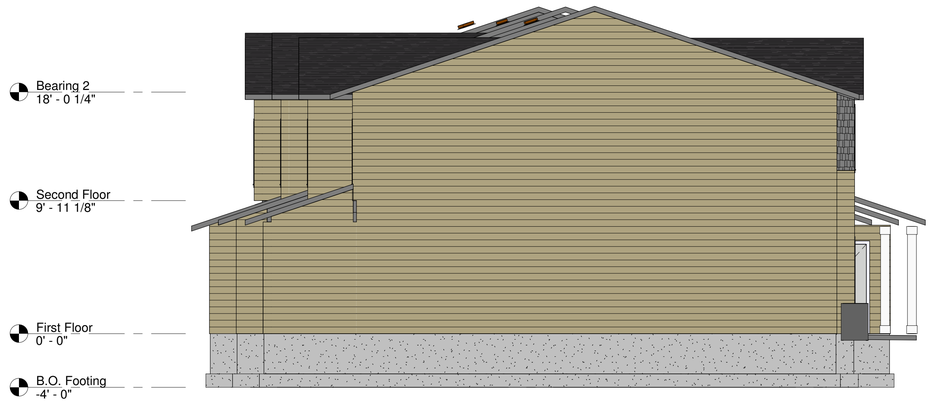
PROJECT
SITE DEVELOPMENT PLAN
KEMPEN DEVILS GLEN
BETTENDORF, IOWA

DEVELOPER
DAVID KEMPEN
2395 TECH DRIVE #5
BETTENDORF, IOWA 52722

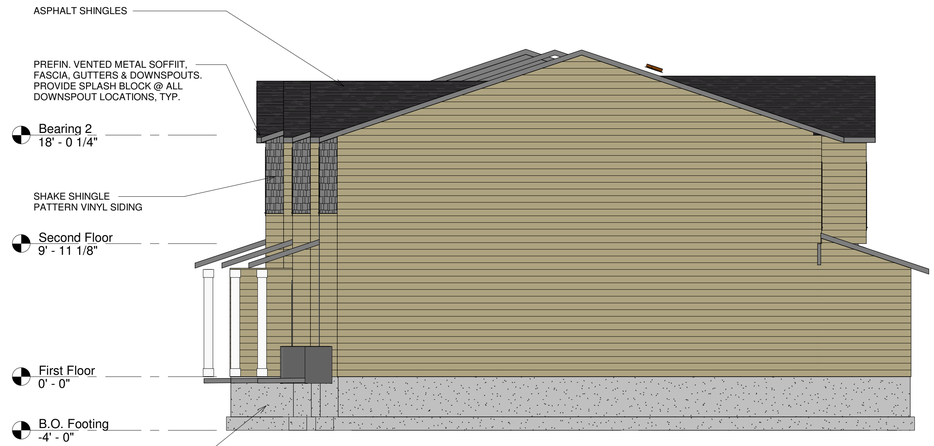
SHEET NO.
C0

ATTACHMENT H

4 A6 East Elevation
3/16" = 1'-0"



3 A6 South Elevation
3/16" = 1'-0"



2 A6 North Elevation
3/16" = 1'-0"

1 A6 West Elevation
3/16" = 1'-0"

JOSEPH ARCHITECTURAL GROUP, P.C.
4510 42nd Avenue
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REVISIONS
1 2 3 4

Preliminary Drawings for:

Devils Glen Townhomes

Bettendorf, Iowa

Elevations

DATE
15 July 2022

A6

PROJECT NO.
#01422

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

July 20, 2022 - Bettendorf Planning & Zoning Commission Meeting

Staff Report

Case No. 22-029
Request: Site Development Plan for 3 Multi-Family Structures and 12 Townhomes
Location: 1200 Devils Glen Road
Legal Description: Proposed Devil's Bluff addition (Case No. 22-034) (Parcel #: 842719009)
Applicant: David Kempen
Zoning: R-4, Medium-Density Multi-Family Residence District
Future Land Use: UMI, Urban Medium Intensity

Background Information and Facts

The applicant, David Kempen, has submitted a site development plan for 1200 Devils Glen Road (Related to proposed Devil's Bluff addition – Case No. 22-034) (see Aerial Map - Attachment A). The property is located in an R-4 district (see Zoning Map - Attachment B). The development area is bordered to the south and west by Duck Creek, one single-family parcel to north, and Devils Glen Road to the east. The applicant's site development plan shows three, 3-story multi-family structures containing at total of 114 units and 12 two-story, single-family townhomes divided among two buildings (see Attachment C – 1200 Devils Glen Road Site Development Plan). The rezoning from R-1 to R-4 was approved by City Council with the condition that any subsequent plats and site development plans materially match the submitted rezoning concept plan.

Future Land Use Map & Compliance with Comprehensive Plan

The development area is shown as Urban Medium Intensity on the Future Land Use Map (see Future Land Use Map - Attachment D). The proposal is consistent with Comprehensive Plan Goal D: Provide housing options and reinvest in existing neighborhoods.

Zoning Compliance

The site development plan shows three, 3-story multi-family structures containing a total of 114 multi-family units and 12 two-story, single-family townhomes. This meets the density requirements for the R-4 Zoning District based on the total development area of 9.96 acres.

The frontage to Devils Glen Road is shown with a 35-foot front yard setback and a landscape berm. Staff strongly recommends that the berm not be required for this development for the purpose of preserving traffic sightlines at the ingress/egress of the development. In addition, a berm would be incompatible with front doors, stoops, and front yard sidewalks for the townhomes. The front door facades on the Devils Glen Road frontage are a requirement of the previously-approved conditional zoning (see Townhome Elevations – Attachment E).

Townhomes in the R-4 zoning district are limited to a maximum of 8 attached dwellings. The site development plan shows two rows of six attached homes. All other site development regulations including lot dimensions, buffers, building separation, and building height are met for the R-4 zoning district in regard to the townhomes.

Apartment buildings in the R-4 zoning district are limited to a height of three stories. The three, 3-story apartment buildings shown are comprised of studio, 1-bedroom, 2-bedroom, and 3-bedroom apartments (see Attachment F – Apartment Building Floor Plans). Also included are basement walkouts which are below grade and therefore not considered in the total height calculation per code (see Attachment G – Apartment Building Elevations). Due to the R-4 zoning district classification abutting a less intense zoning district to the north, in this case R-1, a 20-foot building setback is required for the purpose of buffering and transitioning the developments. This requirement is met and is shown along the adjoining Steven Tometich property line. All other site development regulations including lot dimensions, buffers, building separation, and building height are met for the R-4 zoning district in regard to the three multi-family apartment buildings.

Floodplain

Effective and preliminary floodplains elevation lines are shown in the site development plan. The preliminary floodplain will be slightly lower than the effective floodplain line. The minimum allowed finished floor elevation for the apartment buildings is 593.9 feet. This is two feet above the base flood elevation of 591.9 feet established in FEMA FIRM Panel 19163CO386G, 6-19-14.

The applicant's surveyor will need to submit the appropriate surveys to FEMA to confirm the listed elevations and have it approved before a building permit is approved by the City.

Utilities

The site has access to water and city sewer. All sanitary sewer connections will be private and maintained by the owner of the development.

A 75-foot pipeline easement exists along the Devils Glen Road right-of-way. All plantings and structures are prohibited within this easement. The site development plan shows two screened dumpster locations. They are located in between the apartment buildings.

Thoroughfare Plan & Pedestrian Access

One primary access to the site is shown from Devils Glen Road. Engineering staff has received a final traffic study which recommends construction of a turn lane on Devils Glen Road and is in concurrence. The final plat of Devil's Bluff (Case No. 22-034) dedicates appropriate right-of-way for the southbound, right-turn lane on Devils Glen Road. Sidewalks currently exist on both sides of Devils Glen Road and connect to the Duck Creek bike path which runs along the creek though the property. The developer will relocate sidewalk along the new turn lane on Devils Glen Road.

The portion of the development site shown in the floodplain will remain undeveloped. This area contains the Duck Creek multi-use trail. Connection from the development is currently shown via an existing 4-foot wide sidewalk.

Snow plowing and trash removal will be provided by the owner of the development.

Off-Street Parking

The site development plan shows a total of 214 parking spaces. Each townhome will have a two-car garage located on the ground level, totaling 24 spaces. The apartment buildings will contain some ground level garages totaling 21 spaces. In addition, tenants who rent an apartment building garage will also have access to a parking space in front of the garage door. This will act much like a driveway space. The remaining parking will be at the outdoor parking lot, totaling 169 spaces.

The applicant did note the following assumptions for parking calculations:

- 1 space per studio
- 1.5 per 1 bedroom less than 800 square feet
- 2 per two-three bedroom units
- 2 per townhome

The off-street parking requirements require 222 spaces for this site. The proposal is 8 spaces short or less than 4% of the requirement. The developer will require a variance from the Board of Adjustment. Due to the included open green space and the landscaping included in the

parking lot, staff will be recommending approval of a variance for reduced parking requirements at the site.

Storm Water

Due to the development's location along Duck Creek, City Code does not require storm water to be detained onsite. Storm water quality components are required which include bioswales and mechanical treatment manholes. Underground storm water pipes will be constructed and connect to outlets on the creek side of the multi-use trail.

Landscaping

The site development plan preserves much of the greenspace located in the floodplain and on the northern property line (see Colorized Site Development Plan – Attachment H). An added amenity is a greenspace dog park located west of the townhomes. In addition, the site development plan shows 15 tree factors along Devils Glen Road and 10 tree factors within the parking lot. Approximately 7% of the paved surface area is made up of landscape islands. The site development plan also notes the intended preservation of a grass path in the floodplain area. This path is not a part of the official multi-use trail, but over the years has become a de facto public use path.

Staff Recommendation

Staff contends this submitted site development plan materially matches the rezoning concept plan submitted with Case No. 22-007. Staff recommends approval of the site development plan with the following condition:

1. A variance for reduced parking be approved by the Board of Adjustment prior to building permit submittal/approval.

Respectfully submitted,

Taylor Beswick
City Planner

ATTACHMENT J

MEMORANDUM

TO: Chairman Wennlund and Members of the Planning and Zoning Commission

FROM: Mark D. Hunt, Community Development Director

SUBJECT: 1200 Devils Glen Road Rezoning Site Development Plan Update

DATE: August 3, 2022

With regard to Case 22-029, 1200 Devils Glen Rd., staff have received the attached site development plan, which has been updated by the developer to address concerns raised during the July 20, 2022 meeting. I have reviewed the updated site development plan and found that it conforms with the relevant zoning codes, is materially similar to the concept plan and ameliorates the specific concerns raised by the Commission about the berm, building separation, and parking. A brief analysis of each of these issues is provided below. I offer this memo as an amendment to the previous staff report.

Berm Requirement

For streets that are classified as collectors or greater, city code requires a front-yard setback of 50 ft. or 35 ft., if a berm, acceptable to the Commission and City Council, is in place. Under the original site development plan, staff had recommended that the acceptable berm at this location be zero feet in height (no berm) for the following reasons:

- Natural Topography – for portions of the site near the northern most townhomes, the elevation difference from the sidewalk down to the first floor entry point is 6 to 10 ft. Thus, the natural topography of this area acts as a berm.

- Line-of-Sight for Motorists – A condition placed on the site by the City was construction of a right-hand turn lane into the site from Devils Glen Rd. Staff contends placing a berm adjacent to the turn lane will create line-of-sight issues for motorists using the turn lane to enter the property. If a berm were in place here, motorists in the turn lane would have their view of pedestrians on the private walkways at the front of the townhomes obscured. Additionally, if a berm were in place, motorists in the turn lane would have their view of the site entrance obscured.

- Front-Yard Aesthetic – One of the design considerations appreciated by the Commission and the City Council during the previous conditional rezoning of the property was the front-yard aesthetic of the townhomes. The developer has committed to this design condition as part of the rezoning to R-4. It should be noted, the taller a berm the wider its base must be to create a slope that is stable and can be maintained by standard mowing equipment. For example, a 3-foot high berm has a width of about 12 feet, edge to edge. Requiring berms much taller than this would significantly reduce the usable portion of the front-yards for the proposed townhomes.

In an effort to satisfy the concerns of the Commission regarding a berm for the site, staff requested the developer show a 3-foot high berm for all buildings adjacent to Devils Glen Rd. with the following exceptions:

- Any building that that is set back 50 feet or more from the Devils Glen Rd. does not require a berm.

- Any building that is less than 50 feet from Devils Glen Rd., but has a first floor elevation three feet or more below the existing grade of the sidewalk does not require a berm.

- Any buildings or portions of buildings fronted by fronted by the new turn lane do not require a berm.

This resulted in a 3-foot high berm being shown in front of four townhome units directly north of the turn lane. Additionally, a berm is shown just south of the site entrance as a buffer to the easternmost apartment building.

Building Separation

During the staff presentation July 20, 2022, it was noted that after publication of the meeting packet that discrepancies were found related to the interior spacing of buildings on the site. Spacing between the townhomes is required to be 15 feet per City Code, it was shown as 13 feet. This is now shown as 15 feet in the updated site development plan

Spacing between the apartment buildings must be 30 feet per City Code. This distance was shown as 29 feet between the north and center apartment buildings and 21 feet between the center and south apartment building. The updated site development plan shows these distances just over 31 feet at both locations.

Parking

The previous site development plan was eight spaces or 4% short of the required parking allotment. Staff contended that, taken as a whole and at scale, the developer had met the intent of the City's parking ordinance. The updated site development plan shows a parking increase of eleven spaces from 214 total to 225 total. This meets the City's required parking allotment, while preserving interior greenspace on the development. Six of the new spaces are provided across from the northernmost townhomes, just south of the dog park. Three new spaces are shown in front of the easternmost apartment building. Two additional spaces were added at the northern property line.

August 9, 2022

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 for 1200 Devils Glen Road, submitted by David Kempen. (Case 22-029)

Honorable Mayor and Members of the City Council:

On August 3, 2022, the Planning and Zoning Commission reviewed and recommended that your Honorable Body approve the above named site development plan.

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

Sincerely,

Mark D. Hunt
Director, Community Development

13. Case 22-029 1200 Devils Glen Road, submitted by David Kempen.

Beswick reviewed the staff report. He added that the building separation between the townhome structures and the two easternmost apartment buildings will need to be revised to show a 15-foot and 30-foot separation, respectively. He stated that given the sight lines and topography of the site, staff would recommend that any berm that might be included be very minimal in size. Beswick commented that 8 additional parking spaces are required to be added. Hunt reviewed the ordinance which details the berm requirements for collector and arterial streets. He added that because the applicant is being required to orient the 'front' of the townhome buildings toward Devils Glen Road, it does not seem logical to cover it with a berm. He stated that given the size of the site, he believes that applicant will be able to add the additional parking spaces with no problems.

Hunt stated that he had received some comments, questions, and correspondence from Rich Pribyl (1460 Plum Tree Road) and Rick and Janene Murphy (3892 Deertrail Road) who were unable to be in attendance. Beswick reviewed and addressed their correspondence and entered it into the record.

Pribyl expressed concern about the density of the project, the proposed 35-foot setback for the townhome buildings with no berm, the proposed size of the ADA parking spaces, possible access issues in the first apartment building, the plan to manage storm water runoff on the site, and the means of egress from the basement units. Said explained that once the life safety plan is submitted it will be reviewed taking into consideration various exceptions such as the sprinkler system.

A brief discussion was held regarding requirements for ADA parking spaces. Hunt explained that a site development plan is not the final document reviewed by staff, adding that the developer will submit construction plans and building plans that will then be reviewed for compliance with building and fire codes.

Wennlund asked for clarification of the method by which the height of the structures is measured. Beswick explained that the R-4 district allows 3-story structures measured from grade at the front of the building in the same way that the height of single-family homes is not measured from the back yard when there is a walkout basement. He commented that typically staff uses the number of stories rather than the allowable height when measuring buildings.

Wennlund commented that given the proximity of the site to the creek, it would likely be best to allow the runoff to flow into the creek. Morlok confirmed this, adding that the water quality component that is required includes a mix of biocells and a hydrodynamic separator manhole. He explained that given that the Duck Creek watershed is approximately 41,000 acres in size and that the site is a mile from the downstream end, the proposed 3 acres of hard surface is immaterial.

Steve Tometich, 1222 Devils Glen Road, asked if the allowable density of a project is calculated using the 10-acre size of the property or the buildable area. Hunt reminded the Commissioners that in order to secure the bike path access easement that created the trail, the owner of the property agreed to allow permanent access in return for the city's allowing the entirety of the 10-acre parcel to be used when calculating allowable density for any future development. Tometich commented that the property in question would never have been allowed to be built upon because it is located in the flood plain. Hunt explained that construction is allowed in a flood plain if the building is elevated 2 feet above the flood plain level.

Tometich asked if a retaining wall will be built next to his property that will create a lake in his yard. Chris Townsend, the applicant's engineer, explained that the developer is not allowed to impede the flow of water from an adjacent site. Morlok commented that there is a small retaining wall at the edge of the parking drive which will not impede any water.

Mike Galvin, 4032 Creek Hill Drive, expressed concern about the trash that he believes will be deposited on the property by renters who have no incentive to take care of things and that will destroy the whole area. Wennlund

commented that the property has been used over the years as a junk yard and that there is now an opportunity for improvement.

Leen expressed concern that the Commissioners voted unanimously to recommend approval of the rezoning of the property. He stated that the development will increase surface flow of water. Morlok stated again that the site has an internal storm water system that includes biocells and a hydrodynamic separator. Leen expressed concern that no fence is proposed on the south side of the apartment buildings.

DeeDee Fowler, 3375 Oakory Lane, stated that anyone who uses the bike path will be affected by this development. She requested that the case be deferred until such time as more people can be notified of it. She expressed concern about noise from the dog park, traffic safety issues, increased crime, the environmental impact, litter, and loss of tranquility. Fowler stated that she would not be opposed to the original 1970s plan for 24 townhouse units and that she would prefer that the units be owned, not rented.

A brief discussion was held regarding the traffic study that was completed by the Iowa Department of Transportation.

Stoltenberg asked for clarification of the setbacks on the north side of the property. Beswick explained that the required side yard setback based on the height of the townhome building is 20 feet, adding that the townhome buildings will be much lower than the single-family house to the north. Wennlund asked if the apartment buildings have the same set back requirement. Beswick confirmed this.

A discussion was held regarding the ordinance related to required setbacks for multi-family developments. Stoltenberg asked why the townhome buildings are not required to be set back 50 feet given staff's recommendation that a berm not be required. Beswick explained that there are no specific design standards for multi-family developments in the ordinance. Hunt added that the ordinance does not require an either/or choice between a 50-foot setback or a 35-foot setback with a berm but rather a berm of any height that is acceptable to the Commissioners. He reiterated that staff feels that a berm could cause safety issues for motorists turning left from the development.

Gibson asked for a review of the items that need to be addressed on the site plan. Beswick explained that 8 additional parking spaces need to be provided and the distance between the townhome buildings and the apartment buildings needs to be increased, adding that whether or not a berm is required is at the Commission's discretion. Gibson commented that she believes that there are too many outstanding issues remaining and suggested that the case be deferred until the revisions can be made. Hunt stated that the Commission could postpone the case, recommend approval with conditions, or recommend denial. He commented that once a project reaches the permit review stage, nearly every site plan must be revised in some way because the level of detail is different. He explained that the commissioners and council members had indicated that they wanted a front yard aesthetic from the Devils Glen Road frontage and that as a part of those discussions the developer had requested that the townhome buildings be allowed to have a 35-foot setback with no berm. Adam commented that he does not see any impediments to proceeding to make a recommendation to the City Council now.

