

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

GOVERNMENTAL BODY: Carroll City Council

DATE OF MEETING: June 28, 2021

TIME OF MEETING: 5:15 P.M.

LOCATION OF MEETING: City Hall Council Chambers

www.cityofcarroll.com

NOTICE

In support of Iowa Governor Kim Reynolds' proclamation dated April 30, 2021 declaring a State of Public Health Disaster Emergency in Iowa, the City will limit the public audience in the Council Chambers for the June 28, 2021 meeting to eight (8) individuals (excluding the Mayor, Councilmembers, and City Staff) to follow the social distancing practices recommended in her proclamation. The meeting will also be made available telephonically for those individuals in excess to this limit and for those individuals who wish to attend remotely. The public will be able to hear and participate in the Council meeting by calling:

United States: 1 (312) 626-6799

Then when prompted, enter the following Access Code: 959 8347 1673#

Individuals may start calling in at 5:00 PM for the meeting.

Individuals may also join the meeting from your computer, tablet or smartphone by using the following link:

<https://zoom.us/j/95983471673>

Similar to a regular City Council meeting, participants will be invited to provide feedback at various points during the meeting. Participants are requested to keep their mics muted until invited by the Mayor or Council to provide feedback. Participants calling in can unmute and mute their phone by dialing *6. Participants using a computer, tablet or smartphone can unmute and mute themselves by clicking on the mute/unmute button in the bottom left corner of the zoom program. Participants who unmute themselves outside of feedback periods may be muted by the City and/or removed from the meeting.

The public can watch the meeting live from the City's YouTube channel by going to: <https://tinyurl.com/t64juzk> and on CAAT 6. To ensure you can access the meeting when we go live we suggest that you subscribe to the City's YouTube channel. The YouTube meeting is a view only option and you will not be able to participate in the meeting via YouTube.

We thank you for your understanding of this change during the current situation.

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AGENDA

- I. Pledge of Allegiance
- II. Roll Call
- III. Consent Agenda
 - A. Approval of Minutes of the June 14 Meeting
 - B. Approval of Bills and Claims
 - C. Licenses and Permits:
 1. Renewal of Class “B” Beer Permit with Sunday Sales – *Pizza Hut*
 2. Renewal of Class “C” Beer Permit with Sunday Sales – *Drees Oil Company, Inc.*
 - D. Cigarette Permits
 - E. Receive Civil Service Eligibility List
 - F. American Rescue Plan Act Request for Funding
 - G. Water System Risk and Resilience Assessment
 - H. Downtown Streetscape Phase 10 - Change Order No. 1
 - I. Revised Lease Agreement – Merchants Park – Iowa High School Athletic Association – State Baseball Tournament - 2021
- IV. Oral Requests and Communications from the Audience
- V. Ordinances
 - A. Rezoning Request from B-2, General Business District to RB-1, Residential-Business Transitional District
 1. Public Hearing
 2. Ordinance
 - B. Sanitary Sewer Service Charges
- VI. Resolutions
 - A. Wastewater Treatment Plant Rerating of Treatment Capacity - Engineering Services Agreement
 - B. Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan – Public Hearing and Plan Adoption

VII. Reports

- A. Report of Bid Opening – 100” Front Mount Mower – Golf Course
- B. Report of Bid Opening – Ceiling Suspended Basketball Hoops

VIII. Committee Reports

- IX. Comments from the Mayor
- X. Comments from the City Council
- XI. Comments from the City Manager
- XII. Adjourn

July/August Meetings:

- Board of Adjustment – Tuesday, July 6, 2021 – City Hall – 627 N Adams Street
- City Council – July 12, 2021 – City Hall – 627 N Adams Street
- Airport Commission – July 12, 2021 – Airport Terminal Building - 21177 Quail Avenue
- Planning and Zoning Commission – July 14, 2021 – City Hall - 627 N Adams Street
- ~~Library Board of Trustees – July 19, 2021 – Carroll Public Library – 118 E 5th Street~~
- Parks, Recreation and Cultural Advisory Board – July 19, 2021 – Rec Center – 716 N Grant Road
- City Council – July 26, 2021 – City Hall – 627 N Adams Street
- Board of Adjustment – August 2, 2021 – City Hall – 627 N Adams Street
- City Council – August 9, 2021 – City Hall – 627 N Adams Street
- Airport Commission – August 9, 2021 – Airport Terminal Building - 21177 Quail Avenue
- Planning and Zoning Commission – August 11, 2021 – City Hall - 627 N Adams Street
- Library Board of Trustees – August 16, 2021 – Carroll Public Library – 118 E 5th Street
- City Council – August 23, 2021 – City Hall – 627 N Adams Street

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The City of Carroll will make every attempt to accommodate the needs of persons with disabilities, please notify us at least three business days in advance when possible at 712-792-1000, should special accommodations be required.

COUNCIL MEETING

JUNE 14, 2021

(Please note these are draft minutes and may be amended by Council before final approval.)

In support of Iowa Governor Kim Reynolds' proclamation dated April 30, 2021 declaring a State of Public Health Disaster Emergency in Iowa, the City limited the public audience in the Council Chambers for the June 14, 2021 meeting to eight (8) individuals (excluding the Mayor, Councilmembers and City staff) to follow the social distancing practices recommended in her proclamation. However, the meeting was held telephonically or via Zoom web conferencing for those individuals in excess of this limit and for those individuals who wish to attend remotely. The public was able to hear and participate in the Council meeting by calling into a publicly posted phone number.

The Carroll City Council met in regular session on this date at 5:15 p.m. in the Council Chambers, City Hall, 627 N Adams Street. Council Members present: Misty Boes, LaVern Dirx, Jerry Fleshner, Clay Haley, Mike Kots and Carolyn Siemann. Absent: None. Mayor Jensen presided and City Attorney Dave Bruner was in attendance.

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The Pledge of Allegiance was led by the City Council. No Council action taken.

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It was moved by Haley, seconded by Kots, to approve the following items on the consent agenda: a) minutes of the May 24, 2021 Council meeting and May 24 Open House, as written; b) bills and claims in the amount of \$2,689,955.89; c) licenses and permits: Renewal of Class "C" Liquor License with Sunday Sales – *Brothers on Main* and Renewal of Class "C" Liquor License with Catering Privilege and Sunday Sales – *Barrata's Steakhouse*; d) Appointment of the command staff changes for the Carroll Fire Department for the remainder of 2021: Assistant Chief – Dan Hannasch, Captain – Jeff Cullen, Lieutenant – Brad Warnke, and Training Officer – Brady Vanderberg; e) Resolution No. 21-31, Accepting the Software as a Service & Professional Services Contract Extension Agreement with PerfectMind for one year for \$25,704 for the Carroll Recreation Center; f) Accept Change Order No. 1 extending the completion date to May 26, 2021 for the Graham Park Pickleball Court Complex Project and accept the Certificate of Substantial Completion for the Graham Park Pickleball Court Complex Project; h) Resolution No. 21-32, Agreement with the Iowa High School Athletic Association to Lease Merchants Park for the 2021 Boy's Baseball State Tournament. On roll call, all present voted aye. Absent: None. Motion carried.

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There were no oral requests or communications from the audience.

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It was moved by Siemann, seconded by Kots, to increase the liability limit to \$7 million. On roll call, all present voted aye except Haley voted nay. Absent: None. Motion carried.

It was moved by Haley, seconded by Fleshner, to approve Resolution No. 21-33, Contracts for Liability, Property and Worker Compensation Insurance Coverage for July 1, 2021 to June 30, 2022 and appoint City Manager Mike Pogge-Weaver and City Clerk/Finance Director Laura Schaefer as contacts to act as liaisons between the City and ICAP. Terry Axman, Mid Iowa Insurance representative, address Council on this issue. On roll call, all present voted aye. Absent: None. Motion carried.

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It was moved by Haley, seconded by Kots, to approve Resolution No. 21-34, Granting Permission to Carroll Merchants Baseball Club for the Sale of Alcoholic Beverages at Merchants Park on June 19 and 20, 2021. On roll call, all present voted aye. Absent: None. Motion carried.

It was moved by Haley, seconded by Fleshner, to approve a new 5-day Class "B" Beer Permit with Outdoor Service and Sundays for Carroll Merchants Baseball Club (June 19 and 20, 2021). On roll call, all present voted aye. Absent: None. Motion carried.

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At 5:42 p.m. Mayor Jensen opened a public hearing on the Plans, Specifications, Form of Contract and Estimated Cost for the Street Restoration – 2021 Project. Mayor Jensen closed said public hearing at 5:46 p.m.

It was moved by Dirkx, seconded by Haley, to approve Resolution No. 21-35, Adopting the Plans, Specifications, Form of Contract and Estimated Cost for the Street Restoration – 2021 Project. On roll call, all present voted aye. Absent: None. Motion carried.

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At 5:47 p.m. Mayor Jensen opened a public hearing on the Plans, Specifications, Form of Contract and Estimated Cost for the Northeast Park Parking Lot Improvements - 2021 Project. Mayor Jensen closed said public hearing at 5:57 p.m.

It was moved by Haley, seconded by Kots, to approve Resolution No. 21-36, Adopting the Plans, Specifications, Form of Contract and Estimated Cost for the Northeast Park Parking Lot Improvements - 2021 Project. On roll call, all present voted aye. Absent: None. Motion carried.

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It was moved by Kots, seconded by Siemann, to deny the Carroll County Solid Waste Management Commission’s request for a temporary waiver to the Treatment Agreement for increased BOD limits and continue to work with the Commission to establish a solution that works for both parties. Olivia Patton, Veenstra & Kimm, Inc. representative, and Mary Wittry Carroll County Solid Waste Management Director, addressed Council on this issue. On roll call, all present voted aye. Absent: None. Motion carried.

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Council discussed a sanitary sewer rate schedule that addresses proposed capital expenditures and Significant Industrial User rate equity over a period of ten (10) years. Olivia Patton, Veenstra & Kimm, Inc. representative, presented a few options for a sanitary sewer rate schedule. No Council action taken.

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Council recessed at 7:15 p.m.

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Council reconvened at 7:29 p.m.

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Council discussed amending the Urban Revitalization Plan. No Council action taken.

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Council discussed and reviewed the Rec Center Renovation Project. Brad Rodenburg, RDG Planning & Design Architect, reviewed the project with Council. No Council action taken.

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It was moved by Fleshner, seconded by Haley, to adjourn at 9:16 p.m. On roll call, all present voted aye. Absent: None. Motion carried.

Eric P. Jensen, Mayor

ATTEST:

Laura A. Schaefer, City Clerk

	=====PAYMENT DATES=====	=====ITEM DATES=====	=====POSTING DATES=====
PAID ITEMS DATES :	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
PARTIALLY ITEMS DATES:	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-001720	ACCESS SYSTEMS	COPIER CONTRACT	215.36	215.36-	121356	6/23/21	0.00
		** TOTALS **	215.36	215.36-			0.00
01-001704	ACCO	POOL DRAIN COVERS	1,287.17	0.00	000000	0/00/00	1,287.17
01-001704	ACCO	CHLORINE	1,053.08	0.00	000000	0/00/00	1,053.08
01-001704	ACCO	POOL CHEMICAL PUMP	496.08	0.00	000000	0/00/00	496.08
01-001704	ACCO	WATER TESTING SUPPLIES	100.15	0.00	000000	0/00/00	100.15
01-001704	ACCO	POOL CHEMICALS	1,403.30	0.00	000000	0/00/00	1,403.30
01-001704	ACCO	POOL CHEMICALS	536.20	0.00	000000	0/00/00	536.20
01-001704	ACCO	SKIMMER LIDS	62.45	0.00	000000	0/00/00	62.45
		** TOTALS **	4,938.43	0.00			4,938.43
01-001621	ACE HARDWARE	GOPHER CONTROL	13.98	13.98-	121326	6/16/21	0.00
		** TOTALS **	13.98	13.98-			0.00
01-003806	ADAM COYLE	SOCCER TOURNAMENT REFEREE	286.99	0.00	000000	0/00/00	286.99
		** TOTALS **	286.99	0.00			286.99
01-001698	ADVANCED LASER TECHNOLOGI	INK CARTRIDGE	59.95	0.00	000000	0/00/00	59.95
01-001698	ADVANCED LASER TECHNOLOGI	TONER CARTRIDGE	84.95	84.95-	121354	6/23/21	0.00
		** TOTALS **	144.90	84.95-			59.95
01-001910	AHLERS & COONEY P.C.	PERSONNEL MATTERS	236.00	0.00	000000	0/00/00	236.00
		** TOTALS **	236.00	0.00			236.00
01-003794	ALEX OSANYA	SOCCER TOURNAMENT REFEREE	203.85	0.00	000000	0/00/00	203.85
		** TOTALS **	203.85	0.00			203.85
01-002080	AMAZON/SYNCHRONY BANK	BOOKS AND PROGRAM SUPPLIES	2,482.07	2,482.07-	121358	6/23/21	0.00
		** TOTALS **	2,482.07	2,482.07-			0.00
01-002916	AMERICAN RED CROSS	LIFEGUARD TRAINING	280.00	0.00	000000	0/00/00	280.00
		** TOTALS **	280.00	0.00			280.00
01-003457	AMERICAN UNDERGROUND SUPP	SUPPLIES RETURNED	510.77-	0.00	000000	0/00/00	510.77-
01-003457	AMERICAN UNDERGROUND SUPP	SUPPLIES RETURNED	34.36-	0.00	000000	0/00/00	34.36-
01-003457	AMERICAN UNDERGROUND SUPP	OPERATING SUPPLIES	5,724.97	0.00	000000	0/00/00	5,724.97
01-003457	AMERICAN UNDERGROUND SUPP	OPERATING SUPPLIES	680.35	0.00	000000	0/00/00	680.35
01-003457	AMERICAN UNDERGROUND SUPP	OPERATING SUPPLIES	29.37	0.00	000000	0/00/00	29.37
		** TOTALS **	5,889.56	0.00			5,889.56
01-003805	ANTHONY JAMES MC CARTHEY	SOCCER TOURNAMENT REFEREE	296.43	0.00	000000	0/00/00	296.43
		** TOTALS **	296.43	0.00			296.43

ACCOUNTS PAYABLE
 OPEN ITEM REPORT
 SUMMARY

	=====PAYMENT DATES=====	=====ITEM DATES=====	=====POSTING DATES=====
PAID ITEMS DATES :	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
PARTIALLY ITEMS DATES :	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-002818	BAKER AND TAYLOR INC.	BOOKS RETURNED	27.05-	27.05	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS RETURNED	27.05-	27.05	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	349.76	349.76-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	1,230.18	1,230.18-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	435.89	435.89-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	560.42	560.42-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	745.98	745.98-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	300.88	300.88-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	284.76	284.76-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	7.25	7.25-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	22.75	22.75-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	0.25	0.25-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	8.25	8.25-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	9.00	9.00-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	0.25	0.25-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	13.50	13.50-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	5.25	5.25-	121361	6/23/21	0.00
01-002818	BAKER AND TAYLOR INC.	BOOKS	6.00	6.00-	121361	6/23/21	0.00
		** TOTALS **	3,926.27	3,926.27-			0.00
01-002826	BARCO MUNICIPAL PRODUCTS	SIGN AND SIGNAL SUPPLIES	1,192.41	0.00	000000	0/00/00	1,192.41
		** TOTALS **	1,192.41	0.00			1,192.41
01-003418	BIBLIONIX LLC	ILS ANNUAL RENEWAL	4,365.00	4,365.00-	121364	6/23/21	0.00
		** TOTALS **	4,365.00	4,365.00-			0.00
01-003515	BOMGAARS	SUPPLIES	55.92	0.00	000000	0/00/00	55.92
01-003515	BOMGAARS	ROUNDUP AND GOPHER BAIT	107.95	107.95-	121329	6/16/21	0.00
01-003515	BOMGAARS	SUPPLIES	69.98	0.00	000000	0/00/00	69.98
01-003515	BOMGAARS	SUPPLIES	40.98	0.00	000000	0/00/00	40.98
01-003515	BOMGAARS	SUPPLIES	29.99	0.00	000000	0/00/00	29.99
01-003515	BOMGAARS	SUPPLIES	10.57	0.00	000000	0/00/00	10.57
01-003515	BOMGAARS	CORD REELS	20.98	0.00	000000	0/00/00	20.98
01-003515	BOMGAARS	OFFICE SUPPLIES	1.99	0.00	000000	0/00/00	1.99
01-003515	BOMGAARS	#29 PAINT	19.16	0.00	000000	0/00/00	19.16
01-003515	BOMGAARS	WEED KILLER	16.99	0.00	000000	0/00/00	16.99
01-003515	BOMGAARS	BROOMS AND SHOVELS	147.85	0.00	000000	0/00/00	147.85
01-003515	BOMGAARS	RESTROOM REPAIRS	3.99	0.00	000000	0/00/00	3.99
		** TOTALS **	526.35	107.95-			418.40
01-002311	BOOK FARM INC.	BOOKS	4,289.62	4,289.62-	121359	6/23/21	0.00
		** TOTALS **	4,289.62	4,289.62-			0.00
01-003800	BRANDON HOPE	SOCCER TOURNAMENT REFEREE	300.13	0.00	000000	0/00/00	300.13

A C C O U N T S P A Y A B L E
 O P E N I T E M R E P O R T
 S U M M A R Y

	=====PAYMENT DATES=====	=====ITEM DATES=====	=====POSTING DATES=====
PAID ITEMS DATES :	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
PARTIALLY ITEMS DATES:	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
		** TOTALS **	300.13	0.00			300.13
01-003802	BRAYDON HOPE	SOCCER TOURNAMENT REFEREE	140.00	0.00	000000	0/00/00	140.00
		** TOTALS **	140.00	0.00			140.00
01-003797	BRENNAN JASE HAYES	SOCCER TOURNAMENT REFEREE	172.00	0.00	000000	0/00/00	172.00
		** TOTALS **	172.00	0.00			172.00
01-003670	BRIGGS INC OF OMAHA	SUPPLIES	272.53	0.00	000000	0/00/00	272.53
		** TOTALS **	272.53	0.00			272.53
01-003693	BRUNER & BRUNER	GENERAL WORK	189.00	0.00	000000	0/00/00	189.00
01-003693	BRUNER & BRUNER	POLICE/MAGISTRATE	958.50	0.00	000000	0/00/00	958.50
01-003693	BRUNER & BRUNER	LIBRARY	256.50	0.00	000000	0/00/00	256.50
01-003693	BRUNER & BRUNER	CLARK STREET NUISANCE	148.50	0.00	000000	0/00/00	148.50
		** TOTALS **	1,552.50	0.00			1,552.50
01-003801	BRYSON HOPE	SOCCER TOURNAMENT REFEREE	100.00	0.00	000000	0/00/00	100.00
		** TOTALS **	100.00	0.00			100.00
01-002923	CADEN PEDELTY	SOCCER TOURNAMENT REFEREE	20.00	0.00	000000	0/00/00	20.00
		** TOTALS **	20.00	0.00			20.00
01-003140	CANINE TACTICAL	K-9 KENNELING	390.00	0.00	000000	0/00/00	390.00
		** TOTALS **	390.00	0.00			390.00
01-003791	CAPITAL ONE	SUPPLIES	457.07	457.07-	121367	6/23/21	0.00
01-003791	CAPITAL ONE	SUPPLIES	1.60	1.60-	121367	6/23/21	0.00
01-003791	CAPITAL ONE	SUPPLIES	772.42	772.42-	121367	6/23/21	0.00
01-003791	CAPITAL ONE	SUPPLIES	362.17	362.17-	121367	6/23/21	0.00
01-003791	CAPITAL ONE	PROGRAM SUPPLIES	412.90	412.90-	121367	6/23/21	0.00
		** TOTALS **	2,006.16	2,006.16-			0.00
01-004138	CAPITAL SANITARY SUPPLY	CLEANING SUPPLIES	53.45	0.00	000000	0/00/00	53.45
01-004138	CAPITAL SANITARY SUPPLY	SUPPLIES	371.79	0.00	000000	0/00/00	371.79
01-004138	CAPITAL SANITARY SUPPLY	CLEANING SUPPLIES	283.93	0.00	000000	0/00/00	283.93
		** TOTALS **	709.17	0.00			709.17
01-025028	CAROL SCHOEPPNER	SECRETARY CONTRACT	350.00	350.00-	121340	6/16/21	0.00
		** TOTALS **	350.00	350.00-			0.00
01-004132	CARROLL AVIATION INC.	CONTRACT	6,800.00	6,800.00-	121330	6/16/21	0.00
		** TOTALS **	6,800.00	6,800.00-			0.00

A C C O U N T S P A Y A B L E
 O P E N I T E M R E P O R T
 S U M M A R Y

	=====PAYMENT DATES=====	=====ITEM DATES=====	=====POSTING DATES=====
PAID ITEMS DATES :	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
PARTIALLY ITEMS DATES:	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-004146	CARROLL CONTROL SYSTEMS	POOL HEATER REPAIRS	80.00	0.00	000000	0/00/00	80.00
		** TOTALS **	80.00	0.00			80.00
01-004166	CARROLL COUNTY ISU EXTENS	SUMMER PROGRAM	360.00	360.00-	121369	6/23/21	0.00
		** TOTALS **	360.00	360.00-			0.00
01-004196	CARROLL HYDRAULICS	MOWER REPAIR	92.00	92.00-	121331	6/16/21	0.00
01-004196	CARROLL HYDRAULICS	SUPPLIES	15.30	15.30-	121370	6/23/21	0.00
01-004196	CARROLL HYDRAULICS	HYDRAULIC COUPLER #34	433.68	0.00	000000	0/00/00	433.68
01-004196	CARROLL HYDRAULICS	#34 HYDRAULIC HOSE	28.59	0.00	000000	0/00/00	28.59
		** TOTALS **	569.57	107.30-			462.27
01-004200	CARROLL LUMBER	CRAYONS FOR MARKING	8.33	0.00	000000	0/00/00	8.33
		** TOTALS **	8.33	0.00			8.33
01-002977	CARROLL REFUSE SERVICE	MAY GARBAGE	72.00	72.00-	121328	6/16/21	0.00
		** TOTALS **	72.00	72.00-			0.00
01-000991	CARUS PHOSPHATE INC.	WATER TREATMENT SUPPLIES	2,789.64	0.00	000000	0/00/00	2,789.64
		** TOTALS **	2,789.64	0.00			2,789.64
01-003632	CCI TECHNOLOGIES LLC	IT MAINTENANCE	415.00	415.00-	121365	6/23/21	0.00
01-003632	CCI TECHNOLOGIES LLC	COMPUTER REPLACEMENT	875.00	875.00-	121365	6/23/21	0.00
		** TOTALS **	1,290.00	1,290.00-			0.00
01-004300	CENTER POINT PUBLISHING	BOOK STANDING ORDER	3,789.36	3,789.36-	121371	6/23/21	0.00
		** TOTALS **	3,789.36	3,789.36-			0.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	911.00	0.00	000000	0/00/00	911.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	745.00	0.00	000000	0/00/00	745.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	1,063.00	0.00	000000	0/00/00	1,063.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	852.50	0.00	000000	0/00/00	852.50
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	960.00	0.00	000000	0/00/00	960.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	960.00	0.00	000000	0/00/00	960.00
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	701.75	0.00	000000	0/00/00	701.75
01-003058	CENTRAL IOWA READY MIX	MUDJACKERS GROUT	960.00	0.00	000000	0/00/00	960.00
		** TOTALS **	7,153.25	0.00			7,153.25
01-002998	CENTURYLINK	BACKUP PHONE LINE	155.45	155.45-	121344	6/18/21	0.00
01-002998	CENTURYLINK	BACKUP PHONE LINE	67.42	67.42-	121345	6/18/21	0.00
		** TOTALS **	222.87	222.87-			0.00
01-001944	CHAD STEINKAMP	FARM SEED & FERTILIZER	5,457.20	5,457.20-	121327	6/16/21	0.00
		** TOTALS **	5,457.20	5,457.20-			0.00

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VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-004137	CHAMBER OF COMMERCE	TOURISM MARKETING	7,000.00	0.00	000000	0/00/00	7,000.00
		** TOTALS **	7,000.00	0.00			7,000.00
01-001393	CHAMPION FORD INC.	#18 - TUNE-UP	651.29	0.00	000000	0/00/00	651.29
		** TOTALS **	651.29	0.00			651.29
01-002867	CINTAS FIRST AID & SAFETY	LENS AND SCREEN WIPES	18.01	0.00	000000	0/00/00	18.01
01-002867	CINTAS FIRST AID & SAFETY	FIRST AID SUPPLIES	112.54	0.00	000000	0/00/00	112.54
		** TOTALS **	130.55	0.00			130.55
01-004656	CLARKE MOSQUITO CONTROL	MOSQUITO CONTROL SUPPLIES	1,518.00	0.00	000000	0/00/00	1,518.00
		** TOTALS **	1,518.00	0.00			1,518.00
01-003633	CLEANING SOLUTIONS INC	MAY CLEANING - LIBRARY	3,120.00	3,120.00-	121366	6/23/21	0.00
		** TOTALS **	3,120.00	3,120.00-			0.00
01-004835	COMMERCIAL SAVINGS BANK	JUNE ACH PROCESSING FEE	124.38	124.38-	000000	6/18/21	0.00
01-004835	COMMERCIAL SAVINGS BANK	FEDERAL WITHHOLDINGS	14,932.93	14,932.93-	001096	6/17/21	0.00
01-004835	COMMERCIAL SAVINGS BANK	FICA WITHHOLDING	17,366.94	17,366.94-	001096	6/17/21	0.00
01-004835	COMMERCIAL SAVINGS BANK	MEDICARE WITHHOLDING	5,183.60	5,183.60-	001096	6/17/21	0.00
		** TOTALS **	37,607.85	37,607.85-			0.00
01-004836	COMMUNITY OIL CO. INC.	DIESEL EXHAUST FLUID	319.70	0.00	000000	0/00/00	319.70
01-004836	COMMUNITY OIL CO. INC.	RED FUEL	1,228.46	1,228.46-	121332	6/16/21	0.00
		** TOTALS **	1,548.16	1,228.46-			319.70
01-002071	COMPUTER REPAIR & SERVICE	NAS DRIVE/HARD DRIVE	2,829.00	0.00	000000	0/00/00	2,829.00
01-002071	COMPUTER REPAIR & SERVICE	COMPUTER/MONITOR	1,318.00	0.00	000000	0/00/00	1,318.00
01-002071	COMPUTER REPAIR & SERVICE	LAPTOP SETUP	275.00	0.00	000000	0/00/00	275.00
01-002071	COMPUTER REPAIR & SERVICE	COMPUTER REPAIRS	715.00	0.00	000000	0/00/00	715.00
01-002071	COMPUTER REPAIR & SERVICE	HARD DRIVE	5,592.00	0.00	000000	0/00/00	5,592.00
01-002071	COMPUTER REPAIR & SERVICE	MISC COMPUTER ISSUE	72.25	0.00	000000	0/00/00	72.25
01-002071	COMPUTER REPAIR & SERVICE	COMPUTER ISSUES	136.00	0.00	000000	0/00/00	136.00
01-002071	COMPUTER REPAIR & SERVICE	COMPUTER REPAIRS	367.00	0.00	000000	0/00/00	367.00
01-002071	COMPUTER REPAIR & SERVICE	MISC COMPUTER ISSUE	106.25	0.00	000000	0/00/00	106.25
		** TOTALS **	11,410.50	0.00			11,410.50
01-001595	COUNSEL OFFICE & DOCUMENT	COPIER CONTRACT	80.45	0.00	000000	0/00/00	80.45
		** TOTALS **	80.45	0.00			80.45
01-003793	CRITICAL HIRE P.L.C.	ATHAN HIRE	25.00	0.00	000000	0/00/00	25.00
		** TOTALS **	25.00	0.00			25.00

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VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-003617	CU SPARKLE	WINDOW CLEANING - PD	80.00	0.00	000000	0/00/00	80.00
		** TOTALS **	80.00	0.00			80.00
01-001131	CUMMINS SALES AND SERVICE	COOLANT HEATING SYSTEM	1,422.51	0.00	000000	0/00/00	1,422.51
		** TOTALS **	1,422.51	0.00			1,422.51
01-005395	D & K PRODUCTS	TURF SUPPLIES	1,099.60	0.00	000000	0/00/00	1,099.60
01-005395	D & K PRODUCTS	CHEMICAL SUPPLIES	579.43	0.00	000000	0/00/00	579.43
		** TOTALS **	1,679.03	0.00			1,679.03
01-003776	DELL MARKETING L.P.	LAPTOP - CITY MGR	2,009.98	0.00	000000	0/00/00	2,009.98
		** TOTALS **	2,009.98	0.00			2,009.98
01-005615	DEMCO EDUCATIONAL CORP.	SUPPLIES	3,831.15	3,831.15-	121373	6/23/21	0.00
		** TOTALS **	3,831.15	3,831.15-			0.00
01-001965	DIANE TRACY	SUPPLIES & OUTREACH EXPENSES	38.69	38.69-	121357	6/23/21	0.00
		** TOTALS **	38.69	38.69-			0.00
01-003792	DIDGERIDOO DOWN UNDER	SUMMER PROGRAM	300.00	300.00-	121368	6/23/21	0.00
		** TOTALS **	300.00	300.00-			0.00
01-003804	DILLON JAMES STARLIN	SOCCER TOURNAMENT REFEREE	169.20	0.00	000000	0/00/00	169.20
		** TOTALS **	169.20	0.00			169.20
01-003796	DUSTIN LEITRU	SOCCER TOURNAMENT REFEREE	279.84	0.00	000000	0/00/00	279.84
		** TOTALS **	279.84	0.00			279.84
01-006725	EARL MAY STORE	FLOWERS	29.97	29.97-	121333	6/16/21	0.00
		** TOTALS **	29.97	29.97-			0.00
01-000258	EBSCO SUBSCRIPTION SERVIC	PERIODICAL RENEWALS	6,000.00	6,000.00-	121353	6/23/21	0.00
01-000258	EBSCO SUBSCRIPTION SERVIC	DATABASE RENEWALS	8,145.00	8,145.00-	121353	6/23/21	0.00
		** TOTALS **	14,145.00	14,145.00-			0.00
01-012590	ECHO ELECTRIC SUPPLY	LIVE CONCERT SERIES SUPPLIES	249.62	0.00	000000	0/00/00	249.62
		** TOTALS **	249.62	0.00			249.62
01-006810	ECOWATER SYSTEMS	COOLER RENT/WATER	143.80	143.80-	121334	6/16/21	0.00
		** TOTALS **	143.80	143.80-			0.00
01-003810	ERIC ORTEGA	SOCCER TOURNAMENT REFEREE	40.00	0.00	000000	0/00/00	40.00
		** TOTALS **	40.00	0.00			40.00

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01-003798	EVAN OLIVER	SOCCER TOURNAMENT REFEREE	272.03	0.00	000000	0/00/00	272.03
		** TOTALS **	272.03	0.00			272.03
01-008027	FAREWAY STORES	CONCESSIONS	9.98	0.00	000000	0/00/00	9.98
01-008027	FAREWAY STORES	CONCESSIONS AND SUPPLIES	17.26	0.00	000000	0/00/00	17.26
01-008027	FAREWAY STORES	CONCESSIONS	17.84	0.00	000000	0/00/00	17.84
01-008027	FAREWAY STORES	EE RECOGNITION PICNIC SUPPLIES	28.70	0.00	000000	0/00/00	28.70
01-008027	FAREWAY STORES	CONCESSIONS	17.96	0.00	000000	0/00/00	17.96
		** TOTALS **	91.74	0.00			91.74
01-008035	FARNER-BOCKEN CO.	CONCESSIONS	284.67	0.00	000000	0/00/00	284.67
01-008035	FARNER-BOCKEN CO.	CONCESSIONS	1,815.95	0.00	000000	0/00/00	1,815.95
		** TOTALS **	2,100.62	0.00			2,100.62
01-008050	FASTENAL COMPANY	NUTS AND BOLTS	48.22	0.00	000000	0/00/00	48.22
01-008050	FASTENAL COMPANY	SUPPLIES	32.76	0.00	000000	0/00/00	32.76
01-008050	FASTENAL COMPANY	SUPPLIES	27.38	0.00	000000	0/00/00	27.38
		** TOTALS **	108.36	0.00			108.36
01-006860	FELD FIRE EQUIPMENT CO.	REFILL EXTINGUISHER	35.00	0.00	000000	0/00/00	35.00
		** TOTALS **	35.00	0.00			35.00
01-000633	FILTER CARE	FILTER CLEANING	28.50	0.00	000000	0/00/00	28.50
		** TOTALS **	28.50	0.00			28.50
01-000013	FIRE/POLICE RETIREMENT SY MFPRSI	CONTRIBUTIONS	12,169.11	12,169.11-	001097	6/17/21	0.00
		** TOTALS **	12,169.11	12,169.11-			0.00
01-002806	FOUNDATION ANALYTICAL LAB	LAB TESTING	2,257.15	0.00	000000	0/00/00	2,257.15
01-002806	FOUNDATION ANALYTICAL LAB	LAB TESTING	655.00	0.00	000000	0/00/00	655.00
01-002806	FOUNDATION ANALYTICAL LAB	LAB TESTING	278.30	0.00	000000	0/00/00	278.30
		** TOTALS **	3,190.45	0.00			3,190.45
01-009315	GALLS INC.	AMDOR VEST	671.00	0.00	000000	0/00/00	671.00
		** TOTALS **	671.00	0.00			671.00
01-009500	GEHLING WELDING & REPAIR	SHAFT FOR VALVE HANDLE	91.90	0.00	000000	0/00/00	91.90
		** TOTALS **	91.90	0.00			91.90
01-009535	GENERAL RENTAL	REPAIR HAMMER DRILL	183.40	0.00	000000	0/00/00	183.40
01-009535	GENERAL RENTAL	GREASE GUN AND IMPACT	414.00	0.00	000000	0/00/00	414.00
		** TOTALS **	597.40	0.00			597.40
01-009855	GLIDDEN GRAPHIC	SUBSCRIPTION RENEWAL	40.00	40.00-	121374	6/23/21	0.00

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		** TOTALS **	40.00	40.00-			0.00
01-001992	GOLF SERVICES LLC	EMPLOYEE RECOGNITION	504.00	0.00	000000	0/00/00	504.00
		** TOTALS **	504.00	0.00			504.00
01-010156	GRAPHIC EDGE LLC	T-SHIRTS	48.93	0.00	000000	0/00/00	48.93
01-010156	GRAPHIC EDGE LLC	T-SHIRTS	48.93	0.00	000000	0/00/00	48.93
01-010156	GRAPHIC EDGE LLC	T-SHIRTS	14.25	0.00	000000	0/00/00	14.25
		** TOTALS **	112.11	0.00			112.11
01-001055	GROUT SCOUTS	MUDJACKING	19,347.50	0.00	000000	0/00/00	19,347.50
		** TOTALS **	19,347.50	0.00			19,347.50
01-010680	HAWKINS WATER TREATMENT	SUPPLIES RETURNED	21.00-	0.00	000000	0/00/00	21.00-
01-010680	HAWKINS WATER TREATMENT	WATER TREATMENT SUPPLIES	740.75	0.00	000000	0/00/00	740.75
01-010680	HAWKINS WATER TREATMENT	WATER TREATMENT SUPPLIES	857.75	0.00	000000	0/00/00	857.75
		** TOTALS **	1,577.50	0.00			1,577.50
01-005410	HERALD PUBLISHING COMPANY	PUBLICITY	75.00	75.00-	121372	6/23/21	0.00
		** TOTALS **	75.00	75.00-			0.00
01-001033	HOME CARE MEDICAL EQUIP.	2 - 18" GRAB BARS	30.56	0.00	000000	0/00/00	30.56
		** TOTALS **	30.56	0.00			30.56
01-011831	HY-VEE INC.	PROGRAM EXPENSE	4.99	4.99-	121347	6/18/21	0.00
		** TOTALS **	4.99	4.99-			0.00
01-002869	I SAW THE SIGN LLC	KICK IT UP TOURNAMENT SIGNS	558.00	0.00	000000	0/00/00	558.00
		** TOTALS **	558.00	0.00			558.00
01-003787	IKE AUEN DIST. CO. INC.	CONCESSIONS	154.00	0.00	000000	0/00/00	154.00
		** TOTALS **	154.00	0.00			154.00
01-012552	INDUSTRIAL BEARING SUPP.	REPAIR PARTS	13.69	0.00	000000	0/00/00	13.69
01-012552	INDUSTRIAL BEARING SUPP.	BELTS	29.52	0.00	000000	0/00/00	29.52
		** TOTALS **	43.21	0.00			43.21
01-012652	IOWA GOLF ASSOCIATION	BOOK	37.00	37.00-	121375	6/23/21	0.00
		** TOTALS **	37.00	37.00-			0.00
01-012647	IOWA LEAGUE OF CITIES	MEMBERSHIP DUES	4,528.00	0.00	000000	0/00/00	4,528.00
		** TOTALS **	4,528.00	0.00			4,528.00
01-012685	IOWA SMALL ENGINE CENTER	REPAIR PARTS	17.99	0.00	000000	0/00/00	17.99

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		** TOTALS **	17.99	0.00			17.99
01-012706	IPERS	IPERS CONTRIBUTIONS	19,281.33	19,281.33-	001098	6/17/21	0.00
01-012706	IPERS	IPERS CONTRIBUTIONS	66.15	66.15-	001098	6/17/21	0.00
01-012706	IPERS	IPERS CONTRIBUTIONS	52.61	52.61-	001098	6/17/21	0.00
		** TOTALS **	19,400.09	19,400.09-			0.00
01-002453	JASON MATTHEW LAMBERTZ	PRODUCTION COSTS	870.00	0.00	000000	0/00/00	870.00
		** TOTALS **	870.00	0.00			870.00
01-013917	JEO CONSULTING GROUP INC.	STREET RESTORATION 2021	4,800.00	0.00	000000	0/00/00	4,800.00
01-013917	JEO CONSULTING GROUP INC.	2020 WATERMAIN REPLACEMENT	3,520.00	0.00	000000	0/00/00	3,520.00
01-013917	JEO CONSULTING GROUP INC.	2020 WELL CONSTRUCTION	1,760.00	0.00	000000	0/00/00	1,760.00
		** TOTALS **	10,080.00	0.00			10,080.00
01-000535	JEROME M. DENTLINGER	STEEL TOED BOOTS	136.95	136.95-	121323	6/16/21	0.00
		** TOTALS **	136.95	136.95-			0.00
01-003243	JET'S OUTDOOR POWER AND S	GOLF CART BATTERY	99.98	0.00	000000	0/00/00	99.98
01-003243	JET'S OUTDOOR POWER AND S	GOLF CART BATTERY	139.98	0.00	000000	0/00/00	139.98
		** TOTALS **	239.96	0.00			239.96
01-025020	JOHN DEERE FINANCIAL	MOWER REPAIRS	301.43	301.43-	121348	6/18/21	0.00
01-025020	JOHN DEERE FINANCIAL	SUPPLIES	2.32	2.32-	121348	6/18/21	0.00
01-025020	JOHN DEERE FINANCIAL	SUPPLIES	105.24	105.24-	121348	6/18/21	0.00
01-025020	JOHN DEERE FINANCIAL	SUPPLIES	98.15	98.15-	121348	6/18/21	0.00
01-025020	JOHN DEERE FINANCIAL	SUPPLIES	127.24	127.24-	121348	6/18/21	0.00
		** TOTALS **	634.38	634.38-			0.00
01-003097	JP FLOORING	CARPET CLEANING	2,500.00	2,500.00-	121363	6/23/21	0.00
		** TOTALS **	2,500.00	2,500.00-			0.00
01-003795	KADENCE WIGANT	SOCCER TOURNAMENT REFEREE	181.06	0.00	000000	0/00/00	181.06
		** TOTALS **	181.06	0.00			181.06
01-014520	KASPERBAUER CLEANING SER	LAUNDRER RUGS	109.57	0.00	000000	0/00/00	109.57
		** TOTALS **	109.57	0.00			109.57
01-003811	KATIE NICHOLS	SOCCER TOURNAMENT REFEREE	245.65	0.00	000000	0/00/00	245.65
		** TOTALS **	245.65	0.00			245.65
01-003807	KEN MASSEY	SOCCER TOURNAMENT REFEREE	80.00	0.00	000000	0/00/00	80.00
		** TOTALS **	80.00	0.00			80.00

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PARTIALLY ITEMS DATES:	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021
UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-003523	KENNEBECK CARPET CLEANING	CARPET/TILE CLEANING CITY HALL	750.00	0.00	000000	0/00/00	750.00
		** TOTALS **	750.00	0.00			750.00
01-014815	KEYSTONE LABORATORIES	MONTHLY BAC-T/FLUORIDE	137.50	0.00	000000	0/00/00	137.50
		** TOTALS **	137.50	0.00			137.50
01-003022	LAVERN DIRKX	NW IOWA LEAGUE OF CITIES MTG	156.80	0.00	000000	0/00/00	156.80
		** TOTALS **	156.80	0.00			156.80
01-002914	LOU'S GLOVES INC	GLOVES	219.00	0.00	000000	0/00/00	219.00
		** TOTALS **	219.00	0.00			219.00
01-002331	MACQUEEN EQUIPMENT LLC	MAINTENANCE SUPPLIES	128.70	0.00	000000	0/00/00	128.70
01-002331	MACQUEEN EQUIPMENT LLC	MAINTENANCE SUPPLIES	251.09	0.00	000000	0/00/00	251.09
		** TOTALS **	379.79	0.00			379.79
01-017125	MANNING MONITOR	SUBSCRIPTION RENEWAL	40.00	40.00-	121376	6/23/21	0.00
		** TOTALS **	40.00	40.00-			0.00
01-003481	MARCO TECHNOLOGIES LLC	COPIER CONTRACT	92.40	0.00	000000	0/00/00	92.40
		** TOTALS **	92.40	0.00			92.40
01-001193	MARKET ON 30	EMPLOYEE RECOGNITION	25.64	0.00	000000	0/00/00	25.64
01-001193	MARKET ON 30	AQUATIC CONCESSIONS	49.38	0.00	000000	0/00/00	49.38
01-001193	MARKET ON 30	CONCESSIONS	30.36	0.00	000000	0/00/00	30.36
		** TOTALS **	105.38	0.00			105.38
01-003803	MARVIN L FIRCH	SOCCER TOURNAMENT REFEREE	290.94	0.00	000000	0/00/00	290.94
		** TOTALS **	290.94	0.00			290.94
01-017133	MASTERCARD	SUPPLIES	43.74	43.74-	121336	6/16/21	0.00
01-017133	MASTERCARD	MAIL CHIMP/LEAGUE CONF./ZOOM	239.98	239.98-	121337	6/16/21	0.00
01-017133	MASTERCARD	BACKGROUND CHECK AND ADS	139.42	139.42-	121338	6/16/21	0.00
01-017133	MASTERCARD	3 TVS AND SUPPLIES	1,957.51	1,957.51-	121339	6/16/21	0.00
		** TOTALS **	2,380.65	2,380.65-			0.00
01-003461	MERCHANT SERVICES	MAY CC PROCESSING FEES	661.75	661.75-	000000	6/11/21	0.00
		** TOTALS **	661.75	661.75-			0.00
01-012680	MID AMERICAN ENERGY	ELECTRIC BILLS	38,120.62	38,120.62-	121185	6/11/21	0.00
		** TOTALS **	38,120.62	38,120.62-			0.00
01-003718	MIDWEST MUNICIPAL CONSULT	EXECUTIVE SEARCH SERVICES	2,805.00	0.00	000000	0/00/00	2,805.00
		** TOTALS **	2,805.00	0.00			2,805.00

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UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-017585	MIDWEST WHOLESALE	CAULK	53.85	0.00	000000	0/00/00	53.85
		** TOTALS **	53.85	0.00			53.85
01-003808	MIKE MASSEY	SOCCER TOURNAMENT REFEREE	80.00	0.00	000000	0/00/00	80.00
		** TOTALS **	80.00	0.00			80.00
01-018408	NAPA AUTO PARTS	SHOP TOWELS	36.55	0.00	000000	0/00/00	36.55
		** TOTALS **	36.55	0.00			36.55
01-003263	NETBANK	REC EFT MAY PROCESSING FEES	86.84	86.84-	000000	6/18/21	0.00
		** TOTALS **	86.84	86.84-			0.00
01-001301	NEW COOPERATIVE INC	FERTILIZER/EQUIPMENT	2,905.92	2,905.92-	121325	6/16/21	0.00
		** TOTALS **	2,905.92	2,905.92-			0.00
01-003731	NORTHERN ESCROW INC.	PICKLEBALL COURTS #3	23,000.00	0.00	000000	0/00/00	23,000.00
		** TOTALS **	23,000.00	0.00			23,000.00
01-019138	NORTHWEST IOWA LEAGUE OF	NW IA LEAGUE MTG DIRKX	15.00	0.00	000000	0/00/00	15.00
		** TOTALS **	15.00	0.00			15.00
01-020203	OFFICE STOP	OFFICE SUPPLIES	3.50	0.00	000000	0/00/00	3.50
		** TOTALS **	3.50	0.00			3.50
01-003799	OLIVIA GRACE HOPE	SOCCER TOURNAMENT REFEREE	105.00	0.00	000000	0/00/00	105.00
		** TOTALS **	105.00	0.00			105.00
01-020326	OPTIONS INK	BACTERIA SAMPLES	10.77	0.00	000000	0/00/00	10.77
		** TOTALS **	10.77	0.00			10.77
01-000242	OZARK WATER SERVICES	OPERATING SUPPLIES	173.00	0.00	000000	0/00/00	173.00
		** TOTALS **	173.00	0.00			173.00
01-021050	P & H WHOLESALE INC.	A/C REPAIR PARTS	25.68	0.00	000000	0/00/00	25.68
		** TOTALS **	25.68	0.00			25.68
01-003809	PAUL MILLIGAN	SOCCER TOURNAMENT REFEREE	110.00	0.00	000000	0/00/00	110.00
		** TOTALS **	110.00	0.00			110.00
01-021220	PEPSI BEVERAGES COMPANY	AQUATIC CENTER CONCESSIONS	809.90	0.00	000000	0/00/00	809.90
01-021220	PEPSI BEVERAGES COMPANY	AQUATIC CENTER CONCESSIONS	610.70	0.00	000000	0/00/00	610.70
		** TOTALS **	1,420.60	0.00			1,420.60

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UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
01-000169	PERRY JOHNSON	MAY MILEAGE INSPECTIONS	124.32	0.00	000000	0/00/00	124.32
		** TOTALS **	124.32	0.00			124.32
01-002938	PHOTOGRAPHY BY FISCUS	DRONE PHOTOGRAPHY/VIDEOGRAPHY	3,000.00	0.00	000000	0/00/00	3,000.00
		** TOTALS **	3,000.00	0.00			3,000.00
01-003449	PIGOTT INC.	TABLE AND FILE CABINET	1,811.22	0.00	000000	0/00/00	1,811.22
		** TOTALS **	1,811.22	0.00			1,811.22
01-001127	PIONEER MANUFACTURING CO.	BRITE STRIPE & QUIK STRIPE	907.00	0.00	000000	0/00/00	907.00
		** TOTALS **	907.00	0.00			907.00
01-021860	PRESTO-X-COMPANY	PEST CONTROL 627 N ADAMS	79.00	0.00	000000	0/00/00	79.00
		** TOTALS **	79.00	0.00			79.00
01-000625	PRODUCTIVITY PLUS ACCOUNT	KUBOTA REPAIRS	51.80	51.80-	121343	6/18/21	0.00
01-000625	PRODUCTIVITY PLUS ACCOUNT	KUBOTA REPAIRS	359.77	359.77-	121343	6/18/21	0.00
		** TOTALS **	411.57	411.57-			0.00
01-001136	R & R SEPTIC SERVICE INC	SERVICE SEPTIC SYSTEM	45.00	45.00-	121324	6/16/21	0.00
01-001136	R & R SEPTIC SERVICE INC	SEWER DRAIN CAMERA	295.00	0.00	000000	0/00/00	295.00
		** TOTALS **	340.00	45.00-			295.00
01-009870	RACCOON VALLEY ELECTRIC C	MAY ELECTRIC SERVICE	903.34	903.34-	121335	6/16/21	0.00
01-009870	RACCOON VALLEY ELECTRIC C	AIR METHOD MAY ELECTRIC	105.51	105.51-	121335	6/16/21	0.00
		** TOTALS **	1,008.85	1,008.85-			0.00
01-003137	RDG PLANNING & DESIGN	CRC PROJECT RENOVATION	24,290.32	0.00	000000	0/00/00	24,290.32
		** TOTALS **	24,290.32	0.00			24,290.32
01-003766	RDG PLANNNNG DESIGN	CARROLL US 30 CORRIDOR PLAN	1,200.00	0.00	000000	0/00/00	1,200.00
		** TOTALS **	1,200.00	0.00			1,200.00
01-000218	SCOTT HAAKENSON	STEEL TOED BOOTS	176.55	176.55-	121352	6/23/21	0.00
		** TOTALS **	176.55	176.55-			0.00
01-003467	SHAMROCK RECYCLING INC.	GRINDING TREES	1,790.00	0.00	000000	0/00/00	1,790.00
		** TOTALS **	1,790.00	0.00			1,790.00
01-002803	SITE ONE LANDSCAPE SUPPLY	LL-SLOW PITCH WATER NOZZLES	1,108.53	0.00	000000	0/00/00	1,108.53
		** TOTALS **	1,108.53	0.00			1,108.53
01-001652	SNAPPY POPCORN CO. INC.	CONCESSIONS	46.00	0.00	000000	0/00/00	46.00
01-001652	SNAPPY POPCORN CO. INC.	CONCESSIONS	92.00	0.00	000000	0/00/00	92.00

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UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
		** TOTALS **	138.00	0.00			138.00
01-002865	STATE FAIR MINI DONUTS	US CONCESSIONS - MINI DONUTS	79.70	0.00	000000	0/00/00	79.70
01-002865	STATE FAIR MINI DONUTS	US CONCESSIONS	239.10	0.00	000000	0/00/00	239.10
		** TOTALS **	318.80	0.00			318.80
01-025880	STONE PRINTING CO.	SUPPLIES	3.00	3.00-	121377	6/23/21	0.00
01-025880	STONE PRINTING CO.	SUPPLIES	9.66	9.66-	121377	6/23/21	0.00
01-025880	STONE PRINTING CO.	PRINTER INK	40.99	0.00	000000	0/00/00	40.99
01-025880	STONE PRINTING CO.	SUPPLIES	247.01	0.00	000000	0/00/00	247.01
01-025880	STONE PRINTING CO.	SUPPLIES	67.44	67.44-	121377	6/23/21	0.00
01-025880	STONE PRINTING CO.	SCORECARDS	1,201.00	0.00	000000	0/00/00	1,201.00
01-025880	STONE PRINTING CO.	SUPPLIES	83.20	83.20-	121377	6/23/21	0.00
01-025880	STONE PRINTING CO.	SUPPLIES	1.00	0.00	000000	0/00/00	1.00
		** TOTALS **	1,653.30	163.30-			1,490.00
01-002682	STOREY KENWORTHY/MATT PAR	WALL ACTIVITY PANELS	1,164.80	1,164.80-	121360	6/23/21	0.00
		** TOTALS **	1,164.80	1,164.80-			0.00
01-027060	TREASURER OF IOWA	MAY SALES TAX	5,443.00	5,443.00-	000000	6/18/21	0.00
01-027060	TREASURER OF IOWA	6/1-6/15/2021 SALES TAX	476.00	476.00-	000000	6/18/21	0.00
		** TOTALS **	5,919.00	5,919.00-			0.00
01-003220	TURFWERKS	GPS PLAN	3,072.00	0.00	000000	0/00/00	3,072.00
		** TOTALS **	3,072.00	0.00			3,072.00
01-028168	UNITED PARCEL SERVICE	FREIGHT W/E 6/5/2021	15.45	15.45-	121186	6/11/21	0.00
01-028168	UNITED PARCEL SERVICE	FREIGHT W/E 6/12/2021	45.71	45.71-	121349	6/18/21	0.00
		** TOTALS **	61.16	61.16-			0.00
01-028174	UNITED STATES CELLULAR	CELL PHONES	217.26	217.26-	121378	6/23/21	0.00
		** TOTALS **	217.26	217.26-			0.00
01-028814	VAN METER COMPANY, THE	LIGHT BULBS	135.46	0.00	000000	0/00/00	135.46
01-028814	VAN METER COMPANY, THE	BALLASTS	187.84	0.00	000000	0/00/00	187.84
01-028814	VAN METER COMPANY, THE	LIGHT BULBS & BALLASTS	232.71	0.00	000000	0/00/00	232.71
01-028814	VAN METER COMPANY, THE	LIGHT BULBS	44.87	0.00	000000	0/00/00	44.87
		** TOTALS **	600.88	0.00			600.88
01-029013	VERIZON WIRELESS	AIR CARDS	320.10	320.10-	121187	6/11/21	0.00
01-029013	VERIZON WIRELESS	CELL PHONES	415.20	415.20-	121187	6/11/21	0.00
		** TOTALS **	735.30	735.30-			0.00
01-000618	WEBER, TOM	STEEL TOED BOOTS	192.60	192.60-	121342	6/18/21	0.00

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VENDOR	VENDOR NAME	DESCRIPTION	GROSS AMT	PAYMENTS	CHECK#	CHECK DT	BALANCE
		** TOTALS **	192.60	192.60-			0.00
01-003377	WELLMARK BLUE CROSS/BLUE	JULY HEALTH INSURANCE PREMIUMS	44,615.58	44,615.58-	121346	6/18/21	0.00
		** TOTALS **	44,615.58	44,615.58-			0.00
01-030355	WITTROCK MOTOR CO.	MAY CAR RENTAL	349.00	349.00-	121341	6/16/21	0.00
		** TOTALS **	349.00	349.00-			0.00
01-001715	WORLD TRADE PRESS	DATABASE RENEWAL	609.42	609.42-	121355	6/23/21	0.00
		** TOTALS **	609.42	609.42-			0.00
01-003307	WORLDPAY INTEGRATED PAYME	CC PROCESSING FEES	971.64	971.64-	000000	6/18/21	0.00
01-003307	WORLDPAY INTEGRATED PAYME	CREDIT CARD PIN PAD AQUATIC	334.86	334.86-	000000	6/21/21	0.00
		** TOTALS **	1,306.50	1,306.50-			0.00
01-000386	ZIMCO SUPPLY CO	CHEMICALS RETURNED	419.04-	0.00	000000	0/00/00	419.04-
01-000386	ZIMCO SUPPLY CO	CHEMICALS RETURNED	345.00-	0.00	000000	0/00/00	345.00-
01-000386	ZIMCO SUPPLY CO	CHEMICALS	3,057.02	0.00	000000	0/00/00	3,057.02
01-000386	ZIMCO SUPPLY CO	CHEMICALS	327.50	0.00	000000	0/00/00	327.50
		** TOTALS **	2,620.48	0.00			2,620.48
01-003722	iSOLVED BENEFIT SERVICES	MAY HRA CHECKS	6,919.88	6,919.88-	000000	6/11/21	0.00
01-003722	iSOLVED BENEFIT SERVICES	FLEX & HRA PARTRICIAPANT FEES	262.95	262.95-	000000	6/11/21	0.00
		** TOTALS **	7,182.83	7,182.83-			0.00
	* Payroll Expense		181,220.20				

06-24-2021 02:05 PM
 VENDOR SET: 01 City of Carroll
 REPORTING: PAID, UNPAID, PARTIAL

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UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

R E P O R T T O T A L S

	GROSS	PAYMENTS	BALANCE
PAID ITEMS	420,957.23	420,957.23CR	0.00
PARTIALLY PAID	0.00	0.00	0.00
UNPAID ITEMS	173,699.93	0.00	173,699.93
VOID ITEMS	0.00	0.00	0.00
** TOTALS **	594,657.16	420,957.23CR	173,699.93

U N P A I D R E C A P

UNPAID INVOICE TOTALS	175,030.10
UNPAID DEBIT MEMO TOTALS	0.00
UNAPPLIED CREDIT MEMO TOTALS	1,330.17CR
** UNPAID TOTALS **	173,699.93

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UNPAID ITEMS DATES :		6/11/2021 THRU 6/24/2021	6/11/2021 THRU 6/24/2021

FUND TOTALS

001	GENERAL FUND	213,181.73
010	HOTEL/MOTEL TAX	10,496.65
110	ROAD USE TAX FUND	35,687.92
121	LOCAL OPTION SALES TAX	1,200.00
168	LIBRARY TRUST FUND	1,577.70
178	CRIME PREV/SPEC PROJECTS	320.10
304	C.P. STREETS	4,800.00
311	C.P.-PARKS & RECREATION	23,000.00
313	C.P. - REC CENTER BLDG	24,290.32
600	WATER UTILITY FUND	24,164.89
602	WATER UTILITY CAP. IMP.	5,280.00
610	SEWER UTILITY FUND	17,736.44
850	MEDICAL INSURANCE FUND	51,701.21
	* PAYROLL EXPENSE	181,220.20
GRAND TOTAL		594,657.16

City of Carroll

Brad Burke, Chief of Police

Police Department

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-3536

FAX: (712) 792-8088

MEMO TO: Mike Pogge-Weaver, City Manager *MSRW*

FROM: Brad Burke, Chief of Police *BB*

DATE: June 23, 2021

SUBJECT: Liquor License Renewal

The following establishments have made application of a renewal of license:

Pizza Hut
801 Plaza Dr.
Class "B" Beer Permit with Sunday Sales

Drees Oil Company, Inc
1257 W Highway 30
Class "C" Beer Permit with Sunday Sales

RECOMMENDATION: Council consideration and approval of these licenses.

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *MSPW*
FROM: Laura A. Schaefer, Finance Director/City Clerk *LAS*
DATE: June 21, 2021
SUBJECT: Cigarette Permits

Attached is a list of the current cigarette permit holders requesting renewal through June 30, 2022. The changes from last year are:

1. New permit for Kimmes Country Store #15 (purchased Reiling's 71-South)
2. New permit for Wendl's Weapons

RECOMMENDATION: Council consideration and approval for the renewal of the cigarette permits on the attached list.

RENEWAL CIGARETTE PERMITS – 2021/2022

Business	Address	Phone
Casey's General Store #3082	510 E. Hwy. 30	712-792-4748
Casey's General Store #3025	613 W. US Hwy 30	712-792-5508
Dollar General #2756	840 E. Plaza Dr.	712-792-0408
DonRoy's Inc.dba Ossy's/Piranha Club	1215 Plaza Dr.	712-792-9184
Drees Oil Co., Inc	1257 W. US Hwy 30	712-792-1225
Fareway Stores, Inc. #409	709 Monterey Dr.	712-792-2517
Golf Services, LLC	2266 N West St	712-792-9190
Hy-Vee	905 W. US Hwy 30	712-792-6333
Hy-Vee Fast and Fresh Express	903 W US Hwy 30	712-792-6333
Kimmes Carroll Country Store 1	1511 N. US Hwy 71	712-792-9183
Kimmes Carroll Country Store 2	422 W. Hwy 30	712-792-2122
Kimmes Country Store #15	112 N. US Hwy 71	712-775-2350
Sparky's One Stop #25	402 E. 6th St.	712-775-2120
Sparky's One Stop #29	1515 Plaza Dr.	712-792-7030
The Vaped Ape	905 E US Hwy 30	712-775-2291
Walgreen's #10770	105 E. 6th St.	712-792-4566
Wal-Mart Supercenter #1787	2014 Kittyhawk Ave	712-792-2280
Aqua Vape Lounge	1910 Kittyhawk Ave	507-259-9676
Wendl's Weapons	810 E US Hwy 30	712-775-2338

City of Carroll

Brad Burke, Chief of Police

Police Department

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-3536

FAX: (712) 792-8088

June 14, 2021

Mike Pogge-Weaver, City Manager
City Hall
112 E 5th St.
Carroll, IA 51401

Dear Mike:

On Friday, June 4, 2021, physical agility assessments, written examinations and oral interviews were conducted on candidates for the position of police officer with the Carroll Police Department. On Monday, June 14, 2021, Civil Service testing was conducted with four of the applicants.

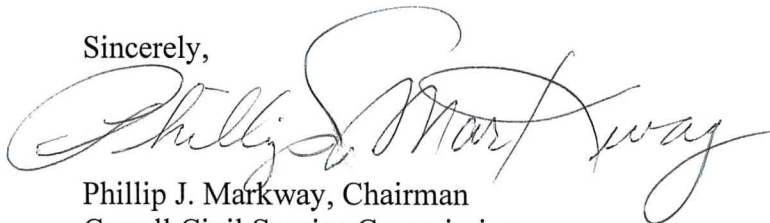
With this letter the Carroll Civil Service Commission hereby certifies the following list of candidates as eligible for consideration for appointment to the position of police officer with the Carroll Police Department. This consideration would be contingent upon an appropriate background investigation, hearing and vision tests, and physical and psychological examinations.

Candidates are listed in alphabetical order:

George Athan
Ex'Avier Bill
James Heller
Nathan Kult

This list will be valid for up to one year following certification, or until the list is otherwise exhausted.

Sincerely,



Phillip J. Markway, Chairman
Carroll Civil Service Commission

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *MSPW*
FROM: Laura A. Schaefer, Finance Director/City Clerk *LAS*
DATE: June 23, 2021
SUBJECT: American Rescue Plan Act Request for Funding

On March 11, 2021, President Biden signed into law the American Rescue Plan Act of 2021 (ARPA). ARPA will deliver \$350 billion for state, local, territorial, and Tribal governments to respond to the COVID-19 emergency.

The objectives of ARPA are to support urgent COVID-19 response efforts, replace lost public sector revenue, support immediate economic stabilization and address systemic public health and economic challenges.

The allocation of the funding is as follows:

Type	Amount (\$ billions)
States & District of Columbia	\$195.3
Counties	\$65.1
Metropolitan Cities	\$45.6
Tribal Governments	\$20.0
Territories	\$4.5
Non-Entitlement Units (NEU) of Local Govt	\$19.5

The funds can be specifically used for the following reasons:

1. Support public health expenditures, by funding COVID-19 mitigation efforts, medical expenses, behavioral healthcare, and certain public health and safety staff;
2. Address negative economic impacts caused by the public health emergency, including economic harms to workers, households, small businesses, impacted industries, and the public sector;
3. Replace lost public sector revenue, including this funding to provide government services to the extent of the reduction in revenue experienced due to the pandemic;
4. Provide premium pay for essential workers, offering additional support to those who have borne and will bear the greatest health risks because of their service in critical infrastructure sectors; and,

5. Invest in water, sewer, and broadband infrastructure, making additional support investments to improve access to clean drinking water, support vital wastewater and stormwater infrastructure, and to expand access to broadband internet.

The City of Carroll is a Non-Entitlement Unit (NEU) of Local Government where the funds will flow through the State of Iowa. In order to receive the funds from the State, the City needs to approve the following two documents:

1. U.S. Department of the Treasury Coronavirus Local Fiscal Recovery Fund Award Terms and Conditions
2. Assurance of Compliance with Civil Rights Requirements

The first document requires the City to use the funds in accordance with ARPA and any guidance issued by the Treasury. The second document provides that the City will comply with the Title VI of the Civil Rights Act of 1964 namely the City will not discriminate based upon race, color or national origin.

Funds from the state will not be disbursed to the City until these forms have been completed and returned to the State. It is anticipated that the funds will be disbursed in two separate payments one year apart. The City is estimated to receive about \$1.3M. Funds are to be obligated by December 31, 2024 and spent by December 31, 2026. Staff is researching guidance from the Treasury and will make a recommendation on how to obligate/spend the funds.

Attached is a resolution that authorizes the City Manager or the City Clerk to apply for the funding from the State and following any guidance to properly manage and use the funds and comply with the Title VI of the Civil Rights Act of 1964.

RECOMMENDATION: Council consideration and approval of the attached resolution requesting funding from the American Rescue Plan Act.

RESOLUTION NO. _____

**A RESOLUTION REQUESTING FUNDING FROM
THE AMERICAN RESCUE PLAN ACT**

A resolution authorizing the application for and the receipt of funds available through the American Rescue Plan Act, Coronavirus Local Fiscal Recovery Fund.

WHEREAS, the Department of the Treasury is authorized to make payments to certain recipients from the Coronavirus State Fiscal Recovery Fund and the Coronavirus Local Fiscal Recovery Fund, and

WHEREAS, the City of Carroll agrees, as a condition to receiving such payment from the Treasury, to the terms attached hereto in the U.S. Department of The Treasury Coronavirus Local Fiscal Recovery Fund Award Terms and Conditions form, and

WHEREAS, the City of Carroll agrees to the attached Assurances of Compliance with Title VI of the Civil Rights Act of 1964, and

WHEREAS, the City Council of the City of Carroll authorizes the City Manager or the City Clerk/Finance Director the authority to apply for such funds as are available and to manage the use of the funds and all proper reporting as spelled out in the attached Award Terms and Condition and provide the Assurances of Compliance with Title VI of the Civil Rights Act of 1964.