Dave Kempen, the applicant, explained that delaying a decision could have an effect on his financing for the project and could possibly make the project unviable.

Ormsby commented that she feels that the development is too dense for the area and does not benefit the neighborhood. Gibson stated that the property is already zoned R-4 but that many of the items that may improve the site plan have not been shown. Adam stated that the development meets the density requirements but that the issue relates to what the setback should be. He asked what the setback is for the townhouses on Devils Glen Road near 53rd Avenue. Morlok stated that it is 25 feet, adding that the requirement for a 50-foot setback with no berm or a 35-foot setback with a berm was rather an arbitrary decision based on one particular development. He added that since that ordinance was passed, negative impacts of berms have been seen.

A discussion was held regarding whether the case should be postponed until the necessary revisions have been made or if a recommendation should be made at this point. Stoltenberg commented that many times the Commission has made a recommendation with regard to a site development plan subject to conditions listed in the staff report.

Stoltenberg asked if the developer would prefer that the case be postponed or if he would like the commission to make a recommendation at this meeting with the possibility that it may be negative. He added that the City Council will make the final decision regarding the development. Kempen stated that he believes the issues that have been raised are minor, adding that had he been aware of them the site plan could have been updated. He added that the concept plan that was approved as part of the rezoning was based on a 35-foot setback. Wennlund commented that he had assumed at that time that there would be a tangible berm. He added that the other items are more procedural and that he has confidence that they can be addressed by staff and the engineer. He stated that he is generally in favor of the property's being developed and does not believe that it will have a significant impact on the quality of the bike path. He explained that a balance must be found between the developer's property rights and the ordinance requirements. Ormsby stated that there are several areas where it seems as though there is not quite enough space for the plan as designed, adding that it may need to be changed.

Chris Townsend, the applicant's engineer, stated that the site plan can be revised to show a 35-foot setback with a berm but that it would have to have breaks in it given the city's requirement that the front doors face Devils Glen Road. He added that the parking spaces shown are larger than are required, adding that the 8 additional spaces can easily be added by reducing the width of the spaces. He explained that the building separation issue may be more difficult but that he is confident that it can be resolved.

Adam stated that he does not believe that any of the issues yet to be resolved are out of the ordinary course of site plan review. Morlok added that staff would require that all of these issues must be resolved prior to submittal to the City Council for their approval.

> On motion by Stoltenberg, seconded by Adam, that a site development plan for 1200 Devils Glen Road be recommended for approval subject to staff recommendations and the requirement that the townhome and apartment buildings be separated properly and that 8 additional parking spaces be added.

Stoltenberg stated that oftentimes a development seems as though it is too dense but after construction looks nice. He commented that he shares the concerns expressed regarding traffic safety but indicated that at some point motorists need to take responsibility for the way they drive. He added that his recollection is that the City Council made the suggestions for the newer requirement for berms or larger setbacks. Stoltenberg stated that he believes that a 35-foot setback with front doors facing Devils Glen Road would be more aesthetically-pleasing than having a berm.

Ormsby stated that she would prefer that the case be deferred until the issues can be resolved. Gibson concurred. Adam commented that staff has indicated that it isn't out of the ordinary for there to be this number of unresolved issues.

Wennlund asked if a vote is taken on the motion on the table and it fails it would mean that the opportunity to postpone the case is lost. Hunt stated that he believes that is the case but that the motion could be rescinded.

Wennlund commented that he would appreciate the opportunity for the members to look at the site plan one more time after the revisions are made. He added that given the shortage of multi-family housing in this market, the proposed product fits that need. Wennlund stated that he is offended at the concept that a renter is more likely to be a criminal or that he or she would throw their trash on the property. He added that he is inclined to

vote against the current motion but that he would not say that his vote would be the same once the revisions are made.

Hunt stated that if the motion on the table is rescinded, the Commission would have the option of scheduling a special meeting which would lessen the delay for the developer. Kempen asked if this would change the date of the council meeting. Hunt explained that the site plan would be presented at the August 16 council meeting rather than waiting for the September meeting. He added that the remainder of the cases on the agenda would be presented to council at their August 2 meeting.

Stoltenberg rescinded the motion on the table. Adam concurred.

> On motion by Stoltenberg, seconded by Ormsby, that a site development plan for 1200 Devils Glen Road be postponed and that an interim meeting be scheduled.
>
> ALL AYES

Motion carried.

3. Case 22-029 1200 Devils Glen Road, submitted by David Kempen. (Postponed at July 20, 2022 meeting)

Beswick reviewed the staff report.

Curran explained that a decision regarding a site development plan is a quasi-judicial one, adding that the commission and city council must apply the facts to the law. He stated that the rezoning of the property is one of the laws to be considered when applying those facts to make a decision. He explained that a recommendation for denial by the commission or council would require a specific reason for such an action.

Beswick reviewed the history and context of the site as it relates to the request for approval of the site development plan, the current status of the request, and the revisions that have been made in response to the issues that were raise at the July 20 meeting.

Hunt commented that additional correspondence was received subsequent to the last meeting that was e-mailed to the commissioners and asked that it be entered into the record. He reviewed the arrangement that the city agreed to that enabled the creation of the Duck Creek bike path via a perpetual easement from the property owner. He added that the city is required to consider the entirety of the parcel when calculating allowable density for the site. He stated that the commissioners should consider the possibility of the owner's restricting access to the bike path should the city violate that agreement.

Wennlund reviewed the easement agreement which stipulates that the city cannot violate the terms of the agreement without risking termination of the easement. He reviewed and entered correspondence from Mitchell Johnson (3520 Woodberry Place), Rich Pribyl (1460 Plum Tree Road), and Linda Rielly (3925 Deertrail Road) into the record.

Pribyl expressed concern about the impact of the project on the Duck Creek watershed, sustainability, lack of internal greenspace, and suggested establishing a clear record for the future. He stated according to his interpretation of the code, the development shows 40 dwelling units per acre. He explained that regardless of the agreement, the city is not required to consider a maximum density project over the 10 acres. He stated that he believes that the Supplemental Regulations should be used to determine required building separation and allowable height.

Wennlund stated that an alternative interpretation of the code has been expressed by the public. He asked for confirmation that the commission as a body should look to the professional staff as the source of their authority relative to the interpretation of the code when making recommendations. Curran confirmed this, adding that according to Section 11-15-1, one of the duties and powers of the zoning administrator is to interpret the code regardless of whether a member of the public disagrees.

Steve Tometich, 1222 Devils Glen Road, stated that he believes the townhome buildings should be set further back as are the homes to the north. He expressed concern that there are not enough dumpsters available for the residents and the potential that the dog park will smell.

Morlok explained that setbacks are measured from the property line, not back of curb. Wennlund commented that since Tometich measured the distance from his home to the street instead of the property line, the building setbacks will likely be very similar.

Murphy expressed concerns about the accuracy of the traffic study because it does not account for COVID, that there is no berm shown near the turn lane, and that no play area has been provided. He requested that a response to the specific code concerns expressed by Pribyl be presented to the council. He stated that he does not believe that the city's failure to prevent the use of the property as what has been termed a junk yard is justification for approving the proposed development.

Wennlund asked what the current or highest expected average daily traffic count is relative to its perceived capacity. Morlok explained that we are currently at less than half the capacity of a 4-lane roadway. He stated that the highest volume recorded was 12,000 vehicles per day in 2014, adding that the planning capacity is more than 30,000 vehicles per day. Morlok explained that Devils Glen Road is an arterial roadway and is meant to carry the heaviest volumes of traffic. Wennlund commented that the addition of the traffic from the development will have an insignificant impact on that capacity.

Peter Gluck, 3508 Woodberry Place, asked that the commission and city council establish a climate plan which will dedicate and preserve certain areas of the city. He stated that he believes that the development will infringe upon the tranquility of the area. He expressed concern about the potential for more pollution. He asked if there has been any coordination with the school district.

Hunt stated that he has had communication with the school district who indicated no concerns about the proposed development.

Chris Zerbonia, 3630 Deer Ridge Court, expressed concern about the density of the project. He asked what impact it may have on the flooding of Duck Creek, if there would be a retention pond, and what benefit to the citizens of Bettendorf is provided by the development.

Wennlund explained that there is currently a 2.5-million housing unit shortage in the country, adding that the current supply cannot meet the demand for housing in the city. Morlok stated that the Duck Creek watershed is over 41,000 acres in size and that the impact of the proposed development is insignificant. He explained that because the development is at the downstream end of the creek, the goal is to get the water off the site as quickly as possible to the creek and then to the river so that it doesn't cause a backup further upstream. Stoltenberg added that the water will be piped under the bike path to the creek.

Peter Karras, Devils Glen Road, stated that he does believe that the development will be beneficial to the city and expressed concern about the density, the potential for traffic safety issues, and the possibility that the soil is contaminated.

Don Adam, representing the developer, stated that if two dumpsters are inadequate, another could be located in two of the excess parking spaces. He commented that children already play near Devils Glen Road given the proximity of the site to the bike path and a city park, adding that if safety becomes a concern it will be addressed. He stated that he and his staff have worked very hard over the past few weeks to clean up the property and remove the debris from the site. Adams stated that the developer wants to be a good neighbor, adding that when issues arise they will be addressed.

Ron Klein, 3684 Deertrail Road, asked if the city owns the necessary fire equipment to fight a fire. Said confirmed this, adding that the buildings will all be sprinklered. Klein asked if ambulance support is available and if response times will be adequate. Said confirmed this.

Adam stated that he believes the details that were worked out between the city and the developer since the last meeting have been positive but that he believes that they would have been resolved anyway. He added that the commission must balance the interests of the city, community, and developer and that he while has sympathy for the residents who have lived near a long-vacant property, he strongly supports the right of a property owner to develop their land and believes that those rights must be respected under the law. He stated that he believes that the development will be a nice improvement to the area and will provide needed housing. He commented that the project is compliant with the city's code requirements and is supportive of it.

Gibson stated that all of the concerns that she expressed at the last meeting have been addressed, adding that the issue of density has already been decided with the council's approval of the R-4 zoning. She commented that any questions regarding density, rental rates, or subsidized housing are well outside the purview of the commission.

Stoltenberg stated while he is sympathetic to the residents who expressed concern about traffic, he does not believe it should prevent the development of the site. He commented that over the past few years far fewer residents have expressed concern about storm water issues and that he believes that the improvements that have been made with regard to storm water detention requirements are the reason.

Wennlund stated that while he sympathizes with the concerns expressed, he believes the development will be an improvement on the former use of the site. He added that he does not believe that the integrity of the bike path will be negatively impacted by the project.

> On motion by Stoltenberg, seconded by Gibson, that a site development plan for 1200 Devils Glen Road be approved subject to staff recommendations.
>
> ALL AYES

Motion carried.

Wennlund asked when the site development plan would go to city council. He stated that it would be August 16.

MEETING DATE: August 16th, 2022

COUNCIL LETTER

REQUESTED BY: Aschliman & Kidwell

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

- Resolution authorizing a contract with Uncommon Ground for landscaping services at the Learning Campus

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

Over the years, with increased workloads for Parks and fewer volunteers able/willing to assist with gardening, the vegetation around the Library and Family Museum needed significant upkeep and many plants, shrubs, and trees need to be replanted. The results from this project improve curb appeal around both the Library and the Museum, and provides a more attractive, and inviting feel to the Learning Campus. This project was sent out to quote, with the only responsive quote coming from Uncommon Ground in the total amount of $78,199.92. This project ties into the City's overall mission in creating a premier place to live. Funding is available from the sales tax revenue fund.

ATTACHMENTS:

- Resolution

RESOLUTION NO. _____- 22

RESOLUTION AUTHORIZING A CONTRACT WITH UNCOMMON GROUND FOR LANDSCAPING SERVICES AT THE LEARNING CAMPUS

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that staff is hereby authorized to enter into a contract with Uncommon Ground for landscaping services at the Learning Campus in the amount of $78,199.92.

PASSED, APPROVED, AND ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

Attest:

_____
Decker P. Ploehn, City Clerk

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Kathleen Richlen

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

Resolution approving the recruitment process for the Construction Inspector position for the Public Works Department

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

Current Construction Inspector will be retiring in January, 2023, therefore the position will be vacant.

As there is no active Civil Service list for the Construction Inspector position, staff would like to begin recruiting for the position.

The Construction Inspector position is a Civil Service Union Position. The recruitment process will be dictated by both the Employee Handbook and the Civil Service process. The following steps will be followed once the recruitment process is approved:

1. Position posted internal lateral for 5 business days
2. Position posted internal promotional for 5 business days (if applicable)
3. Position posted external (if applicable)

All applicants must meet the minimum qualifications of the job description in order to be considered a viable candidate. The recruitment process may include testing and the final civil service interview. The recruitment process can take a minimum of a week depending on the qualified internal applicants through internal lateral step, and up to a minimum of 3 months with external postings and testing.

The Construction Inspector position is a full time union position with a salary range of $55,249.37 to $80,801.55 annually.

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

The budget contemplates the position.

List Attachments:

Resolution
Job Description

RESOLUTION - 22

RESOLUTION APPROVING THE RECRUITMENT PROCESS FOR THE CONSTRUCTION INSPECTOR POSITION FOR THE PUBLIC WORKS DEPARTMENT

WHERAS, the current Construction Inspector is retiring in January, 2023 and the position will become vacant; and,

WHEREAS, City Council wishes to approve the recruitment process for the Construction Inspector position for the Public Works Department.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa that the recruitment process for the Construction Inspector is hereby approved.

PASSED, APPROVED and ADOPTED this 16th day of August, 2022.

_____
Mayor Robert S. Gallagher

Attest:

_____
City Clerk Decker P. Ploehn

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Kim Kidwell

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 REAPPOINTING MEMBERS TO THE CITY OF BETTENDORF'S FAMILY MUSEUM BOARD OF TRUSTEES

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

There is currently one expired term on the Family Museum Board of Trustees. It is the desire of the City Council to reaffirm the appointment of Sonia Vogel to the Family Museum Board of Trustees.

ATTACHMENTS:

- **Resolution**

RESOLUTION _____ - 22

RESOLUTION REAPPOINTING MEMBERS TO THE CITY OF BETTENDORF'S FAMILY MUSEUM BOARD OF TRUSTEES

WHEREAS, the term of one member of the City of Bettendorf's Family Museum Board of Trustees expired on June 30, 2022; and

WHEREAS, it is the desire of the City Council to reaffirm the appointment of Sonia Vogel; and

WHEREAS, it is the recommendation of the Mayor that the following members of the Family Museum Board of Trustees be reappointed by the City Council and the following term expiration date be established:

Sonia Vogel (June 30, 2025)

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that the mayoral appointment to the Family Museum Board of Trustees of Sonia Vogel is hereby reaffirmed for a term beginning July 1, 2022 and expiring as listed above.

PASSED, APPROVED AND ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Kim Kidwell

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 REAPPOINTING MEMBERS TO THE CITY OF BETTENDORF'S PARKS AND RECREATION ADVISORY BOARD

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

There are currently three expired terms on the Parks and Recreation Advisory Board. It is the desire of the City Council to reaffirm the appointments of Kenneth Asta, Catherine Duda, and Patrick Larkin to the Parks and Recreation Advisory Board.

ATTACHMENTS:

- **Resolution**

RESOLUTION _____ - 22

RESOLUTION REAPPOINTING MEMBERS TO THE CITY OF BETTENDORF'S PARKS AND RECREATION ADVISORY BOARD

WHEREAS, the term of one member of the City of Bettendorf's Parks and Recreation Advisory Board expired on June 30, 2022; and

WHEREAS, it is the desire of the City Council to reaffirm the appointments of Kenneth Asta, Catherine Duda, and Patrick Larkin; and

WHEREAS, it is the recommendation of the Mayor that the following members of the Parks and Recreation Advisory Board be reappointed by the City Council and the following term expiration date be established:

Kenneth Asta	(June 30, 2025)
Catherine Duda	(June 30, 2025)
Patrick Larkin	(June 30, 2025)

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BETTENDORF, IOWA, that the mayoral appointments of Kenneth Asta, Catherin Duda, and Patrick Larkin to the Parks and Recreation Advisory Board are hereby reaffirmed for a term beginning July 1, 2022 and expiring as listed above.

PASSED, APPROVED AND ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Keith Kimball

ITEM TITLE:

Resolution authorizing the Chief of Police to purchase and replace one (1) Lenco BearCat; cost not to exceed $169,551.08.

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

The current BearCat is in need of maintenance/repairs with an approximate cost of $30,000 (specialty run-flat tires, expired ballistic glass, spotlights, exterior paint); this cost does not include labor or shipping.

In lieu of spending possibly $50,000+ on a ten-year old vehicle for above maintenance, repairs, shipping of parts, and labor costs, Lenco is offering a new version of the BearCat at a cost of $169,551.08; original cost $282,745.00 with a $48,193.92 discount (only valid until 8/31/22 per Iowa state bid contract MA21052A) and a trade-in value of $65,000.00. The likelihood of the state of Iowa requesting a bid in the next 10-15 years is highly unlikely making this savings opportunity that much more valuable ($48,193.92). The new version provides modern safety technology with advanced functionality.

Lenco will allow the department to continue to use the current vehicle until arrival of the new one with an estimated completion date of 2023.

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

FY23/24 purchase with the Vehicle Replacement fund with transfer from Police Special Reserve Funds

List Attachments

Resolution
Quote

RESOLUTION NO. - 22

RESOLUTION APPROVING THE PURCHASE AND REPLACEMENT OF ONE (1) 2023 LENCO BEARCAT

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that the Chief of Police be authorized to purchase and replace one (1) 2023 Lenco BearCat; cost not to exceed $169,551.08

PASSED, APPROVED, and ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

LENCO ARMORED VEHICLES
Protecting Our Nation's Defenders™
10 Betnr Industrial Drive – Pittsfield, MA 01201
PH (413) 443-7359 – FAX (413) 445-7865

Quotation: 22745A

Customer Code: BELIA
Quotation Date: 8/3/2022
Lenco Tax ID#: 04-2719777
Repeat Customer: Yes ☑ No ☐

Bill To
Bettendorf Police Department
1609 State St.
Bettendorf, IA 52722

Ship To
Customer Pick-Up

Payment Terms	Shipping Terms	Ship Via
Payment Upon Pick-Up	FOB: Origin, Pittsfield, MA	Customer Pick-Up
Estimated Completion	**Inhouse Contact**	**Inspection & Acceptance**
12+ Months ARO (Est.)	Dan Besemer	At Lenco's Facility in Pittsfield, MA

Item:	Product #	Qty	Unit Price	Extension
Lenco BearCat	BC55003	1	$ **200,704.00**	$ **200,704.00**
Paint Color: Lusterless Black	18-342			
LED Lights: Red & Blue				
Options:				
Diesel Engine, 6.7L Turbo	BCDLEN	1	$ 8,859.00	$ 8,859.00
Electric Power Mirrors	BCMIR	1	$ 1,508.00	$ 1,508.00
4-Door Configuration	BC4DR	1	$ 7,858.00	$ 7,858.00
Roof Mounted Remote Control Spot Light - LED	BCSLLED	3	$ 1,404.00	$ 4,212.00
AC-DC Power Inverter w/Auto Eject	BCINV2000	1	$ 6,387.00	$ 6,387.00
(1) 7" Vertical GunPort Upgrade	BCGP7	8	$ 152.00	$ 1,216.00
22.5" Tire and Wheel Upgrade	BCTWU	1	$ 8,800.00	$ 8,800.00
Hydraulic Front Mounted Receiver with Ram Post and Plate	BCHYDRAM	1	$ 12,479.00	$ 12,479.00
Gas Injector Unit	BCGIU	1	$ 14,552.00	$ 14,552.00
Radio Prep Package, (1) Max (2)	BCINSRA	1	$ 502.00	$ 502.00
360 Camera System	BC360DEG	1	$ 4,422.00	$ 4,422.00
Intercom System; Inside to Outside	BCINT	1	$ 2,871.00	$ 2,871.00
Rear Tow Hitch Receiver	BCRTOWR	1	$ 1,005.00	$ 1,005.00
Bedrock Paint	BCPJ	1	$ 3,058.00	$ 3,058.00
Rear A/C - Heating System: High Capacity	BCHAC	1	$ 2,972.00	$ 2,972.00
High Intensity Driving Lights in Front Bumper	BCHIDL	1	$ 1,340.00	$ 1,340.00
BearCat (Configuration Subtotal)		**1**	$ **282,745.00**	$ **282,745.00**
Discount	TID	1	$ (48,193.92)	$ (48,193.92)
Vehicle Trade-In	S5260	1	$ (65,000.00)	$ (65,000.00)

Proprietary

Subtotal	$	**169,551.08**
Customer Pick-Up	$	-
Tax	$	-
Total Order	$	**169,551.08**

Notes:
Discount only valid until 8/31/22 per Iowa State Patrol Contract MA21052A.