NOW, THEREFORE, BE IT RESOLVED THAT THE CITY OF CARROLL REQUESTS FUNDING FROM THE DEPARTMENT OF THE TREASURY THROUGH THE AMERICAN RESCUE PLAN ACT, CORONAVIRUS LOCAL FISCAL RECOVERY FUND.

BE IT FURTHER RESOLVED, THE CITY OF CARROLL AFFIRMS THAT THE ABOVE REQUESTS FOR FUNDING FOLLOW ALL FORMAL PUBLISHED FEDERAL AND STATE OF IOWA GUIDANCE ON HOW THE FUNDS SHOULD BE SPENT, AND UNDERSTAND IF THE REIMBURSEMENTS ARE MISREPRESENTED, THE LOCAL GOVERNMENT WILL BE LIABLE FOR ANY APPLICABLE PENALTY AND INTEREST.

Passed and approved this 28th day of June, 2021.

Eric P. Jensen, Mayor

Attest: _____
Laura A. Schaefer, City Clerk

OMB Approved No. 1505-0271
Expiration Date: November 30, 2021

U.S. DEPARTMENT OF THE TREASURY
CORONAVIRUS STATE AND LOCAL FISCAL RECOVERY FUNDS

Recipient name and address: [Recipient to provide]	DUNS Number: [Recipient to provide] Taxpayer Identification Number: Assistance Listing Number: 21.019
---	---

Sections 602(b) and 603(b) of the Social Security Act (the Act) as added by section 9901 of the American Rescue Plan Act, Pub. L. No. 117-2 (March 11, 2021) authorize the Department of the Treasury (Treasury) to make payments to certain recipients from the Coronavirus State Fiscal Recovery Fund and the Coronavirus Local Fiscal Recovery Fund.

Recipient hereby agrees, as a condition to receiving such payment from Treasury, to the terms attached hereto.

Recipient:

Authorized Representative:

Title:

Date signed:

U.S. Department of the Treasury:

Authorized Representative:

Title:

Date:

PAPERWORK REDUCTION ACT NOTICE

The information collected will be used for the U.S. Government to process requests for support. The estimated burden associated with this collection of information is 15 minutes per response. Comments concerning the accuracy of this burden estimate and suggestions for reducing this burden should be directed to the Office of Privacy, Transparency and Records, Department of the Treasury, 1500 Pennsylvania Ave., N.W., Washington, D.C. 20220. DO NOT send the form to this address. An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid control number assigned by OMB.

U.S. DEPARTMENT OF THE TREASURY
CORONAVIRUS LOCAL FISCAL RECOVERY FUND
AWARD TERMS AND CONDITIONS

1. Use of Funds.
 - a. Recipient understands and agrees that the funds disbursed under this award may only be used in compliance with section 603(c) of the Social Security Act (the Act), Treasury's regulations implementing that section, and guidance issued by Treasury regarding the foregoing.
 - b. Recipient will determine prior to engaging in any project using this assistance that it has the institutional, managerial, and financial capability to ensure proper planning, management, and completion of such project.
2. Period of Performance. The period of performance for this award begins on the date hereof and ends on December 31, 2026. As set forth in Treasury's implementing regulations, Recipient may use award funds to cover eligible costs incurred during the period that begins on March 3, 2021, and ends on December 31, 2024.
3. Reporting. Recipient agrees to comply with any reporting obligations established by Treasury as they relate to this award.
4. Maintenance of and Access to Records
 - a. Recipient shall maintain records and financial documents sufficient to evidence compliance with section 603(c) of the Act, Treasury's regulations implementing that section, and guidance issued by Treasury regarding the foregoing.
 - b. The Treasury Office of Inspector General and the Government Accountability Office, or their authorized representatives, shall have the right of access to records (electronic and otherwise) of Recipient in order to conduct audits or other investigations.
 - c. Records shall be maintained by Recipient for a period of five (5) years after all funds have been expended or returned to Treasury, whichever is later.
5. Pre-award Costs. Pre-award costs, as defined in 2 C.F.R. § 200.458, may not be paid with funding from this award.
6. Administrative Costs. Recipient may use funds provided under this award to cover both direct and indirect costs.
7. Cost Sharing. Cost sharing or matching funds are not required to be provided by Recipient.
8. Conflicts of Interest. Recipient understands and agrees it must maintain a conflict of interest policy consistent with 2 C.F.R. § 200.318(c) and that such conflict of interest policy is applicable to each activity funded under this award. Recipient and subrecipients must disclose in writing to Treasury or the pass-through entity, as appropriate, any potential conflict of interest affecting the awarded funds in accordance with 2 C.F.R. § 200.112.

9. Compliance with Applicable Law and Regulations.

- a. Recipient agrees to comply with the requirements of section 603 of the Act, regulations adopted by Treasury pursuant to section 603(f) of the Act, and guidance issued by Treasury regarding the foregoing. Recipient also agrees to comply with all other applicable federal statutes, regulations, and executive orders, and Recipient shall provide for such compliance by other parties in any agreements it enters into with other parties relating to this award.
- b. Federal regulations applicable to this award include, without limitation, the following:
 - i. Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards, 2 C.F.R. Part 200, other than such provisions as Treasury may determine are inapplicable to this Award and subject to such exceptions as may be otherwise provided by Treasury. Subpart F – Audit Requirements of the Uniform Guidance, implementing the Single Audit Act, shall apply to this award.
 - ii. Universal Identifier and System for Award Management (SAM), 2 C.F.R. Part 25, pursuant to which the award term set forth in Appendix A to 2 C.F.R. Part 25 is hereby incorporated by reference.
 - iii. Reporting Subaward and Executive Compensation Information, 2 C.F.R. Part 170, pursuant to which the award term set forth in Appendix A to 2 C.F.R. Part 170 is hereby incorporated by reference.
 - iv. OMB Guidelines to Agencies on Governmentwide Debarment and Suspension (Nonprocurement), 2 C.F.R. Part 180, including the requirement to include a term or condition in all lower tier covered transactions (contracts and subcontracts described in 2 C.F.R. Part 180, subpart B) that the award is subject to 2 C.F.R. Part 180 and Treasury's implementing regulation at 31 C.F.R. Part 19.
 - v. Recipient Integrity and Performance Matters, pursuant to which the award term set forth in 2 C.F.R. Part 200, Appendix XII to Part 200 is hereby incorporated by reference.
 - vi. Governmentwide Requirements for Drug-Free Workplace, 31 C.F.R. Part 20.
 - vii. New Restrictions on Lobbying, 31 C.F.R. Part 21.
 - viii. Uniform Relocation Assistance and Real Property Acquisitions Act of 1970 (42 U.S.C. §§ 4601-4655) and implementing regulations.
 - ix. Generally applicable federal environmental laws and regulations.
- c. Statutes and regulations prohibiting discrimination applicable to this award include, without limitation, the following:
 - i. Title VI of the Civil Rights Act of 1964 (42 U.S.C. §§ 2000d et seq.) and Treasury's implementing regulations at 31 C.F.R. Part 22, which prohibit discrimination on the basis of race, color, or national origin under programs or activities receiving federal financial assistance;

- ii. The Fair Housing Act, Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§ 3601 et seq.), which prohibits discrimination in housing on the basis of race, color, religion, national origin, sex, familial status, or disability;
 - iii. Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. § 794), which prohibits discrimination on the basis of disability under any program or activity receiving federal financial assistance;
 - iv. The Age Discrimination Act of 1975, as amended (42 U.S.C. §§ 6101 et seq.), and Treasury's implementing regulations at 31 C.F.R. Part 23, which prohibit discrimination on the basis of age in programs or activities receiving federal financial assistance; and
 - v. Title II of the Americans with Disabilities Act of 1990, as amended (42 U.S.C. §§ 12101 et seq.), which prohibits discrimination on the basis of disability under programs, activities, and services provided or made available by state and local governments or instrumentalities or agencies thereto.
10. Remedial Actions. In the event of Recipient's noncompliance with section 603 of the Act, other applicable laws, Treasury's implementing regulations, guidance, or any reporting or other program requirements, Treasury may impose additional conditions on the receipt of a subsequent tranche of future award funds, if any, or take other available remedies as set forth in 2 C.F.R. § 200.339. In the case of a violation of section 603(c) of the Act regarding the use of funds, previous payments shall be subject to recoupment as provided in section 603(e) of the Act.
11. Hatch Act. Recipient agrees to comply, as applicable, with requirements of the Hatch Act (5 U.S.C. §§ 1501-1508 and 7324-7328), which limit certain political activities of State or local government employees whose principal employment is in connection with an activity financed in whole or in part by this federal assistance.
12. False Statements. Recipient understands that making false statements or claims in connection with this award is a violation of federal law and may result in criminal, civil, or administrative sanctions, including fines, imprisonment, civil damages and penalties, debarment from participating in federal awards or contracts, and/or any other remedy available by law.
13. Publications. Any publications produced with funds from this award must display the following language: "This project [is being] [was] supported, in whole or in part, by federal award number [enter project FAIN] awarded to [name of Recipient] by the U.S. Department of the Treasury."
14. Debts Owed the Federal Government.
- a. Any funds paid to Recipient (1) in excess of the amount to which Recipient is finally determined to be authorized to retain under the terms of this award; (2) that are determined by the Treasury Office of Inspector General to have been misused; or (3) that are determined by Treasury to be subject to a repayment obligation pursuant to section 603(e) of the Act and have not been repaid by Recipient shall constitute a debt to the federal government.
 - b. Any debts determined to be owed the federal government must be paid promptly by

Recipient. A debt is delinquent if it has not been paid by the date specified in Treasury's initial written demand for payment, unless other satisfactory arrangements have been made or if the Recipient knowingly or improperly retains funds that are a debt as defined in paragraph 14(a). Treasury will take any actions available to it to collect such a debt.

15. Disclaimer.

- a. The United States expressly disclaims any and all responsibility or liability to Recipient or third persons for the actions of Recipient or third persons resulting in death, bodily injury, property damages, or any other losses resulting in any way from the performance of this award or any other losses resulting in any way from the performance of this award or any contract, or subcontract under this award.
- b. The acceptance of this award by Recipient does not in any way establish an agency relationship between the United States and Recipient.

16. Protections for Whistleblowers.

- a. In accordance with 41 U.S.C. § 4712, Recipient may not discharge, demote, or otherwise discriminate against an employee in reprisal for disclosing to any of the list of persons or entities provided below, information that the employee reasonably believes is evidence of gross mismanagement of a federal contract or grant, a gross waste of federal funds, an abuse of authority relating to a federal contract or grant, a substantial and specific danger to public health or safety, or a violation of law, rule, or regulation related to a federal contract (including the competition for or negotiation of a contract) or grant.
- b. The list of persons and entities referenced in the paragraph above includes the following:
 - i. A member of Congress or a representative of a committee of Congress;
 - ii. An Inspector General;
 - iii. The Government Accountability Office;
 - iv. A Treasury employee responsible for contract or grant oversight or management;
 - v. An authorized official of the Department of Justice or other law enforcement agency;
 - vi. A court or grand jury; or
 - vii. A management official or other employee of Recipient, contractor, or subcontractor who has the responsibility to investigate, discover, or address misconduct.
- c. Recipient shall inform its employees in writing of the rights and remedies provided under this section, in the predominant native language of the workforce.

17. Increasing Seat Belt Use in the United States. Pursuant to Executive Order 13043, 62 FR 19217 (Apr. 18, 1997), Recipient should encourage its contractors to adopt and enforce on-the-job seat belt policies and programs for their employees when operating company-owned, rented or personally owned vehicles.

18. Reducing Text Messaging While Driving. Pursuant to Executive Order 13513, 74 FR 51225 (Oct. 6, 2009), Recipient should encourage its employees, subrecipients, and contractors to adopt and enforce policies that ban text messaging while driving, and Recipient should establish workplace safety policies to decrease accidents caused by distracted drivers.

ASSURANCES OF COMPLIANCE WITH CIVIL RIGHTS REQUIREMENTS

ASSURANCES OF COMPLIANCE WITH TITLE VI OF THE CIVIL RIGHTS ACT OF 1964

As a condition of receipt of federal financial assistance from the Department of the Treasury, the recipient named below (hereinafter referred to as the “Recipient”) provides the assurances stated herein. The federal financial assistance may include federal grants, loans and contracts to provide assistance to the Recipient’s beneficiaries, the use or rent of Federal land or property at below market value, Federal training, a loan of Federal personnel, subsidies, and other arrangements with the intention of providing assistance. Federal financial assistance does not encompass contracts of guarantee or insurance, regulated programs, licenses, procurement contracts by the Federal government at market value, or programs that provide direct benefits.

The assurances apply to all federal financial assistance from or funds made available through the Department of the Treasury, including any assistance that the Recipient may request in the future.

The Civil Rights Restoration Act of 1987 provides that the provisions of the assurances apply to all of the operations of the Recipient’s program(s) and activity(ies), so long as any portion of the Recipient’s program(s) or activity(ies) is federally assisted in the manner prescribed above.

1. Recipient ensures its current and future compliance with Title VI of the Civil Rights Act of 1964, as amended, which prohibits exclusion from participation, denial of the benefits of, or subjection to discrimination under programs and activities receiving federal financial assistance, of any person in the United States on the ground of race, color, or national origin (42 U.S.C. § 2000d *et seq.*), as implemented by the Department of the Treasury Title VI regulations at 31 CFR Part 22 and other pertinent executive orders such as Executive Order 13166, directives, circulars, policies, memoranda, and/or guidance documents.
2. Recipient acknowledges that Executive Order 13166, “Improving Access to Services for Persons with Limited English Proficiency,” seeks to improve access to federally assisted programs and activities for individuals who, because of national origin, have Limited English proficiency (LEP). Recipient understands that denying a person access to its programs, services, and activities because of LEP is a form of national origin discrimination prohibited under Title VI of the Civil Rights Act of 1964 and the Department of the Treasury’s implementing regulations. Accordingly, Recipient shall initiate reasonable steps, or comply with the Department of the Treasury’s directives, to ensure that LEP persons have meaningful access to its programs, services, and activities. Recipient understands and agrees that meaningful access may entail providing language assistance services, including oral interpretation and written translation where necessary, to ensure effective communication in the Recipient’s programs, services, and activities.
3. Recipient agrees to consider the need for language services for LEP persons when Recipient develops applicable budgets and conducts programs, services, and activities. As a resource, the Department of the Treasury has published its LEP guidance at 70 FR 6067. For more information on taking reasonable steps to provide meaningful access for LEP persons, please visit <http://www.lep.gov>.

4. Recipient acknowledges and agrees that compliance with the assurances constitutes a condition of continued receipt of federal financial assistance and is binding upon Recipient and Recipient's successors, transferees, and assignees for the period in which such assistance is provided.
5. Recipient acknowledges and agrees that it must require any sub-grantees, contractors, subcontractors, successors, transferees, and assignees to comply with assurances 1-4 above, and agrees to incorporate the following language in every contract or agreement subject to Title VI and its regulations between the Recipient and the Recipient's sub-grantees, contractors, subcontractors, successors, transferees, and assignees:

The sub-grantee, contractor, subcontractor, successor, transferee, and assignee shall comply with Title VI of the Civil Rights Act of 1964, which prohibits recipients of federal financial assistance from excluding from a program or activity, denying benefits of, or otherwise discriminating against a person on the basis of race, color, or national origin (42 U.S.C. § 2000d et seq.), as implemented by the Department of the Treasury's Title VI regulations, 31 CFR Part 22, which are herein incorporated by reference and made a part of this contract (or agreement). Title VI also includes protection to persons with "Limited English Proficiency" in any program or activity receiving federal financial assistance, 42 U.S.C. § 2000d et seq., as implemented by the Department of the Treasury's Title VI regulations, 31 CFR Part 22, and herein incorporated by reference and made a part of this contract or agreement.

6. Recipient understands and agrees that if any real property or structure is provided or improved with the aid of federal financial assistance by the Department of the Treasury, this assurance obligates the Recipient, or in the case of a subsequent transfer, the transferee, for the period during which the real property or structure is used for a purpose for which the federal financial assistance is extended or for another purpose involving the provision of similar services or benefits. If any personal property is provided, this assurance obligates the Recipient for the period during which it retains ownership or possession of the property.
7. Recipient shall cooperate in any enforcement or compliance review activities by the Department of the Treasury of the aforementioned obligations. Enforcement may include investigation, arbitration, mediation, litigation, and monitoring of any settlement agreements that may result from these actions. The Recipient shall comply with information requests, on-site compliance reviews and reporting requirements.
8. Recipient shall maintain a complaint log and inform the Department of the Treasury of any complaints of discrimination on the grounds of race, color, or national origin, and limited English proficiency covered by Title VI of the Civil Rights Act of 1964 and implementing regulations and provide, upon request, a list of all such reviews or proceedings based on the complaint, pending or completed, including outcome. Recipient also must inform the Department of the Treasury if Recipient has received no complaints under Title VI.
9. Recipient must provide documentation of an administrative agency's or court's findings of non-compliance of Title VI and efforts to address the non-compliance, including any voluntary compliance or other

agreements between the Recipient and the administrative agency that made the finding. If the Recipient settles a case or matter alleging such discrimination, the Recipient must provide documentation of the settlement. If Recipient has not been the subject of any court or administrative agency finding of discrimination, please so state.

10. If the Recipient makes sub-awards to other agencies or other entities, the Recipient is responsible for ensuring that sub-recipients also comply with Title VI and other applicable authorities covered in this document. State agencies that make sub-awards must have in place standard grant assurances and review procedures to demonstrate that they are effectively monitoring the civil rights compliance of sub-recipients.

The United States of America has the right to seek judicial enforcement of the terms of this assurances document and nothing in this document alters or limits the federal enforcement measures that the United States may take in order to address violations of this document or applicable federal law.

Under penalty of perjury, the undersigned official(s) certifies that official(s) has read and understood the Recipient's obligations as herein described, that any information submitted in conjunction with this assurances document is accurate and complete, and that the Recipient is in compliance with the aforementioned nondiscrimination requirements.

Recipient

Date

Signature of Authorized Official

PAPERWORK REDUCTION ACT NOTICE

The information collected will be used for the U.S. Government to process requests for support. The estimated burden associated with this collection of information is 30 minutes per response. Comments concerning the accuracy of this burden estimate and suggestions for reducing this burden should be directed to the Office of Privacy, Transparency and Records, Department of the Treasury, 1500 Pennsylvania Ave., N.W., Washington, D.C. 20220. DO NOT send the form to this address. An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid control number assigned by OMB.

City of Carroll

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *MSP-w*

FROM: Randall M. Krauel, Director of Public Works *RMK*

DATE: June 23, 2021

SUBJECT: Water System Risk and Resilience Assessment

The water system Risk and Resilience Assessment, authorized for preparation on April 26, 2021, is nearly completed and will be certified that it has been conducted to the Environmental Protection Agency Administrator prior to June 30, 2021. A copy of the Certification of Community Water System Risk and Resilience Assessment in Compliance with America's Water Infrastructure Act of 2018 is attached.

RMK:ds

Attachment

Certification of Community Water System Risk and Resilience Assessment in Compliance with America's Water Infrastructure Act of 2018

Part (A): Community Water System Identification

Community Water System Name: Carroll Municipal Water Supply

Community Water System Complete Mailing Address: 627 North Adams Street
Carroll, Iowa 51401

Public Water System Identification Number: IA1415072

Population Served: 9,764

Part (B): Certification Date

Date of the certification: June 28, 2021

Part (C): Certification Statement

I, Randall M. Krauel

[Name of certifying official]

hereby certify that the community water system named under Part A, above, has *[select all that apply]*

conducted reviewed reviewed and revised

an assessment of the risks to, and resilience of, its system. This assessment included an assessment of:

1. The risk to the system from malevolent acts and natural hazards;
2. The resilience of the pipes and constructed conveyances, physical barriers, source water, water collection and intake, pretreatment, treatment, storage and distribution facilities, electronic, computer, or other automated systems (including the security of such systems) which are utilized by the system;
3. The monitoring practices of the system;
4. The financial infrastructure of the system;
5. The use, storage, or handling of various chemicals by the system; and
6. The operation and maintenance of the system; and
7. Optionally, may include an evaluation of capital and operational needs for risk and resilience management for the system.

[Signature of certifying official - click to add a digital signature, or print and sign]

City of Carroll

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *MSPW*

FROM: Randall M. Krauel, Director of Public Works *RMK*

DATE: June 23, 2021

SUBJECT: Downtown Streetscape Phase 10
Change Order No. 1

During construction of the Downtown Streetscape Phase 10 project, several items of work that were not included in the Contract were necessary to complete to continue Contract work. Four of the items are detailed in the attached, proposed Change Order No. 1 and summarized as follows:

1.1	Sanitary Sewer Service Cleanout MH Adjustment	\$3,683.00
1.2	Alley Pavement Removal	\$3,723.20
1.3	Storm Sewer Inlet Adjustment	\$5,294.00
1.4	Storm Sewer Inlet Modification	<u>\$5,689.99</u>
Total		\$18,390.19

No change in Contract time is included in proposed Change Order No. 1.

The effect of proposed Change Order No. 1 on the Contract is as follows:

Original Contract Price	\$1,039,036.28
Change Order No. 1, Proposed	\$18,390.19
Contract Price w/Change Order	\$1,057,426.47

The Contract cost is based on unit prices of quantities actually constructed. The final construction cost may vary from the above Contract cost.

RECOMMENDATION: Mayor and City Council consideration of approval of Change Order No. 1 to the Downtown Streetscape Phase 10 project in the amount of \$18,390.19.

RMK:ds

attachments

**CHANGE ORDER
NO. 1**

PROJECT: **DOWNTOWN STREETSCAPE PHASE 10**
 OWNER: City of Carroll, Iowa
 CONTRACTOR: Badding Construction Company
 OWNER's Contract No.: Resolution #20-71
 ENGINEER: Confluence

DATE OF ISSUANCE: June 23, 2021

EFFECTIVE DATE: June 28, 2021

You are directed to make the following changes in the Contract Documents:

Description: See Attachment A

Reason for Change Order: See Attachment A

Attachments: Attachment A

CHANGE IN CONTRACT PRICE:
Original Contract Price: \$ 1,039,036.28
Net Increase (Decrease) from previous Change Order No. 1: \$ 0.00
Contract Price prior to this Change Order: \$ 1,039,036.28
Net Increase (Decrease) of this Change Order: \$ 18,390.19
Contract Price with all approved Change Orders: \$ 1,057,426.47

CHANGE IN CONTRACT TIMES:
Original Contract Times: Substantial Completion: September 30, 2021
Net change from previous Change Orders No. --- to No. ---: Substantial Completion 0 days
Contract Times prior to this Change Order: Substantial Completion: September 30, 2021
Net increase (decrease) this Change Order: Substantial Completion: 0 days
Contract Times with all approved Change Orders: Substantial Completion: September 30, 2021

RECOMMENDED:

City of Carroll

By: _____
Randall M. Krauel, City Engineer

Date: June 23, 2021

APPROVED:

City of Carroll

By: _____
Eric P. Jensen, Mayor

Date: June 28, 2021

ACCEPTED:

Badding Construction Company

By: _____
(Authorized Signature)

Date: _____

DOWNTOWN STREETSCAPE PHASE 10

**CHANGE ORDER NO. 1
ATTACHMENT A**

Description:

- 1.1 Adjust sanitary sewer service cleanout manhole at 109 E. 7th Street.
- 1.2 Remove 930.8 square feet of alley and adjacent paving on northerly end of alley south of 7th Street between Main Street and Court Street.
- 1.3 Adjust storm sewer inlet top, 407 N. Main Street.
- 1.4 Modify storm sewer inlet, northeast corner 4th Street and Main Street.

Reason for Change:

- 1.1 Cleanout manhole conflicted with accessible sidewalk grade.
- 1.2 Alley grade change at reconstructed sidewalk exceeded design requirements for acceptable transition.
- 1.3 Storm sewer inlet adjustment to permit accessible sidewalk and parking construction.
- 1.4 Storm sewer inlet was bid as New SW-541 Intake on Main Street. Due to utility conflicts, contractor proposed modification to existing inlet.

Cost:

<u>Item No.</u>	<u>Description</u>	<u>Unit</u>	<u>Estimated Quantity</u>	<u>Unit Price</u>	<u>Amount</u>
1.1	Sanitary Sewer Service Cleanout MH Adjustment, 109 E. 7 th Street	L.S.	1		\$3,683.00
1.2	Alley Pavement Removal	S.F.	930.8	\$4.00	\$3,723.20
1.3	Storm Sewer Inlet Adjustment, 407 N. Main Street	L.S.	1		\$5,294.00
1.4	Storm Sewer Inlet Modification, NE Corner 4 th Street and Main Street	L.S.	1		\$5,689.99
Total					\$18,390.19

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *WSPW*
FROM: Jack Wardell, Director of Parks and Recreation *pw*
DATE: June 24, 2021
SUBJECT: Revised Lease Agreement – Merchants Park – Iowa High School Athletic Association – State Baseball Tournament – 2021

➤ Revised Lease Agreement – Merchants Park Stadium

At the request of the Iowa High School Athletic Association some minor changes have been made to the agreement. The changes are as follows:

Paragraph 2 **RENT:** Last sentence – inserted “Baseball” between the words “State” and “Tournament.”

Paragraph 5 **CARE AND MAINTENANCE:** Added the following which is in all of the IHSAA host agreements:

“The City represents and warrants that the facilities provided are in compliance with all applicable building, safety, fire, and all other laws, stat-utes, codes, ordinances, rules, and regulations of federal, state, and local governmental agencies, including, without limitation, the Americans with Disabilities Act, as amended (collectively, “Applicable Laws”). The City hereby further warrants and represents that the improvements and fixtures on the premises meet current industry standards, have been inspected and maintained as required by any applicable building codes or applicable laws, are in good repair and in a safe and working condition as required by the Association, its guests, invitees, and patrons for its intended use, and will be maintained in safe and working condition during the term of the rental.”

Paragraph 8 **ADMISSIONS AND IHSAA STAFF:** Inserted after first sentence: “The City shall enforce and adhere to IHSAA admission guidelines, including but not limited to IHSAA pet policy.”

Paragraph 13 **INSURANCE:** Inserted *ISHAA* carries \$3,000,000 liability insurance as aggregate.

Paragraph 16 **DAMAGES:** Inserted after last sentence: *“In the event that the damage to the premises is not due to the actions of the IHSAA, its employees, invitees, or patrons, the IHSAA shall receive a refund of any rental payment is made to the City.”*

Paragraph 18 **DEFAULT, NOTICE OF DEFAULT AND REMEDIES:**

EVENTS OF DEFAULT: in item 2): Inserted *“City or the”* between the words *“the”* and *“IHSAA.”*

REMEDIES:

- In first line of first sentence: *“City or the”* was inserted between the words *“the”* and *“IHSAA.”*
- In second line of first sentence *“IHSAA or”* was inserted between *“the”* and *“City.”*
- In item 1) Termination:
 - In first line, changed *“The City”* to *“Either party.”*
 - In second line, changed *“IHSAA”* to *“other party.”*
 - In third line, inserted, *“by default of the IHSAA”* between *“lease”* and *“, the city.”*

The City Attorney has reviewed the revisions and has inserted these changes in the attached lease agreement for City Council consideration.

RECOMMENDATION: To have the Mayor and City Council consider and approve the resolution and to have the Mayor sign the revised lease agreement with Iowa High School Athletic Association.

RESOLUTION NO. _____

**A RESOLUTION APPROVING THE REVISED MERCHANTS PARK LEASE WITH
IOWA HIGH SCHOOL ATHLETIC ASSOCIATION**

WHEREAS, Chapter 17, of the Code of Ordinances of the City of Carroll, Iowa, provides that all contracts made by the city be reduced to writing and approved by the City Council by resolution; and

WHEREAS, the Revised Merchants Park Lease is attached hereto as Exhibit "A";
and

WHEREAS, it is determined that the approval of the attached Revised Lease is in the best interest of the City of Carroll, Iowa;

NOW, THEREFORE, BE IT RESOLVED that the Revised Merchants Park Lease, attached as Exhibit "A", be authorized and approved, and that the Mayor and City Clerk are authorized to execute the contract on behalf of the City of Carroll.

PASSED AND APPROVED by the City Council of the City of Carroll, Iowa, this
_____ day of June, 2021.

CITY COUNCIL OF THE
CITY OF CARROLL, IOWA

BY: _____
Eric P. Jensen, Mayor

ATTEST:

By: _____
Laura A. Schaefer, City Clerk

MERCHANTS PARK LEASE

THIS AGREEMENT made and entered into this _____ day of June, 2021, by and between the City of Carroll, Iowa (City) and Iowa High School Athletic Association (IHSAA).

The parties agree as follows:

1. **PREMISES AND TERM.** The City leases to the IHSAA, Merchants Park in Carroll, Iowa, together with all improvements thereon, and all rights, easements and appurtenances thereto, upon the condition the IHSAA performs as provided herein, regarding the 2021 Iowa High School State Baseball Tournament scheduled to be played on July 27-30, 2021.

After the 2021 tournament is completed the IHSAA shall notify the City, if it has interest to lease the stadium for future year(s) and provide future dates of the tournament. The Parties may then negotiate a new Lease.

2. **RENT.** The IHSAA agrees to pay the City as rent: Five Thousand Six Hundred Dollars (\$5,600.00) and other good and valuable consideration, payable in advance of July 26, 2021. In addition to the above rent, IHSAA agrees to pay the City \$1,000 to be used for City personnel, supplies, or other uses related to the Iowa State Baseball Tournament.

3. **POSSESSION.** The IHSAA shall be entitled to possession on July 26, 2021, and shall yield possession to the City on August 1, 2021.

4. **USE.** The IHSAA shall use the premises only for the Iowa High School State Baseball Tournament, on the above dates.

5. CARE AND MAINTENANCE.

- a) The IHSAA takes the premises As Is.
- b) The City shall maintain the premises.
- c) IHSAA shall not permit nor allow the premises to be damaged or depreciated in value by any act, omission to act or negligence of itself, its agents or employees.

The City represents and warrants that the facilities provided are in compliance with all applicable building, safety, fire, and all other laws, statutes, codes, ordinances, rules, and regulations of federal, state and local governmental agencies, including, without limitations, the Americans with Disabilities Act, as amended, (collectively, "Applicable Laws"). The City hereby further warrants and represents that the improvements and

fixtures on the premises meet current industry standards, have been inspected and maintained as required by any applicable building codes or applicable laws, are in good repair and in a safe and working condition as required by the Association, its guests, invitees, and patrons for its intended use, and will be maintained in safe and working condition during the term of the rental.

6. **UTILITIES.** The City shall provide and pay for all utilities which may be used on the premises. The City shall not be liable for damages for failure to provide, or for any disruption of utilities arising from causes beyond the control of the City, provided the City uses reasonable diligence to resume such services.

7. **CONCESSIONS.** The City shall contract for all beverage and food concessions during games and will retain profits or make other arrangements for distribution of profits.

8. **ADMISSIONS AND IHSAA STAFF.** The City shall provide staff at the entrance for collection of admission. The City shall enforce and adhere to IHSAA admission guidelines, including but not limited to IHSAA pet policy. IHSAA staff shall be available throughout the stadium and during games for assistance to the public in case of need or emergency.

The IHSAA will make no unlawful use of the premises and agrees to comply with all Federal, State and local laws.

9. **PARKING.** The City shall be responsible for orderly parking adjacent to the stadium and the collection of a reasonable fee, if any. The parking fee shall be retained by the City, if determined a fee is to be charged.

10. **APPAREL.** IHSAA shall sell official State Baseball Tournament merchandise and retain all proceeds. Sales of Merchants Park merchandise is permitted; however, no reference to the State Baseball Tournament is allowed on Merchants Park apparel.

11. **SURRENDER.** Upon the termination of this lease, IHSAA shall surrender the premises to the City in good and clean condition, except for ordinary wear and tear or damage without fault or liability of IHSAA.

12. **ASSIGNMENT AND SUBLETTING.** No assignment or subletting, shall be effective without the prior written consent of the City.

13. **INSURANCE.**

a) **PROPERTY INSURANCE.** The City and IHSAA agree to insure their respective real and personal property for the full insurable value. Such insurance shall cover losses included in the Insurance Services Office Broad Form Causes of Loss.

b) **LIABILITY INSURANCE,** IHSAA shall obtain commercial general liability insurance in the amounts of \$2,000,000 liability insurance for each occurrence and

\$3,000,000 liability insurance as aggregate. This policy shall be endorsed to include the City as an additional insured and proof provided to City 30 days prior to lease beginning.