WARNING: Information Subject to Export Control Laws
The written approval of the Directorate of US Defense Trade Controls and Lenco Industries, Inc. must be obtained before reselling, transferring, transshipping or disposing of a defense article to any end user, end use or destination other than as stated on this Lenco quote or the shipper's export declaration in cases where an exemption is claimed under this subchapter ITAR 123.9(A).

Acceptance of this quotation or entering into a purchase agreement with Lenco, the purchaser agrees to Lenco's full Terms and Conditions of Sale, available upon request.

ACCEPTANCE OF PROPOSAL –

Authorized Signature: _____
Please Sign and Return

Authorized Signature: *Daniel Besemer*
Daniel Besemer

Thank You

Scott, Douglas

From: Jim Massery <jmassery@lencoarmor.com>
Sent: Wednesday, August 3, 2022 3:38 PM
To: Scott, Douglas
Cc: Adam Orazio; Dan Besemer
Subject: 22745A BELIA Bettendorf PD IA quote expires on August 31, 2022 Iowa Contract Quote
Attachments: 22745A BELIA Bettendorf PD IA.pdf

Doug,

Here is your official Lenco BearCat quotation. (NIJ IV Multi-Hit .50 Cal BMG).

This price represents our guaranteed minimum pricing for our most favored customers.

A sole source statement is available upon request.

We are excited about the prospect of building you a new tactical response unit.

We know you have high expectations from us and we pledge to meet them.

When funding is secured, all we need is for your agency to do the following:

1. Sign the quote.

2. Generate a Purchase Order (w/PO Number) referencing the Quote Number 22745A and the Dollar Value of the Quote.

Upon receipt of an approved P.O. your Truck will be added to our Build Schedule.

NO DEPOSIT required.

Your Payment and Shipping Terms are on this quote - please review carefully.

If using a Lenco Government Cooperative Contract (attached) please hand write or type your cooperative contract number of choice into the NOTES area of this quote, and also onto your P.O.

Give me a call if you have any questions.

Thank you again for this opportunity to assist.

Lenco quotes are valid for 90 days.

Jim Massery
Government Sales Manager

LENCO ARMORED VEHICLES
10 Betnr Industrial Drive • Pittsfield, MA 01201
Tel: 413.443.7359 Ext. 114 • Fax: 413.445.7865

www.LencoArmor.com

How are we doing? Take our Satisfaction Survey

CONFIDENTIALITY NOTICE: This e-mail and any files transmitted with it may contain confidential, privileged and proprietary information of Lenco Armored Vehicles and are intended solely for the use of the individual or entity to whom they are addressed. Any unauthorized use or disclosure is prohibited. If you have received this e-mail in error please notify the sender. This email may also contain technical data relating to a "Defense Article" within the meaning of the International Traffic in Arms Regulations (22 CFR Part 120). The transfer or disclosure of this information to any non-U.S. person or company without an export license approved by the United States Department of State, Directorate of Defense Trade Controls is prohibited under federal law.

RFB0221005001– Armored Rescue Vehicle

BASE CHASSIS SPECIFICATIONS

Protection Level for Base Chassis:	Threat level 4. Capable of stopping Rifle up to 7.62 cal. And lower
Chassis:	F550 or 5500 Series Chassis; 4WD; DRW; standard cab
Wheelbase:	Appropriate for the body specifications bid; turning radius must allow vehicle to complete a U-turn in one movement in a 40 foot wide roadway.
Engine:	V8 Diesel Engine
Transmission:	Automatic transmission; shift on fly
Other Chassis Specifications:	Tilt steering wheel; driver/passenger adjustable front seats; minimum 40 gallon fuel tank; capable of a consistent speed relative to Iowa Interstates (+70 mph); electric exterior side mirrors; in-dash AM/FM radio; law enforcement prepped radio compatible; power brakes with 4-wheel anti-lock; brake testing results if performed should be disclosed; LED headlights with brush protection over headlights.

BODY SPECIFICATIONS

- **Body Specification Dimensions**
  Body dimensions appropriate to the vehicle bid. Please provide the dimensions in the vehicle specification you provide with your Bid.

- **Armor**
  - All steel armor construction
  - Blast resistant armored floor
  - Armor level must meet or exceed NIJ IV +.50 caliber
    - Armor system must include all vertical panels including front fenders around engine
    - Fully armored chassis engine hood
    - Armored roof hatch containing armored gun port with the ability to rotate

- **Windows**
  - All windows must meet or exceed NIJ IV/.50 caliber armor piercing
    - 2 front windshield (chassis)
    - 4 windows on each side of vehicle
  - Third party ballistic test lab verification documentation required

- **Hydraulic Ram**

- Hydraulic Ram upgrade with front mounted receiver and ram post with a minimum length of 12 feet. Ram must be able to break down into 2 pieces and able to be stored on the side of the vehicle.

- **Corners**
  - One piece single layer .5 inch Mil Spec steel side walls that extend from the corner to rear corner.

- **Doors**
  - 4 door design
    - 2 additional sign entry doors
  - 1 rear double door, locked in place
  - Quick lock/unlock dead bolts on all doors

- **Roof**
  - Counter-balanced roof hatch
  - Remote control roof-mounted spotlight

- **Tow**
  - Multiple tow points on vehicle front and rear
  - Rear tow hitch receiver

- **Exterior Grab Handles**
  - Exterior steel grab handles on roof front to rear
  - Exterior steel grab handles on side wall covering for length on vehicle
  - No slip surface on roof and hood

- **Exterior Running Board**
  - Running board on driver side and passenger side, and rear of the vehicle must be a minimum of 11 inches deep Weight capacity must be a minimum of 2500 lbs. or greater

- **Emergency Exterior Lighting and Siren/PA Package**
  - Wig-wag front headlights
  - LED emergency lighting
    - Red and blue to the front
    - Amber and blue to the rear
  - Stealth switch to kill brake lights, reverse lights, running lights, etc.
  - 200 watt siren PA/Intercom system with hidden speaker

- **Invertor**
  - 2000W invertor with battery charge feature

- **Seating**
  - Rear bench seating with seat belts
    - Minimum 6 person capacity

- **Interior**

- Heavy duty tie down/tie off point in the interior
- Non-slip grip surface on interior floor and roof
- High capacity ceiling mounted rear A/C and heating system

- **Gun Ports**
  - Minimum of 7 inch vertical gun port
  - Minimum of 6 gun capacity
  - Must be .5 inch Mil Spec Steel
  - Gunner stand

- **Interior Lighting**
  - Interior ceiling mounted red/white lighting

- **Paint Preferences**
  - Urban Green
  - Flat Black
  - Propose additional color

Bidder must provide the following price breakdown in their bid submission:

Bid Price:	$ 219,550.08
Delivery to DAS Fleet Services:	$ 4,000.00
TOTAL BID PRICE INCLUDING DELIVERY TO DAS FLEET SERVICES:	$ 223,550.08
Per mile charge for delivery anywhere within the State of Iowa:	$ 3.45

Sample of State Bid

LENCO ARMORED VEHICLES
Protecting Our Nation's Defenders™

10 Betnr Industrial Drive – Pittsfield, MA 01201
PH (413) 443-7359 – FAX (413) 445-7865

Quotation 19485

Quotation Date: August 11, 2020
Lenco Tax ID#: 04-2719777

CUST#: IALIA Iowa State Patrol 215 E. 7th Street Des Moines, IA 50319	**F.O.B.:** Des Moines, IA **Ship Via:** Common Carrier **Payment Terms:** Net 30 Days **Estimated Completion:** 6 Months ARO (Est.) **Inspection & Acceptance:** At Lenco's Facility, Pittsfield, MA

Terms and Conditions: 1) Transfer of Vehicle Certificate of Origin to New Owner Done Upon Receipt of Payment in Full. 2) Lenco Does Not Collect Tax or Register Vehicles with DMV. 3) Cooperative Purchasing available under Lenco's GSA Contract# GS-07F-169DA (Schedule 84) or the 1122 Program. 4) Acceptance of this Quotation or entering into a purchase agreement with Lenco, the purchaser agrees to Lenco's full Terms and Conditions of Sale, available upon request.

Item:	Product #	Qty	Unit Price	TOTAL
Lenco BearCat (4WD, Rotating Hatch; Counter Balanced)	BC55003	1	$200,704.00	$200,704.00
NIJ IV & Multi-hit .50 CAL BMG Armor Protection				
Paint Color: Urban Green (CARC) #18-174				
LED Lights: Red & Blue Front, Amber & Blue Rear				
Vendor Int: No				
Options:				
Diesel Engine, 6.7L Turbo	BCDLEN	1	$8,859.00	$8,859.00
Electric Power Mirrors	BCMIR	1	$1,508.00	$1,508.00
4-Door Configuration	BC4DR	1	$7,858.00	$7,858.00
Roof Mounted Remote Control Spot Light - LED	BCSLLED	1	$1,404.00	$1,404.00
Rear Tow Hitch Receiver	BCRTOWR	1	$1,005.00	$1,005.00
AC-DC Power Inverter 2,000 Watt with Battery Charge Feature and Auto Eject	BCINV2000	1	$6,387.00	$6,387.00
Rear A/C - Heating System: High Capacity	BCHAC	1	$2,972.00	$2,972.00
(1) 7" Vertical GunPort Upgrade	BCGP7	8	$152.00	$1,216.00
22.5" Tire and Wheel Upgrade	BCTWU	1	$8,800.00	$8,800.00
Hydraulic Front Mounted Receiver with Ram Post and Plate	BCHYDRAM	1	$12,479.00	$12,479.00
Gas Injector Unit	BCGIU	1	$14,552.00	$14,552.00
			Subtotal	**$267,744.00**
			Discount	($48,193.92)
			Shipping and Handling, FOB Des Moines, IA	$4,000.00
			Total	**$223,550.08**

Specifications Subject to Change — **PROPRIETARY**

Notes:

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THE WRITTEN APPROVAL OF THE DIRECTORATE OF US DEFENSE TRADE CONTROLS AND LENCO INDUSTRIES, INC. MUST BE OBTAINED BEFORE RESELLING, TRANSFERRING, TRANSSHIPING, OR DISPOSING OF A DEFENSE ARTICLE TO ANY END USER, END USE OR DESTINATION OTHER THAN AS STATED ON THIS LENCO QUOTE OR THE SHIPPER'S EXPORT DECLARATION IN CASES WHERE AN EXEMPTION IS CLAIMED UNDER THIS SUBCHAPTER ITAR 123.9(A).

WE ARE PLEASED TO SUBMIT THE ABOVE QUOTATION FOR YOUR CONSIDERATION. SHOULD YOU PLACE AN ORDER, BE ASSURED IT WILL RECEIVE OUR PROMPT ATTENTION. THIS QUOTATION IS VALID FOR 90 DAYS. THEREAFTER, IT IS SUBJECT TO CHANGE WITHOUT NOTICE.

ACCEPTANCE OF PROPOSAL – The above prices are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Authorized Signature: _____

Please sign and return

Authorized Signature: James Massery

James Massery

Thank You

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Keith Kimball

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

Resolution approving the 'Hand In Hand Music Fest' outdoor event, September 4, 2022, on the Isle property.

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

Green Bridge Company will sponsor a fundraising music event for Hand In Hand, a non-profit organization. This event will be held September 4, 2022, from 4p to 10p, on the Isle property.

Alcohol will be available to purchase. Purgatory's will obtain a special event liquor license.

Food trucks, a music stage, and bounce houses will be located on the site.

Two off duty Bettendorf Police officers will provide security.

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

The event committee will be billed $50 per hour per officer for police security with a two hour minimum per officer.

List Attachments

Resolution

RESOLUTION NO. – 22

RESOLUTION APPROVING THE 'HAND IN HAND MUSIC FEST' OUTDOOR EVENT, SEPTEMBER 4, 2022, ON THE ISLE PROPERTY

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that approval is granted for the Hand in Hand Music Fest outdoor event September 4, 2022, on the Isle property.

PASSED, APPROVED, and ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Keith Kimball

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

Resolution approving special event/run and the closing of streets along the routes during the 'Run with Carl' 5K Run/Walk and 5 Mile Run, to be held September 5, 2022.

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

The 'Run with Carl' committee is requesting permission to hold the 'Run with Carl' 5K Run/Walk and 5 Mile Run in our city on September 5, 2022. Event start at 7:30a.

Attached are the proposed routes.

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

The City of Bettendorf is considered a sponsor in this event; thus, traffic control costs will come from the Police department's current budget.

List Attachments

Resolution
Routes

RESOLUTION NO. - 22

RESOLUTION APPROVING SPECIAL EVENT/RUN AND THE CLOSING OF STREETS ALONG THE ROUTES DURING THE 'RUN WITH CARL' 5K RUN/WALK AND 5 MILE RUN, TO BE HELD SEPTEMBER 5, 2022

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that approval is granted for street closures during the Run with Carl event, to be held September 5, 2022.

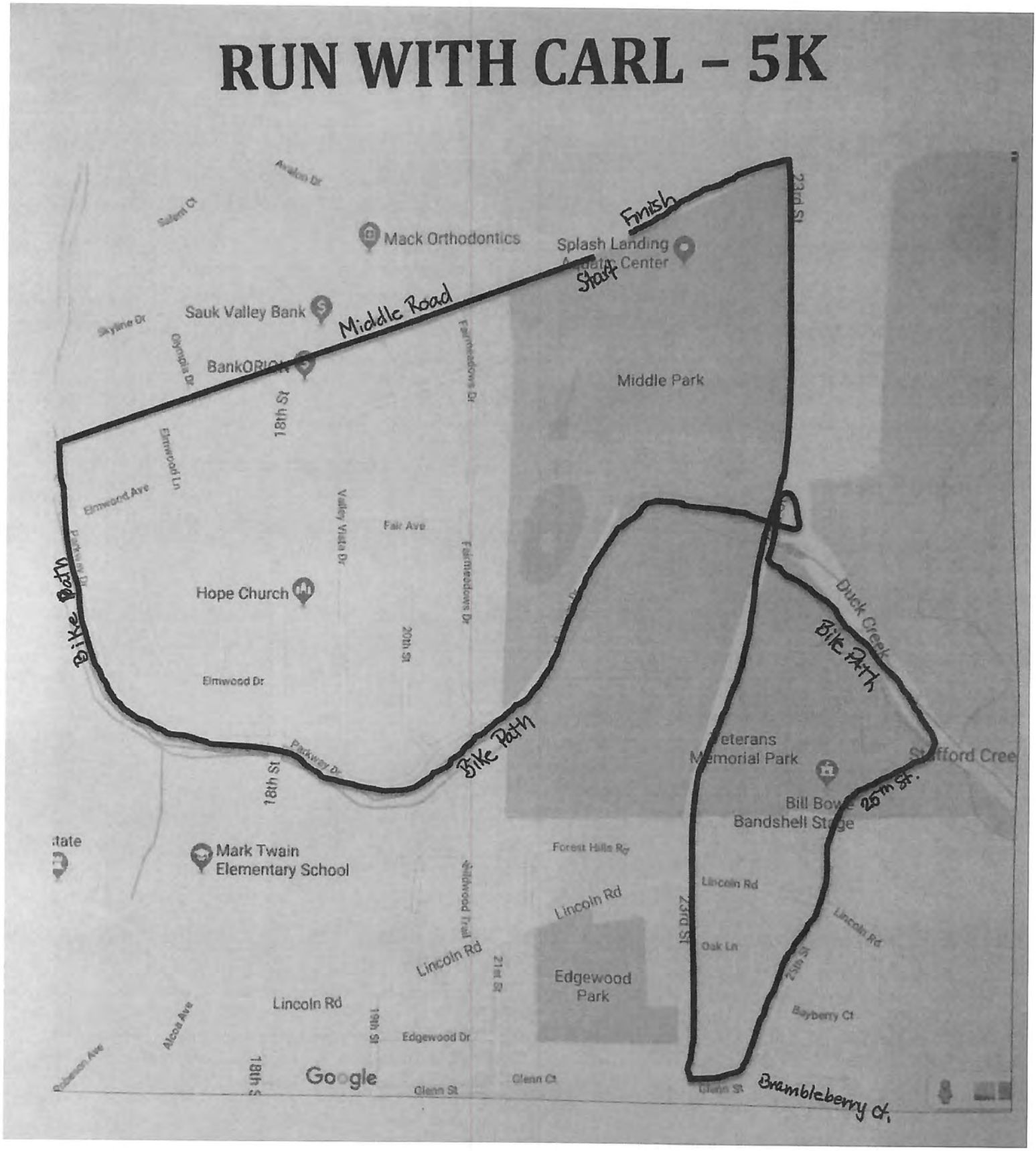
PASSED, APPROVED, and ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

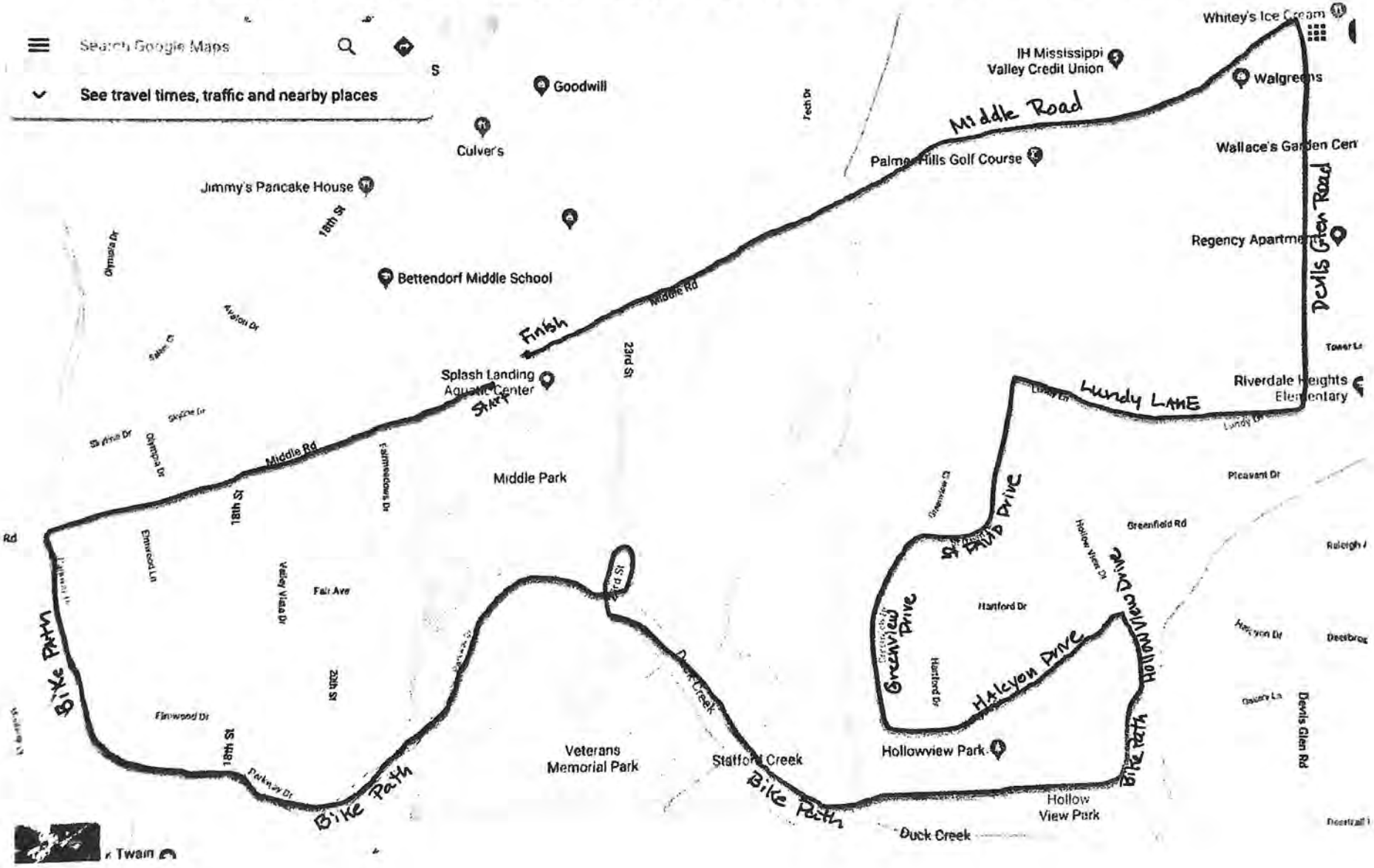
ATTEST:

_____
Decker P. Ploehn, City Clerk

RUN WITH CARL – 5K



RUN WITH CARL – 5 MILE



COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Keith Kimball

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

Resolution approving street closures during the Bettendorf High School Homecoming Parade on September 22, 2022.