14. **LIABILITY FOR DAMAGE.** Each party shall be liable to the other for all damage to the property of the other negligently, recklessly or intentionally caused by that party (or their agents, employees or invitees).

15. **INDEMNITY.** Except for any negligence of the City, IHSAA will protect, defend, and indemnify the City from and against any and all loss, costs, damage and expenses occasioned by, or arising out of, any accident or other occurrence causing or inflicting injury or damage to any person or property, happening or done in, upon or about the premises or due directly or indirectly to the tenancy, use or occupancy there, or any part thereof by IHSAA or any person claiming through or under IHSAA.

16. **DAMAGES.** In the event of damage to the premises, so that IHSAA is unable to conduct the tournament on the premises, this lease may be terminated at the option of either party. Such termination shall be effected by notice of one party to the other and both parties shall thereafter be released from all future obligations hereunder. In the event that the damage to the premises is not due to the actions of the IHSAA, its employees, invitees, or patrons, the IHSAA shall receive a refund of any rental payment made to the City.

17. **MECHANICS' LIENS.** Neither IHSAA, nor anyone claiming by, through, or under IHSAA, shall have the right to file any mechanic's lien against the premises. IHSAA shall give notice in advance to all contractors and subcontractors who may furnish, or agree to furnish, any material, service or labor for any improvement on the premises.

The IHSAA shall not incur any expense on behalf of the City nor is the IHSAA authorized in any fashion to contract with third parties on behalf of the City.

18. **DEFAULT, NOTICE OF DEFAULT AND REMEDIES.**

EVENTS OF DEFAULT

Each of the following shall constitute an event of default by the IHSAA; 1) Failure to pay rent when due; 2) failure to observe or perform any duties, obligations, agreements, or conditions, imposed on the City or the IHSAA pursuant to the terms of the lease; 3) abandonment of the premises.

REMEDIES

In the event the City or the IHSAA has not remedied a default in a timely manner following a Notice of Default, the IHSAA or the City may proceed with all available remedies at law or in equity, including but not limited to the following: 1) Termination. Either party may declare this lease to be terminated and shall give the other party a written notice of such termination. In the event of termination of this lease by default of the

ISHAA, the City shall be entitled to prove claim for and obtain judgment against the IHSAA for the balance of the rent agreed to be paid for the term herein provided, plus all expenses of the City in regaining possession of the premises and the reletting thereof, including attorney's fees and court costs, crediting against such claim, however, any amount obtained by reason of such reletting; 2) Forfeiture. If a default is not remedied in a timely manner, the City may then declare this lease to be forfeited and shall give IHSAA a written notice of such forfeiture, and may, at the time, give IHSAA the notice to quit provided for in Chapter 648 of the Code of Iowa.

19. **ADVERTISING.** Advertising, such as signs, banners, tarps, flags, fence coverings or any other display of advertising is prohibited unless agreed upon by the parties. The City may decorate the exterior wrought iron fence with red, white and blue bunting or other non-advertising enhancements.

20. **NOTICES AND DEMANDS.** All notices shall be given to the parties hereto at the addresses designated unless either party notifies the other, in writing, of a different address. Without prejudice to any other method of notifying a party in writing or making a demand or other communication, such notice shall be considered given under the terms of this lease when it is deposited in the U.S. Mail, registered or certified, properly addressed, return receipt requested and postage prepaid.

21. **PROVISIONS BINDING.** Each and every covenant and agreement herein contained shall extend to and be binding upon the respective successors, heirs, administrators, executors and assigns of the parties hereto.

22. **CERTIFICATION.** The IHSAA certifies that it is not acting, directly or indirectly, for or on behalf of any person, group, entity or nation named by any Executive Order or the United States Treasury Department as a terrorist, "Specially Designated National and Blocked Person" or any other banned or blocked person, entity, nation or transaction pursuant to any law, order, rule or regulation that is enforced or administered by the Office of Foreign Assets Control; and it is not engaged in this transaction, directly or indirectly on behalf of, or instigating or facilitation this transaction, directly or indirectly on behalf of, any such person, group, entity or nation. The IHSAA hereby agrees to defend, indemnify and hold harmless the City from and against any and all claims, damages, losses, risks, liabilities and expenses (including attorney's fees and costs) arising from or related to any breach of the foregoing certification.

CITY OF CARROLL, IOWA

IOWA HIGH SCHOOL ATHLETIC ASSOCIATION

By: _____
Eric P. Jensen, Mayor
627 N Adams Street
Carroll, IA 51401

By: _____
Tom Keating, Executive Director
1605 Story Street
Boone, IA 50036

LANDLORD

TENANT

ATTEST:

By: _____
Laura Schaefer, Clerk

City of Carroll

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Honorable Mayor and City Council Members

FROM: Mike Pogge-Weaver, City Manager *MJP-W*

DATE: June 23, 2021

SUBJECT: Rezoning request from B-2, General Business District to RB-1, Residential-Business Transitional District

Background:

A request was received from Alexa J. and Lucas L. Lenhart to rezone the North 72 feet of Lot 1 and the North 72 feet of the East 10 feet of Lot 2, Block B, Seventh Street Addition to Carroll, Carroll County, Iowa from B-2, General Business District to RB-1, Residential-Business Transitional District. The address of the property is 711 N West St.

Analysis:

When considering rezoning requests, the Planning and Zoning Commission and City Council should take into account the following: Comprehensive Plan, Spot Zoning, and Public Input.

Comprehensive Plan:

A comprehensive plan serves as a long-range plan for community improvement, development, and growth. Iowa Code recommends for communities to adopt comprehensive plans, and that these plans should "include information on the amount, type, intensity and density of existing land use, trends in the market price, and plans for future land use throughout the municipality" (Chapter 18B). Said plans serve as policy guides, and are intended to be flexible and adaptive over time, setting forth the basic framework to guide activities and manage change.

The property is identified in the City of Carroll's Comprehensive Plan as General Business. The proposed rezoning to RB-1, Residential-Business Transitional District would NOT be in conformance with the City's adopted Comprehensive Plan. The uses surrounding the subject property are single-family residential homes except the 4-unit apartment building to the west and a commercial use (dry cleaner) to the southeast. The proposed rezoning would permit both a business or a single-family residential use on the property and appears to be compatible with the units existing adjacent to the subject property.

Spot Zoning:

According to the Iowa State University & Outreach's "Midwest Planning Bluz" (Iowa State University Extension's **B**log on **L**and Use and **Z**oning), to determine whether illegal spot

zoning has occurred, the courts consider whether the rezoning takes into account the following:

1. the characteristics of surrounding property;
2. the community's comprehensive plan; and
3. the protection and preservation of public health, justice, morals, order, safety and security, and welfare (police power).

It does not appear this proposed rezoning constitutes spot zoning. As the attached Zoning Map shows, the requested zoning district of RB-1, Residential-Business Transitional District also exists north and east of the property.

Public Input:

As required by the City's Zoning Ordinance, letters were sent to property owners within 200' of the proposed rezoning and notice was published in the Carroll Times Herald on June 1, 2021 and June 18, 2021 notifying the public of the requested rezoning. As of the date of this memo, no comments have been received by the City.

Alternatives:

At the close of the public hearing to permit objections or recommendations from the public, the City Council shall approve or deny the rezoning request. The following options exist for the Council:

1. Approve the rezoning request from B-2, General Business District to RB-1, Residential-Business Transitional District for Parcel # 06-24-333-011;
2. Deny the rezoning request from B-2, General Business District to RB-1, Residential-Business Transitional District for Parcel # 06-24-333-011;
3. Table pending additional comment/feedback.

PLANNING AND ZONING COMMISSION RECOMMENDATION: The Planning and Zoning Commission reviewed the rezoning request at their June 9, 2021 meeting. The Commission voted to recommend that the City Council approve the proposed rezoning.

STAFF RECOMMENDATION:

That the City Council consider approving the request to rezone the North 72 feet of Lot 1 and the North 72 feet of the East 10 feet of Lot 2, Block B, Seventh Street Addition to Carroll, Carroll County, Iowa from B-2, General Business District to RB-1, Residential-Business Transitional District.

Surrounding Properties



NW – Single Family



N – Single Family



NE – Single Family



W/SW – 4-unit Apartment Building



Subject Property



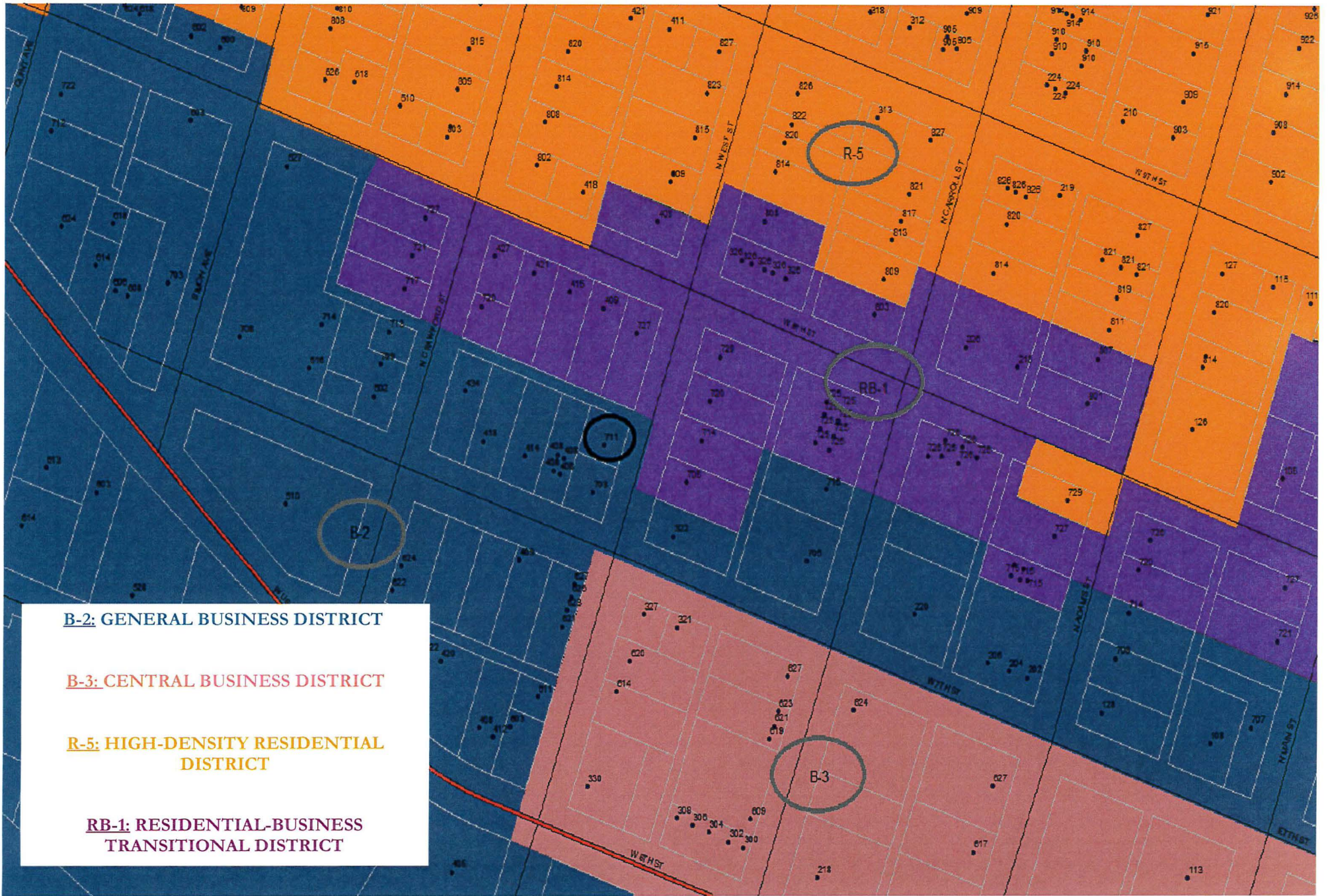
E – Single Family



S- Single Family



SE – Commercial (Dry Cleaner)



B-2: GENERAL BUSINESS DISTRICT

B-3: CENTRAL BUSINESS DISTRICT

R-5: HIGH-DENSITY RESIDENTIAL DISTRICT

RB-1: RESIDENTIAL-BUSINESS TRANSITIONAL DISTRICT

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE ZONING MAP REFERRED TO IN SECTION 170.06 OF THE ZONING ORDINANCE INCORPORATED IN CHAPTER 170 OF THE CODE OF ORDINANCES OF THE CITY OF CARROLL, IOWA AND ALTERING THE ZONING DISTRICT FOR REAL ESTATE SITUATION IN THE CITY OF CARROLL, CARROLL COUNTY, IOWA:

BE IT ORDAINED by the City Council of the City of Carroll, Iowa as follows:

SECTION 1. The Zoning Map referred to and incorporated as a part of Section 170.06, Chapter 170 of the Code of Ordinances, City of Carroll, Iowa is hereby amended to the extent of altering the Zoning District of the following property described from B-2, General Business District to RB-1, Residential-Business Transitional District:

The North 72 feet of Lot 1 and the North 72 feet of the East 10 feet of Lot 2,
Block B, Seventh Street Addition to Carroll, Carroll County, Iowa

SECTION 2. The City Clerk is directed to attach a copy of the Ordinance to the official Zoning Map.

SECTION 3. The remainder of the Zoning Map, other than herein specified, shall remain the same as previously drawn and published.

SECTION 4. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 5. SEVERABILITY CLAUSE. If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof adjudged not invalid or unconstitutional.

SECTION 6. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

Passed and approved by the Carroll City Council this _____ day of _____, 2021.

CITY COUNCIL OF THE
CITY OF CARROLL, IOWA

BY: _____
Eric P. Jensen, Mayor

ATTEST:

Laura A. Schaefer, City Clerk

I certify that the foregoing was published as Ordinance No. _____ on the ____ day of _____, 2021.

Laura A. Schaefer, City Clerk

City of Carroll

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *WSP-W*

FROM: Randall M. Krauel, Director of Public Works *RMK*

DATE: June 23, 2021

SUBJECT: Sanitary Sewer Service Charges

A proposed Ordinance has been prepared to codify the June 14 Sanitary Sewer Rate Study discussion/decision. The proposed Ordinance includes a rate schedule that addresses system operation and maintenance, proposed capital expenditures and Significant Industrial User (SIU) rate equity projected over a period of 10 years. The rate schedule in the proposed Ordinance is adapted from the June 14, Alternative 5.10a - Equitable Distribution of Expenses based on Flow Usage – Financed over 10 years. The attached Alternative 5.10a table illustrates the 2031 requirements and the revenue distribution as follows:

Residential Revenue Percentage	92%
Industrial Revenue Percentage	8%

The proposed Ordinance includes the first three years of that projection.

A summary of the proposed rate structure increases on the users is as follows:

User	Current	08-01-21		07-01-22		07-01-23	
	Amount	Amount	% Inc.	Amount	% Inc.	Amount	% Inc.
All Users ⁽¹⁾	\$39.32	\$39.86	1.4	\$40.40	1.4	\$40.94	1.3
SIU-1 ^(2,3)	\$4,584.86	\$5,145.26	12.2	\$5,619.86	9.2	\$6,235.34	11.0
SIU-2 ^(2,4)	\$620.79	\$779.14	25.5	\$937.24	20.2	\$1,082.27	15.5

Notes:

- (1) Monthly use = 700 cubic feet.
- (2) Based on 2020 Average Flow/Load.
- (3) Tax not included.
- (4) Does not include sanitary use.

RECOMMENDATION: Mayor and City Council consideration of passage and approval of the Sanitary Sewer Service Charge Ordinance.

RMK:ds

attachment

ALTERNATIVE 5.10a - Equitable Distribution of Expenses based on Flow Usage - Financed over 10 Years

Customer Class	Number of Accounts	Minimum Charged	Total Annual Usage for Class (100 cf)	Average Monthly Usage per User (100 cf)	2031 Requirements							Total Calculated Annual Revenue	Required Total Revenue in 2031
					Rate Per 100 cf/ Unit	Average Account Monthly Bill	Approximate Monthly Revenue	Total Annual Revenue	Total Annual Usage (100 cf)				
Residential/Commercial User												Residential Revenue Percentage	
Small End Users (Residential)	4,300	\$ 9.71	365,000	7	\$ 5.05	\$ 45.06	\$ 193,760	\$ 2,325,116	365,000	\$ 2,325,116		92%	
Significant Industrial Users												Industrial Revenue Percentage	
Significant Industrial User 1 (Sanitary Waste)	1	\$ 9.71	2,320	193	\$ 5.05	\$ 974.65	\$ 975	\$ 11,696				8%	
(Process Waste) (reported in 1,000 gal)	1		29,000	2,265	\$ 1.75	\$ 3,964.45	\$ 3,964	\$ 47,573					
Strength Surcharges			(average lbs)	14,089	\$ 0.650	\$ 9,157.85	\$ 9,158	\$ 109,894					
Significant Industrial User 2 (reported in 1,000 gal)	1	\$ 9.71	3,050	140	\$ 1.75	\$ 245.00	\$ 245	\$ 2,940	34,370	\$ 195,259			
Strength Surcharges (BOD)			(average lbs)	1,525	\$ 0.650	\$ 991.25	\$ 991	\$ 11,895					
Strength Surcharges (TSS)			(average lbs)	218	\$ 0.650	\$ 141.70	\$ 142	\$ 1,700					
Strength Surcharges (NH3)			(average lbs)	918	\$ 0.650	\$ 596.70	\$ 597	\$ 7,160					
(Metals Surcharge)							\$ 200	\$ 2,400					
TOTALS									399,370	\$ 2,520,375	\$ 2,525,000		

Change to Average Monthly Bill for Industrial Users				
	New	Old	Increase	Percent Increase
Significant Industrial User 1	\$ 13,122.30	\$ 3,724	\$ 9,398.50	252%
Significant Industrial User 2	\$ 1,436.25	\$ 755.00	\$ 681.25	90%

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF CARROLL, IOWA, BY AMENDING PROVISIONS PERTAINING TO SANITARY SEWER SERVICE CHARGES.

BE IT ENACTED by the City Council of the City of Carroll, Iowa:

SECTION 1. SECTION MODIFIED. Chapter 99, Section 02, of the Code of Ordinances of the City of Carroll, Iowa, is repealed and the following adopted in lieu thereof:

99.02 SANITARY SEWER SERVICE CHARGE RATES. Each customer shall pay sanitary sewer charges in accordance with the following schedule.

ALL USERS

1. Rates for Sanitary Sewer Service Billed After August 1, 2021:
 - A. Minimum charge of \$8.57 per account per month.
 - B. All water used and discharged into the sanitary sewer per month, \$4.47 per 100 cubic feet.
2. Rates for Sanitary Sewer Service Billed After July 1, 2022:
 - A. Minimum charge of \$8.69 per account per month.
 - B. All water used and discharged into the sanitary sewer per month, \$4.53 per 100 cubic feet.
3. Rates for Sanitary Sewer Service Billed After July 1, 2023:
 - A. Minimum charge of \$8.81 per account per month.
 - B. All water used and discharged into the sanitary sewer per month, \$4.59 per 100 cubic feet.

SECTION 2. SECTION MODIFIED. Chapter 99, Section 03, of the Code of Ordinances of the City of Carroll, Iowa, is repealed and the following adopted in lieu thereof:

99.03 OTHER CHARGES

1. Sanitary waste discharges from industrial customers, in amounts approved by the Superintendent, shall be charged at the rates contained in Section 99.02.
2. Industrial and meatpacking process waste discharges shall be metered by waste flow meter maintained by the discharging entity and charged at the following rates:

Rates for process waste discharged after August 1, 2021:

- A. Flow = \$0.46/1,000 gal.
- B. BOD₅ = \$0.23/lb.
- C. TSS = \$0.23/lb.

Rates for process waste discharged after July 1, 2022:

- A. Flow = \$0.54/1,000 gal.
- B. BOD₅ = \$0.25/lb.
- C. TSS = \$0.25/lb.

Rates for process waste discharged after July 1, 2023:

- A. Flow = \$0.62/1,000 gal.
- B. BOD₅ = \$0.28/lb.
- C. TSS = \$0.28/lb.

3. All leachate waste monitoring, testing and reporting of pollutants included in any Treatment Agreement, Attachment B, or Iowa National Pollutant Discharge Elimination System (NPDES) Permit will be performed by or through the City for a monthly fee of \$200.00.

4. All leachate waste discharge shall be metered by equipment maintained by the discharging entity and charged at the following rates:

Rates for leachate discharged after August 1, 2021:

- A. Flow = \$1.08/1,000 gal.
- B. BOD₅ = \$0.16/lb.
- C. TSS = \$0.17/lb.
- D. NH₃N = \$0.16/lb.

Rates for leachate discharged after July 1, 2022:

- A. Flow = \$1.15/1,000 gal.
- B. BOD₅ = \$0.22/lb.
- C. TSS = \$0.22/lb.
- D. NH₃N = \$0.21/lb.

Rates for leachate discharged after July 1, 2023:

- A. Flow = \$1.22/1,000 gal.
- B. BOD₅ = \$0.27/lb.
- C. TSS = \$0.28/lb.
- D. NH₃N = \$0.26/lb.

The quantity of the wastewater parameters shall be determined based on sampling, testing and reporting required by any Treatment Agreement or Iowa National Pollutant Discharge Elimination System (NPDES) Permit.

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

SECTION 4. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION 5. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval, and publication as provided by law.

Passed by the Council the _____ day of _____, 2021 and approved this _____ day of _____, 2021.

CITY COUNCIL OF THE
CITY OF CARROLL, IOWA

By: _____
Eric P. Jensen, Mayor

ATTEST:

By: _____
Laura A. Schaefer, City Clerk

First Reading: _____

Second Reading: _____

Third Reading: _____

I certify that the foregoing was published as Ordinance No. _____ on the _____ day of _____, 2021.

Laura A. Schaefer, City Clerk

City of Carroll

112 E. 5th Street

Carroll, Iowa 51401-2799

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *mjpw*

FROM: Randall M. Krauel, Director of Public Works *RMK*

DATE: June 23, 2021

SUBJECT: Wastewater Treatment Plant Rerating of Treatment Capacity
Engineering Services Agreement

As directed following the Carroll County Solid Waste Management Treatment Agreement waiver request, Agreements for engineering services have been prepared for rerating of the Wastewater Treatment Plant (WWTP) treatment capacity. Veenstra & Kimm, Inc. has prepared two Agreements for consideration. One Agreement includes rerating treatment capacity for Biochemical Oxygen Demand (BOD) only. The second Agreement includes rerating treatment capacity for Biochemical Oxygen Demand, Total Suspended Solids (TSS) and Total Kjeldahl Nitrogen (TKN).

The scope of work is similar for both Agreements generally including:

- Analysis and evaluation of the WWTP historical performance for treating the wastewater constituents.
- Petitioning the Iowa Department of Natural Resources (DNR) to rerate the WWTP capacity for treating the constituents.

The Compensation and Time of Completion for each Agreement are as follows:

	<u>BOD</u>	<u>BOD, TSS, TKN</u>
Compensation, Lump Sum	\$4,800.00	\$8,800.00
Time of Completion		
a. Draft Report	July 31, 2021	August 31, 2021
b. Final Report	August 31, 2021	September 30, 2021
c. DNR Submittal	September 1, 2021	October 1, 2021

RECOMMENDATION: Mayor and City Council consideration of acceptance of the Veenstra & Kimm, Inc. Agreement for rerating the WWTP capacity for BOD, TSS and TKN in the amount of \$8,800.00.

attachments (2)

RESOLUTION NO. _____

RESOLUTION ACCEPTING THE PROFESSIONAL ENGINEERING SERVICES AGREEMENT OF VEENSTRA & KIMM, INC. FOR THE WASTEWATER TREATMENT PLANT RERATING OF TREATMENT CAPACITY FOR BOD.

WHEREAS, Chapter 17 of the Code of Ordinances of the City of Carroll, Iowa, provides that contracts made by the City be approved by the City Council; and,

WHEREAS, a Professional Engineering Services Agreement for the development of the Wastewater Treatment Plant rerating of treatment capacity for BOD has been prepared by Veenstra & Kimm, Inc.; and,

WHEREAS, the City Council has determined that the Professional Engineering Services Agreement is in the best interests of the City and the residents thereof.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Carroll, Iowa, that the Professional Engineering Services Agreement of Veenstra & Kimm, Inc. for the Wastewater Treatment Plant rerating of treatment capacity for BOD is accepted and the Mayor and City Clerk are authorized to execute the Agreement on behalf of the City.

Passed and approved by the Carroll City Council this 28th day of June, 2021.

CITY COUNCIL OF THE
CITY OF CARROLL, IOWA

By: _____
Eric P. Jensen, Mayor

ATTEST:

By: _____
Laura A. Schaefer, City Clerk



VEENSTRA & KIMM, INC.

3000 Westown Parkway • West Des Moines, Iowa 50266-1320

515-225-8000 • 515-225-7848(FAX) • 800-241-8000 (WATS)

June 17, 2021

Randy Krauel
Public Works Director
City of Carroll
112 East Fifth Street
Carroll, Iowa 51401-2799

CITY OF CARROLL, IOWA
WASTEWATER TREATMENT FACILITY
RERATING OF TREATMENT CAPACITY FOR BOD, TSS, AND TKN
PROFESSIONAL ENGINEERING SERVICES

Veenstra and Kimm, Inc. is pleased to provide this proposal for professional engineering services relating to the City of Carroll's existing Wastewater Treatment Facility and its rated capacity for BOD, TSS, and TKN treatment. We have developed the following scope of services for the project.

1. **SCOPE OF PROJECT.** It is understood and agreed the Project shall consist of petitioning the Iowa Department of Natural Resources (IDNR) to rerate the City's existing Wastewater Treatment Facility's (WWTF) capacity for BOD, TSS and TKN, including an analysis and evaluation of the WWTF's historical performance for treating and removing BOD, TSS, and TKN. The scope of the Project will include, but not necessarily be limited, to the following tasks:
 - a. Review and analyze five (5) to ten (10) years of historical MOR data for influent and effluent BOD/CBOD, TSS, and TKN/Ammonia-Nitrogen loadings.
 - b. Compare historical data to the City's Wastewater Treatment Facility (WWTF) permitted design capacity and permitted effluent limitations for BOD/CBOD, TSS, and TKN/Ammonia-Nitrogen.
 - c. Evaluate the existing WWTF's treatment capacity for BOD, TSS, and TKN based on historical data.

*West Des Moines, IA • Coralville, IA • Dubuque, IA • Mason City, IA • Sioux City, IA
Cedar Rapids, IA • Rock Island, IL • Springfield, IL • Liberty, MO • Rochester, MN*

Randy Krauel

June 17, 2021

Page 2

- d. Prepare a letter report summarizing evaluation of BOD, TSS, and TKN treatment capacity for IDNR review. Submit supporting documentation and request IDNR increase the rated BOD, TSS and TKN treatment capacity for the City's existing WWTF based on findings.
2. **PROJECT DATA.** The City shall provide all available records and information which would assist the Engineers in the review of the existing WWTF treatment capacity. It is understood and agreed the Engineers shall be primarily responsible for review of historical records and any additional data.
3. **CONFERENCES.** During the course of the analysis, the Engineers will meet with City staff on a regular basis to review evaluation and recommendations of the Project.
4. **REPORT.** The Engineers shall provide an electronic copy of the preliminary draft report and of the final report.
5. **COMPENSATION.** The City of Carroll shall compensate the Engineers for its services by the payment of the Engineers' standard hourly fees, plus reimbursement of direct out-of-pocket expenses.
 - a. The fee for services under this Agreement shall be a lump sum of Eight Thousand Eight Hundred Dollars (\$8,800). The standard hourly fees of the Engineers are shown in attached Exhibit A.
6. **PAYMENT.** The fees for professional services as set forth in 5. **COMPENSATION** shall be billed and payable monthly during the course of the performance of services under this Agreement.
7. **TIME OF COMPLETION.** The Engineers shall complete all services, through and including the preparation and presentation of the final report as follows:
 - a. Draft report summarizing comments and feasibility: August 31, 2021.
 - b. Final report summarizing comments and feasibility: September 30, 2021.
 - c. Submit findings to IDNR for review: October 1, 2021.

It is understood the completion date may be modified by mutual agreement.

Randy Krauel
June 17, 2021
Page 3

8. **EXTRA WORK.** Fees stated in this Agreement cover the specific services outlined in this Agreement for the Project. If the City requires additional services of the Engineers in connection with the Project, such additional compensation shall be at the standard hourly fees for personnel of the Engineers, plus expenses for personnel engaged in the authorized extra work. The fee for such services shall be billed and payable monthly.

If you have any questions or require additional information, please contact us at 800-241-8000.

This letter may be made an agreement by affixing the proper date and signatures in the spaces below and returning one copy to us.

VEENSTRA & KIMM, INC.



Olivia Patton

0-03

Accepted this 28th day of June, 2021.

CITY OF CARROLL, IOWA

ATTEST:

By _____
Eric P. Jensen, Mayor

By _____
Laura A. Schaefer, City Clerk

EXHIBIT A
VEENSTRA & KIMM, INC.
HOURLY RATES BY EMPLOYEE CLASSIFICATION
(Effective July 2021)

Management I.....	\$186.00
Management II.....	180.00
Process Engineer I.....	203.00
Client Services I	180.00
Client Services V	70.00
Funding Specialist.....	110.00
Engineer I-A.....	186.00
Engineer I-B.....	176.00
Engineer I-C.....	167.00
Engineer I-D.....	160.00
Engineer II-A.....	152.00
Engineer II-B.....	143.00
Engineer III-A.....	134.00
Engineer III-B.....	128.00
Engineer III-C.....	125.00
Engineer IV.....	121.00
Engineer V.....	113.00
Engineer VI.....	106.00
Engineer VII.....	101.00
Engineer VIII.....	98.00
Engineer IX.....	91.00
Engineer X.....	83.00
Engineer XI.....	75.00
Engineer XII.....	67.00
Design Technician I	107.00
Design Technician II	96.00
Architect.....	114.00
Planner I.....	117.00
Planner II.....	78.00
Planner III.....	72.00
Drafter IA.....	107.00
Drafter IB.....	100.00
Drafter II.....	94.00
Drafter III.....	88.00
Drafter IV.....	79.00
Drafter V.....	70.00
Drafter VI.....	63.00
Drafter VII.....	56.00
Clerical I.....	79.00

Clerical II.....	70.00
Clerical III.....	60.00
Clerical IV	53.00
Clerical V	44.00
Construction Manager	180.00
Surveyor I.....	127.00
Surveyor II.....	112.00
Technician I.....	93.00
Technician II.....	86.00
Technician III.....	79.00
Technician IV.....	77.00
Technician V.....	71.00
Technician VI.....	65.00
Technician VII.....	54.00
Technician VIII.....	47.00
Technician IX.....	39.00
Building Inspector I.....	178.00
Building Inspector I-A.....	119.00
Building Inspector II.....	94.00
Building Inspector III.....	75.00

REIMBURSABLES AND EQUIPMENT RATES

Robotics.....	35.00
GPS	35.00
Leica Total Station.....	25.00
Total Station Robotics.....	20.00
Tablet	45.00
Fluoroscope.....	50.00
4-Wheeler	50.00
Drone	75.00
Mileage	IRS Rate

Title VI/Non-Discrimination Assurances

APPENDIX A

During the performance of this contract, the contractor, for itself, its assignees, and successors in interest (hereinafter referred to as the "contractor") agrees as follows:

1. **Compliance with Regulations:** The contractor (hereinafter includes consultants) will comply with the Acts and the Regulations relative to Non-discrimination in Federally-assisted programs of the U.S. Department of Transportation **Federal Highway Administration**, as they may be amended from time to time, which are herein incorporated by reference and made a part of this contract.
2. **Non-discrimination:** The contractor, with regard to the work performed by it during the contract, will not discriminate on the grounds of race, color, or national origin in the selection and retention of subcontractors, including procurements of materials and leases of equipment. The contractor will not participate directly or indirectly in the discrimination prohibited by the Acts and the Regulations, including employment practices when the contract covers any activity, project or program set forth in Appendix B of 49 CFR Part 21.
3. **Solicitations for Subcontracts, Including Procurements of Materials and Equipment:** In all solicitations, either by competitive bidding, or negotiation made by the contractor for work to be performed under a subcontract, including procurements of materials, or leases of equipment, each potential subcontractor or supplier will be notified by the contractor of the contractor's obligations under this contract and the Acts and the Regulations relative to Non-discrimination on the grounds of race, color, or national origin.
4. **Information and Reports:** The contractor will provide all information and reports required by the Acts, the Regulations, and directives issued pursuant thereto and will permit access to its books, records, accounts, other sources of information, and its facilities as may be determined by the Recipient or the **Federal High Administration** to be pertinent to ascertain compliance with such Acts, Regulations, and instructions. Where any information required of a contractor is in the exclusive possession of another who fails or refuses to furnish the information, the contractor will so certify to the Recipient or the **Federal Highway Administration**, as appropriate, and will set forth what efforts it has made to obtain the information.
5. **Sanctions for Noncompliance:** In the event of a contractor's noncompliance with the Non-discrimination provisions of this contract, the Recipient will impose such contract sanctions as it or the **Federal Highway Administration** may determine to be appropriate, including, but not limited to:
 - a. withholding payments to the contractor under the contract until the contractor complies; and/or
 - b. cancelling, terminating, or suspending a contract, in whole or in part.
6. **Incorporation of Provisions:** The contractor will include the provisions of paragraphs one through six in every subcontract, including procurements of materials and leases of equipment, unless exempt by the Acts, the Regulations and directives issued pursuant thereto. The contractor will take action with respect to any subcontract or procurement as the Recipient or the **Federal Highway Administration** may direct as a means of enforcing such provisions including sanctions for noncompliance. Provided, that if the contractor becomes involved in, or is threatened with litigation by a subcontractor, or supplier because of such direction, the contractor may request the Recipient to enter into any litigation to protect the interests of the Recipient. In addition, the contractor may request the United States to enter into the litigation to protect the interests of the United States.

Title VI/Non-Discrimination Assurances

APPENDIX E

During the performance of this contract, the contractor, for itself, its assignees, and successors in interest (hereinafter referred to as the "contractor") agrees to comply with the following non-discrimination statutes and authorities; including but not limited to:

- Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d *et seq.*, 78 stat. 252), (prohibits discrimination on the basis of race, color, national origin); and 49 CFR Part 21;
- The Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, (42 U.S.C. § 4601), (prohibits unfair treatment of persons displaced or whose property has been acquired because of Federal or Federal-aid programs and projects);
- Federal-Aid Highway Act of 1973, (23 U.S.C. § 324 *et seq.*), (prohibits discrimination on the basis of sex);
- Section 504 of the Rehabilitation Act of 1973, (29 U.S.C. § 794 *et seq.*), as amended, (prohibits discrimination on the basis of disability); and 49 CFR Part 27;
- The Age Discrimination Act of 1975, as amended (42 U.S.C. § 6101 *et seq.*), (prohibits discrimination on the basis of age);
- Airport and Airway Improvement Act of 1982, (49 USC § 471, Section 47123), as amended, (prohibits discrimination based on race, creed, color, national origin, or sex);
- The Civil Rights Restoration Act of 1987, (PL 100-209), (Broadened the scope, coverage and applicability of Title VI of the Civil Rights Act of 1964, The Age Discrimination Act of 1975 and Section 504 of the Rehabilitation Act of 1973, by expanding the definition of the terms "programs or activities" to include all of the programs or activities of the Federal-aid recipients, sub-recipients and contractors, whether such programs or activities are Federally funded or not);
- Titles II and III of the Americans with Disabilities Act, which prohibit discrimination on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities (42 U.S.C. §§ 12131 - - 12189) as implemented by Department of Transportation regulations at 49 CFR Parts 37 and 38;
- The Federal Aviation Administration's Non-discrimination statute (49 U.S.C. § 47123) (prohibits discrimination on the basis of race, color, national origin, and sex);
- Executive Order 12898, Federal Actions to Address Environmental Justice in Minority Populations and Low-Income Populations, which ensures non-discrimination against minority populations by discouraging programs, policies, and activities with disproportionately high and adverse human health or environmental effects on minority and low-income populations;
- Executive Order 13166, Improving Access to Services for Persons with Limited English Proficiency, and resulting agency guidance, national origin discrimination includes discrimination because of limited English proficiency (LEP). To ensure compliance with Title VI, you must take reasonable steps to ensure that LEP persons have meaningful access to your programs (70 Fed. Reg. at 74087 to 74100);
- Title IX of the Education Amendments of 1972, as amended, which prohibits you from discriminating because of sex in education programs or activities (20 U.S.C. 1681 *et seq.*).

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Honorable Mayor and City Council Members

FROM: Mike Pogge-Weaver, City Manager *MSPW*

DATE: June 24, 2021

SUBJECT: Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan - Public Hearing and Plan Adoption

In October of 2020, a steering committee started working with RDG Planning and Design on the development of an updated corridor plan for the Highway 30 Corridor. The plan is called the Corridor of Commerce Plan 2.0. The purpose of this work was to develop a strategy to help Carroll remain a strong regional retail destination in light of the challenges from COVID-19, a changing retail environment, and the closure of JCPenney's in downtown Carroll.

The main areas covered in this plan update are:

1. The completion of a focused review of the core Corridor of Commerce area. This work looked at and identified marketing opportunities, redevelopment opportunities, parking, current and future land use, and need for public investments to encourage the desired type of development.
2. Review the remainder of the US 30 Corridor, outside the core Corridor of Commerce area, including from Grant Road east to Pella/Farner-Bocken (Core-Mark) and from US Highway 71 west to the Wal-Mart area. This was similar to the work completed for the Corridor of Commerce area including identifying marketing opportunities, redevelopment opportunities, parking, current and future land use, need for public investments, and a review of city codes to ease development in Carroll and to encourage the desired type of development.
3. Developing redevelopment opportunities for the former JCPenney's site with architectural scenarios to help potential future users understand how the building could be redeveloped, including a new façade, for a single user or for multiple users.

Representatives from RDG will be at the June 28th meeting to review the plan in detail. In general, this plan details various public improvements that could occur in the corridor along with how private sites could be redeveloped in the future as such opportunities present themselves. It is important to note a few key points presented in the opening of the plan:

- The Plan lays out a vision for the future of areas around Highway 30 and focuses on priorities for City policies and public investments. It is not a firm, inflexible commitment to carry out specific projects, but a guiding vision through a changing future.

- The plan guides future decision makers when development proposals come forward on private property and provided recommendations based on economic trends and market preference for property owners to consider and use in business decisions.
 - The plan does NOT:
 1. Mandate development.
 2. Dictate the use of private property.
 3. Indicate plans to condemn property.

This work was guided by a steering committee and the City is grateful for their input and the many hours each of them provided in developing the plan. The Steering committee members included:

Eric Jensen, Mayor
 Josh Axman, Mid-Iowa Insurance & Real Estate
 Nick Badding, Badding Construction
 Laura Comito, Artworks Studio
 LaVern Dirxx, Council Member
 Matt Greteman, Greteman & Associates
 Ryan Milligan, Commercial Savings Bank
 Thomas Parrish, Carroll Eye Care Associates
 Sondra Rierson, Adaptive Audiology Solutions
 Denae Rosdail, I Saw The Sign
 Austin Scott, Fusebox Marketing
 Carolyn Siemann, Council Member
 Ed Smith, St Anthony Regional Hospital

Mike Pogge-Weaver, City Manager
 Randy Krauel, City Engineer
 Laura Shaefer, City Clerk
 Shannon Landauer, Carroll Area Development Corporation

Like most plans, not everyone is 100% supportive of all aspects of the plan. The plan was developed through input and community involvement even in the midst of a global pandemic. In addition to the steering committee meetings, a number of community input opportunities were provided. This included stakeholder listening sessions, online portal (carrollforward.com), a community survey with interactive mapping tool, updates to the Planning and Zoning Commission, a community webinar, a property owners meeting, and a public open house. In the end, it is a plan that looks into the future and how to direct community investments in the corridor now land over the next 20 years.

PLANNING AND ZONING COMMISSION RECOMMENDATION: The Planning and Zoning Commission reviewed the plan at their June 9, 2021 meeting and recommended that the City Council approve the Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan.

STAFF RECOMMENDATION: The City Council hold a public hearing and consider approving the Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan as presented.

RESOLUTION NO. _____

RESOLUTION ADOPTING THE 2021 CORRIDOR OF COMMERCE PLAN 2.0 –
HIGHWAY 30 CORRIDOR PLAN

WHEREAS, on June 9, 2021, the Planning and Zoning Commission of the City of Carroll reviewed and recommended that the City Council approve the Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan (hereinafter “Plan”); and

WHEREAS, notice of a public hearing on the Plan with published in the Carroll Times Herald on June 18, 2021; and

WHEREAS, the Carroll City Council held a public hearing on the proposed Plan on June 28, 2021.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Carroll, Iowa, does hereby adopt the Corridor of Commerce Plan 2.0 – Highway 30 Corridor Plan.

Passed and approved on this 28th day of June, 2021.

CITY COUNCIL OF THE
CITY OF CARROLL, IOWA

By: _____
Eric P. Jensen, Mayor

ATTEST:

By: _____
Laura A. Schaefer, City Clerk



CARROLL

CORRIDOR OF COMMERCE PLAN 2.0

ACKNOWLEDGMENTS

PLAN STEERING COMMITTEE

Eric Jensen, Mayor

Josh Axman, Mid-Iowa Insurance & Real Estate

Nick Badding, Badding Construction

Laura Comito, Artworks Studio

LaVern Dirxk, Council Member

Matt Greteman, Greteman & Associates

Ryan Milligan, Commercial Savings Bank

Thomas Parrish, Carroll Eye Care Associates

Sondra Rierson, Adaptive Audiology Solutions

Denae Rosdail, I Saw The Sign

Austin Scott, Fusebox Marketing

Carolyn Siemann, Council Member

Ed Smith, St Anthony Regional Hospital

COMMUNITY STAFF

Mike Pogge-Weaver, City Manager

Randy Krauel, City of Carroll

Laura Shaefer, City of Carroll

Shannon Landauer, Carroll Area Development Corporation



RDG Planning & Design
Des Moines | Omaha
www.RDGUSA.com

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BACKGROUND

Highway 30 is a primary east-west thoroughfare through Carroll. The original Corridor of Commerce Plan was adopted in 2003. The Plan highlights the importance of the corridor and enhancements to the community's image.

The Study Area

The Plan includes a detailed look at the entire US 30 Corridor from Pella/Farner-Bocken (Core-Mark) to Wal-Mart with a focus on the Corridor of Commerce area between US Highway 71 east to Grant Road. Other areas of Carroll are also referenced in regards to the larger mobility network.

Purpose

The purpose of the 2021 Update is to advance the original Corridor of Commerce Plan for several reasons:

- The downtown streetscape is nearly complete and the community needs to set its sights on the remainder of the Highway 30 Corridor.
- Traditional highway corridors, like Highway 30, need to adapt to changing economic conditions and community expectations.
- Improving the overall experience of Highway 30 can further attract people to Carroll – to work, live, and shop.
- The community can reposition Carroll's retail and business NOW in light of COVID-19 influences in the future.

The Corridor of Commerce Plan 2.0 describes a desired vision for the future and provides recommendations to achieve that future. The Plan helps decision-makers, stakeholders, and community members define redevelopment opportunities and improvements throughout the corridor. Doing so establishes a framework to ensure policies and decisions help achieve those aspirations over time.

What the Plan DOES and DOES NOT do.

The Plan lays out a vision for the future of areas around Highway 30 and focuses on priorities for City policies and public investments. It is not a firm, inflexible commitment to carry out specific projects, but a guiding vision through a changing future. **The Plan does (and doesn't) do several things related to the use of public versus private land:**

Public Land

Public land includes land in the public right-of-way (streets, sidewalks, etc), trails, parks, and other land owned by the City.

Plan does:

1. Initiate additional engineering study/plans for major improvements of sidewalks, driveway access, and other infrastructure.
2. Direct future trail improvements.
3. Guide use of City-owned properties.

Plan does NOT:

1. Neglect the impact of public improvements on adjacent properties.
2. Necessitate a single design concept for street or property improvements.
3. Guarantee specific public space improvements will be implemented exactly as represented.

Private Land

Private land includes all land owned by private businesses, residents, or organizations other than the City of Carroll, State of Iowa, or Federal Government.

Plan does:

1. Guide decision makers when development proposals come forward.
2. Provide recommendations based on economic trends and market preference for property owners to consider and use in business decisions.
3. Detail how public improvements will impact private properties.
4. Provide education on the public vision and business development resources.

Plan does NOT:

1. Mandate development.
2. Dictate the use of private property.
3. Indicate plans to condemn property.

Process and Organization

A local Steering Committee comprised of business owners, council persons, City staff, economic development staff, and other guided the development of the Plan from late 2020 through the spring of 2021. The chapters follow the process of forming the Plan:

- Chapter 1: Existing Conditions. Reviews the conditions of Carroll and the Corridor in 2020 including demographics, business inventories, public destinations, transportation features, and development patterns. The chapter identifies opportunities that development concepts should leverage.
- Chapter 2: Community Preferences. Provides information on the public input received during the planning process, the stakeholders involved, and the timeline of events.
- Chapter 3: Corridor Vision and Themes. The chapter provides the overall guiding ideas based on the market and community engagement. These ideas are the basis for the concepts in the remaining chapters.
- Chapter 4: Concepts: Provides recommendations for future streetscape and redevelopment possibilities. The chapter presents concepts with strategies to reach the desired vision for the Corridor of Commerce, concluding with recommendations on how to leverage existing organizations to realize the vision.
- Chapter 5: Action. Brings the goals and objectives of the Plan together, creating a blueprint for the future and identifying a phasing plan to generate sustained momentum and plan support.
- Appendix. The appendix provides detailed reports on items referenced in the Plan. These include:
 - › The Corridor of Commerce survey results.
 - › Design alternatives considered in the planning process.
 - › Additional photo evidence of existing conditions.

“Corridor of Commerce” in the context of this plan refers to the streetscape, businesses, and neighborhoods represented in the study area.

WHAT IS SUCCESS? THEMES AND GOALS

Enhance the experience of Carroll, creating strong memories for all.

- *Walkers/bicyclers > residents, employees*
- *Vehicles > residents, employees, tourism*
- *Passerby traveler on Highway 30 > freight, tourism*

Create options for moving safely between neighborhoods and destinations.

- *Jobs*
- *Shopping*
- *Parks*

Maximize limited real estate and recognizing that markets change over time.

- *Near-term open sites*
- *Long-term redirection areas*

ACHIEVEMENTS

The City of Carroll and its partners continues to undergo several planning efforts prior to this Corridor of Commerce 2.0 Plan. Past achievements relevant to the recommendations in this Plan include:

Carroll 'Corridor of Commerce' Master Plan (2003)

The original plan for the Highway 30 corridor to identify redevelopment and enhancements to increase the success of Carroll. Much of the plan was implemented including the downtown streetscape, Highway 71/30 entryway signage, downtown signage, downtown kiosks, and special crosswalk pavements.

Carroll Urban Trails Study (2014)

A study to evaluate both on and off-street routes in the north-east quadrant of the City of Carroll from the existing on-street sidepath east of Fairview Elementary to the intersection at Highway 30 and Griffith Rd. Much of the study is also reflected in this Corridor of Commerce 2.0 Plan.

Carroll County Housing Assessment (2016)

An assessment to identify strategies to address housing issues throughout the county. To understand the Carroll County Housing Market, the Housing Assessment includes an exploration of demographic trends, construction activity trends, personal observations, and an extensive public engagement process. The assessment indicates a large need for all types of housing in Carroll County, which Highway 30 can help accommodate.

Graham Park Recreation District (2019)

A plan to help create a vision for the district that connects it to other community assets, with design guidelines that create a more cohesive identity for the district. Improvements to pursue include pedestrian circulation and safety, safe and easy to use parking, connections between the east and west sides of the district, and connections to the city's trail master plan

Carroll Graham Park Recreational District, Capital Improvements Plan (2019)

A continuation of the Graham Park Recreation District Plan to further refine recommendations to create a high level opinion of costs to use in future Capital Improvement Plans.

CARROLL 'CORRIDOR OF COMMERCE' MASTERPLAN

DRAFT

Prepared for: The City of Carroll
Prepared by: Brian Clark and Associates
April 2003



RECOMMENDATIONS REPORT
FOR

CARROLL URBAN TRAILS STUDY

Carroll, Iowa
June 3, 2014



SHIVEHATTERY
ARCHITECTURE+ENGINEERING
1601 48th Street, Suite 200
West Des Moines, Iowa 50266
(800) 799-8104



CARROLL COUNTY HOUSING ASSESSMENT



GRAHAM PARK RECREATION DISTRICT
Carroll, IA

CARROLL GRAHAM PARK RECREATIONAL DISTRICT CAPITAL IMPROVEMENTS PLAN



SHIVEHATTERY
APRIL 17, 2015





2 // CORRIDOR TODAY

Specific information about the use and key elements of a corridor are fundamental to analysis and development of solutions. This chapter provides a visual presentation of vital information addressing land use, zoning, access factors, and market conditions.

CARROLL'S ASSETS

Carroll offers residents in the region many recreational, employment, and service assets. The businesses along Highway 30 add significantly to the regional market draw Carroll provides.

Assets that contribute to Carroll's business and recreational environment include:

- Strong and stable businesses
- Regional retail pull with trending sales growth
- An intact historic downtown
- Regular investments in community appearance
- Modern recreational facilities for regional draw and beyond
- High community pride and engagement
- Desire for informed decision making



CARROLL'S OPPORTUNITIES

Many of these assets provide opportunity for future growth and enhancements. There are also some other features along Highway 30 and in the community that are potential opportunities for future growth. These include:

- Fostering entrepreneurship
- Desire for citywide trail network
- Refreshing the brand of Downtown/community
- Sites for infill along Highway 30
- Trending low unemployment



THE CORRIDOR TODAY

Corridor Features

The Corridor functions as primarily a business corridor sustaining long-standing community establishments and nurturing new entrepreneurs. Importantly, the corridor supplies a variety of daily necessities to nearby and regional residents such as grocery stores, personal services, and employment opportunities.

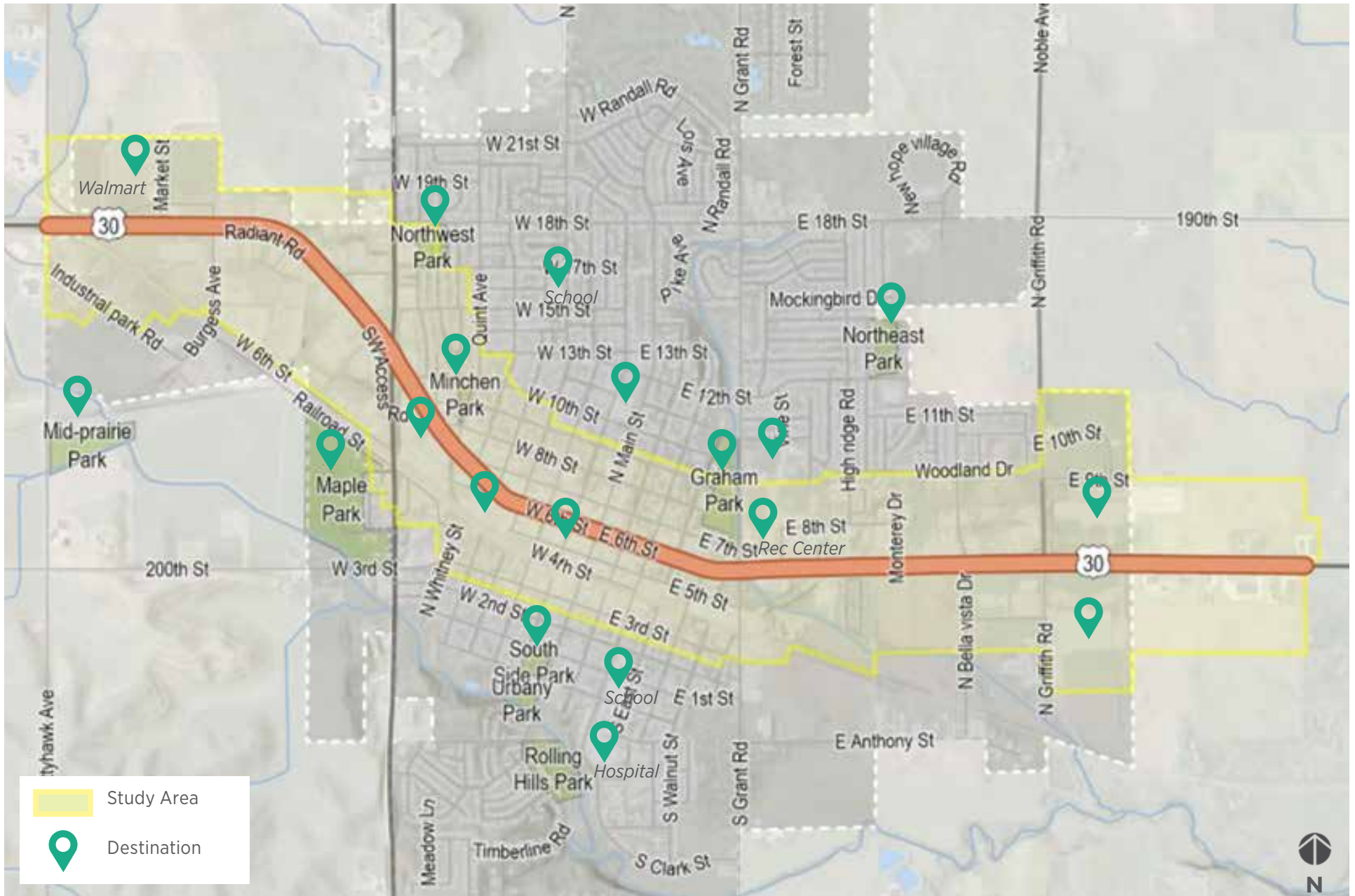
Map 2.1 shows the study area and destination features along the Corridor.

- 4.25 miles long
- About 1,650 people live in the study area
- Total daytime population in the study area is about 4,900 people
- Average household size is 2 with a median age of 39.4
- Median home value of about \$113,500
- Three parks touch or are within the study area

Source: ESRI



MAP 2.1: Corridor of Commerce Study Area



MOBILITY TODAY

The Corridor functions as a statewide transportation route and local community access route. High traffic volumes compete with north and south connections in Carroll for both motorists and pedestrians.

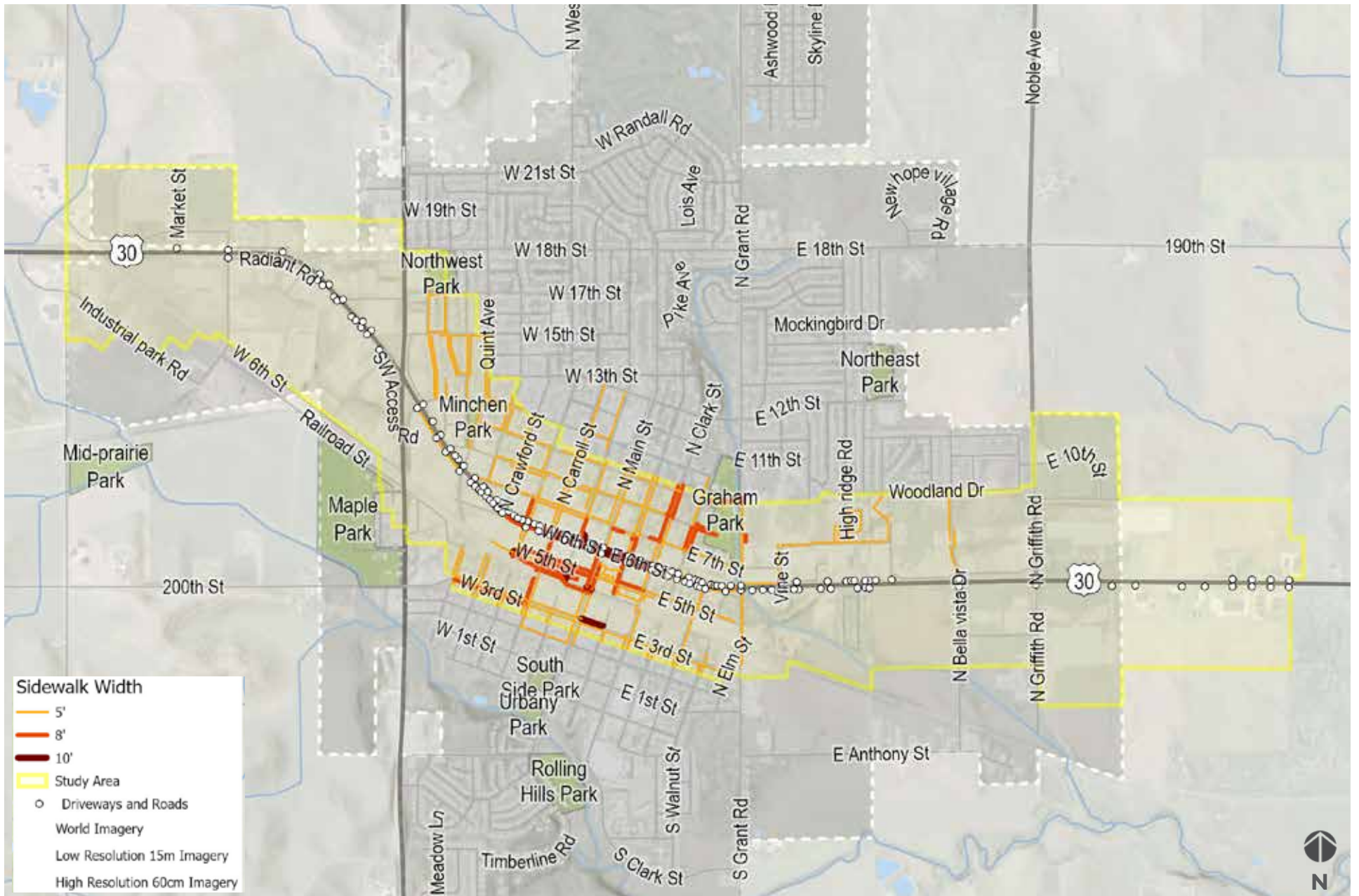
Map 2.2 shows how sidewalks intersect and align along the corridor in 2020. As shown, there are several gaps in relation to community destinations and neighborhoods.

Corridor Features

- 1.5 miles of sidewalk along Highway 30
- 16.3 miles of sidewalk in the study area
- 132 driveway and street access points along Highway 30
- 4 lanes with occasional turn-lanes



MAP 2.2: 2020 Sidewalk Inventory

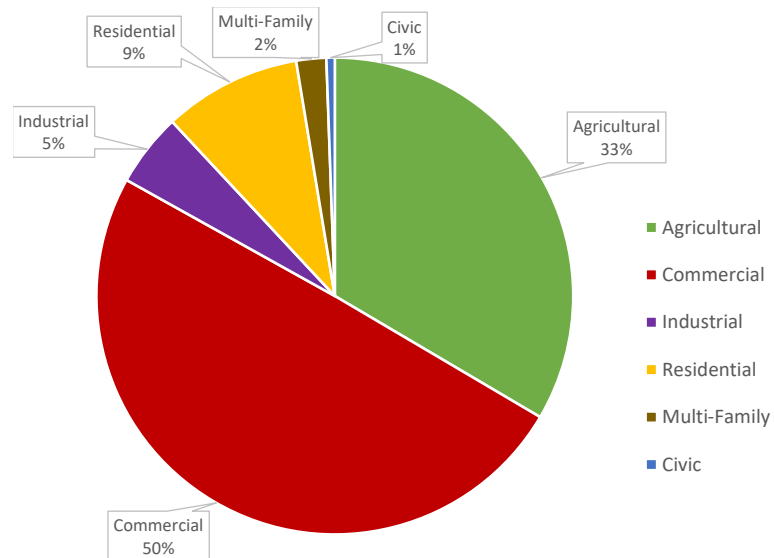


LAND USE TODAY

As a prominent highway corridor, land uses along much of the corridor are auto-oriented and commercial uses. The size and scale of buildings and sites tends to grow the further east and west from the downtown core at Adams Street.

Map 2.3 shows the mix of land uses along the Corridor.

LAND USE MIX IN THE STUDY AREA (2020 ACRES)



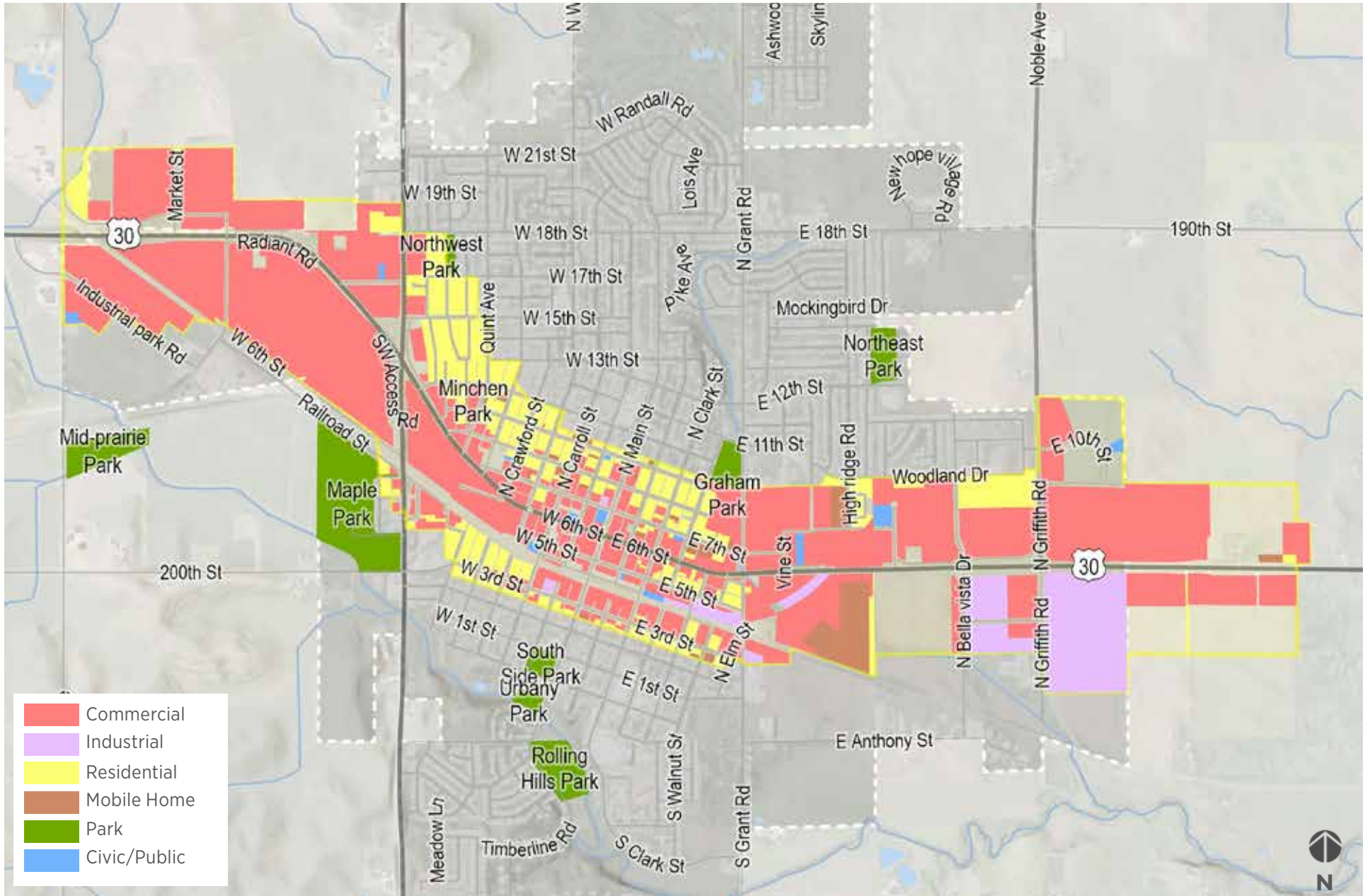
Corridor Features

- About 490 businesses operate in the study area
- About 6,000 employees work in the study area
- Average year building built: 1933

Source: ESRI; City of Carroll, RDG Planning & Design



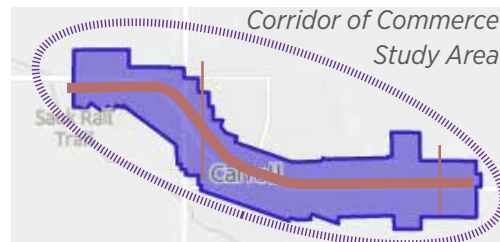
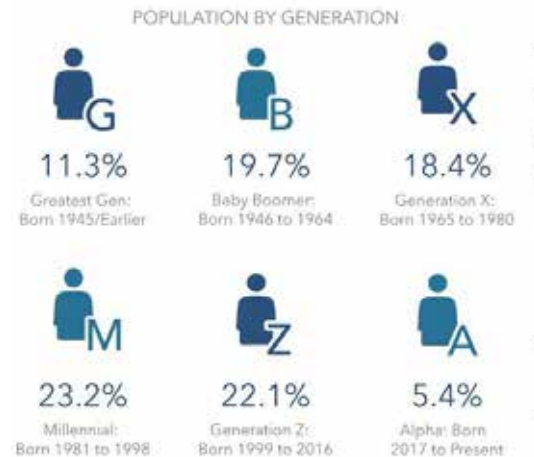
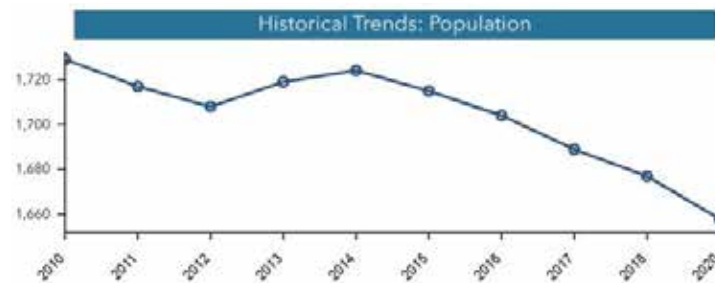
MAP 2.3: 2020 Corridor Land Use Mix



CARROLL MARKET

In 2020 the Carroll Area Development Corporation, with the City, were also completing a retail market study with the firm The Retail Coach. While separate from the Corridor of Commerce 2.0 Plan, results from the Retail Coach are informative for future strategies along Highway 30. Selected data and results from The Retail Coach are included in this section for reference.