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

The Bettendorf High School committee is requesting permission to hold the Bettendorf High School Homecoming Parade in parts of our city on September 22, 2022. Parade begins at 6p.

See attached route.

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

Traffic control costs will come from the Police department's current budget.

List Attachments

Resolution
Route

RESOLUTION NO. - 22

RESOLUTION APPROVING STREET CLOSURES
DURING THE BETTENDORF HIGH SCHOOL HOMECOMING PARADE
ON SEPTEMBER 22, 2022

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that approval is granted for street closures during the Bettendorf High School Homecoming Parade on September 22, 2022.

PASSED, APPROVED, and ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

BETTENDORF HIGH SCHOOL HOMECOMING PARADE

September 22th, 2022 - 6:00 PM

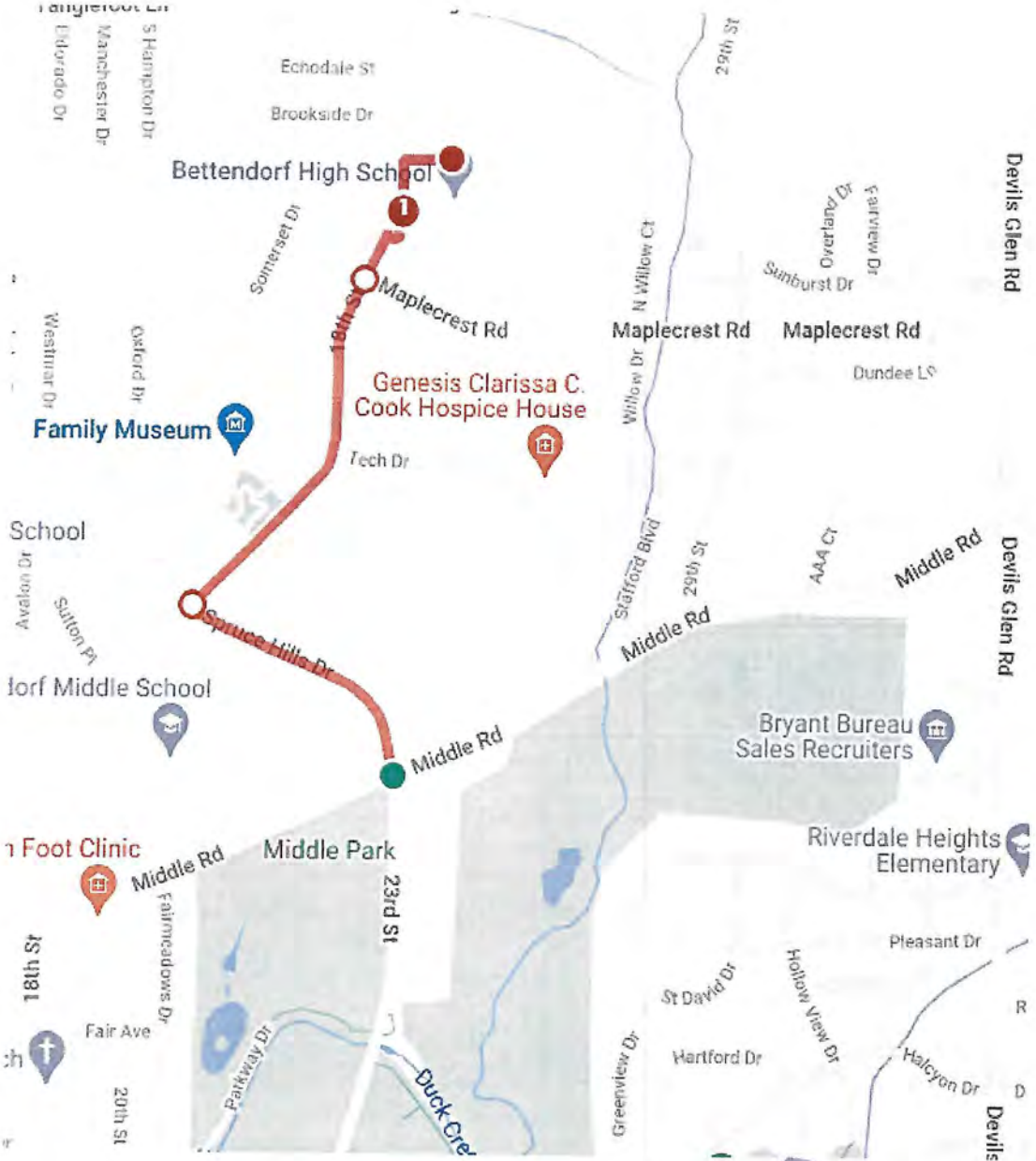
The Bettendorf High School Homecoming parade will be held Thursday September 22nd, 2022at 1800 hours. It will follow the same route as prior years.

The parade will stage in the parking lot of Splash Landing and along 23rd Street towards Veterans Memorial Park. The parade will begin by traveling north on 23rd Street. The parade will cross the intersection with Middle Road and continue north and west on Spruce Hills Drive.

The parade will continue on Spruce Hills Drive until the intersection with 18th Street. At the intersection with 18th Street the parade will make a right turn and begin traveling north on 18th Street. The parade will continue north on 18th Street until the north parking lot of Bettendorf High School.

The parade will then turn into the parking lot of Bettendorf High School.

During the parade traffic will be prohibited on 23rd Street from the Lincoln Road to Middle Road. Traffic will be prohibited on Spruce Hills Drive between Middle Road and 18th Street. Traffic will also be prohibited on 18th Street between Spruce Hills Drive and the north lot of Bettendorf High School.



2022 Homecoming Parade Route

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Michelle Spencer

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 APPROVING MOBILE FOOD UNIT LICENSES FOR COCINA VERDE, QUICKE'S TACOS, TONI'S SMOKIN GRILL, KELLEY GIRLS WOODFIRE PIZZA, AND CASSEROLE KITCHEN

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

The Licensing of these mobile food units contributes to the mission of a growing, competitive business environment. The applicant has submitted the necessary documentation to issue the respective license and/or permits as required by City of Bettendorf's Municipal Code, Ordinance 09-18, adopted May 1, 2018.

ATTACHMENTS:

- **Resolution**

RESOLUTION _____ - 22

RESOLUTION APPROVING MOBILE FOOD UNIT LICENSES FOR COCINA VERDE, QUICKE'S TACOS; TONI'S SMOKIN GRILL, KELLEY GIRLS WOODFIRE PIZZA; AND CASSEROLE KITCHEN

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that pursuant to Bettendorf Municipal Code, Ordinance 09-18 that was adopted on May 1, 2018, the aforementioned renewal(s) is hereby approved.

PASSED, APPROVED AND ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

COUNCIL LETTER

MEETING DATE: August 16, 2022
REQUESTED BY: Michelle Spencer

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 GREATCOMMUNITY.

ITEM TITLE: RESOLUTION APPROVING LIQUOR LICENSE RENEWALS AND REQUESTS

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

The Licensing of businesses contribute to the mission of a growing, competitive business environment. The applicants for VFW #9128; Hy-Vee Wine and Spirits; HP Fuels; Riverside Grille; Zeke's Island Café (Competition Dr location); and The Vintage Wine Bar (Rivermont Collegiate event) have submitted the necessary documentation to issue the respective license and/or permits as required by the State of Iowa.

A criminal history background check has been requested and/or conducted.

The Bettendorf Fire Department has determined that the applicants are in compliance with federal, state, and local requirements.

ATTACHMENTS:

- **Resolution**

RESOLUTION_____- 22

RESOLUTION APPROVING LIQUOR LICENSE RENEWALS AND REQUESTS

WHEREAS, the City Council of the City of Bettendorf, Iowa has received application for the following liquor license renewals and/or requests:

VFW #9128; Hy-Vee Wine and Spirits; HP Fuels; Riverside Grille; a new liquor license for Zeke's Island Café (Competition Dr location); and a Special Event License for The Vintage Wine Bar (Rivermont Collegiate event)

BE IT RESOLVED by the City Council of the City of Bettendorf, Iowa, that pursuant to Iowa Code Chapter 123 the applications be approved; and

BE IT FURTHER RESOLVED that the City Clerk is herewith directed to certify to the Iowa Department of Commerce, Alcoholic Beverages Division, the City Council's approval of said applications.

PASSED, APPROVED AND ADOPTED this 16th day of August, 2022.

_____
Robert S. Gallagher, Mayor

ATTEST:

_____
Decker P. Ploehn, City Clerk

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	GENERAL FUND	00100002012800		YOUSSI REAL ESTATE & DEVELOPMENT	08/17/2022	117860	2103-0221	1,440.00	REFUND BOND MONEY 2962 MA RY LEIGH
		00100002012800		YOUSSI REAL ESTATE & DEVELOPMENT	08/17/2022	117860	2103-0222	1,440.00	REFUND BOND MONEY 2966 MA RY LEIGH
		00100002012800		YOUSSI REAL ESTATE & DEVELOPMENT	08/17/2022	117860	2103-0223	1,440.00	REFUND BOND MONEY 2970 MA RY LEIGH
		00100002012800		YOUSSI REAL ESTATE & DEVELOPMENT	08/17/2022	117860	2103-0209	1,440.00	REFUND BOND MONEY 2958 MA RY LEIGH
	GENERAL FUND - Summary							**5,760.00**	
	LIABILITY CLEARING ACCT.	81000002052300		ANCHOR NATIONAL LIFE INSURANCE CO	08/12/2022	117730	20220812	189.98	PAYROLL SUMMARY
		81000002052300		LINCOLN LIFE	08/12/2022	117739	20220812	1,027.93	PAYROLL SUMMARY
		81000002052300		CITY OF BETTENDORF/125 PLAN	08/12/2022	117736	20220812	1,759.03	PAYROLL SUMMARY
		81000002052300		ANCHOR NATIONAL LIFE INSURANCE CO	07/29/2022	117677	20220729	-250.55	REV - INCORRECT VENDOR
		81000002052000		CREATING HEALTHIER COMMUINITIES	08/12/2022	117737	20220812	16.00	PAYROLL SUMMARY
		81000002052300		PACIFIC LIFE INSURANCE COMPANY	08/12/2022	117741	20220812	523.47	PAYROLL SUMMARY
		81000002052300		CITY OF BETTENDORF/125 PLAN	08/12/2022	117735	20220812	2,246.84	PAYROLL SUMMARY
		81000002051500		AMERICAN FUNDS SERVICE COMPANY	08/12/2022	117729	20220812	50.00	PAYROLL SUMMARY
		81000002052300		CITY OF BETTENDORF/125 PLAN	08/12/2022	117734	20220812	4,368.67	PAYROLL SUMMARY
		81000002051500		WASHINGTON NATIONAL LIFE INSURANCE	08/12/2022	117743	20220812	63.10	PAYROLL SUMMARY
		81000002052100		CITY OF BETTENDORF	08/12/2022	117733	20220729	-113.82	PAYROLL SUMMARY
		81000002059900		BETTENDORF POLICE BENEVOLENT FUND	08/12/2022	117731	20220812	98.00	PAYROLL SUMMARY
		81000002052100		CITY OF BETTENDORF	08/12/2022	117733	20220812	17,167.24	PAYROLL SUMMARY

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	LIABILITY CLEARING ACCT.	81000002059900		CITY OF BETTENDORF	08/12/2022	117732	20220812	13.29	PAYROLL SUMMARY
		81000002052200		CITY OF BETTENDORF	08/12/2022	117733	20220812A	217.50	PAYROLL SUMMARY
		81000002051900		STATE DISBURSEMENT UNIT	08/12/2022	117742	20220812	600.00	PAYROLL SUMMARY
		81000002051500		LEGALSHIELD	08/12/2022	117738	20220812	85.73	PAYROLL SUMMARY
		81000002059900		MARSHA L COMBS-SKINNER	08/12/2022	117740	20220812	141.24	PAYROLL SUMMARY
		81000002052300		ANCHOR NATIONAL LIFE INSURANCE CO	07/29/2022	117677	20220729	477.49	PAYROLL SUMMARY
	LIABILITY CLEARING ACCT. - Summary							**28,681.14**	
	SEWER UTILITY	52000001130000		RACHEL CARTER	08/03/2022	117683	HILLSIDE&MAGNOL	238.14	Refund on sewer account
		52000001130500		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441E	-26.91	Sewer Collection Payment
		52000001130000		BRIAN HUNTER	08/17/2022	117752	2279STANDREWCIR	58.69	Sewer Refund
	SEWER UTILITY - Summary							**269.92**	
	SOLID WASTE/RECYCLING ENT	55000001130500		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441F	-132.67	garbage collection payment
	SOLID WASTE/RECYCLING ENT - Summary							**-132.67**	
	STORM WATER UTILITY	58000001130500		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441G	-37.11	Stormwater collection payment
	STORM WATER UTILITY - Summary							**-37.11**	
	TRANSIT	58500003592400		RIVER BEND TRANSIT	08/17/2022	117830	073122A	-1,270.00	REVENUES COLLECTED
		58500003592300		RIVER BEND TRANSIT	08/17/2022	117830	073122C	-85.50	FARES COLLECTED- JULY 202 2
	TRANSIT - Summary							**-1,355.50**	
- Summary								**33,185.78**	
CAPITAL PROJECTS	CAPITAL PROJECTS	40050504802299	PW0556	CDMI CONCRETE CONTRACTORS, INC.	08/17/2022	117755	3	110,076.12	PE#3 2022 STREET RESURF PROG.
		40050504802290	PW0556	TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05260	592.00	2022 STREET RESURF PCC CYLINDER TESTING

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		40050504802299	PW0497	LAWNS UNLIMITED OF IOWA INC.	08/17/2022	117797	1	7,320.89	PE#1 15TH ST RETAINING wall
		40050504802290	PW0557	TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05164	483.20	HOLLOW VIEW DR CYLINDER TESTING
		40050504802299	PW0533	CDMI CONCRETE CONTRACTORS, INC.	08/17/2022	117755	4	118,418.47	PE #4 TANGLEWOOD RD RECONSTRUCTION
		40050504802290	PW0518	TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05150	136.00	2022 FD PATCH CYLINDER TESTING
		40050504807074	CD0080	SCOTT COUNTY TREASURER	08/17/2022	117837	1106HAWTH	215.00	prorated Taxes 1106 Hawthorne dr
		40050504802299	AD0030	SAMPSON CONSTRUCTION INC.	08/03/2022	117685	1387	6,000.00	MADE WOOD DUMPSTER W GATE
		40050504802299	PW0381	VALLEY CONSTRUCTION	08/17/2022	117850	2	401,808.48	#2 FOREST GROVE PHASE 3 const 7/19 to 7/29/22
		40050504802299	CD0106	DAVENPORT ELECTRIC CONTRACT	08/17/2022	117763	49103	4,744.00	HOPEWELL SIGNAL CABINET
CAPITAL PROJECTS	CAPITAL PROJECTS	40050504807074	CD0080	SCOTT COUNTY TREASURER	08/17/2022	117837	2412CRST	617.03	prorated Taxes 2412 Crestview Dr.
		40050504807074	PW0520	INTECH TRAILERS, INC	08/17/2022	117784	013353	33,882.75	FIBER OPTIC SPLICING trailer
		40050504802299	PW0557	N.J. MILLER INC.	08/17/2022	117813	4	16,876.37	PE#4 HOLLOW VIEW DR RECONSTRUCTION
		40050504802307	CD0067	REPUBLIC COMPANIES	08/17/2022	117829	6129377-00	1,749.10	METER MAIN & CIRCUIT BREAKER
		40050504802304	CD0104	HALIFAX SECURITY INC.	08/17/2022	117776	0414144-IN	1,938.00	#1 INTERSECTION TRAFFIC cameras 29th and middle
		40050504802290	PW0516	TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05064	186.00	2021 ALLEY REHAB CYLINDER TESTING
		40050504802299	CD0106	DAVENPORT ELECTRIC CONTRACT	08/17/2022	117763	49028	29,850.00	TEMP TRAFFIC SIGNAL HOPEWELL AND MIDDLE
		40050504802307	CD0054	REPUBLIC COMPANIES	08/17/2022	117829	6129313-00	1,741.60	METER MAIN & CIRCUIT BREAKER
		40050504802299	PK0186	VINCENT EARTHMOVING	08/03/2022	117688	20427	7,850.00	FOREST GROVE PARK EXCAVATION