POPULATION TRENDS IN THE CORRIDOR OF COMMERCE STUDY AREA



Source: ESRI Community Analyst

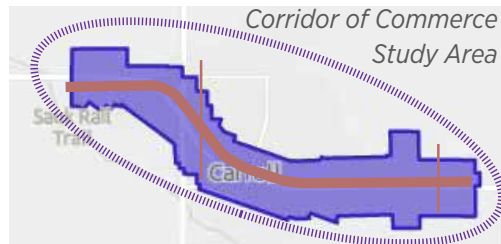
POPULATION TRENDS IN THE PRIMARY RETAIL TRADE AREA

DESCRIPTION	DATA	%
Population		
2026 Projection	33,551	
2021 Estimate	33,707	
2010 Census	34,687	
2000 Census	34,917	
Growth 2021 - 2026		-0.46%
Growth 2010 - 2021		-2.83%
Growth 2000 - 2010		-0.66%
2021 Est. Population by Age		
	33,707	
Age 0 - 4	2,314	6.87%
Age 5 - 9	2,285	6.78%
Age 10 - 14	2,336	6.93%
Age 15 - 17	1,460	4.33%
Age 18 - 20	1,293	3.84%
Age 21 - 24	1,632	4.84%
Age 25 - 34	3,687	10.94%
Age 35 - 44	3,766	11.17%
Age 45 - 54	3,724	11.05%
Age 55 - 64	4,447	13.19%
Age 65 - 74	3,587	10.64%
Age 75 - 84	2,020	5.99%
Age 85 and over	1,150	3.44%
Age 16 and over	26,294	78.01%
Age 18 and over	25,313	75.10%
Age 21 and over	24,020	71.26%
Age 65 and over	6,764	20.07%



Source: The Retail Coach

BUSINESS AND EMPLOYMENT IN THE STUDY AREA



Source: ESRI Community Analyst

BUSINESS AND EMPLOYMENT IN THE PRIMARY RETAIL TRADE AREA

DESCRIPTION	DATA	%
2021 Est. Pop 16+ by Occupation Classification	16,754	
White Collar	8,082	48.24%
Blue Collar	5,810	34.68%
Service and Farm	2,862	17.08%
2021 Est. Pop 16+ by Employment Status	26,293	
Civilian Labor Force, Employed	16,591	63.10%
Civilian Labor Force, Unemployed	697	2.65%
Armed Forces	27	0.10%
Not in Labor Force	8,978	34.15%

DESCRIPTION	DATA	%
2021 Est. Households by Household Income	13,666	
Income < \$15,000	1,350	9.88%
Income \$15,000 - \$24,999	1,160	8.49%
Income \$25,000 - \$34,999	1,385	10.14%
Income \$35,000 - \$49,999	1,930	14.12%
Income \$50,000 - \$74,999	2,052	15.02%
Income \$75,000 - \$99,999	1,980	14.49%
Income \$100,000 - \$124,999	1,512	11.06%
Income \$125,000 - \$149,999	924	6.76%
Income \$150,000 - \$199,999	765	5.60%
Income \$200,000 - \$249,999	287	2.10%
Income \$250,000 - \$499,999	250	1.83%
Income \$500,000+	71	0.52%
2021 Est. Average Household Income		\$78,990
2021 Est. Median Household Income		\$61,126

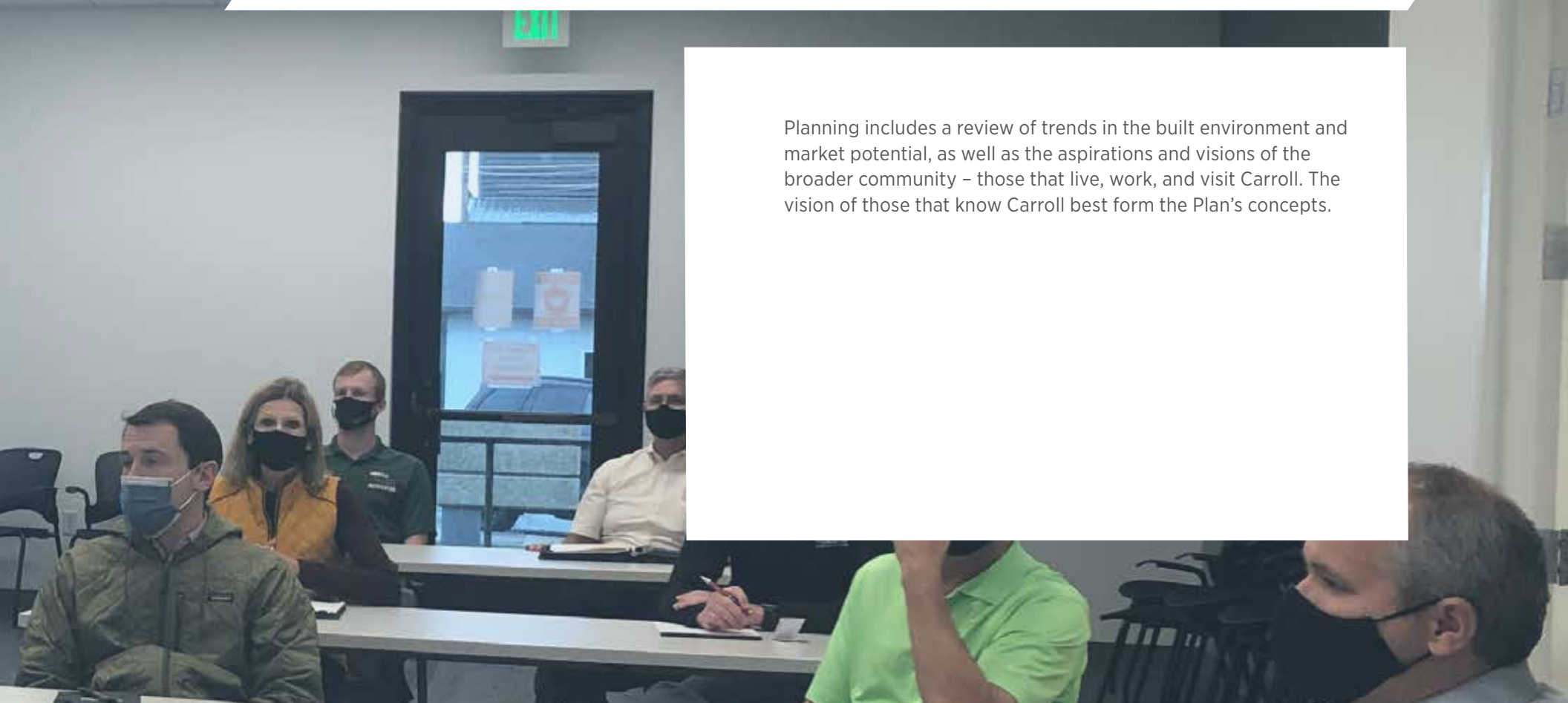


Source: The Retail Coach



2 // PLANNING PROCESS

Planning includes a review of trends in the built environment and market potential, as well as the aspirations and visions of the broader community - those that live, work, and visit Carroll. The vision of those that know Carroll best form the Plan's concepts.



ENGAGEMENT PROCESS

The vision and priorities included in this plan emerged from community engagement process.



The planning process involved both in-person and remote events to develop the Plan's concepts. Ultimately, the input and feedback led to the Plan's recommendations.

In tandem with this planning project, the city launched an initiative with Retail Coach to evaluate market gaps, provide business assistance, and help recruit businesses to the community. While the Retail Coach initiative addresses near-term strategies, this Plan forecasts initiatives for the next 20 years like the previous Corridor Commerce Plan from 2003.

The methods used to achieve the vision of this Plan were adapted for the COVID-19 pandemic and included:

Plan Steering Committee. The plan Steering Committee composed of businesses, residents, Council persons, City staff, and urban planning experts met at key points during the process to review the progress of the Plan and offer mid-course corrections to the Plan's concepts.

- **Meeting #1 - Kick-off.** The kick-off meeting occurred at the public library to review the process, schedule, and individual ambitions for the corridor.
- **Committee One-on-one Interviews.** Individual interviews to discuss their ambitions for the corridor.
- **Meeting #2 - Walking Tour.** In December of 2020, the planning team and steering committee walked most of the corridor to understand current conditions and pedestrian mobility challenges.
- **Meeting #3 - Conditions and Trends.** The committee discussed the realities of the market and potential to capture market trends for land use and development concepts within the corridor.
- **Meeting #4 - Emerging Concepts.** The committee reviewed the emerging opportunities for future mobility and development.
- **Committee One-on-one Interviews.** Individual interviews with members to offer feedback on the emerging concepts.
- **Meeting #5 - Refined Concepts.** The committee contributed additional feedback on the Plan's concepts prior to preparing the Plan's publication.



Stakeholder Listening Sessions. Small group discussions included open discussions with elected and appointed officials, businesses, neighbors, schools, the Chamber, regional planners, and other stakeholders.

Online Portal. A project website was established and displayed information, an introductory video, and announcements about the Plan.

- **Introductory Video.** Community leaders launched a social media campaign that included a video about the Plan's purpose and goals.
- **Background information.** The site hosted past plans and reports for people to review.

- **Community Survey.** A community survey was launched at the beginning of the process and made available on-line throughout the project. The survey presented questions on people's perceptions and desires for the Corridor including business mix, image, and transportation. Several preferred themes emerged that became incorporated into final design concepts.

- **Interactive Mapping Tool.** People identified locations for improvement, things they like, and general comments along the Corridor.

Planning and Zoning Commission Update. In February 2021 the team met with the Planning and Zoning Commission to present initial concepts and get feedback.

Online Webinar - Emerging Concepts. An interactive webinar through Zoom and broadcast on YouTube and CAAT6 engaged residents, business owners, and other stakeholders directly in conceptual planning for the district, tackling such issues as the streetscape and redevelopment concepts. Participants shared their ideas, issues, and concerns informally with the design team.

Stakeholder Feedback Sessions. One-on-one and small group sessions were held with property owners and other stakeholders to address implications of the Plan's concept.

Property Owner Meeting. A meeting with property owners answered their questions and sought feedback on initial development opportunities for the Corridor.

Open Displays. Displays of the Plan were left in City Hall for the public to view at their convenience during the approval process.

COMMUNITY INSIGHTS

The results of the community survey and mapping exercise unveiled several opportunities for the Corridor and several challenges to address. Over 260 people responded to the survey and 53 comments on the interactive map.

Major Engagement Themes

- **Support for new businesses is a top priority. “Support” needs to be defined.**
- **A stronger mix of quality retail is a top priority. This includes food, hospitality, and other commercial services.**
- **Mixing uses (retail, office, recreation) is desirable.**
- **Continuous pathway on one side of the street is a priority**
- **Perhaps eventual sidewalks on both sides in the future.**
- **Slight trend in comments of “do nothing” or “keep improvements simple.”**

Survey summary

The survey asked many questions about people’s perception of needed enhancements and future possibilities for the corridor. 78% of survey respondents live in Carroll. Full results are in the appendix of this Plan, but summarized here.

More than 60% saying this is a priority or interesting idea for the corridor. (bold items are the highest priority)

Mobility

- **Complete sidewalks on one side of the street**
- **Pedestrian crossing lights**
- Improvement on the condition of existing sidewalks
- Easier access to businesses along the corridor

Businesses

- **More support for new business**
- **More retail quality and variety**

Land Use

- **Retail and residential mixed site uses over office and standalone residential uses**
- **Decorative monument signs**
- Multi-tenant signs over individual pole signs

Image

- **Entryway signage with trail**
- **Gateway markers and signage**
- **Art incorporated into buildings**
- **Street landscaping**
- Business landscaping
- Maintenance of buildings
- Entryway lighting features
- Building murals



MAP: Interactive Map Spatial Comments with most "Likes"

The image shows an interactive map of the Carroll Corridor with several spatial comments overlaid. The map features a street grid, buildings, and green spaces. A red dashed line highlights a specific route through the area. The comments are contained in dark red callout boxes with white text. The map interface includes a 'Carroll' logo in the top left, navigation icons in the top right, and a legend in the bottom right corner. The legend identifies three types of comments: 'Make a Comment' (red circle), 'Ideas for Improvement' (orange circle), and 'Something I Like' (blue circle). The comments are as follows:

- Top Left:** How about a warning light on the way out of town heading west like there is when coming in from the west?
- Top Center:** There should just be an entrance here to get to these businesses, with the new depaco bank building and the apothacarys very tight parking spaces the current entrance to the west is awkward. Should just close that west one off and make a nice wide 3 lane one in, one out left turn, one out right turn lanes here. Narrow the median between hwy 30 and apothacarys north door to widen that drive through parking area. Close off the old entrance dupacos building created a large blindspot here.
- Top Right:** South side 11th street by Aquatic Center needs a sidewalk. Seems they just stopped needs to be continued all around the Aquatic Center for kids to get to the pool without walking on the street.
- Middle Left:** A sidewalk\trail along all of Hwy 30 would add to the safety of pedestrians. Much of the corridor outside of down town does not have a safe place for people to walk or ride a bike.
- Middle Center:** The parking and driving through the area by Scooters is a bit confusing with the parking spots all the way up to the business. It would be nice to see an actual driving area separate from parking spaces from between Scooters and Bomgaars.
- Middle Right:** The need for wide sidewalks, even if only on one side of the road for now, is a must over. The residential area continues to expand on the NE side of town and there aren't enough safe options for people to walk or ride bikes to the SE side of town. I often see people walking to and from work along the highway, but in the grass or snow. This is an unsafe practice.
- Bottom Left:** Less stoplights! Traffic is so bound up in the "downtown" because there's literally a stoplight every block
- Bottom Center:** The bulk of our community works M-F during the daytime. Available shopping hours at local businesses in Carroll are limited; meaning they close at 5/6pm. And weekend hours are worse if not at all open on Sundays. I applaud those who close their stores on Monday's & Tuesdays so they can bring in customers on the weekends. I'll pay more for local if I can just get into the business without taking vacation time from work.
- Bottom Right:** It would be helpful to have signs pointing to Carroll schools, Kuemper schools, rec center, aquatic

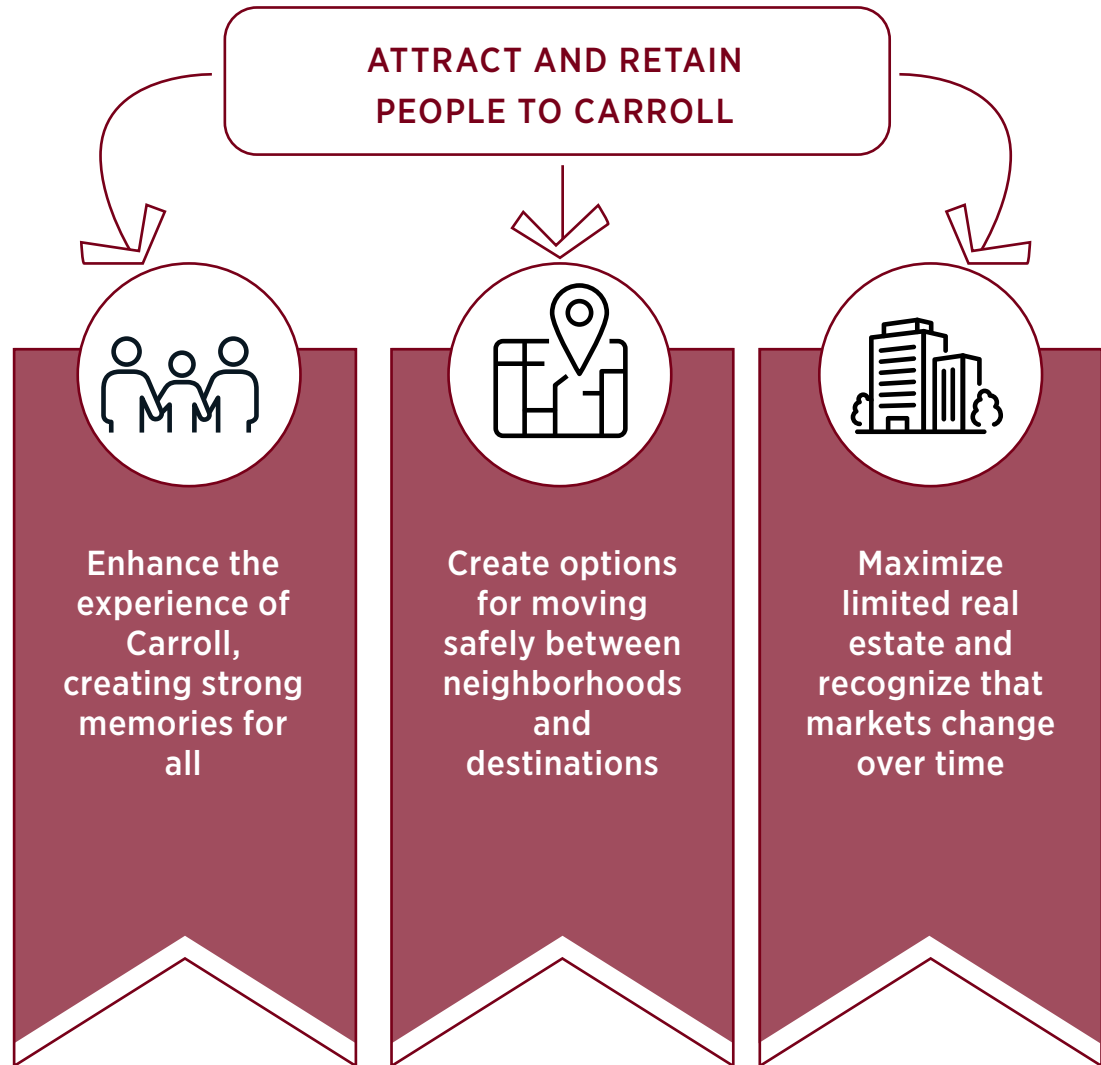
GUIDING THEMES

The paramount theme of the Plan is to attract and retain residents and businesses to Carroll.

The Corridor Commerce Plan Update, like the 2003 plan, advances the city's commitment to enhance economic vitality and image of Carroll.

The paramount theme of the Plan is to attract and retain residents and businesses to Carroll. The planning concepts and initiatives for the corridor focus on the study area, but the vision applies to the entire community. The Highway 30 Corridor is a major part of Carroll that ties together many other community goals.

The following themes articulate the priorities and general directions identified through interviews, small group discussions, public events, and informal meetings. The themes are the basis for an action agenda to guide future land uses and transportation strategies along the Corridor of Commerce.





Enhance the experience of Carroll, creating strong memories for all

All goals for the Corridor of Commerce contribute to creating a welcome, vibrant atmosphere. People of all ages, abilities, and culture should feel welcome to enjoy existing and future amenities along the corridor. Positive interactions create memories and will attract and retain people to Carroll to live, shop, and play.

Program Goals:

- Create positive experience for walkers and bicyclers as residents and employees in the community.
- Improve the visual and driving experience for motorists as residents, employees, and visitors to Carroll.
- Maintain the efficiency of traffic for those traveling through on Highway 30, but also leave a positive image as they leave.



Create options for moving safely between neighborhoods and destinations

Connectivity is a multi-faceted term including multi-modal transportation access across the district and to businesses, and connections between different land use types. Highway roadway design and traffic speeds create barriers for active transportation along the corridor and north/south connectivity. While walking along Highway 30 is not the only way to reach destinations in the area, it is a necessity to reach some destinations by foot. Emphasizing connections are essential to achieve all goals for the corridor.

Program Goals:

- Make connections to major job centers/ locations for those that must use active transportation.
- Maintain direct vehicular routes to shopping centers and improve walkability to and within these centers.
- Connect parks from the corridor by sidewalks or trails.



Maximize limited real estate and recognize that markets change over time

There are many long-standing businesses along and near the corridor. There are also several infill sites and areas for enhancement to reach the corridor's full potential capacity. These sites should be targets for uses that complement the downtown and balance development between Approach, Transition, and the Downtown Core framework areas. The process will be long-term, seizing opportunities as the market response to public investments and private market demand.

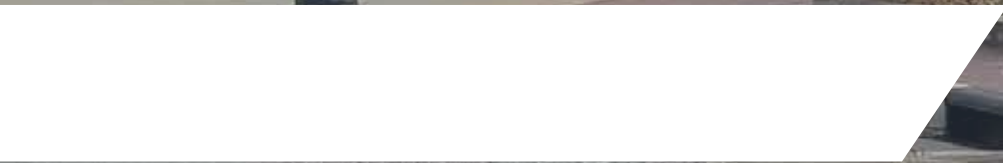
Program Goals:

- Leverage incentives and market conditions to stimulate investment on existing vacant sites.
- Adopt plans, possibilities, and a vision for sites that would benefit from enhance transportation systems, land use, and site features.
- Continue regular communication with property owners to understand market conditions and priorities.

Avia Bank

Avia Bank

RESERVED PARKING

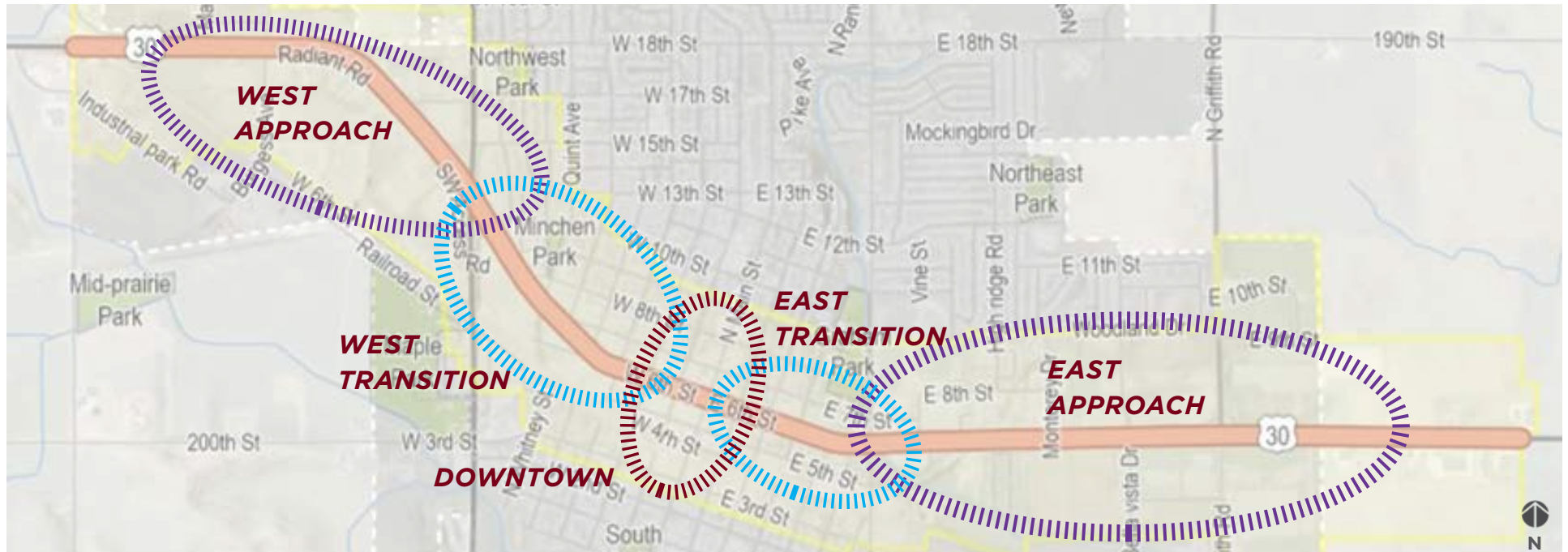




3 // CORRIDOR CONTEXT

The Plan combines the input received from the public, review of current conditions and trends, market potential, previous plans and studies, and recommendations by the consultant team to create a feasible and realistic vision for enhancement. Carroll will continue to evolve. A comprehensive vision for the corridor ensures changes over time meet the needs and desires of business owners, residents, and visitors.

OVERALL CORRIDOR FRAMEWORK



The Corridor Framework provides a series of contextual zones of the corridor based on their character of development and mobility.

The Corridor Framework includes:

- **Approach Zones.** Areas people experience when first entering Carroll. Characterized by:
 - › Anchored by Wal-Mart on the west; Pella and Farner-Bocken on the east
 - › Larger building footprints and lots
 - › Limited sidewalks and crosswalks
 - › Most parking lots connected by frontage roads

- › Some open land for development potential
- › Large commercial/office, auto-oriented uses
- **Transitions Zones.** Areas characterized by a commercial services and some residential uses. Elements include:
 - › More variety of commercial and service uses
 - › Smaller sites and lots
 - › Some sidewalks and crosswalks
 - › Many driveways and property access points
 - › Slower traffic speed than Approach Zones

- **Downtown Core.** The downtown core is the heart of the city that represents the oldest area of the community. Elements include:
 - › Civic oriented uses
 - › Sidewalk network with enhanced crosswalks
 - › Buildings generally built to street
 - › Smaller lots and high density of uses
 - › Lighting, landscaping, and branding signage
 - › Adams Street and Main Street

West Approach



West Approach

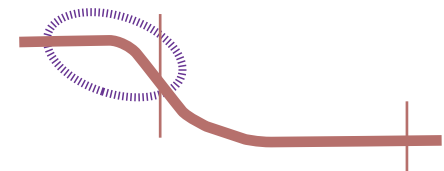
Character. Clustering of heavy commercial and auto oriented businesses. The approach provides a more industrial feel other than the emerging commercial uses around the Wal-Mart at Market Street. The division created by the Highway 71/30 intersection almost feels like approaching into a different community.

Challenges to Overcome

- Pedestrian and bicyclist connections to the area, both north and south of the corridor.
- Maintaining building and site appearance as uses age.

Opportunities to Leverage

- Existing entryway features at the Highway 71/30 intersection creates a defined point of entry to Carroll. Opportunities to further enhance to showcase Carroll.
- Ample area along the Highway in most areas for streetscape improvements or aesthetic enhancements.
- Successful commercial and industrial uses that serve the community.
- Existing frontage road system in place to manage access onto Highway 30.



West Transition



West Transition

Character. A clear distinction from the approach zone to the west with more commercial and drive-up service uses. Many access points creates a confusing and difficult to navigate transportation environment at times. Sidewalks on the south side of the Highway show some priorities for pedestrians, but vehicles still rule the area. There is noticeably less landscaped area than in the approach zone.

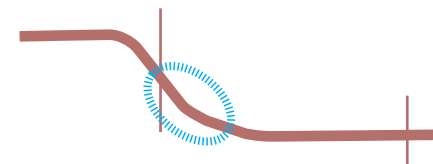
Challenges to Overcome

- Maintaining building and site appearance as uses age.
- Connections for pedestrians to the west of Highway 71.

- Many access driveways that can create confusion and unnecessary turning conflict points.
- Vacant commercial spaces that may be in more difficult locations to attract tenants.
- With the many access driveways, there is a lack of a defined edge between Highway 30 and adjacent properties.
- Underused parking spaces on some sites that present opportunities for redevelopment or design enhancements should the market dictate.

Opportunities to Leverage

- Successful commercial uses that serve the community and region.
- Stop lights in place at Quint Avenue and West Street provide safer opportunities for pedestrian cross connection. Additional intersection safety features are possible.



Downtown Core



Downtown Core

Character. A traditional downtown center with buildings built to the street and a compact urban environment. More pedestrian activity is visible, although mostly on side street off of Highway 30. The streetscaping improvements provide a feeling to motorists to want to turn off Highway 30. Several stop lights manage traffic and cross connections to the downtown businesses.

Challenges to Overcome

- Balancing efficient traffic flow within a more pedestrian oriented environment.
- Retaining the existing business mix.
- Finding a new occupant or use for the JC Penney building.

Opportunities to Leverage

- Successful commercial uses that serve the community and region.
- Stop lights in place at Court Street, Main Street, Adams Street, and Carroll Street provide safer opportunities for pedestrian cross connections. Additional intersection safety features are possible at Court and West Streets.
- Some landscaped buffer areas between Highway 30 and adjacent properties where building are not built to the street.
- Expanded trail connection to the downtown from the south along Carroll Street. Opportunities to continue these efforts to other areas.



East Transition



East Transition

Character. A neighborhood commercial district that feels more walkable west of Grant Road. However, there are gaps in the sidewalk system where driveways intersect the street. Buildings are generally in good condition and travelers are able to see some public investments in infrastructure.

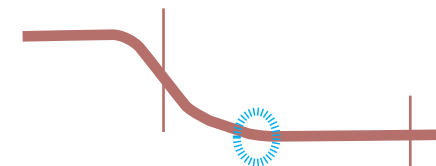
Challenges to Overcome

- Many access driveways that can create confusion and unnecessary turning conflict points.
- With the many access driveways that create conflict points for vehicles entering/existing Highway 30 and between sidewalks and driveways.

Opportunities to Leverage

- Successful commercial uses that serve the community.
- Stop lights in place at Grant Road and Clark Street provide safer opportunities for pedestrian cross connections. Additional intersection safety features are possible.
- Vacant sites at key places like Grant Road for encouragement of aesthetic improvements and new development.
- Space for entryways and wayfinding features to direct visitors to important destinations, particularly the Carroll Recreation Complex.

- Some landscaped buffer areas between Highway 30 and adjacent priorities for future streetscaping and aesthetic improvements.



East Approach



East Approach

Character. Large employment bases transitioning to smaller auto-orientated and commercial uses. Vehicles are encouraged to maintain faster speeds with no stop lights and uses buffered from the highway. There is more need to turn into driveways on the north side of the highway, which can be difficult if traveling eastbound.

Challenges to Overcome

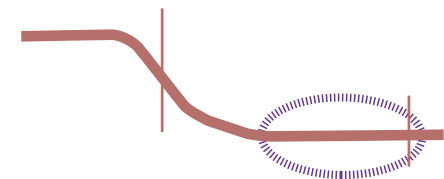
- Continuous frontage road to access uses without turning directly off of Highway 30.
- Areas with parking adjacent to Highway 30, creating many conflict points when cars exit parking stalls.

- Areas going further westbound with many access driveways that can create confusion and unnecessary turning conflict points.
- Creating a feeling of arriving to Carroll. There is no defined point to welcome travelers from the east.

Opportunities to Leverage

- Ample area along the Highway in most areas for streetscape improvements or aesthetic enhancements.
- Successful commercial uses that serve the community.
- Successful large employers that attract workers from the region.

- Space and opportunities for street extensions to neighborhoods and new trails along drainage ways.







4 // CORRIDOR CONCEPTS

Concepts for the corridor address the three themes emerging from the public engagement process, including:

- Enhance the experience of Carroll, creating strong memories for all.
- Create options for moving safely between neighborhoods and destinations.
- Maximize limited real estate and recognize that markets change over time.

This chapter organizes concepts into three sections, including:

1. Mobility Possibilities
2. Image Enhancement Possibilities
3. Development Possibilities

1. MOBILITY POSSIBILITIES

Highway 30 is the city's principal east/west route. The Plan does not provide any recommendations for changing traffic movements or lane configuration, but rather provides recommendations for the areas adjacent to the roadway in the public realm. Mobility possibilities addresses the following elements:

- **Access Management.**

Access management relates the points of access along the road from private property and intersecting roads. Managing access improves safety of motorists and pedestrians, while providing clarity to customers entering and exiting property.

Generally, future improvements are phased in over time and occur when the city or state initiates a large capital improvement project, such as a street reconstruction/resurfacing or streetscaping project. Improvement may also occur when redevelopment occurs. Some improvements may be mandated by federal design standards. Recommendations in this Plan attempt to anticipate for the future design standards, and assist the city and property owners to provide the best customer experience.

- **Active Transportation.**

The Plan examines improvements for the corridor and its connections to other destinations that support better options for moving people living/working/visiting in Carroll.

Having a complete active transportation network is becoming an expected amenity for attracting talent to the community. Also, having a complete network ensures greater equity in the community as some people may not be able to afford the cost of having a vehicle or experience an impairment that prevents them from driving.

Generally, improvements are phased in over time. The backbone of the system is the Sauk Rail Trail that connects Carroll to Lake View. While Swan Lake State Park is the trail's primary destination in Carroll, adding connections to the rest of the community is an opportunity in the future.



ACCESS MANAGEMENT

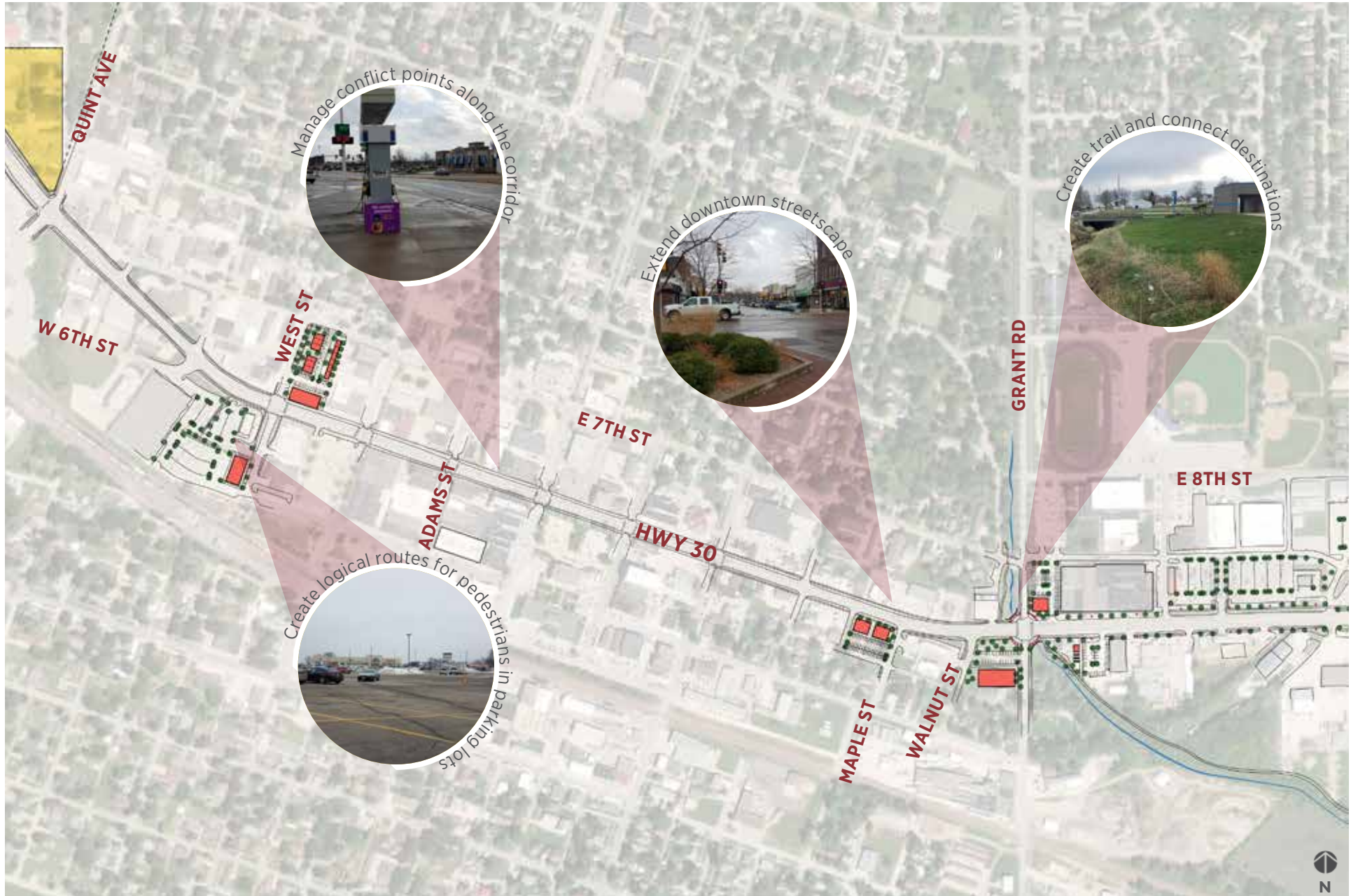
Conflict points create risk for the health and safety of motorists and pedestrians. The Plan identifies possible strategies for managing conflict points throughout the district.

- **On-street parking.** Angle or perpendicular parking adjacent to the street creates conflict points. Parallel parking is acceptable in the transition areas.
- **Offset entrances.** Offset entrances on opposite sides of the street creates turning conflicts for vehicles. Aligning entrances will assist customers to more easily cross the highway to access businesses rather than a quick right then left. Also, vehicles on the highway and turning left are not in conflict with a vehicle turning left moving in the opposite direction.
- **Obstructions in sight-lines.** People turning onto the highway with visibility that's obstructed creates hazardous conditions. Obstructions include buildings, shrubs, and other parked vehicles.
- **Continuous curb cuts.** Properties with continuous curb cuts create large conflict zones of vehicles potentially entering and existing. These curb cuts can also be confusing for motorists not familiar with the corridor.
- **Further investigate stoplight efficiency.** The City should explore traffic signal technology to potentially make lights more efficient as their life expectancy is coming due in the planning horizon.

West



Central



East



MAP: Active Transportation Map

ACTIVE TRANSPORTATION

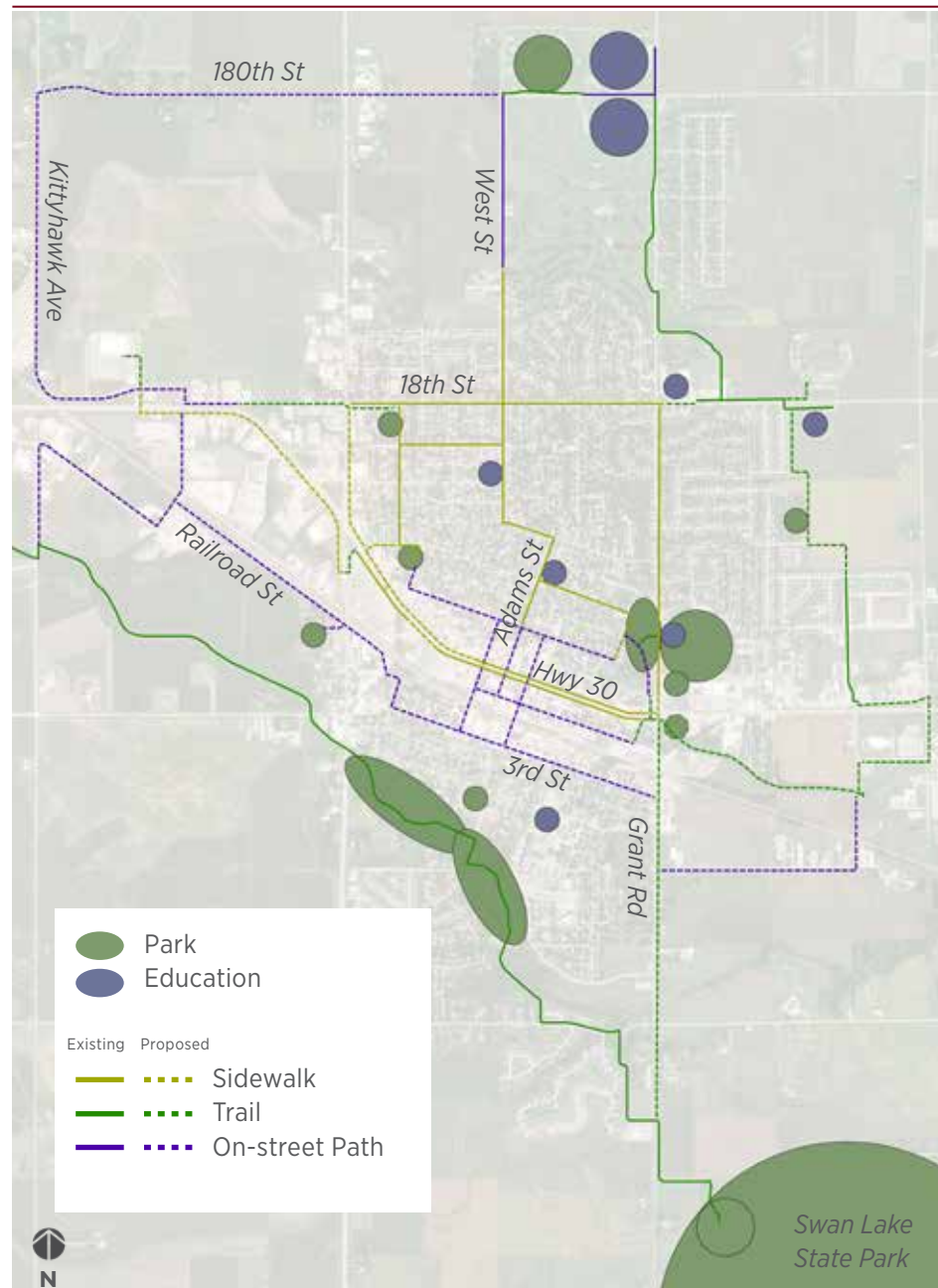
The corridor does not live within isolation, so the Plan presents concepts that considers the overall active transportation network for the entire community and its relationship to the Highway 30 corridor.

Priorities for implementation are subject to the level of service that the path will provide. For example, the City's highest priority is connecting users to schools and parks. Another priority is connecting people to grocery stores, pharmacies, and major employers. Implementing a complete active transportation system may take decades.

Ultimately, the Plan shows Highway 30 as the fulcrum for making a complete network in Carroll.

The Active Transportation Map shows the complete system. Important elements include:

- **Create a Closed Circuit of Paths.** The system is planned as a series of closed loops. Each loop can act as a unified project that can be built incrementally over time.
- **Sidewalk Gaps and Repairs.** Sidewalks should be free of obstructions, have gaps filled in, and repaired timely as needed.
- **Improve Crosswalks.** Crosswalks should be well-marked and ADA compliant. Countdown timers should be placed at all signalized intersections.





Pathway connecting neighborhoods to Walmart



Pathway connecting to major employers



Pathway connecting Graham Park and Recreation Center to Swan Lake State Park



Pathway to future trail that follows creek to major employers

2. IMAGE ENHANCEMENT POSSIBILITIES

Enhancing the image of the Highway 30 corridor intends to create a strong, positive memory for visitors and residents alike. Also, having a corridor that appears pristine supports existing businesses while attracting new investment to the area.

Purpose of Enhancements

- **Attract customers.** Carroll's strength as a retail center should continue by creating new opportunities to capture customers through destinations in recreation, activities, and new unique businesses.
- **Maintain property values and marketability.** The investments in streetscape enhancements will maintain property values, increase sales tax revenues, and create an image that adds business to the city.
- **Stimulate private investment.** Initial investments in the public realm can create conditions for economic growth that are unlikely to happen spontaneously.

Elements of Enhancements

The concepts for streetscape enhancements is the culmination of public input and best design practices.

The vision for streetscape artfully ties together recent improvements in downtown and creates tiers of enhancements stretching from the corridor's zones, including the downtown core, transition, and approach.

The subtle cues in the streetscape, such as patterns and materials, integrates art found in downtown and stretches them throughout the community to create a more unified image.

- **Street furniture.** Street furniture gives a functional element to the sidewalk. This includes benches and trash receptacles, railings, planting urns, and kiosks.
- **Materials.** Having a consistent library of materials brings consistency along the corridor. New projects should consider the context of the corridor. This includes retaining walls, screening walls, pavers, concrete, and monuments.

- **Crosswalks.** Crosswalks should be well-marked. Countdown timers placed at each signalized intersection helps pedestrians understand the amount time that they have to safely walk across the street.
- **Plantings.** Plantings (trees, shrubs, grasses) provides color and shade to the district. Tree planting beds provide uniformity and even placement provides continuity in the landscape design. Street trees provide visual interest to the street. Other low cost enhancements such as flower baskets and low-lying planters break up storefronts and concrete sidewalks to provide color and interest.
- **Lighting.** The character and type of illumination of light fixtures along the corridor should complement the elements of the corridor. The tophat fixture mounted to black poles in downtown can change in the transition areas to cutoff fixtures mounted to black poles.
- **Public art.** Art can vary throughout the corridor. This Plan presents a vertical feature that shares antecedents to design features in downtown.



APPROACH

- Cobra Streetlights
- Plantings
- Urns
- Field Stone
- Gateway Elements
- Concrete Sidewalks



TRANSITION

- Cobra Streetlights
- Plantings
- Benches and Receptacles
- Concrete Sidewalks

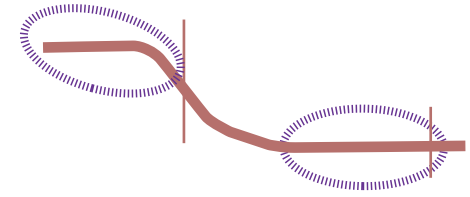


DOWNTOWN

- Tophat Streetlights
- Plantings
- Benches and Receptacles
- Banners
- Concrete Sidewalks
- Pavers
- Monuments



APPROACH ZONES



Imaging Enhancements

Focus for the Approach Zones is on arrival features and creating a pleasant first impression of Carroll. The impressions are not to be grandiose or overly artful, but rather subtle with greenery and structural elements that lead into the downtown area.

Imaging Strategies

- **Easy to Implement.** Use enhancements that are relatively easy to implement and maintain. Work with the existing curb to building area for treatments and restructuring for active transportation where identified previously.
- **Components.** The suggested enhancements are 75% natural (vegetation) and 25% built (lighting/columns).
- **Built Enhancements.** The concept focuses on pulling decorative fencing/paneling design from Downtown throughout the corridor. Much effort and investment went into the past streetscape project and should be complemented if adding built enhancements.
- **Possible Built Layout.** Lighted LED designed columns along Highway 30 every 200 feet with landscaping enhancements in the gaps. Cobra-head style lighting option could replace designed columns in some areas, leaving the more decorative built component to the first entryway areas.
- **Possible Landscaped Layout.** Trees and shrubs align with built lighting features to create a corridor feeling, but also buffer Highway 30 from pathways and parking areas.

NATURAL CHARACTER POSSIBILITIES



BUILT CHARACTER POSSIBILITIES



APPROACH

- Cobra Streetlights
- Plantings
- Urns
- Field Stone
- Gateway Elements
- Concrete Sidewalks

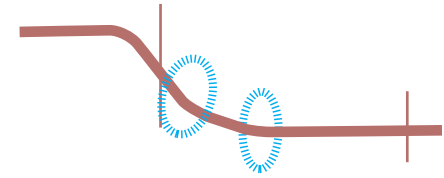




LIGHTING AND ART

Refreshed lighting, public art, and landscaping intends to welcome visitors to the area, giving them a memory of a community with character and vitality. This particular stretch of Highway 30 does not contain utility poles, and therefore, none are shown in the rendering above. This Plan does not suggest or recommend removal or burying existing utility poles. However, streetlights are recommended to remain or be added where absent today.

TRANSITION ZONES



Imaging Enhancements

Focus for the Transition Zones is to balance increasing traffic and built out sites with structures and concrete, with a positive experience of people traveling the corridor. Many aspects involve softening intersections, driveways, and parking areas through buffers and greenery.

Imaging Strategies

- **Easy to Maintain.** Use enhancements that are relatively easy to implement and maintain, such as fixtures and element used in other parts of the city.
- **Components.** The suggested enhancements are 50% natural (vegetation) and 50% built (lighting/columns).
- **Built Enhancements.** The lighted columns in the Approach Zones are discontinued at the west and east nodes, Highway 71 and Grant Road. Instead, the built enhancement focus more on extended the downtown elements where feasible and adding more pedestrian level elements. These elements include filling sidewalk gaps, consolidating driveways, and crosswalk enhancements.
- **Possible Landscaped Layout.** Where possible, low maintenance landscaping can provide a buffer from the street and parking areas. These enhancements are most feasible on potential development sites and where driveways are consolidated. In addition to grass, features may include an alternate spacing between canopy trees and ornamental trees/shrubs/grasses.

NATURAL CHARACTER POSSIBILITIES



BUILT CHARACTER POSSIBILITIES



TRANSITION

- Cobra Streetlights
- Plantings
- Benches and Receptacles
- Concrete Sidewalks

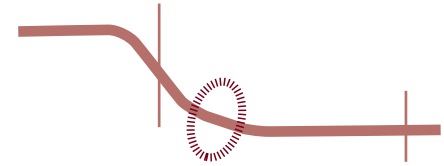




TREES AND PLANTINGS

Adding trees and plantings will enhance the image of the community and add color to a corridor that appears "gray" from the large amount of concrete surfaces. Improvements need to be well-maintained to sustain the improved condition.

DOWNTOWN ZONES



Imaging Enhancements

Focus for the Downtown Zone is on maintenance of enhancements that have already been made such as the streetscape fixtures, plantings, and signage.

Imaging Strategies

- **Signage Refresh.** The downtown signage for wayfinding and business identification could be refreshed with a new design. The current signage is fading and mismatching colors from newer signage added when a business changes.
- **Components.** Maintain the existing mix of built and natural features as today (2020). A storage of the existing fixtures are already built up for replacement and maintenance as needed over time.
- **Built Enhancements.** Focus on outward connections to downtown, focusing especially for pedestrians. These are detailed more in the mobility section of this Plan.

NATURAL CHARACTER THEME



BUILT CHARACTER THEME



DOWNTOWN

- Tophat Streetlights
- Plantings
- Benches and Receptacles
- Banners
- Concrete Sidewalks
- Pavers and Monuments





3. DEVELOPMENT POSSIBILITIES

Concepts presented in this section are just that, ideas for redirection of areas that are naturally influenced by market forces.

Markets for development change over time, and so do trends for construction. Existing business operations also change, sometimes creating a demand for more space, resulting in expanding their building or relocating to a different site altogether.

Cities don't remain static and the spirit of the concepts in this chapter is to present possibilities for individual owners. Each site is described as follows:

- **Description.** The description describes the site, its context, and the factors that places it as a site that is subject to change.
- **Program.** The program identifies general guidance for land that is subject to change, if it were to change at all.
- **Concept.** The concept illustrates a possible scenario for addressing the program for the site.

Over time, several projects have been built that are somewhat autonomous from its surroundings, while some areas are well connected to each other, the highway, and neighborhoods. Also, some projects that once matched the needs of the highway corridor have become obsolete as the highway has grown from two lanes to multiple lanes.

SITES SUBJECT TO CHANGE

The plan presents possibilities for developing (and redeveloping) the limited land available along the city's principal transportation corridor, Highway 30.

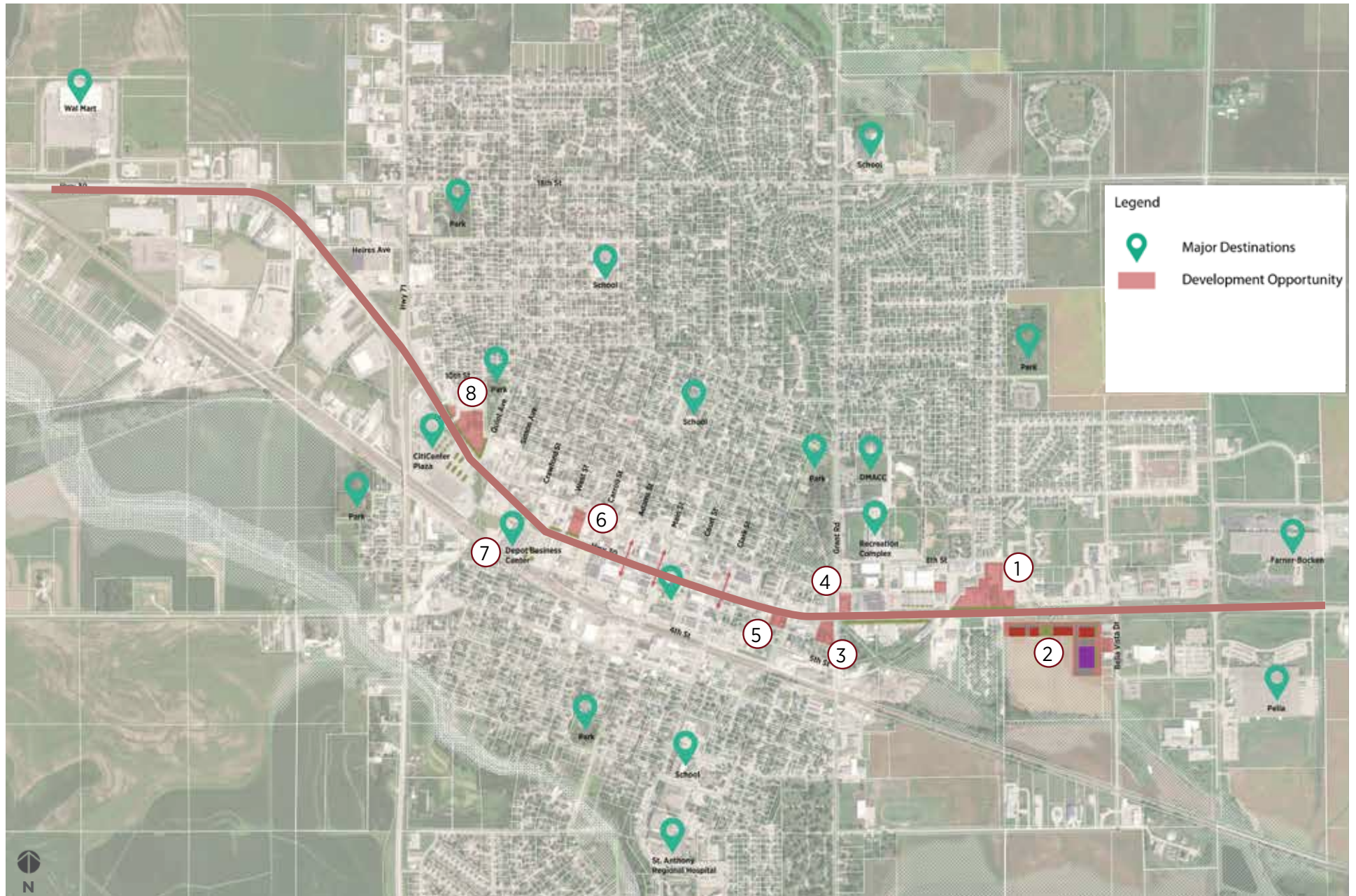
Candidate sites for redevelopment, new development, and enhancements possess similar challenges and opportunities. Each candidate site was determined using the following criteria.

- Input and feedback from the community, indicating their desire for resolving challenges at specific properties.
- Availability of funding sources that can be leveraged between local, state, and federal resources, including grants, economic development incentives, and general funds.
- Field reconnaissance and site observations, both current and historical, for each site.
- Probability of the site's redevelopment potential for influencing the perception of corridor's image.
- Probability of the site's redevelopment to positively influence the quality and safety of surrounding areas.

The recommendations proposed in the development concept are sensitive to the surrounding neighborhoods, transportation patterns, and customer experiences. The development strategies must integrate the surrounding neighborhoods, recent investments, market demands, and the mobility improvements and connections. Development sites fall into six neighborhood nodes, including:

1. High Ridge Plaza District
2. Southside Fields
3. Grant Corners: South
4. Grant Corners: NE Site
5. Maple Street and Highway 30
6. West Street and Highway 30
7. Depot Business Center
8. The Triangle

MAP: Development Possibilities Nodes



HIGH RIDGE PLAZA DISTRICT

Description:

The properties north of Highway 30 between Monterey Drive and Grant Road were developed throughout the decades. Some buildings were built near the highway, while others were setback from the street with parking in front. Generally, each property functions independently when they could become a unified district with stronger connections and offer conventional land uses to serve customers visiting the city.

The program for this segment of the corridor recognizes that markets shift and that real estate along the highway is limited, making the area subject to change in the future.

As previously stated, the concepts provide options for current and future property owners for the use of their property. The concepts do not prescribe or mandate changes.

Program:

The program includes mobility and development strategies includes:

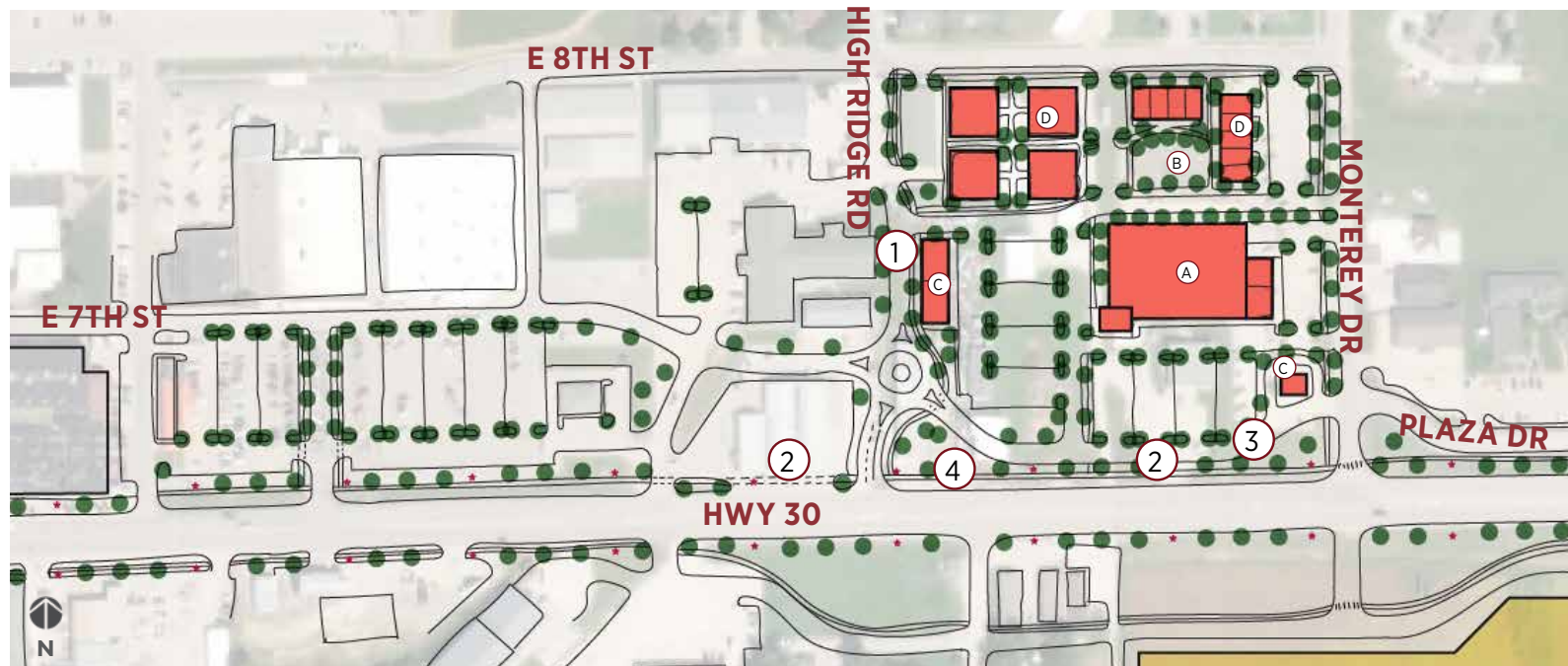
Mobility Strategies:

- 1. Extend High Ridge Road through to Highway 30**, providing greater accessibility to the neighborhoods to the north and future development.
- 2. Consolidate access points along Highway 30** to reduce the number of conflict points for accidents. This includes removing the continuous curb cuts for parking.
- 3. Extend Plaza Drive from Monterey Drive** to Grant Road, aligning with E 7th Street. Benefits of the concepts include improving internal circulation and convenience between retail businesses, and creating a connected district with more marketable tenant space.
- 4. Dedicate a parallel pedestrian pathway along Plaza Drive** that connects people from the Recreation Center (and Graham Park) to existing retail, new housing, new commercial spaces, and Fareway Grocery. Continuing the path along Plaza Drive to Griffith Street will ultimately connect the Recreation Center and Graham Park to the city's trail system.

Development Strategies:

- A. Future Fareway Grocery.** The concept recognizes that Fareway Grocery may build a new facility on its current property, while remaining in operation during construction. The concept illustrates an orientation to the highway with parking wrapping around its main corner entrance.
- B. Existing Fareway Grocery Building.** The existing Fareway Grocery building can be repurposed or be redeveloped. The concept here imagines the site supporting multi-family housing.
- C. Future Commercial Development.** The concept shows several areas oriented toward Highway 30 that can support several types of commercial, including hotel, office, and conventional commercial strips.
- D. Multi-family Housing.** The industrial uses along E 8th Street could be redeveloped for multi-family housing, thereby creating a transition to the neighborhood to the north.

MAP: High Ridge Plaza District



1. Extend High Ridge Road through to Highway 30
2. Consolidate access points along Highway 30
3. Extend Plaza Drive from Monterey Drive
4. Dedicate a parallel pedestrian pathway along Plaza Drive

- A. Future Fareway Grocery
- B. Existing Fareway Grocery Building
- C. Future Commercial Development
- D. Multi-family Housing



SOUTHSIDE FIELDS

Description:

Participants in the planning process indicated that the farmland west of Bella Vista Drive is subject to future development since it represents a gap between built projects. While true, the site is mostly within the 100-year floodplain, which is shown at the right.

Developing within the floodplain is generally discouraged, yet portions of the site could be raised out of the floodplain to support some development. The northeast area is already out of the floodplain and could support development if access roads were built.

Program:

The program includes strategies for mobility and development.

Mobility Strategies:

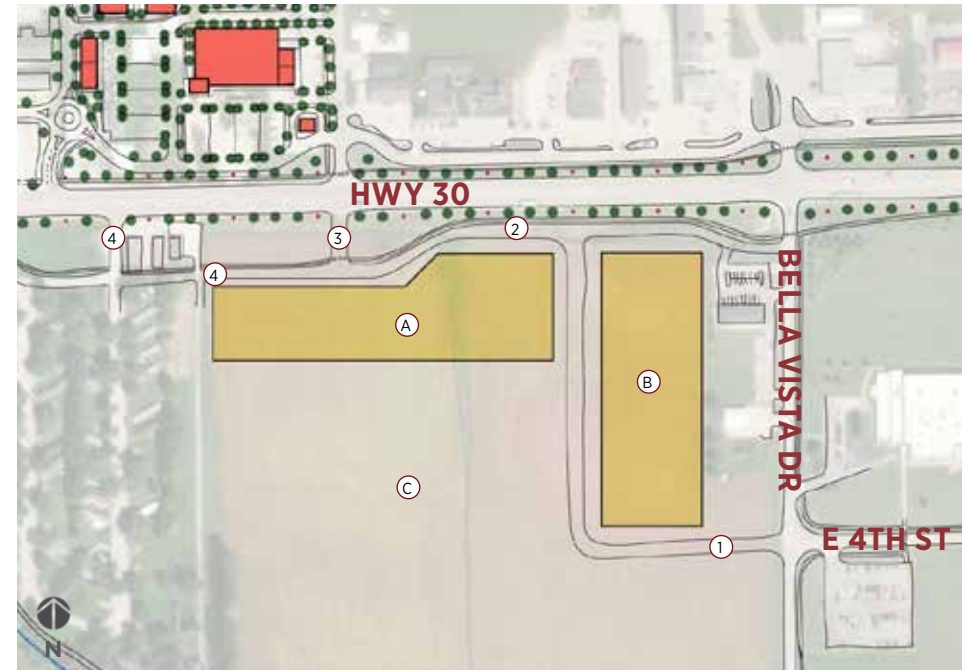
- 1. Extend E 4th Street.** Extending E 4th Street across Bella Vista Drive creates an access point for businesses. The road could wrap the development site to intersect a future frontage road.
- 2. Build Frontage Road.** Building a frontage road that runs parallel to the highway, similar to Plaza Drive on the north side of the highway, can become the primary access to new and existing businesses. Key access points from Highway 30 should align with driveways on the north side to improve turning movement conflicts.
- 3. Extend Monterey Drive.** Extending Monterey Drive south of Highway 30 to the frontage road aligns access points and minimizes conflicting turning movements on Highway 30.
- 4. Manage access near mobile home park.** The current continuous curb cut near the mobile home park creates unmanaged conflict points that influence the safety and overall image of the site and sense of arrival to Carroll.