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	CAPITAL PROJECTS	40050504802299	PW0558	LANGMAN CONSTRUCTION COMPANY	08/17/2022	117796	1	23,822.20	PE#1 KYNNELWORTH DR reconstruction
		40050504802299	PW0516	STORMWATER AND MANAGEMENT SERVICES	08/17/2022	117841	11548	7,930.50	RECONST RETAINING WALL 8th st
		40050504802299	PW0548	N.J. MILLER INC.	08/17/2022	117813	3	8,942.45	PE #3 GRETCHEN CT. RECONSTRUCTION
	CAPITAL PROJECTS - Summary							**785,180.16**	
	DOWNTOWN IMPROVEMENTS	00350504802299	DT0033	LANGE SIGN GROUP, INC.	08/17/2022	117795	30910	14,167.00	#3 CITY ENTRY SIGNAGE
		00350504802299	DT0033	LANGE SIGN GROUP, INC.	08/17/2022	117795	30929	13,582.00	#4 CITY ENTRY SIGNAGE
	DOWNTOWN IMPROVEMENTS - Summary							**27,749.00**	
CAPITAL PROJECTS	ROAD USE FUND	20650504802299	RU0034	CDMI CONCRETE CONTRACTORS, INC.	08/17/2022	117755	4	270,482.19	PE#4 2022 FULL DEPTH patching
	ROAD USE FUND - Summary							**270,482.19**	
	SEWER UTILITY	52050504992299	SW0093	MUNICIPAL PIPE TOOL CO, INC	08/17/2022	117812	3	26,338.71	PE#3 RETAINAGE 2021 Sanitary Sewer Rehab
	SEWER UTILITY - Summary							**26,338.71**	
	STORM WATER UTILITY	58050504992290	SM0133	ORIGIN DESIGN	08/17/2022	117819	77632	2,000.00	#4 glenview Streambank Stabilization Thru 06/30
		58050504992299	SM0131	HAWKEYE PAVING CORPORATION	08/17/2022	117777	4	23,750.00	PE #4 2022 INTAKE REPAIR
		58050504992290	SM0133	SHIVE-HATTERY INC.	08/17/2022	117839	3213400-4	3,260.00	#4 STAFFORD CRK MANHOLE REPAIRS & DET BASIN 7/22
	STORM WATER UTILITY - Summary							**29,010.00**	
CAPITAL PROJECTS - Summary								**1,138,760.06**	
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	132444	533.71	PUBLISH CITY COUNCIL MTG MINUTES 7/19/22
CITY ADMINISTRATION	GENERAL FUND	00141024612214		QUAD CITY TIMES	08/17/2022	117827	130641	548.93	PUBLISH CITY COUNCIL MTG MINUTES 6/21/22 MTG
		00141014602306		IMPERIAL	08/17/2022	117782	288002:189297	141.15	COFFEE SUPPLIES FOR CITY HALL & PD

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		00141014602306		DES MOINES STAMP MFG COMPANY	08/17/2022	117764	1204147	82.55	OFFICE SUPPPLIES
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131160	20.22	PUBLISH PH NO RE BIDS F680 SITE DEV
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131161	95.00	PUBLISH ORD 09-22 & AGREEMENT
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131167	63.83	PUBLISH ORDINANCE 10-22
CITY ADMINISTRATION	GENERAL FUND	00141014601304		WATERFRONT DELI & RESTAURANT	08/17/2022	117857	080222	47.64	MTG WITH DECKER PLOEHN JEFF REITER & ANGIE SHARP
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131158	20.81	PUBLISH PH NOT REVACATION 1200 DEVILS GLEN RD
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131329	459.93	PUBLISH CITY COUNCIL MTG MINUTES 7.5.22
		00141014602306		IPROMOTEU	08/17/2022	117790	2001659AV9	28.35	VEST FOR COUNCIL MEMBER ADAMSON
		00141024612214		QUAD CITY TIMES	08/17/2022	117827	131169	78.75	PUBLISH ORDINANCE 11-22
	GENERAL FUND - Summary							**2,120.87**	
CITY ADMINISTRATION - Summary								**2,120.87**	
		00130064162290		HANDICAPPED DEVELOPMENT CENTER	08/10/2022	117697	753394	1,324.50	HDC SCANNING PLANS
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	2356-726	70.00	2356 HAWTHORNE DR 22-0748 TRIM BACK OVERGROWTH
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	LOTS 8-4	770.00	MOW FLOOD LOTS
		00130014542306		CULLIGAN OF DAVENPORT	08/17/2022	117761	691280	9.50	BOTTLED WATER- CD
COMMUNITY DEVELPMENT	GENERAL FUND	00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	7150-729	140.00	7150 GROVE CROSSING INITIAL LAWN 22-0795
		00130034542299		K & K HARDWARE	08/17/2022	117791	205197	47.56	secure 437 grant st
		00130034542299		HOFFMAN CONSTRUCTION SERVICES	08/11/2022	117728	2022-102	605.64	Secure Garage/Windows
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	3671-725	105.00	3671 TAMOSHANTER 22-0752 MOW FRONT YARD/WEEDS

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
COMMUNITY DEVELPMENT	GENERAL FUND	00130034542299		ELLIOTT EQUIPMENT CO.	08/10/2022	117695	2022-102	605.64	secure garage windows
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	1208-728	70.00	1208 - 16 1/2 ST 22-0827 LAWN CUT
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	2324-728	70.00	2324 STATE ST 22-0818 LAWN CUT
		00130064162303		ICC	08/17/2022	117780	1001537571	420.00	MERCH FOR RESALE BLDG COD E BOOKS
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	1700-729	70.00	1700 - 14TH ST 22-0742 TRIM SHRUBS
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	6955-729	210.00	6955 GROVE CROSSING INITIAL LAWN 22-0794
		00130034542299		KIMBERLY'S KLEANING	08/17/2022	117792	1303-804	35.00	1303 DEVILS GLEN RD MOW LAWN
	GENERAL FUND - Summary							**4,552.84**	
COMMUNITY DEVELPMENT - Summary								**4,552.84**	
FAMILY MUSEUM	FMLY MUSEUM/ARTS &SCIENCE	55511024942313		STODDARD, ALLISON	08/17/2022	117840	STODDARD, A.	100.66	REFUND FOR OVERPAYMENT OF CLASS CANCELLED
		55511024942309		K & K HARDWARE	08/17/2022	117791	205448	442.80	WOOD FOR IMAGINATION STUD IO
		55511054942202		NEIGHBORHOOD GREETINGS, LLC	08/17/2022	117814	25820	895.00	ADVERTISING
		55511024942344		K & K HARDWARE	08/17/2022	117791	205447	32.99	NUT GATHERER
		55511024942309		K & K HARDWARE	08/17/2022	117791	073122	-13.93	DISCOUNT ALLOWED
		55511024942307		K & K HARDWARE	08/17/2022	117791	204083	106.28	HARDWARE FOR STUDIO
		55511024942140		CORNER STORE - LEARNING CAMPUS	08/17/2022	117760	108227	48.00	BARN SUPPLIES
	FMLY MUSEUM/ARTS &SCIENCE - Summary							**1,611.80**	
FAMILY MUSEUM - Summary								**1,611.80**	
FINANCE	ELEC.EQUIP.REPLACEMENT FD	40202434807074		CONFERENCE TECHNOLOGIES, INC.	08/17/2022	117758	JC127826	2,549.39	anti vibration 2 mounts
	ELEC.EQUIP.REPLACEMENT FD - Summary							**2,549.39**	

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		00102024612307		CULLIGAN OF DAVENPORT	08/17/2022	117761	489738	14.15	Water
		00102024612307		CULLIGAN OF DAVENPORT	08/17/2022	117761	490483	14.15	water
		00102024612204		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441D	9.50	agency Fee Other
	GENERAL FUND	00102024612299		ROCHESTER ARMORED CAR CO., INC.	08/17/2022	117832	94096	942.21	armored car transport
		00102014611301		HENZE, AMY	08/17/2022	117778	BQ1P7F1273DC	150.00	icma affiliate membership
		00102024612307		CULLIGAN OF DAVENPORT	08/17/2022	117761	490029	7.50	Water
		00102024612306		DES MOINES STAMP MFG COMPANY	08/17/2022	117764	1204384	68.00	sativa posted stamp
	GENERAL FUND - Summary							**1,205.51**	
		68802314942130		ONENECK IT SOLUTIONS LLC	08/17/2022	117818	INV000031500	937.50	Cisco Flex Maint Monthly bill
	INFORMATION SERVICES	68802314942130		SUPERION, LLC	08/03/2022	117686	352888	70,309.44	NAVILINE ANNUAL FEES FY23
FINANCE		68802314942130		ION WAVE TECHNOLOGIES, INC.	08/17/2022	117786	11120	18,000.00	ENTERPRISE SUB FEE 9/1/22 -08/31/2023
	INFORMATION SERVICES - Summary							**89,246.94**	
		52002044902308		MIDWEST MAILWORKS INC.	08/17/2022	117806	80822	5,000.00	Postage sewer
		52002044902299		MIDWEST MAILWORKS INC.	08/17/2022	117806	236529	23.78	01 letters
		52002044902204		AMERICAN WATER-SEWER USAGE DATA	08/17/2022	117749	4000240849	1,462.80	IAW Data
	SEWER UTILITY	52002044902299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237102	434.76	01 bills
		52002044902299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237631	38.97	final bills
		52002044902299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237210	51.89	04 bills
		52002044902204		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441A	138.25	agency fee sewer

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	SEWER UTILITY	52002044902204		AMERICAN WATER-SEWER USAGE DATA	08/17/2022	117749	4000239089	674.40	iaw data
	SEWER UTILITY - Summary							**7,824.85**	
FINANCE	STORM WATER UTILITY	58002194932308		MIDWEST MAILWORKS INC.	08/17/2022	117806	80822B	5,000.00	Postage storm water
		58002194932299		MIDWEST MAILWORKS INC.	08/17/2022	117806	236529B	23.76	01 letters
		58002194932204		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441C	22.85	agency fee stormwater
		58002194932299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237631B	38.97	final bills
		58002194932299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237102B	434.76	01 bills
		58002194932299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237210B	51.88	04 bills
	STORM WATER UTILITY - Summary							**5,572.22**	
FINANCE	**- Summary**							**106,398.91**	
FIRE	GENERAL FUND	00104154142108		MID AMERICAN ENERGY	08/17/2022	117804	2768069013JULY	146.49	24495 VALLEY DR PLES VAL FIRE DEPT
		00104154142299		VALLEY OUTDOOR LLC	08/17/2022	117851	9104	520.00	LAWN CARE/ST3 AND ST4
		00104154142307		K & K HARDWARE	08/17/2022	117791	205440	117.40	sprayer,pliers,switch, battery
		00104154142101		VAN METER INDUSTRIAL INC.	08/17/2022	117852	S012224171.001	269.69	BOILER REPAIR/ST4
		00104114141303		K & K HARDWARE	08/17/2022	117791	205842	62.70	wood
		00104134142306		BETTENDORF OFFICE PRODUCTS,INC	08/17/2022	117751	0470122-001	175.00	PHARMACY BOOKS
		00104154142307		K & K HARDWARE	08/17/2022	117791	205218	25.71	dowels
		00104154142307		K & K HARDWARE	08/17/2022	117791	204107	13.45	freezer Bags
		00104114141303		K & K HARDWARE	08/17/2022	117791	205810	69.60	straw bale
		00104154142307		K & K HARDWARE	08/17/2022	117791	205491	57.99	ball valve

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		00104154142108		MID AMERICAN ENERGY	08/17/2022	117804	1809077019JULY	544.23	1933 SPRUCE HILLS FIRE STATION
		00104154142111		IOWA AMERICAN WATER COMPANY	08/17/2022	117787	334067JUL22	131.81	WATER USAGE/ST2
		00104114142104		FOL-DA-TANK COMPANY	08/10/2022	117696	2663	2,337.00	Folding tank liner
		00104114142104		OLDEROG TIRE & PERFORMANCE	08/17/2022	117817	14751	3,870.76	TIRES/ENGINE 1
		00104154142101		VAN METER INDUSTRIAL INC.	08/17/2022	117852	S012224171.002	246.42	BOILER REPAIR/ST4
		00104154142307		BETTENDORF OFFICE PRODUCTS,INC	08/17/2022	117751	0470089-001	24.99	MAGAZINE RACK
		00104154142307		U-HAUL	08/17/2022	117847	5402089363	43.68	PROPANE/ST2
		00104154142307		K & K HARDWARE	08/17/2022	117791	205547	38.45	tape,paint,lock
	GENERAL FUND	00104154142307		K & K HARDWARE	08/17/2022	117791	204140	69.06	Cleaning Supplies
FIRE		00104154142108		MID AMERICAN ENERGY	08/17/2022	117804	0520000014JULY	929.14	5002 CROW CREEK RD FIRE STATION
		00104154142307		K & K HARDWARE	08/17/2022	117791	205758	4.00	blank key
		00104154142299		THYMET PEST CONTROL	08/17/2022	117845	132363	58.00	MONTHLY SERVICE/ST4
		00104154142307		K & K HARDWARE	08/17/2022	117791	204372	10.98	sprayer
		00104154142307		K & K HARDWARE	08/17/2022	117791	204746	88.91	lawncare supplies
		00104154142111		IOWA AMERICAN WATER COMPANY	08/17/2022	117787	144400JUL22	159.45	WATER USAGE/ST4
		00104154142307		K & K HARDWARE	08/17/2022	117791	205555	29.97	stopwatch timer
		00104154142307		K & K HARDWARE	08/17/2022	117791	204868	27.99	glue
		00104114142104		OLDEROG TIRE & PERFORMANCE	08/17/2022	117817	14806	2,127.00	TIRES/ENGINE 2
	GENERAL FUND	**- Summary**						**12,199.87**	
FIRE	**- Summary**							**12,199.87**	
HUMAN	GENERAL FUND	00142014662213		GENESIS OCCUPATIONAL	08/03/2022	117681	184303	-230.00	DUPLICATE ENTRY JUNE

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
				HEALTH					
		00142014662213		GENESIS OCCUPATIONAL HEALTH	08/17/2022	117770	184957A	218.00	EMPLOYEE SCREENING JUNE 30, 2022
		00142014662213		GENESIS OCCUPATIONAL HEALTH	08/17/2022	117770	184957B	218.00	EMPLOYEE SCREENING JULY 8, 2022
		00142014662213		GENESIS PSYCHOLOGY ASSOCIATES	08/17/2022	117771	072022	800.00	NEW POLICE OFFICER EVALS
		00142014662203		QCMP - ATTN: CAREER FAIR	08/17/2022	117825	080822	25.00	2022 QCMP YOUTH CONFERENCE RENTAL FEE
		00142014662213		IDENTIPHOTO	08/17/2022	117781	0235775-IN	69.54	ID BADGE MATERIALS
		00142014662213		GENESIS OCCUPATIONAL HEALTH	08/03/2022	117681	184303	230.00	EMPLOYEE SCREENING IN JUNE
RESOURCES	GENERAL FUND	00142014662213		RON HOFFMAN	08/17/2022	117834	080222	56.38	REIMBURSE RON HOFFMAN - SEAT CUSHION
		00142014662306		DES MOINES STAMP MFG COMPANY	08/17/2022	117764	1203952	115.00	DATE AND AP STAMPS
		00142014662213		GENESIS OCCUPATIONAL HEALTH	08/03/2022	117681	184303	230.00	EMPLOYEE SCREENING
		00142014662213		TSS THE SAFETY SPECIALISTS	08/17/2022	117846	63320	662.50	EMPLOYEE SCREENINGS
		00142014662342		LOGO PRO, LLC	08/17/2022	117800	19781	19.50	LOGO ITEM - TUMBLER
		00142014662203		FIRE & POLICE SELECTION, INC.	08/17/2022	117768	20333	1,093.35	FIRE APTITUTE & CHARACTER TESTS
	GENERAL FUND - Summary							**3,507.27**	
HUMAN RESOURCES - Summary								**3,507.27**	
		00140014632290		AHLERS & COONEY, P.C.	08/17/2022	117748	826756B	1,507.76	PROFESSIONAL SERVICES THROUGH 7/19/2022
LEGAL	GENERAL FUND	00140014632290		AHLERS & COONEY, P.C.	08/17/2022	117748	826756A	1,534.22	PROFESSIONAL SERVICES THROUGH 7/19/2022
	GENERAL FUND - Summary							**3,041.98**	
LEGAL - Summary								**3,041.98**	

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
MAYOR & COUNCIL	EMPLOYEE INSURANCE	68601064942283		WELLMARK BLUE CROSS & BLUE SHIELD	08/17/2022	117858	073122	4,503.00	ANNUAL CLAIMS PROCESSING FEE
		68601064942297		ROCK VALLEY PHYSICAL THERAPY	08/17/2022	117833	072022	1,147.89	HEALTH COACHING
	EMPLOYEE INSURANCE - Summary							**5,650.89**	
	GENERAL FUND	00101014602213		GREATER QUAD CITIES HISPANIC	08/17/2022	117774	2767	1,000.00	ANNUAL MEMBERSHIP
	GENERAL FUND - Summary							**1,000.00**	
	RISK MANAGEMENT	68401054942276		DAVENPORT ELECTRIC CONTRACT	08/17/2022	117763	49106	1,235.00	ACCIDENT 2022-16361 LIGHT POLE REPLACE 15TH & STATE
		68401054942208		IMWCA	08/17/2022	117783	INV83935	56,742.00	INSTALLMENT 2 - WORK COMP PREM 22-23
		68401054942268		IOWA COMMUNITIES ASSURANCE POOL	08/17/2022	117788	ICP058698A1	4,464.87	DAN TIMMONS CLAIM
	RISK MANAGEMENT - Summary							**62,441.87**	
MAYOR & COUNCIL - Summary								**69,092.76**	
PARKS & RECREATION	GENERAL FUND	00107404462307	FEST01	MID AMERICAN ENERGY	08/17/2022	117804	2783157001JULY	10.00	4TH OF JULY
		00107124502299		WALLACE'S GARDEN CENTER	08/17/2022	117855	072822	7,807.48	OTHER 50% OF ANNUALS
		00107124502299		FISHER LAWN CARE	08/17/2022	117769	31993	800.00	#4 CITYWIDE LANDSCAPE PLANTING PROGRAM FINAL
		00107404462307	FEST01	K & K HARDWARE	08/17/2022	117791	204064	43.98	fence for 4th of july
		00107404462307	FEST01	K & K HARDWARE	08/17/2022	117791	204118	65.96	fence ties for the 4th of july
		00107404462307	FEST01	K & K HARDWARE	08/17/2022	117791	204193	41.98	cutters for 4th of july fencing
		00107124502299		FISHER LAWN CARE	08/17/2022	117769	31992	6,400.00	#3 CITYWIDE LANDSCAPE Maint aug.
		00107124502299		CORN CRIB NURSERY	08/17/2022	117759	4473	2,498.64	#4 MOWING CH JETTY & DT Parking lots july
		00107124502299		FISHER LAWN CARE	08/17/2022	117769	31994	1,680.00	#4 MOWING TURF MAINT. city facilities july

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
PARKS & RECREATION	GENERAL FUND	00107024422215		CANADIAN PACIFIC RAILWAY	08/17/2022	117753	2000159813	230.00	PARKING LEASE @ LEACH PK 8/1/22 TO 7/31/23
	GENERAL FUND - Summary							**19,578.04**	
	ROAD USE FUND	20607084202299		A CUT ABOVE LAWN AND LANDSCAPE	08/17/2022	117744	10111852	2,051.00	#8 ROW MOWING JULY 25TH & Aug 1st
	ROAD USE FUND - Summary							**2,051.00**	
PARKS & RECREATION - Summary								**21,629.04**	
POLICE	GENERAL FUND	00103114102104		MITCH'S AUTOMOTIVE	08/17/2022	117809	3019	657.08	PM INSP (ARV)
		00103114101209		RAY O'HERRON CO.INC.	08/17/2022	117828	2203270	144.88	PANTS/CONNELL
		00103114101209		RAY O'HERRON CO.INC.	08/17/2022	117828	2155594	-65.00	CREDIT
		00103114102304		VANCE'S LAW ENFORCEMENT	08/03/2022	117687	3936920-IN	14,701.50	RED DOT SIGHT
		00103114101209		RAY O'HERRON CO.INC.	08/17/2022	117828	2208419	4,108.51	BADGES
		00103154102306		OFFICE EXPRESS OFFICE PRODUCTS	08/17/2022	117816	244736-0	83.34	OFFICE SUPPLIES
		00103154102299		MOTOROLA	08/17/2022	117810	8281422238	150.00	EVIDENCE LIBRARY IN-CAR DEVICE LICENSE (ADM LT)
		00103104101303		HY-VEE - JOHNSTON - ACADEMY MEALS	08/10/2022	117698	MORRISEY	2,122.72	Brian Morrisey ilea meal plan
		00103154102306		OFFICE EXPRESS OFFICE PRODUCTS	08/17/2022	117816	244736-1	7.31	OFFICE SUPPLIES
		00103114101209		UNIFORM DEN, INC.	08/17/2022	117849	110413	84.50	UNIFORM/VALDEZ
		00103114101209		UNIFORM DEN, INC.	08/17/2022	117849	110452	113.75	BELTS AND EAR PIECES
		00103114102104		XPRESS TUNNEL WASH	08/17/2022	117859	1011	182.00	CAR WASH (JULY)
		00103134102307		JOHNSON COUNTY SHERRIF'S OFFICE	08/03/2022	117682	07262022	100.00	Phone extraction
		00103114101209		RAY O'HERRON CO.INC.	08/17/2022	117828	2155595	-65.00	CREDIT
	GENERAL FUND - Summary							**22,325.59**	
POLICE - Summary								**22,325.59**	

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	AQUATIC CENTER FUND	57505254942101	2300PL	ACCO UNLIMITED CORPORATION	08/17/2022	117745	0224580-IN	1,879.00	SPLASH LANDING POOL VALVES REPAIR
	AQUATIC CENTER FUND - Summary							**1,879.00**	
	FMLY MUSEUM/ARTS &SCIENCE	55505264942307	2301FM	GREAT WESTERN SUPPLY CO.INC.	08/17/2022	117773	187347	273.75	FAM MUS TOWELS (PAPER)
		55505264942299	2301FM	CINTAS LOC 23M	08/17/2022	117757	4125830528	665.85	FAM MUS FLOOR MATS
		55505254942299	2300FM	THYMET PEST CONTROL	08/17/2022	117845	132135	225.00	FAM MUS PEST CONTROL
		55505254942108	2200FM	MID AMERICAN ENERGY	08/17/2022	117804	1287094014JULY	10.00	2900 LEARNING CAMPUS DR OUTSIDE
		55505254942108	2200FM	MID AMERICAN ENERGY	08/17/2022	117804	5437075010JULY	4,052.21	2900 LEARNING CAMPUS DR UTILITIES
	FMLY MUSEUM/ARTS &SCIENCE - Summary							**5,226.81**	
PUBLIC WORKS	GENERAL FUND	00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	2340117004JULY	19.27	3311 CENTRAL AV SIREN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	1109158001JULY	10.00	6163 CROW CREEK SPEED SIGN
		00105254642299	2300CH	ORKIN EXTERMINATING COMPANY	08/17/2022	117820	229972112	94.00	CITY HALL PEST CONTROL
		00105254642108	2200CH	MID AMERICAN ENERGY	08/17/2022	117804	1410077011JULY	4,466.70	1609 STATE ST UTILITIES
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0066118026JULY	25.43	6160 FOREST GROVE SIREN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	1263125143JULY	10.15	6721 FOREST GROVE RD SPEED SIGN
		00105724422104		VAN WALL EQUIPMENT, INC.	08/17/2022	117853	5594110	2,487.97	MOWER ROLLERS REPLACED
		00105254642299	2300MC	ADVANCED WILDLIFE CONTROL COMPANY	08/17/2022	117746	073122	265.00	MAINT CTR ANIMAL CONTROL
		00105724422325		D & K PRODUCTS	08/17/2022	117762	0549667-IN	280.00	HERBICIDE FOR FIELDS
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0458134029JULY	10.00	6405 CROW CREEK SPEED SIGN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	2481112030JULY	10.00	1730 18TH ST SPEED SIGN
		00105254642101	2300CC	K & K HARDWARE	08/17/2022	117791	204901	33.98	comm center expandable foam select

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	5232147028JULY	10.72	5860 MIDDLE RD, AERATORS
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	6919127003JULY	10.00	2518 18TH ST SPEED SIGN
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	204207	29.07	maint center wasp spray
		00105254642101	2300LB	UNCOMMON GROUND	08/17/2022	117848	38098	75.00	LIBRARY IRRIGATION REPAIR
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	205257	20.97	comm center cover plates
		00105264642307	2301MC	1ST AYD CORPORATION	08/17/2022	117861	PSI547826	124.58	MAINT CTR GLASS CLEANER
		00105254642101	2300LB	K & K HARDWARE	08/17/2022	117791	204721	76.91	library water softner salt
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0874092000JULY	12.22	580 BELMONT RD SIREN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	4839074038JULY	145.68	125 13TH ST GAS/ELEC
		00105264642299	2301LB	PROFESSIONAL BUILDING SERVICES	08/17/2022	117823	12614	1,765.00	LIBRARY CUSTODIAL SERVICE
		00105254642299	2300MC	THYMET PEST CONTROL	08/17/2022	117845	132100	58.00	MAINT CTR PEST CONTROL
PUBLIC WORKS	GENERAL FUND	00105254642101	2300LB	KONE INC.	08/17/2022	117794	1158374953	889.57	LIBRARY REPAIR
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	3556024003JULY	13.35	1423 HILLSIDE SIREN
		00105254642108	2200LB	MID AMERICAN ENERGY	08/17/2022	117804	1873064001JULY	57.97	2850 18TH - FAYE'S FIELD
		00105724422307		VERMEER SALES & SERVICE ILLINOIS	08/17/2022	117854	74645	100.00	BLADES FOR CHIPPER
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0227015128JULY	10.22	2235 18TH ST SPEED SIGN
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	07312022REFUND	-104.55	Refund
		00105254642108	2200MC	MID AMERICAN ENERGY	08/17/2022	117804	2607077010JULY	4,603.57	4403 DEVILS GLEN RD UTILITIES
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	4567141006JULY	10.00	3025 CENTRAL AVE SPEED SIGN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	9324072027JULY	-10.21	1738 GRANT ST
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0033042051JULY	10.00	5939 FOREST GROVE SPEED SIGN
		00105264642307	2301MC	1ST AYD CORPORATION	08/17/2022	117861	PSI547741	124.78	MAINT CTR GLASS CLEANER
		00105254642106	2200CH	BETTENDORF N & S LOCK INC.	08/17/2022	117750	54864	174.99	Fixed CH Safe

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	205546	46.97	Maint Ctr Batteries
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	0294104008JULY	16.01	3800 HOPEWELL AV SIREN
		00105264642299	2301CH	CINTAS LOC 23M	08/17/2022	117757	4126788679	68.10	CITY HALL FLOOR MATS
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	4860074047JULY	48.71	125 13TH ST STE 2
		00105254642108	2200MC	MID AMERICAN ENERGY	08/17/2022	117804	1151140012JULY	31.02	4403 DEVILS GLEN RD UTILITIES
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	205557	20.37	maint ctr wasp spray
		00105724422307		PPG ARCHITECTURAL FINISHES	08/17/2022	117822	94520280921	54.84	GRAFFITI PAINT FOR REMOVAL
		00105254642101	2300LB	MID-AMERICAN GLAZING SYSTEMS, INC.	08/17/2022	117805	21020	510.00	LIBRARY WINDOW MAINTENANC
		00105254642299	2300CH	MILLENNIUM WASTE, INC.	08/17/2022	117807	3369285T081	44.00	CITY HALL DUMPSTER
		00105254642108	2200LB	MID AMERICAN ENERGY	08/17/2022	117804	5563075014JULY	7,053.54	2950 LEARNING CAMPUS DR UTILITIES
	GENERAL FUND	00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	2649077012JULY	19.27	710 14TH ST SIREN
PUBLIC WORKS		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	5177129000JULY	10.00	1640 MISSISSIPPI BV SPEED SIGN
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	6555102004JULY	10.00	1417 18TH ST SPEED SIGN
		00105254642101	2300MC	KINETICO OF THE QUAD CITIES	08/17/2022	117793	0727	382.00	MAINT CTR WATER SOFTENER REPAIR
		00105254642101	2300MC	K & K HARDWARE	08/17/2022	117791	204828	5.96	maint ctr outlet covers
		00105254642108	2200OT	MID AMERICAN ENERGY	08/17/2022	117804	1620077016JULY	268.27	935 21ST ST TOWER
		00105254642101	2300CC	K & K HARDWARE	08/17/2022	117791	204874	6.20	comm center patio block
		00105254642101	2300LB	KONE INC.	08/17/2022	117794	1158373418	1,216.87	LIBRARY ELEVATOR REPAIR
		00105254642299	2300CH	NIGHTWATCH SECURITY SERVICES, INC	08/17/2022	117815	49364	216.00	CITY HALL SECURITY MONITORING
		00105254642299	2300CC	THYMET PEST CONTROL	08/17/2022	117845	132099	63.00	COMM CTR PEST CONTROL
	GENERAL FUND - Summary							**26,011.47**	
	LIFE FITNESS CTR FUND	57005254942299	2300LF	THYMET PEST CONTROL	08/17/2022	117845	132419	585.00	FITNESS CENTER PEST

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	LIFE FITNESS CTR FUND								CONTROL
		57005264942307	2301CC	K & K HARDWARE	08/17/2022	117791	204212	37.97	swiffer
	LIFE FITNESS CTR FUND - Summary							**622.97**	
		68305204942324		SADLER POWER TRAIN	08/17/2022	117836	0210171922	134.20	U JOINTS
		68305204942104		H & H CAR CARE & TOWING, LLC	08/17/2022	117775	25864	85.00	TOW 1924
		68305204942231		CINTAS LOC 23M	08/17/2022	117757	4126788784	70.31	LAUNDRY
		68305204942324		ELLIOTT EQUIPMENT CO.	08/17/2022	117767	168429	2,031.45	CAN BUS
		68305204942324		EASTERN IOWA TIRE, INC.	08/17/2022	117765	100128646	1,794.75	TIRES
		68305204942324		MACQUEEN EQUIPMENT	08/17/2022	117801	P16745	467.40	BELT
		68305204942307		K & K HARDWARE	08/17/2022	117791	204666	4.29	eraser
		68305204942324		SADLER POWER TRAIN	08/17/2022	117836	0210172037	106.66	U JOINTS
PUBLIC WORKS		68305204942104		MILLS CHEVROLET COMPANY	08/17/2022	117808	6309482	1,760.91	2201 SERVICE
	MUNICIPAL GARAGE	68305204942351		PLEASANT VALLEY COMMUNITY	08/17/2022	117821	22-233	66,203.25	JUNE FUEL
		68305204942104		H & H CAR CARE & TOWING, LLC	08/17/2022	117775	25643	100.00	TOW 0917
		68305204942104		EASTERN IOWA TIRE, INC.	08/17/2022	117765	100128287	172.20	TIRE REPAIRS
		68305204942324		LINDQUIST FORD, INC.	08/17/2022	117798	384444	289.01	BOOSTER
		68305204942231		CINTAS LOC 23M	08/17/2022	117757	4126104529	70.31	LAUNDRY
		68305204942324		INTERSTATE BATTERY OF THE	08/17/2022	117785	10054030	1,217.55	BATTERIES
		68305204942104		MILLS CHEVROLET COMPANY	08/17/2022	117808	6307970	3,379.73	1617 REPAIRS
		68305204942104		H & H CAR CARE & TOWING, LLC	08/17/2022	117775	25932	175.00	TOW 1631
		68305204942324		THOMPSON TRUCK & TRAILER INC.	08/17/2022	117844	X103124558:01	216.06	FILTERS

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		68305204942104		LINDQUIST FORD, INC.	08/17/2022	117798	225754	60.45	1319 SERVICE
		68305204942324		REXCO EQUIPMENT CO.	08/03/2022	117684	P37527	453.13	ROLLER TRACK
		68305204942324		CARQUEST AUTO PARTS STORE	08/17/2022	117754	6604-404485	70.00	LUBE
		68305204942307		QUAD CITY SAFETY, INC.	08/17/2022	117826	3056288	166.50	GLOVES
		68305204942307		K & K HARDWARE	08/17/2022	117791	205803	32.21	shop supplies
		68305204942104		LINDQUIST FORD, INC.	08/17/2022	117798	225801	57.45	2101 SERVICE
		68305204942324		TERMINAL SUPPLY COMPANY	08/17/2022	117842	60741-00	101.62	LIGHT
		68305204942324		ELLIOTT EQUIPMENT CO.	08/10/2022	117695	168075	979.83	Horizontal Arm
		68305204942104		EASTERN IOWA TIRE, INC.	08/17/2022	117765	100128645	490.50	TIRE REPAIRS
	MUNICIPAL GARAGE	68305204942324		K & K HARDWARE	08/17/2022	117791	205392	78.10	air freshners
		68305204942324		ELLIOTT EQUIPMENT CO.	08/17/2022	117767	168431	720.00	HYDRAULIC FILTER
PUBLIC WORKS		68305204942324		ELLIOTT EQUIPMENT CO.	08/11/2022	117727	168075	979.83	Horizontal arm
		68305204942104		THOMPSON TRUCK & TRAILER INC.	08/17/2022	117844	R103033871:02	1,856.69	1801 REPAIR
		68305204942324		LINDQUIST FORD, INC.	08/17/2022	117798	383774CM	-50.00	CORE RETURN
		68305204942324		EASTERN IOWA TIRE, INC.	08/17/2022	117765	100128288	1,156.00	TIRES
		68305204942351		PLEASANT VALLEY COMMUNITY	08/17/2022	117821	22-232	52,914.20	MAY FUEL
		68305204942324		MACQUEEN EQUIPMENT	08/17/2022	117801	P16938	1,119.91	INLET HEAD
		68305204942104		MILLS CHEVROLET COMPANY	08/17/2022	117808	6309098	800.00	0917 REPAIR
	MUNICIPAL GARAGE - Summary							**140,264.50**	
	PALMER HILLS GOLF COURSE	56005254942101	2300GC	DAVENPORT ELECTRIC CONTRACT	08/17/2022	117763	49053	176.00	GOLF COURSE WIRING REPAIR
	PALMER HILLS GOLF COURSE - Summary							**176.00**	
	ROAD USE FUND	20605114202307		RIVERSTONE GROUP INC.	08/17/2022	117831	1145169	302.40	UPM COLD PATCH

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		20605024252299		MEDIC STRIPING	08/17/2022	117803	1195	2,143.20	PAVEMENT MARKINGS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2719143005JULY	56.65	5220 18TH ST TRAFFIC LIGHT
		20605014292306		CULLIGAN OF DAVENPORT	08/17/2022	117761	0489943	9.50	DISPENSER RENTAL 8/1/2022 TO 8/31/2022
		20605114202307		MANATT'S INC.	08/17/2022	117802	5069369	247.50	2848 EAGLE HTS CT
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	3683050001JULY	10.22	1381 TANGLEFOOT LN SIGN
		20605014292306		IMPERIAL	08/17/2022	117782	288002:189305	43.50	COFFEE & CREAMER
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4623158003JULY	10.79	315 BELMONT RD CROSSWALKS
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	0167073002JULY	49.54	320 15TH ST LIGHTS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0792135005JULY	49.39	3801 DEVILS GLEN RD SIGNAL
		20605114202307		K & K HARDWARE	08/17/2022	117791	205386	47.99	weed trimmer string
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5659149005JULY	282.04	1298 BROWN ST SIGNAL
PUBLIC WORKS	ROAD USE FUND	20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1956077014JULY	18.03	2002 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1935077013JULY	65.78	2010 SPRUCE HILLS DR SIGNAL
		20605024252299		TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05137	916.00	2022 INTAKE REPAIR PCC CYLINDER TESTING
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	6667159008JULY	85.34	2261 53RD AV SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5043087050JULY	31.70	405 17TH SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5800119002JULY	78.16	2055 STATE ST SIGNAL
		20605024252299		TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05250	861.95	SPENCER HOLLOW 5TH ADD CYLINDER TESTING
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1578077016JULY	55.62	3720 STATE ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4434078024JULY	42.01	3430 E LOCUST ST DAV SIGNAL
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	3760028000JULY	10.00	799 RIVER DR STREET LIGHT
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	5684139006JULY	85.04	2300 STATE ST LIGHTS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0855064004JULY	55.18	835 MIDDLE RD SIGNAL

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0955078004JULY	56.20	1602 STATE ST SIGNALS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1725077018JULY	66.47	3882 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2292077016JULY	10.00	2300 STATE ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1914077012JULY	48.04	1800 MIDDLE RD SIGNAL
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	1389077012JULY	19,131.49	CITY WIDE STREET LIGHTING
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2796063007JULY	41.57	4605 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1519132002JULY	42.89	6850 MIDDLE RD SIGNAL
		20605304232307		MILLENNIUM WASTE, INC.	08/17/2022	117807	3369245T081	51.50	TRAFFIC DUMPSTER FROM 8/1/22 TO 8/31/22
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5699146002JULY	51.19	4261 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2103077019JULY	40.57	1515 SPRUCE HILLS DR SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0215129008JULY	24.24	4401 DEVILS GLEN RD SIGNAL
PUBLIC WORKS	ROAD USE FUND	20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1053077014JULY	25.28	2222 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1830077011JULY	24.94	3029 STATE ST SIGNAL
		20605114202307		RIVERSTONE GROUP INC.	08/17/2022	117831	1147076	326.70	UPM/COLD MIX
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	6683130009JULY	88.42	4502 UTICA RIDGE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1641077017JULY	34.44	1140 MEADOW LN DR SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1977077015JULY	52.83	2420 MIDDLE RD SIGNAL
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	3483023003JULY	37.45	1170 STATE ST LED STREET LIGHTS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2481077010JULY	38.00	3323 18TH ST SIGNAL
		20605114202307		LOGAN CONTRACTORS SUPPLY, INC.	08/17/2022	117799	A89439	194.30	LUMBER
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5361111000JULY	97.70	1802 STATE ST TRAFFIC SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5995115007JULY	41.79	3780 UTICA RIDGE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1662077018JULY	42.34	999 1/2 MIDDLE RD SIGNAL

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Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0885152036JULY	226.59	1599 GRANT ST LIGHT CONTROLLER
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1683077019JULY	34.10	901 SPRUCE HILLS DR SIGNAL
		20605114202307		LOGAN CONTRACTORS SUPPLY, INC.	08/17/2022	117799	A89443	-20.05	WOOD STAKES
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2901141022JULY	32.33	1201 GRANT ST SIGNAL
		20605024252299		TERRACON CONSULTANTS, INC.	08/17/2022	117843	TH05091	232.00	MISC PATCH REPAIRS CYLINDER TESTING
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2523077019JULY	35.21	2901 18TH ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1347077010JULY	36.21	3122 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1515077013JULY	35.77	401 26TH ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0101045009JULY	63.65	3744 18TH ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1599077017JULY	28.98	3550 STATE ST SIGNAL
PUBLIC WORKS	ROAD USE FUND	20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2217031004JULY	10.94	1405 GRANT ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1171111005JULY	41.89	4505 UTICA RIDGE RD SIGNAL
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	0336073059JULY	47.56	431 17TH ST PARKING LOT
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1893077014JULY	24.50	1000 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4547102005JULY	37.77	1700 STATE ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0962160002JULY	25.92	1602 GRANT ST STREET LIGHTS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2363131010JULY	36.49	3301 DEVILS GLEN RD
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4304170001JULY	76.59	4319 BELMONT RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4503122047JULY	45.27	316 23RD ST SIGNAL
		20605114202307		SEVEN CITIES SOD	08/17/2022	117838	53251	12.00	CUMBERLAND SQUARE
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2460077019JULY	44.80	2123 DEVILS GLEN RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1431077012JULY	28.29	600 RIVER DR SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5766100007JULY	15.92	1493 MIDDLE RD CAMERA

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
PUBLIC WORKS	ROAD USE FUND	20605114202307		RIVERSTONE GROUP INC.	08/17/2022	117831	1143208	256.50	UPM COLD PATCH
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2439077017JULY	13.08	2600 62ND ST SIGNAL
		20605114202307		MANATT'S INC.	08/17/2022	117802	5069980	123.75	CONCRETE - 5507 RED FOX
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0227100026JULY	29.07	6891 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2163016038JULY	10.22	1514 TANGLEFOOT LN SIGN
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2649005060JULY	48.59	1355 GRANT ST SIGNALS
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1239129009JULY	19.80	4801 DEVILS GLEN RD
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1638111009JULY	36.21	1401 KIMBERLY RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4818074020JULY	25.17	125 13TH STREET LIGHT
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	1494077015JULY	32.86	1801 STATE ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2502077018JULY	21.05	2501 18TH ST SIGNAL
		20605304222108		MID AMERICAN ENERGY	08/17/2022	117804	4043138016JULY	554.07	199 22ND ST LIGHTING CAB
		20605114202307		MANATT'S INC.	08/17/2022	117802	5071176	990.00	5555 MADISON CT
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	5953124003JULY	49.26	3420 MIDDLE RD SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	3666140033JULY	29.91	1413 GRANT STREET SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	4861136001JULY	33.57	2044 GRANT ST SIGNAL
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2643072006JULY	34.36	5293 DEVILS GLEN RD
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	0990077011JULY	10.00	1136 HALL ST LITE T SIGNAL
		20605114202299		PS3 ENTERPRISES, INC	08/17/2022	117824	135163	77.00	PORTA-POTTY @ PW
		20605304232108		MID AMERICAN ENERGY	08/17/2022	117804	2124077010JULY	71.01	3200 UTICA RIDGE RD SIGNAL
	ROAD USE FUND	**- Summary**						**29,744.09**	
	SEWER UTILITY	52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	1557077015JULY	39.50	3500 ELM ST LIFT STATION
		52005104902299		IOWA ONE CALL	08/17/2022	117789	242602	1,077.30	1197 EMAILS - JUNE 2022
		52005104902307		GIERKE ROBINSON COMPANY	08/17/2022	117772	4124738-000	55.68	HYDRAULIC CEMENT PAIL

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
	SEWER UTILITY	52005104902307		HILDEBRANT, TODD	08/17/2022	117779	027877	115.00	SHIRT REIMBURSEMENT
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	2137169005JULY	43.46	3500 ELM ST STORM PUMPS
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	1613130007JULY	39.33	6876 FOREST GROVE RD
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	3159109013JULY	10.00	5223 AUBURN CT LIFT
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	2397077018JULY	1,362.74	3480 ELM ST PUMP STATION
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	4943155009JULY	21.38	4134 DEPOT ST, WASTE GRINDER
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	1326077019JULY	247.24	1 21ST ST PUMP STATION
		52005104902108		MID AMERICAN ENERGY	08/17/2022	117804	2166077012JULY	14.11	7807 MIDDLE RD LIFT STATION
	SEWER UTILITY - Summary							**3,025.74**	
PUBLIC WORKS	SOLID WASTE/RECYCLING ENT	55005094912299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237631A	38.97	final bills
		55005284912213		RUSH ROLL-OFF, INC.	08/17/2022	117835	4491	250.00	TIRE PICKUP
		55005164912307		CEDAR GRAPHICS, INC.	08/17/2022	117756	207425	11,176.00	YARD WASTE STIckers
		55005094912299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237102A	434.76	01 bills
		55005094912213		WASTE COMMISSION OF SCOTT CO.	08/17/2022	117856	073122L	26,526.60	SOLID WASTE - JULY 2022
		55005094912299		MIDWEST MAILWORKS INC.	08/17/2022	117806	236529A	23.76	01 letters
		55005094912308		MIDWEST MAILWORKS INC.	08/17/2022	117806	80822A	5,000.00	Postage garbage
		55005094912204		MUNICIPAL COLLECTIONS OF AMERICA	08/17/2022	117811	56441B	106.88	agency fee Garbage
		55005284912213		WASTE COMMISSION OF SCOTT CO.	08/17/2022	117856	072922E	1,065.00	E-WASTE JULY 2022
		55005094912299		MIDWEST MAILWORKS INC.	08/17/2022	117806	237210A	51.88	04 bills
	SOLID WASTE/RECYCLING ENT - Summary							**44,673.85**	

City of Bettendorf Council Accounts Payable, 8/16/22 Meeting

Department	Fund	Account Number	Project #	Vendor Name	Ck Date	Ck #	Invoice Number	Amount	Description
PUBLIC WORKS	STORM WATER UTILITY	58005224932299		ADVANTAGE WEED & FEED LLC	08/17/2022	117747	284	6,000.00	LEVEE WEED CONTROL CONTRACT
		58005194932299		ADVANTAGE WEED & FEED LLC	08/17/2022	117747	285	200.00	ELM ST - ROCK LINED DITCH
		58005224932299		ADVANCED WILDLIFE CONTROL COMPANY	08/17/2022	117746	073122A	175.00	LEVEE ANIMAL CONTROL
	STORM WATER UTILITY - Summary							**6,375.00**	
	TRANSIT	58505074922238		RIVER BEND TRANSIT	08/17/2022	117830	073122B	7,998.97	SATURDAY SERV - JULY 2022
		58505274922105		ECK'S AUTO SHINE	08/17/2022	117766	260	160.00	BUS CLEANING 7/16 + 7/23
		58505074922237		RIVER BEND TRANSIT	08/17/2022	117830	073122	25,098.25	PARATRANSIT SERV - JULY 2 022
		58505474922108		MID AMERICAN ENERGY	08/17/2022	117804	2607077010JULY	195.82	VEHICLE WASH UTILITY ALLOCATION
	TRANSIT - Summary							**33,453.04**	
PUBLIC WORKS - Summary								**291,452.47**	
Overall - Summary								**1,709,879.24**	

Date: 8/12/2022

City of Bettendorf
Accounts Payable Listing
8/16/22 Council Meeting

ACCT #	ect PRC	CK #	VENDOR	CK DATE	INV #	AMOUNT	DESCRIPTION
590-2001-494.11-21		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122C	4,869.24	Finance Salary/Benefits
590-2001-494.11-21		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122D	3,871.48	Facilities/maintenance salary wages benefits
590-2001-494.11-21		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122K	29,550.59	salary/wages & Benefits
590-2001-494.21-01		3408	A & A A/C & REFRIGERATION, INC.	8/17/2022	110850	142.41	QCWCC fixed freezer
590-2001-494.21-01		3409	EAST MOLINE GLASS COMPANY	8/17/2022	SM-16020	1,260.06	Lift Assembly
590-2001-494.21-01		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122F	2,251.68	repairs and maintenance
590-2001-494.21-06		3410	ELECTRICAL ENGINEERING & EQU	8/17/2022	7317143-00	1,514.50	Generator repair
590-2001-494.21-06		3417	UNIGUEST, INC	8/17/2022	2010-004	310.00	technical support
590-2001-494.21-08		3406	MID AMERICAN ENERGY	8/3/2022	527573868	33.99	Power Bills
590-2001-494.21-08		3413	MID AMERICAN ENERGY	8/17/2022	110850	34.64	QCWCC power bill
590-2001-494.21-08		3413	MID AMERICAN ENERGY	8/17/2022	528686096	15,878.81	QCWCC power bill
590-2001-494.21-09		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122G	540.66	mediacom june
590-2001-494.21-11		3405	IOWA AMERICAN WATER COMPAN`	8/3/2022	779052JULY	61.70	water bill QCWcc
590-2001-494.21-11		3411	IOWA AMERICAN WATER COMPAN`	8/17/2022	689142B	1,158.90	QCWCC water bill july
590-2001-494.21-11		3411	IOWA AMERICAN WATER COMPAN`	8/17/2022	779052AUG	61.70	QCWCC Water Bill
590-2001-494.22-90		3414	REPUBLIC SERVICES #400	8/17/2022	)400-002190929	437.21	QCWCC Garbage Bills
590-2001-494.22-99		3407	THE GREEN THUMBERS	8/3/2022	1-684799	347.75	Plant maintenance
590-2001-494.22-99		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122B	1,056.00	contract services
590-2001-494.22-99		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122H	41.77	contract services
590-2001-494.22-99		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122M	18,990.64	contract services
590-2001-494.22-99		3415	ROCHESTER ARMORED CAR CO.,	8/17/2022	94096A	75.81	QCWCC armored car transport
590-2001-494.22-99		3416	THE GREEN THUMBERS	8/17/2022	1-690349	325.00	QCWCC plant maintenance
590-2001-494.23-06		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122L	1,186.10	supplies general/office
590-2001-494.23-07		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122E	303.38	supplies
590-2001-494.23-28		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122I	21,429.34	food invoices
590-2001-494.23-29		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122J	7,218.20	beverage invoices
590-2001-494.23-55		3412	ISLE OF CAPRI BETTENDORF, L.C.	8/17/2022	073122A	342.92	Fees and Licenses
			Total for Fund	**590**		**113,294.48**	
				QC WATERFRONT CONVENTION			
			Department				
			Total for Department			**113,294.48**	
			Grand Total			**113,294.48**	

Date: 8/11/2022

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0610-440.22-15		UNIQUE MANAGEMENT SERVICES INC	117725	8/11/2022	6101266	51.50	may placements
001-0610-440.22-15		UNIQUE MANAGEMENT SERVICES INC	117725	8/11/2022	6102205	51.50	june placements
001-0610-440.23-08		RESERVE ACCOUNT	117720	8/11/2022	POSTMETER7/22	2,000.00	postage for postage meter
001-0612-480.70-76		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1QMD-4YQ1-1Y7X	561.69	juvenile video
001-0612-480.70-76		FINDAWAY WORLD, LLC	117705	8/11/2022	394535	807.45	juvenile video
001-0612-480.70-76		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	14LF-HX7K-7MRH	-28.81	juvenile video - CREDIT
001-0612-480.70-76		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1YXK-4YC1-DPNK	-0.40	juvenile video - CREDIT
001-0612-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502365371	127.49	juvenile video
001-0612-480.70-82		BAKER & TAYLOR, INC.	117701	8/11/2022	2036889460	226.08	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830725	62.89	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493155	9.00	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493162	40.61	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832125	36.52	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832126	17.98	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833442	105.63	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833435	10.29	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497292	93.37	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497675	26.48	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834695	8.39	young adult
001-0612-480.70-82		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62835253	8.39	young adult
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490648	267.90	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490645	9.09	juvenile
001-0612-480.70-85		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1KF1-7QVT-9TDK	172.38	juvenile
001-0612-480.70-85		BAKER & TAYLOR, INC.	117701	8/11/2022	2036859306	45.76	juvenile
001-0612-480.70-85		BAKER & TAYLOR, INC.	117701	8/11/2022	2036864580	63.78	juvenile
001-0612-480.70-85		BAKER & TAYLOR, INC.	117701	8/11/2022	2036878340	61.53	juvenile
001-0612-480.70-85		BAKER & TAYLOR, INC.	117701	8/11/2022	2036902139	292.95	juvenile
001-0612-480.70-85		BOOK FARM, INC.	117702	8/11/2022	REB13266	3,566.95	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830715	10.27	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830717	8.99	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830720	9.77	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830722	13.79	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493161	11.48	juvenile

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493158	10.34	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831419	9.77	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831422	71.60	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831418	12.27	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493965	58.64	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493960	12.84	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493962	16.14	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832131	10.34	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833446	27.58	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833437	9.19	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833441	14.37	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834421	13.42	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834422	8.62	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834427	1,048.29	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834701	31.57	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67498371	37.96	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67498370	62.60	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62835256	9.77	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62835251	8.82	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62835257	11.98	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62836015	10.34	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62836016	27.59	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62836018	14.35	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62836323	83.32	juvenile
001-0612-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62836324	10.34	juvenile
001-0612-480.70-85		PENWORTHY CO.	117719	8/11/2022	0582857-IN	577.26	juvenile
001-0612-480.70-86		BAKER & TAYLOR, INC.	117701	8/11/2022	H62137370	158.78	juvenile audio
001-0612-480.70-86		BAKER & TAYLOR, INC.	117701	8/11/2022	H62138770	45.00	juvenile audio
001-0612-480.70-86		OVERDRIVE	117718	8/11/2022	05530CO22264439	1,465.43	juvenile audio
001-0614-440.22-20		OCLC, INC.	117469	7/20/2022	1000229918	10,776.30	ANNUALCATALOGING/METADATA
001-0614-440.22-20		OVERDRIVE	117718	8/11/2022	MR0553022127085	397.50	contractual - MARC
001-0614-440.23-06		TODAY'S BUSINESS SOLUTIONS, INC.	117724	8/11/2022	13587	1,950.00	scanners
001-0614-480.70-76		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1XPY-RPYK-74R6	24.99	adult video

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502336141	48.73	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502365372	22.49	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502365373	488.79	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502404443	26.24	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502404442	15.74	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502404444	805.14	adult video
001-0614-480.70-76		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502436840	321.61	adult video
001-0614-480.70-77		IOWA GAME & FISH	117709	8/11/2022	GAMEFISH22	21.97	print subscriptions
001-0614-480.70-77		OVERDRIVE	117718	8/11/2022	LF-0001351	400.00	print subscriptions
001-0614-480.70-77		SUNSET PUBLISHING CORPORATION	117723	8/11/2022	SUNSET072022	24.95	print subscriptions
001-0614-480.70-78		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1MD3-D34Y-7JXG	42.90	electronic resources
001-0614-480.70-78		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490646	29.21	electronic subscriptions
001-0614-480.70-78		NEWSBANK	117716	8/11/2022	RN1052194	1,002.50	electronic subscriptions
001-0614-480.70-78		OVERDRIVE	117718	8/11/2022	05530DA22205778	336.17	electronic subscriptions
001-0614-480.70-78		JO-ANN FABRICS & CRAFTS	117710	8/11/2022	DMARVA23-582	1,025.00	electronic subscriptions
001-0614-480.70-78		GALE GROUP, THE	117707	8/11/2022	78089945	4,213.44	electronic resources
001-0614-480.70-78		OVERDRIVE	117718	8/11/2022	05530DA22162087	306.25	EBOOKS
001-0614-480.70-78		OVERDRIVE	117718	8/11/2022	05530CO22171560	2,227.95	EBOOKS
001-0614-480.70-78		OVERDRIVE	117718	8/11/2022	05530CO22184862	163.81	ebooks
001-0614-480.70-78		OVERDRIVE	117718	8/11/2022	05530DA22185869	551.16	ebooks
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62826645	19.72	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830718	81.96	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830723	144.26	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830716	37.96	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493154	40.75	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493156	99.00	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493160	49.99	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831420	13.19	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832122	28.14	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832124	31.62	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832121	32.48	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833445	1,588.48	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833436	30.52	adult nonfiction

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833439	23.98	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497291	13.79	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497294	520.87	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497290	67.62	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834696	13.19	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834699	163.51	adult nonfiction
001-0614-480.70-80		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497715	19.74	adult nonfiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	70223207	-79.98	adult fiction - CREDIT
001-0614-480.70-81		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	16D9-6PJ4-6PNY	28.69	adult fiction
001-0614-480.70-81		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1TWV-LPY9-CYXD	59.97	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78138058	185.18	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78138407	54.73	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78147634	53.98	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78147583	38.92	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78154726	153.69	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78180404	28.49	adult fiction s/o
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78193422	75.72	adult fiction
001-0614-480.70-81		GALE GROUP, THE	117707	8/11/2022	78194210	41.23	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830727	1,310.35	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830719	78.71	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830721	50.13	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493157	116.28	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493163	276.02	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493159	9.57	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831421	66.24	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62831423	14.95	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493964	21.56	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493961	31.19	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832130	187.97	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832128	479.67	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832123	14.92	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833438	33.34	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833444	402.65	adult fiction

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497293	61.48	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834698	258.36	adult fiction
001-0614-480.70-81		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497676	56.23	adult fiction
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530CO22267341	587.49	adult fiction
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530DA22267659	10.00	adult fiction
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530DA22273046	281.64	adult fiction
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530DA22274687	21.84	adult fiction ebooks
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530DA22277503	140.00	adult fiction
001-0614-480.70-81		OVERDRIVE	117718	8/11/2022	05530DA22284492	273.17	adult fiction ebooks
001-0614-480.70-83		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67488556	201.33	reference
001-0614-480.70-83		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67488555	242.50	reference
001-0614-480.70-83		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490083	29.68	reference
001-0614-480.70-83		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490084	34.09	reference
001-0614-480.70-83		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502248290	257.87	reference
001-0614-480.70-83		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502248292	146.19	reference
001-0614-480.70-83		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502311189	36.73	reference
001-0614-480.70-84		AMERICAN CHAMBER OF COMMERCE	117700	8/11/2022	129320	161.00	reference s/o
001-0614-480.70-84		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67488554	65.07	reference s/o
001-0614-480.70-84		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67490647	10.77	reference s/o
001-0614-480.70-84		LOGO PRO, LLC	117712	8/11/2022	QCBEATS 21	595.13	ad - reference s/o
001-0614-480.70-84		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502282610	170.93	reference s/o
001-0614-480.70-84		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502282614	20.99	reference s/o
001-0614-480.70-84		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502282612	210.65	reference s/o
001-0614-480.70-84		MERGENT, INC.	117713	8/11/2022	1673019572	186.00	electronic s/o reference
001-0614-480.70-84		ROWMAN & LITTLEFIELD PUBLISHING	117721	8/11/2022	12069549	154.35	reference s/o
001-0614-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834694	13.99	juvenile
001-0614-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497677	224.87	juvenile
001-0614-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834700	131.58	juvenile
001-0614-480.70-85		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834702	201.16	juvenile
001-0614-480.70-86		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502311186	16.49	adult audio
001-0614-480.70-86		MIDWEST TAPE EXCHANGE	117714	8/11/2022	502311188	29.98	adult audio
001-0614-480.70-86		OVERDRIVE	117718	8/11/2022	05530DA22199674	295.49	e-audio
001-0614-480.70-86		FINDAWAY WORLD, LLC	117705	8/11/2022	396819	495.66	adult audio

City of Bettendorf Library Accounts Payable, 8-11-22 Meeting

ACCT #	PROJ#	VENDOR	CK #	CK DATE	INV #	AMOUNT	DESCRIPTION
001-0614-480.70-86		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497719	429.71	adult audio
001-0614-480.70-86		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497717	62.32	adult audio
001-0614-480.70-86		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497716	33.08	adult audio
001-0614-480.70-86		OVERDRIVE	117718	8/11/2022	05530CO22267339	229.64	adult audio
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	TURNER0615	26.00	reimburse library
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	RECKMAN0629	16.00	reimburse library
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	ROCHE0630-2	60.00	reimburse library
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	STCLAIRE0630	10.00	reimburse library
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	ROCHE0630	10.00	reimburse library
226-0606-440.23-06		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62826648	864.96	fol 5b 2022
226-0606-440.23-06		MUSSER PUBLIC LIBRARY	117715	8/11/2022	STONEDAHL0607	7.00	reimburse library
226-0606-440.23-06		OTTEN, DAVID	117717	8/11/2022	FOL 9BB	56.65	fol 9b 2021
226-0606-440.23-06		SCOTT COUNTY PUBLIC LIBRARY	117722	8/11/2022	HEERINGA0601	17.00	reimburse library
226-0606-440.23-06		AMAZON CAPITAL SERVICES INC.	117699	8/11/2022	1FYG-7C4V-1P7R	32.47	fol 5b
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	SABIN0718	12.00	reimburse library
226-0606-440.23-06		DAVENPORT PUBLIC LIBRARY	117703	8/11/2022	TANNER0720	10.00	reimburse library
226-0606-440.23-06		FIGGE ART MUSEUM	117704	8/11/2022	14	25.00	fol 4c
226-0606-440.23-06		FRIENDS OF THE BETTENDORF PUBLI	117706	8/11/2022	RR JULY 22	207.00	july 22 rapid reads
226-0606-440.23-06		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830724	213.30	fol 5b
226-0606-440.23-06		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67493963	54.66	fol 5b
226-0606-440.23-06		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833440	99.63	fol 5b
226-0606-440.23-06		ZOOBEAN, INC.	117726	8/11/2022	25030	1,495.00	FOL 2d Zoobean
226-0606-440.23-06		KANOPY	117711	8/11/2022	307236	258.00	fol 2c 2021
226-0606-440.23-06		OVERDRIVE	117718	8/11/2022	05530CO22268773	237.49	fol 11d lucky day
226-0606-440.23-06		SCOTT COUNTY PUBLIC LIBRARY	117722	8/11/2022	BPL0725	17.00	reimburse library
226-0606-440.23-62		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62830726	16.09	adopted author
226-0606-440.23-62		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62832127	16.68	adopted author
226-0606-440.23-62		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62833443	14.95	adopted author
226-0606-440.23-62		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	62834697	16.68	adopted author
226-0606-440.23-62		INGRAM LIBRARY SERVICES, LLC	117708	8/11/2022	67497718	28.68	adopted author
						54,806.69	

City of Bettendorf Parks Accounts Payable 08-16-22 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
001-0525-464.21-08	2200CC	MID AMERICAN ENERGY	117884	8/17/2022	0948077018JUL22	126.34	Community Center
001-0525-464.21-08	2200CC	MID AMERICAN ENERGY	117884	8/17/2022	0969077019JUL22	465.06	Community Center - Bldg
001-0525-464.21-08	2200PM	MID AMERICAN ENERGY	117884	8/17/2022	2628077011JUL22	12.46	CC Pk Garage Pk Maint
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0045153004JUL22	10.00	Eagles Landing Shelter
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0322079001JUL22	12.91	Dog Park Lights
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0400125000JUL22	11.01	Lincoln Park Splash Pad
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0408058021JUL22	266.44	CC Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0459012030JUL22	15.02	Middle Park Gazebo
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0632145009JUL22	28.41	6000 Forest Grove Rd
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0763124005JUL22	69.36	CC Pk Entrance Restroom
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0839154004JUL22	30.99	CC Park Lights Field 7
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	0927077017JUL22	74.92	Scheck Park Shelter &
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1032077013JUL22	58.18	VMP Band Shell
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1179077017JUL22	47.26	Park Lagoon North Fountai
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1200077016JUL22	54.20	DG Park Garage
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1221077017JUL22	316.08	DG Park Baseball Field
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1242077018JUL22	23.01	DG Park Stone House
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1263077019JUL22	66.00	Leach Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1305077018JUL22	66.44	Edgewood Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1331090009JUL22	158.36	CC Park Lights Field 5
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1363053047JUL22	878.57	Riverfront Trail Lights
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1368027009JUL22	49.49	CC Park Lights 4 Plex
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1452077013JUL22	37.95	Leach Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1746077019JUL22	1,140.38	Street Lights Parks Dept
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1767077010JUL22	315.88	DG Park Archery Bldg
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1788077011JUL22	42.87	Park Lagoon Warming
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1872077013JUL22	55.14	Meier Park 600 Grant
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	1938097007JUL22	10.00	Frozen Landing Parking Lo
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2031156000JUL22	14.90	Bush Scenic Overlook
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2040077019JUL22	130.70	CC Park Lights Field 1
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2061077010JUL22	57.85	CC Park Shelter 3 and
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2082077011JUL22	20.71	CC Park Irrigation and
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2229077029JUL22	10.34	DG Park Shelter 1

City of Bettendorf Parks Accounts Payable 08-16-22 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2250077014JUL22	15.47	CC Park 4Plex Parking
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2271077015JUL22	115.97	CC Park Garage/Pump
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2355077023JUL22	10.67	DG Park Shelter 2
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2418077016JUL22	11.08	McManus Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2473159007JUL22	34.54	CC Pk Dog Park Lights
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2586077012JUL22	51.08	McManus Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	2843096000JUL22	10.59	Centennial Garden
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	3207166036JUL22	47.15	Park Lagoon South Fountai
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	3578121009JUL22	16.58	Field Sike Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	4755166000JUL22	10.00	Middle Pk Playground
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	5076157007JUL22	310.63	CC Park Dekhockey &
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	5112101010JUL22	34.77	DG Park Restroom
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	5718088005JUL22	101.37	CC Park Concession
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	6684072018JUL22	10.00	Optimist Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	7118127018JUL22	72.69	Kiwanis Park
001-0572-442.21-08		MID AMERICAN ENERGY	117884	8/17/2022	7653169001JUL22	47.48	Forest Grove Park
001-0572-442.23-07		K & K HARDWARE	117880	8/17/2022	204086	29.99	INSECT SPRAY
001-0572-442.23-07		K & K HARDWARE	117880	8/17/2022	204506	34.96	CLEANING SUPPLIES
001-0572-442.23-07		K & K HARDWARE	117880	8/17/2022	205211	3.99	SANDPAPER
001-0572-442.23-07		K & K HARDWARE	117880	8/17/2022	205836	46.94	GRAFFITI SUPPLIES
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	204411	91.31	TRIMMING SUPPLIES
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	204457-2022	7.73	PLUMBING SUPPLIES
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	204645	36.99	NET FOR POND
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	204847	31.88	HARDWARE
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	205343	120.18	GRAFFITI SUPPLIES
001-0572-442.23-23		K & K HARDWARE	117880	8/17/2022	073122DISC	-30.37	JULY '22 DISCOUNT
001-0730-443.21-08	REC055	MID AMERICAN ENERGY	117884	8/17/2022	4293086002JUL22	45.83	Ice Rink
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	0207029002JUL22	64.92	4th of July
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	4385143004JUL22	10.00	4th of July
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	4683007002JUL22	40.22	4th of July
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	6523111018JUL22	44.51	4th of July
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	3183122001JUL22	19.90	Temp 4th of July
001-0740-446.21-08	FEST01	MID AMERICAN ENERGY	117884	8/17/2022	3803133008JUL22	11.55	Temp III 4th of July

City of Bettendorf Parks Accounts Payable 08-16-22 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
560-0525-494.21-08	2200GC	MID AMERICAN ENERGY	117884	8/17/2022	1116077014JUL22	186.82	PHGC Maintenance Bldg
560-0525-494.21-08	2200GC	MID AMERICAN ENERGY	117884	8/17/2022	1137077015JUL22	1,265.19	PHGC Pump House
560-0525-494.21-08	2200GC	MID AMERICAN ENERGY	117884	8/17/2022	4278125007JUL22	3,786.15	PHGC Clubhouse
560-0526-494.22-99	2301GC	GS MAINTENANCE LLC	117873	8/17/2022	2558	2,460.00	CLEANING SVC - JULY - COM
560-0526-494.22-99	2301GC	JANUS BUILDING SERVICES, INC.	117876	8/17/2022	13285	60.00	WINDOW WASHING SVC
560-0711-494.21-06		M & M GOLF CARS, LLC	117882	8/17/2022	14497	229.00	GOLF CART REPAIR
560-0711-494.21-10		CENTURY LINK	117678	8/3/2022	5633328703JUL22	118.27	PHONE
560-0711-494.22-02		QUAD CITY TIMES	117888	8/17/2022	072522	39.00	QCT DIGITAL SEARCH BOOST
560-0711-494.23-06		BETTENDORF OFFICE PRODUCTS,INC	117863	8/17/2022	0470091-001	22.68	MARKERS AND TAPE
560-0711-494.23-07		HORNUNGS PRO GOLF SALES, INC.	117679	8/3/2022	522941	220.27	RANGE BASKETS, SHAG BAGS
560-0711-494.23-07		JON WADDELL GOLF SHOP LLC	117878	8/17/2022	220801	300.00	LIVE MUSIC PAYMENT - 7/23
560-0711-494.23-07		JON WADDELL GOLF SHOP LLC	117878	8/17/2022	220801A	300.00	LIVE MUSIC PAYMENT - 6/17
560-0713-494.21-06		A & A A/C & REFRIGERATION, INC.	117862	8/17/2022	110945	152.50	COOLER UPSTAIRS REPAIR
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9573705	192.15	SUPPLIES
560-0713-494.23-07		MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9581945	666.14	SUPPLIES
560-0713-494.23-07		PETTY CASH - PARK BOARD	117887	8/17/2022	061322	17.28	KITCHEN SUPPLIES
560-0713-494.23-07		PETTY CASH - PARK BOARD	117887	8/17/2022	060522	15.29	BATTERIES
560-0713-494.23-26		COCA-COLA ATLANTIC BOTTLING CO	117867	8/17/2022	3429531	641.67	POP/TEA/JUICE FOR RESALE
560-0713-494.23-26		COCA-COLA ATLANTIC BOTTLING CO	117867	8/17/2022	3455447	-75.00	CREDIT FOR CO2 TANK
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9573705A	3,935.51	FOOD FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9576698	799.36	FOOD FOR RESALE
560-0713-494.23-26		MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9581945A	2,929.82	FOOD FOR RESALE
560-0713-494.23-26		PETTY CASH - PARK BOARD	117887	8/17/2022	071622	10.00	FOOD FOR RESALE
560-0713-494.23-26		PETTY CASH - PARK BOARD	117887	8/17/2022	071322	8.57	FOOD FOR RESALE
560-0713-494.23-26		TPC	117896	8/17/2022	7030764	77.79	FOOD FOR RESALE
560-0713-494.23-26		PETTY CASH - PARK BOARD	117887	8/17/2022	080222	72.11	FOOD FOR RESALE
560-0713-494.23-27		CONFLUENCE BREWING COMPANY	117690	8/10/2022	84155	216.90	BEER FOR RESALE
560-0713-494.23-27		IOWA BEVERAGE SYSTEMS INC	117692	8/10/2022	W-4447857	1,610.30	BEER FOR PG RESALE
560-0713-494.23-27		LOTA SPIRITS DISTRIBUTING, LLC	117693	8/10/2022	43621	1,778.10	LIQUOR FOR RESALE
560-0713-494.23-27		7G DISTRIBUTING LLC	117694	8/10/2022	547977	1,513.35	BEER FOR PG RESALE
560-0715-494.22-99		MILLENNIUM WASTE, INC.	117885	8/17/2022	3369130T081	182.70	DUMPSTER SERVICE
560-0715-494.23-07		SITEONE LANDSCAPE SUPPLY, LLC	117892	8/17/2022	121350716-001	89.61	IRRIGATION VALVE LIDS
560-0715-494.23-10		CINTAS FIRST AID & SAFETY #D89	117865	8/17/2022	8405798686	19.96	FIRST AID SUPPLIES

City of Bettendorf Parks Accounts Payable 08-16-22 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
560-0715-494.23-25		WENDLING QUARRIES, INC.	117899	8/17/2022	925510	567.00	DIVOT MIX
560-0715-494.23-25		D & K PRODUCTS	117691	8/10/2022	0549325-IN	4,550.35	CHEMICALS
560-0715-494.23-25		D & K PRODUCTS	117691	8/10/2022	0549324-IN	4,616.50	FERTILIZER
560-0715-494.23-25		D & K PRODUCTS	117691	8/10/2022	0548955-IN	798.30	WETTING AGENT
560-0715-494.23-25		D & K PRODUCTS	117691	8/10/2022	0549117-IN	-300.00	REBATE
570-0525-494.21-01	2300LF	CULLIGAN OF DAVENPORT	117868	8/17/2022	462139	110.00	FIX WATER SOFTNER
570-0525-494.21-08	2200LF	MID AMERICAN ENERGY	117884	8/17/2022	2376077017JUL22	4,066.40	Life Fitness Center
570-0526-494.22-99	2301LF	CINTAS LOC 23M	117866	8/17/2022	4124566979	54.79	MAT CLEANING SVC
570-0526-494.22-99	2301LF	CINTAS LOC 23M	117866	8/17/2022	4125541242	48.79	MAT CLEANING SVC
570-0526-494.22-99	2301LF	GS MAINTENANCE LLC	117873	8/17/2022	2556	1,860.00	CLEANING SVC- JULY - MAIN
570-0703-494.22-13	REC029	K & K HARDWARE	117880	8/17/2022	205945A	95.00	BOUNCE HOUSE/ONSITE FIELD
570-0703-494.22-33	REC005	DORTCH, HENRY	117871	8/17/2022	073122	330.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	LOHMAN, JONATHAN	117881	8/17/2022	073122	60.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	MORENO, JAMES JOHN	117886	8/17/2022	073122	240.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	RAMIREZ, JOSE	117889	8/17/2022	073122	240.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	ROHRER, KENT	117891	8/17/2022	073122	60.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	STOLZE, JEFFREY	117894	8/17/2022	073122	240.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	TAYLOR, DAMOND	117895	8/17/2022	073122	570.00	ADULT SB UMPIRES
570-0703-494.22-33	REC005	TREANOR, RONALD C	117897	8/17/2022	073122	360.00	ADULT SB UMPIRES
570-0703-494.22-33	REC007	DORTCH, HENRY	117871	8/17/2022	073122A	420.00	ADULT SB UMPIRES
570-0703-494.22-33	REC007	MORENO, JAMES JOHN	117886	8/17/2022	073122A	240.00	ADULT SB UMPIRES
570-0703-494.22-33	REC007	ROHRER, KENT	117891	8/17/2022	073122A	360.00	ADULT SB UMPIRES
570-0703-494.22-33	REC007	STOLZE, JEFFREY	117894	8/17/2022	073122A	210.00	ADULT SB UMPIRES
570-0703-494.22-33	REC007	TAYLOR, DAMOND	117895	8/17/2022	073122A	120.00	ADULT SB UMPIRES
570-0703-494.22-99	REC062	JONES, LINDA	117879	8/17/2022	073122	397.50	COOKING CLASS INSTRUCTION
570-0703-494.22-99	REC020	JOHANNES BUS SERVICE, INC.	117877	8/17/2022	44024	4,500.00	BUSES WEEK 4 - PLG
570-0703-494.23-07		BETTENDORF PARK BAND FOUNDATIC	117864	8/17/2022	070522	1,250.00	SUMMER GUEST BANDS
570-0703-494.23-07	REC015	K & K HARDWARE	117880	8/17/2022	205945	95.00	BOUNCE HOUSE AMENITY
570-0706-494.13-03		MISCELLANEOUS	117869	8/17/2022	061822	75.00	TRAINING REIMBURSEMENT
570-0706-494.22-99		DIAZ, BETTINNA	117870	8/17/2022	080222	121.80	XCO CLASS INSTRUCTION
570-0706-494.22-99		DIAZ, BETTINNA	117870	8/17/2022	080322	150.00	ZUMBA CLASS INSTRUCTION
570-0706-494.22-99	LFC012	GALLENS, DAWN	117872	8/17/2022	080222	1,726.40	TUMBLING CLASS INSTRUCTIO
570-0706-494.22-99		STAND UP AND KNOW	117893	8/17/2022	080222	160.00	SELF DEFENSE CLASS INSTRU

City of Bettendorf Parks Accounts Payable 08-16-22 Meeting

Account Number	Project #	Vendor Name	Ck #	Ck date	Invoice Number	Amount	Description
570-0706-494.22-99	LFC014	VAN DER EEMS, JEFFREY	117898	8/17/2022	080222	260.00	PICKLEBALL CLASS INSTRUCT
575-0000-221.10-00		MISCELLANEOUS	117689	8/10/2022	2009807.002	3.60	SALES TAX REFUND
575-0000-353.02-02		MISCELLANEOUS	117689	8/10/2022	2009807.002A	51.40	LAP POOL PASS REFUND
575-0525-494.21-01	2300PL	HOMETOWN PLG & HTG CO INC	117875	8/17/2022	68576	702.90	REPLACED BOLTS ON PALM TR
575-0525-494.21-01	2200PL	RIVERBEND SIGNWORKS	117890	8/17/2022	17182	341.93	FENCE SIGNS
575-0525-494.21-08	2200PL	MID AMERICAN ENERGY	117884	8/17/2022	1095077016JUL22	5,025.00	Splash Landing North Pump
575-0525-494.21-08	2200PL	MID AMERICAN ENERGY	117884	8/17/2022	1284077027JUL22	3,418.54	Splash Landing South Pump
575-0526-494.22-99	2301PL	GS MAINTENANCE LLC	117873	8/17/2022	2578	2,700.00	CLEANING SVC- JULY - BATH
575-0704-494.23-03	SPL009	MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9556244	-561.78	REFUND FOR CONCESSIONS
575-0704-494.23-03	SPL009	MARTIN BROTHERS DISTRIBUTING CO	117883	8/17/2022	9556244A	-11.25	REFUND FOR CONCESSIONS
575-0704-494.23-03		MARTIN BROTHERS DISTRIBUTING CO	117680	8/3/2022	9502380	3,784.98	FOOD FOR CONCESSIONS
575-0704-494.23-03		MARTIN BROTHERS DISTRIBUTING CO	117680	8/3/2022	9506503	672.92	FOOD FOR CONCESSIONS
575-0704-494.23-07		HAWKINS INC.	117874	8/17/2022	6237222	608.28	CHEMICALS FOR POOL
575-0704-494.23-07		HAWKINS INC.	117874	8/17/2022	6241486	765.58	CHEMICALS FOR POOL
575-0704-494.23-07		HAWKINS INC.	117874	8/17/2022	6244998	513.90	CHEMICALS FOR POOL
575-0704-494.23-07		HAWKINS INC.	117874	8/17/2022	6247154	639.74	CHEMICALS FOR POOL
						77,337.89	

City of Bettendorf Revenues by month	Jul-22
Property taxes	32,478,248
Other city taxes	15,266,935
Special assessments	8,577
Licenses & permits	1,056,780
Intergovernmental	12,431,324
Charges for services	19,878,367
Use of money	11,511
Miscellaneous & transfers in	35,572,857
Total revenues	116,704,599