- › **Near-term strategies.** The continuous curb cut near the mobile home park should be reduced to limit conflict points. Landscaping the area will improve the area's overall image and perhaps its marketability.
- › **Long-term strategies.** The proposed Frontage Road could extend through the mobile home park to provide access to adjacent properties, and ultimately become its primary access.

Development Possibilities:

- A. Frontage Road Development.** Lots could be raised out of the floodplain to create shallow development sites that have visibility to Highway 30.
- B. Employer Site.** A larger development site west and behind Subway could support a large employer.
- C. Major Development Alternative.** The Plan recommends that the site remain in agriculture use as the area is mostly in the floodplain. However, the Plan also recognizes that the site has been subject to development in the past and could be considered for development in the future.

MAP: South Fields Concept



- | | |
|----------------------------------|----------------------------------|
| 1. Extend 4th Street | A. Frontage Road Development |
| 2. Build Frontage Road | B. Employer Site |
| 3. Extend Monterey Drive | C. Major Development Alternative |
| 4. Manage access near trail park | |

GRANT CORNERS: NE SITE

Description:

The businesses located at the northeast corner of Grant Road and Highway 30 are important to the City of Carroll. Buildings supporting those businesses were originally constructed in the mid-Twentieth Century with numerous additions over the decades that have nearly covered the entire block. Meanwhile, more lanes were added to the highway, which constrained the site and other development projects surrounded the building. These conditions influence the site's convenience and serviceability for its customers and employees.

The Plan assumes that the following challenges may emerge in the future, resulting in this site being subject to change in the future.

- **Federal mandate to remove parking along Highway 30.** On-site parking for employees and customers is limited and the available parking along Highway 30 does not meet federal design standards because of the conflict points. The City anticipates receiving direction to prohibit parking along the street, which would further influence accessibility for employees and customers.
- **Challenging expansion/recruitment for businesses on the site.** The businesses operating in the buildings have limited capacity for future growth as the site is completely built out. If vacated, recruiting a new business to fill the space will be challenging with the limited parking.

Program Scenarios:

Mobility Strategies:

1. **Establish Pedestrian Zone.** Establishing a pedestrian zone along the building frontage will provide better customer convenience. Connections should wrap the block and link to surrounding destinations.
2. **Plan for Lost Parking.** Again, future maintenance of Highway 30 may necessitate the removal of parking along the building frontage. Future projects should anticipate this loss.

Development Strategies:

Several scenarios are possible for the future of this area, including:

- A. **Do Nothing.** The "do nothing" approach assumes that businesses will have to adapt to changing circumstances on their own. In such event, the City can assume design/construction for improvements to the parkway if the parking area is mandated to be removed. Improvements should reinforce the corridor's overall image and be consistent with other streetscape enhancements.
- B. **Redevelop Corner for Parking.** The three properties on the west side of the block could be redeveloped for on-street parking. While parking is not an ideal use for a high-profile

intersection, it can be attractively designed to improve the image of the intersection while providing parking to nearby businesses.

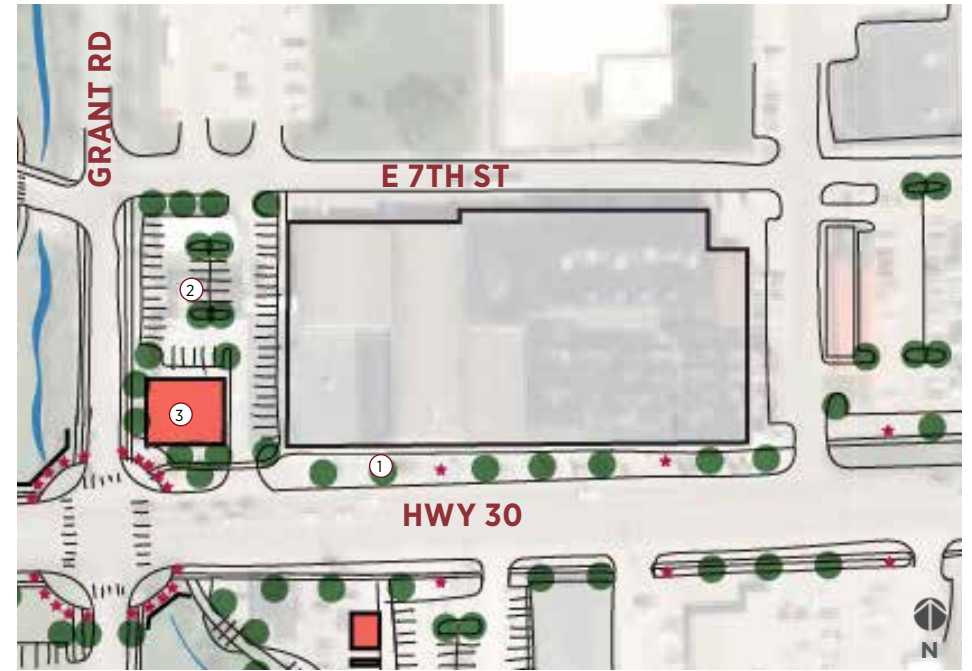
Providing parking is an economic development tool that helps retain businesses to the area.

- C. **Redevelop Corner for Commercial.** The existing auto-service business at the corner will be substantially influenced by removing the parking from Highway 30. Naturally, other locations may need to be considered to improve customer convenience and storage space for vehicles waiting to be serviced.

If redeveloped, the development wants to orient to the intersection to maximize its presence and frame the intersection. For the City to achieve a desirable built project, the City and its partners may need to participate in assembling properties and preparing the site for redevelopment.

- D. **Redevelopment Entire Block - Alternative.** The burden of businesses being successful and relocating to other areas of the city often leaves behind vacant spaces. Replacing tenants can be challenging, but it also presents an opportunity to re-imagine the entire block. In this event, the Corridor Plan should be updated to explore scenarios for redevelopment.

MAP: Grant Corners: NE Site



1. Establish pedestrian zone
2. Plan for lost parking
3. Redevelop corner for commercial

GRANT CORNERS: SOUTH

Description:

The land on the southwest corner of Highway 30 and Grant Road has sat vacant since the gas station was demolished in 2014. A segment of 6th Street still remains on the site.

The land from 5th Street to the mid-block is zoned B-2 and is vacant with the exception of a storage garage. The land from the mid-block to 6th Street is zoned I-2 and hosts five single-family units, which are technically non-conforming uses.

East of Grant Road is a series of vacant lots as a result of demolitions. These lots abut a creek corridor that runs beneath Highway 30.

Logically, land that is vacant along the highway is subject to change and included in this study. The single-family uses along 5th Street are likely to remain, yet could be redeveloped as part of a larger development project.

Program:

Mobility Strategies:

- 1. Improve pedestrian safety.** Installing sidewalks, countdown timers at intersections, and enhanced crosswalk stripping will increase visibility and awareness of pedestrian activity.
- 2. Design trail paths and hub.** The intersection at Grant Road and Highway 30 can become a hub for walkers/bikers to connect to other parts of the city and its special destinations. The hub is an intersection of trails for users to choose their path.
 - › **Connection to Sauk Rail Trail.** Providing a wide path along Grant Road to the Sauk Rail Trail will connect users to Swan Lake and Lake View.
 - › **Connection to Graham Park, Recreation Center, and Neighborhoods.** Improving the crosswalks and defining a path for users to reach Graham Park continues to celebrate the city's relationship with the Sauk Rail Trail. Additional pathways (on-street and off-street) can be placed through the neighborhoods and marked with signage.
 - › **Connection to East Side Employers.** Placing a trail along the north side of the creek to Bella Vista Drive connects people to the east side employers. Trail users can meander from Bella Vista Drive to the controlled intersection to reconnect with the north side trails.

Development Strategies:

- A. Preserve corners for signature green spaces.**

The open lots surrounding the intersection could be improved with public art and plantings. Features could be applied to the NE corner, as well, if redeveloped. East of the creek, the vacant site could be restored to native grasses or turf.
- B. Manicure the riparian zone.** Removing the volunteer trees and shrubs will improve the creek's appearance and improve visibility to the redevelopment project. Planting a minimum 10' buffer of native grasses near the creek's edge will help manage stormwater and water quality.
- C. Redevelop SW corner lot for commercial use.**

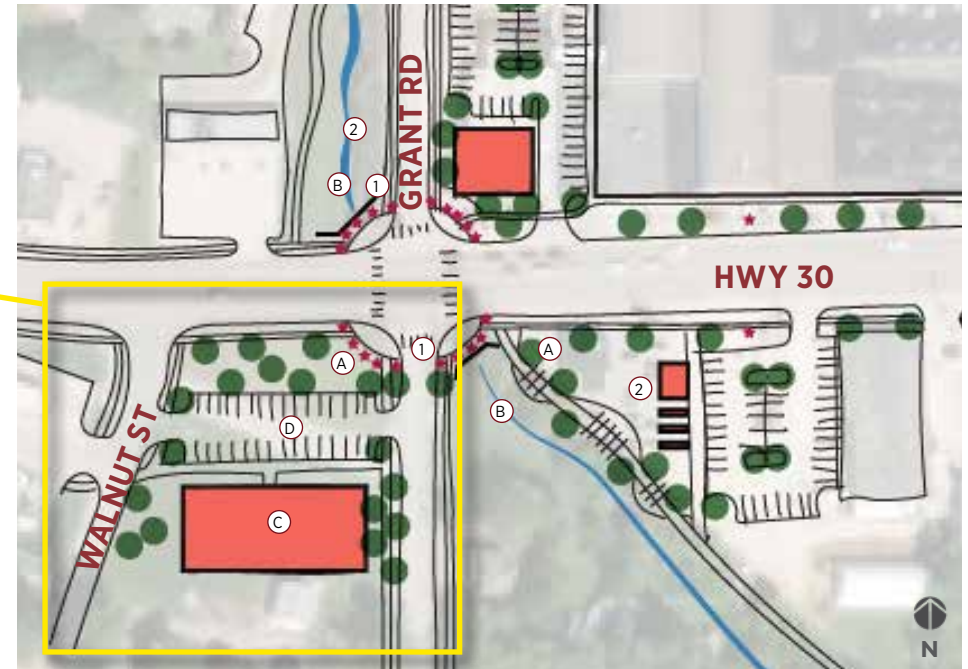
Community participants expressed interest in ensuring that future construction sets a precedent for the quality of projects expected in Carroll.

The vicinity hosts a cluster of auto-service uses, including Casey's Gas Station, O'Reilly Auto Parts, Power Wash USA, Performance Tire, and Todd's Exhaust Pros. The lot could be a location for auto-service, or even a candidate site for relocating Todd's Exhaust Pros if the northeast corner were to redevelop for parking.
- D. Prohibit construction above the city's buried utilities.** Relocating the utilities beneath the road is cost prohibitive and future site plans for redevelopment should prohibit buildings placed on the street's alignment.

GRANT CORNERS: SOUTH



MAP: Grant Corners: South Sites



1. Improve pedestrian safety
2. Design trail paths and hub

- A. Preserve corners for signature green space
- B. Manicure riparian zone
- C. Redevelop SW corner lot
- D. Prohibit construction above the City's buried utilities



Highway 30 and Grant Road marks a point in the community where traffic slows down and the city's charm becomes more evident. The concept shows improved crosswalks, art installations, and plantings.

MAPLE STREET + HWY 30

Description:

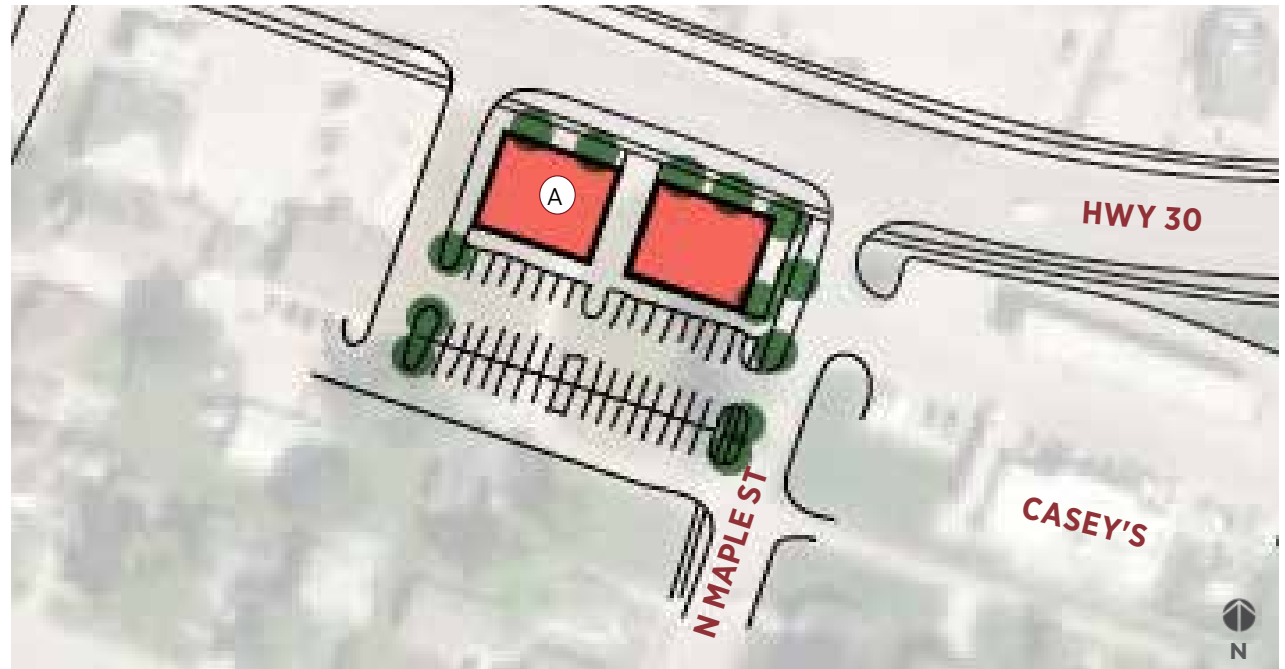
The land on the southwest corner of US 30 and Maple Street was cleared in 2013 and has since remained vacant. The available site is subject to future development.

Program:

A. New Commercial Development. The development project is currently envisioned as multi-story building with commercial on the ground level and offices above.

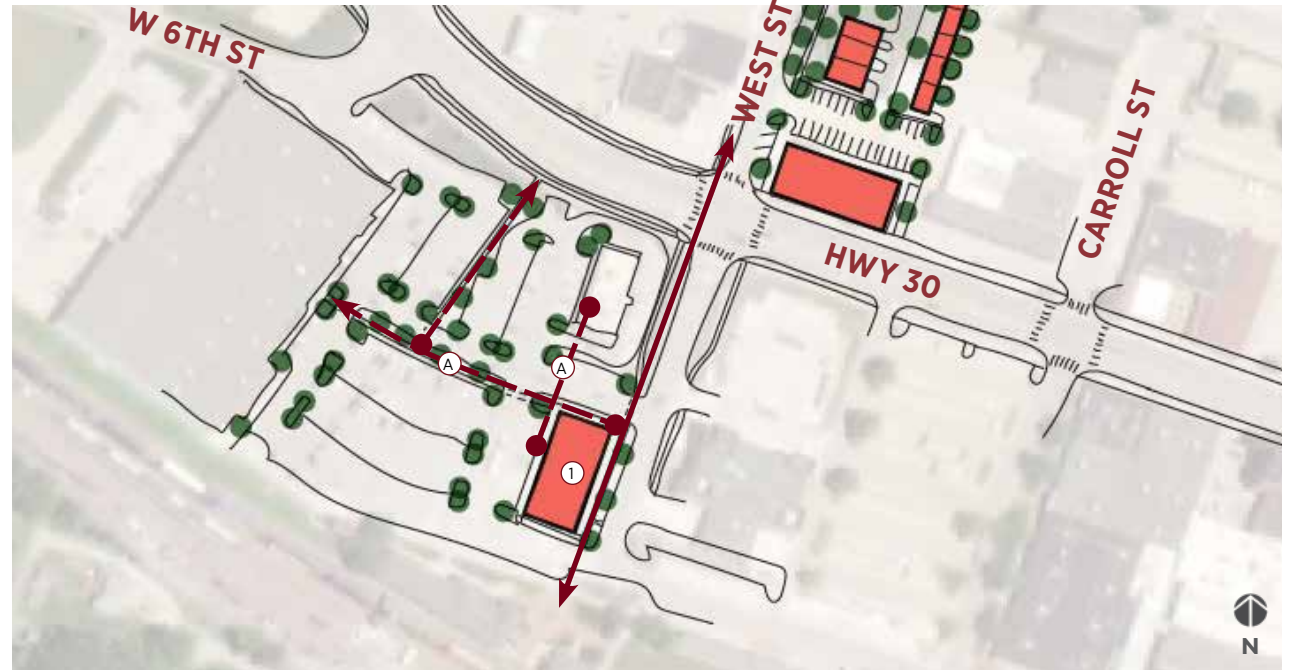
- › Parking can be tucked behind the buildings to increase the building's profile along the highway.
- › If parking were to remain near the street, then the City should investigate combining the parking lot with the adjacent property owner. Combining the parking areas will increase the overall yield/efficiency of parking for all properties, help manage vehicular conflict points with the highway, create convenience for customers, and strengthen connections between businesses.

MAP: Maple Street + Hwy 30



DEPOT BUSINESS CENTER

MAP: Depot Business Center



Description:

The Depot Business Center is well-positioned to develop an outlet that is currently reserved for parking. Other opportunities include improving the clarity of moving through the lot for vehicles and pedestrians, connecting to the historic depot site, and introducing additional landscaping.

Program:

Development Strategies

- 1. New Commercial Development.** The parking lot south of Culver's can be redeveloped. Entrances between Culver's and the new development should align to limit circuitous paths and customer convenience.

Mobility Strategies

- A. Establish pedestrian paths between businesses.** Omaha's One Pacific Place redesigned their parking lot to create more of a district. Likewise the Depot Business Center can introduce direct paths to encourage customers to visit multiple destinations.
- B. Introduce landscaping to improve image of parking lot.** Adding trees/turf/shrubs will improve the overall image of the area and help manage stormwater runoff.



One Pacific Place Before



One Pacific Place After



WEST STREET BLOCK

MAP: West Street Block

Description:

The half-block of West Street, between Highway 30 and 7th Street, are sites that are subject to change.

The block has small building footprints surrounded by a surplus of parking. The balance of the half-block is rental single-family residential owned by a single property owner.

Program:

- A. Commercial Redevelopment.** The concept combines the property of the Edward Jones building and the surplus parking owned by Drees Company to create a single development project. The project maximizes visibility along the highway and provides parking behind.
- B. Multi-family housing.** The concept shows multi-family housing, which could be a multi-story building or a mix of townhouses and cottages. The lot size allows the site to be programmed for various orientations and could include shared parking (daytime business parking and evening residential parking) instead of cottages.
- C. Reuse or Redevelopment of vacant Iowa Workforce Development Building.** A number of uses could occupy this space or redevelop to a larger project.
- D. Access Management.** Managing conflict points by limiting access on Highway 30 improves the overall safety for travelers coming and going.



TRIANGLE POSSIBILITIES

Description:

The Triangle concept intends to provoke discussion for the long-term vision for the area between Minchen Park and Highway 30.

The land is well-positioned in the city, located near the crossroads of two highways and existing neighborhoods. Currently, the area has some circuitous roads and parking. Also, it hosts a number of land uses that are more commonly found in industrial-like areas, such as U-Haul and construction equipment storage. These conditions and the potential future demand for community services (retail/office/service) already in the city makes the area a candidate for re-imagining the future.

Ultimately, the Plan's recommendation for this area is to determine if the City and its partners should adopt a policy to assemble property for future redevelopment that may not meet today's market but a future market.

Program:

1. Consider Policy for Assembling Land.

Assembling land can be led by private developers or through a series of private/public partnerships. Assembling land can take years to decades, and acquisition is predicated on the seller's interest and schedule.

2. Recruit a Catalyst Business. Initiating change for the Triangle will likely need a catalyst project to begin a detailed master plan. This catalyst could emerge through recruiting a new business to Carroll or relocating a growing business already in the community. The planning process needs a development program that first begins with a business becoming an anchor to the area, then designing the land around their program.

3. Identify Area as a Future Redevelopment Area. The daily initiatives of economic development is to support existing businesses and attract new enterprises to the community. Through those efforts, the Triangle can be identified as a candidate area for attracting a catalyst business.

4. Consider Land Swaps, Buyouts, and Relocation Plans. The City and their partners can participate in preparing transition plans for relocating businesses that are already in the area. Relocating businesses can be mutually beneficial, where the business finds a location

that better matches their needs and the community is able to have a site to market to new businesses or uses.

5. Prepare Master Plan. Once a catalyst business is identified for the Triangle, the master planning process should begin.

› **Access, Circulation, and Parking.** Designing the circulation system around the catalyst business is paramount to maximizing the area's development yield. A well-designed master plan can ensure efficiencies of construction materials (concrete roads and parking). Future improvements, regardless if the area becomes subject to major redevelopment, should manage access along Highway 30. This means removing continuous curb cuts to reduce conflict points, and establishing clarity on the location of entrances and exits.

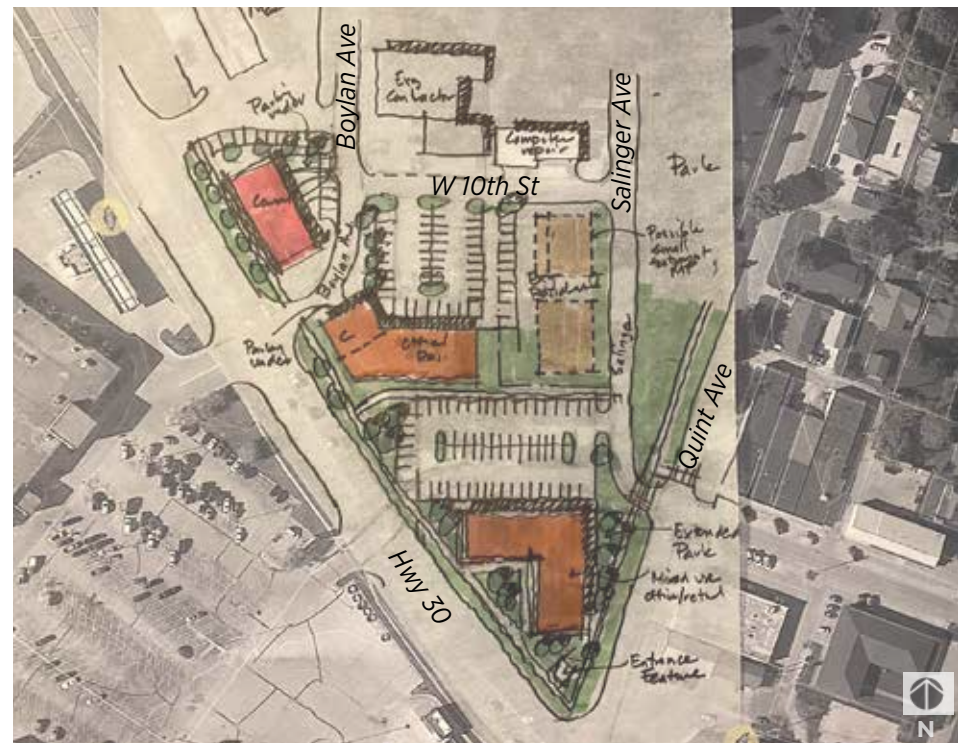
› **Ensure Connectivity.** The master plan should ensure logical walking paths between business entrances and the neighborhood.

› **Adopt Branding.** The master planning process should adopt a brand to help with marketing and recruitment for additional ancillary businesses. Recruiting additional businesses during the planning stage will ensure a stronger return on everyone's investment.

MAP: The Triangle



MAP: The Triangle Demonstration



The concept sketch above represents a quick exploratory program for reprogramming the site with buildings addressing the street and interior parking. It is shown for illustration only.

1. Consider policy for assembling land to recruit a catalyst business that incorporates connections to Minchen Park.

504 ADAMS STREET POSSIBILITIES

Description:

The former JC Penney building at 504 N Adams Street is the largest retail space (21,724 SF) in downtown, and largest vacancy in the area. The Plan explores possible reuses of the building and possible redevelopment of the site.

Since the building was vacated in August 2020, the property has been listed by Colliers Real Estate Brokerage for \$4.50 SF annually (\$0.38 SF monthly).

Planning Goals:

1. Identify scenarios for organizing the building space to help attract future tenants.
2. Explore an alternative facade concept.
3. Explore a scenario for redeveloping the site that reinforces the character and experience of being in downtown. The scenario may be a joint effort between the owner, City, and community partners.
4. Consider housing options in downtown.

Building Challenges:

- Limited retail-oriented candidates for reoccupying the tenant space. Recruiting tenants may be difficult, resulting in a longer duration of the building being vacant.
- Risk of a non-retail business occupying a large amount of space on Adams Street that does not contribute to an enhanced experience for visitors coming to Carroll's downtown. The use of a corner building in the district has significant influence on the user experience.
- Obsolete single-story building design (built in 1972) in a downtown setting. The exterior facade is inconsistent with its downtown context, having long walls with limited transparency. Typical building frontages along Adams Street is 25' long while the JC Penney building is 100' long on the west side and over 200' on its south side.
- Unknown interior condition for building code compliance and HVAC.

Exceptions to this study:

The scope of the study excluded any investigation for code compliance and remediation. The review focused on reuse possibilities for the future. As-built drawings were unavailable and therefore the program is subject to further investigation.



Next steps:

The timeline for proceeding with next steps is subject to the property owner's interest. The following steps are advisory only.

1. Determine if a tenant can lease the space.
2. Determine if a scenario with multiple tenants will attract tenants. This may include finding commitments for future tenants before remodeling the space.
3. In collaboration with the City and its partners, consider preparing a development deal for building a mixed use project.



The facade demonstration shows how the existing facade's large expanse can exhibit a refreshed character.

504 ADAMS STREET POSSIBILITIES

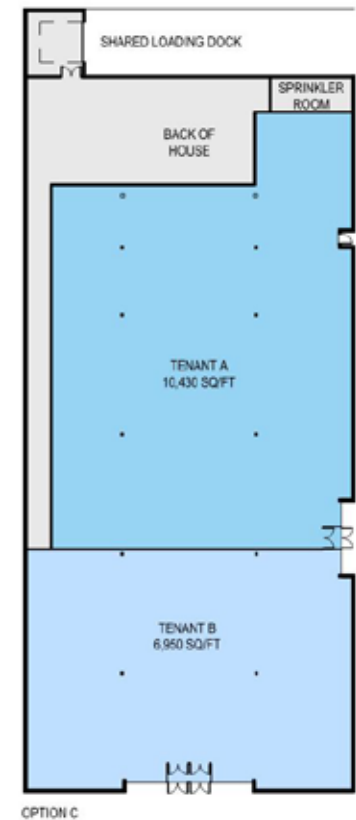
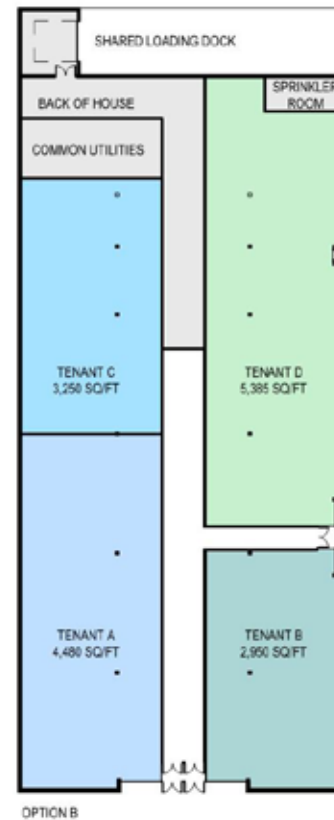
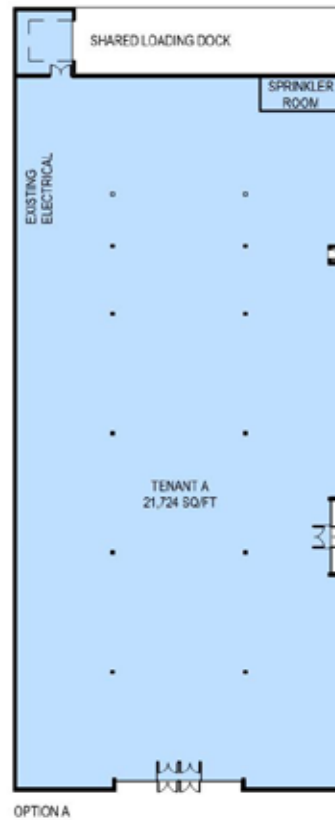
Reuse Programs:

Common components for all programs include:

- Retain existing entrances on south and west
- Retain loading dock
- Retain existing electrical
- Retain supporting interior columns

Three reuse scenarios were considered for the former JC Penney building, including:

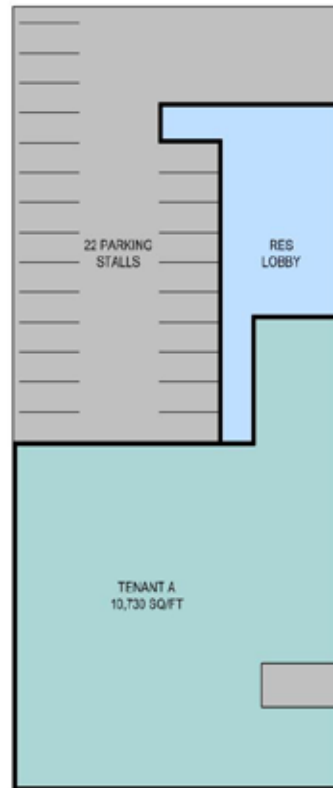
- Reoccupied with single tenant (21,724 SF)
 - › Tenant A (~4,500 SF)
 - › Tenant B (~3,000 SF)
 - › Tenant C (~3,000 SF)
 - › Tenant D (~5,300 SF)
- Remodeled for small tenant spaces with common hallways and back of house features.
 - › Tenant A (~7,000 SF) with primary access to west entrance.
 - › Tenant B (~10,000 SF) with primary access to south entrance.



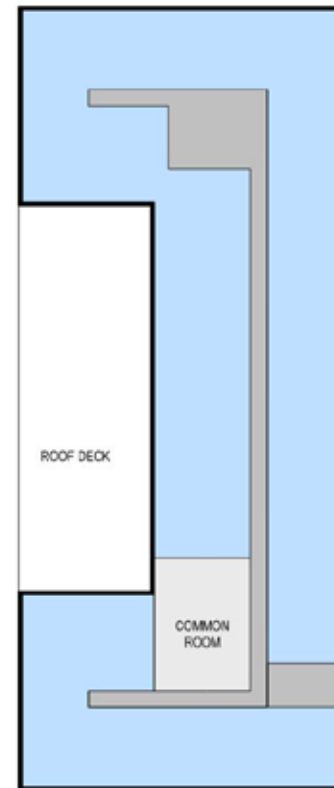
Redevelopment Program:

The redevelopment program considers a new mixed-use building, requiring the demolition of the existing JC Penney building. The ground level includes commercial tenant space and parking, and the upper level housing with a possible rooftop deck.

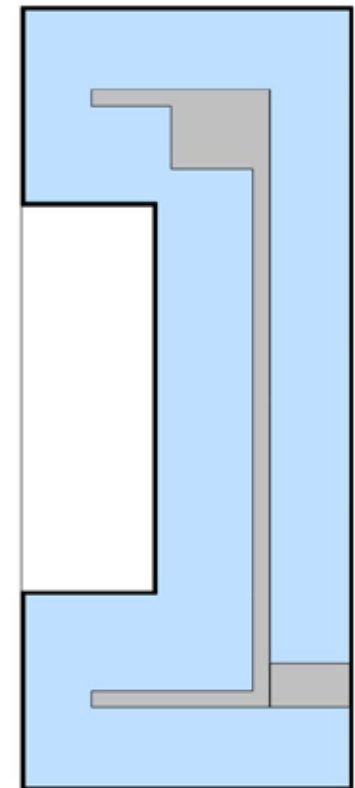
- Covered surface parking (~9,000 SF) for about 22 stalls with access from the alley.
- Leasable ~10,000 ground level tenant space with access on both Adams Street and 5th Street.
- Upper-level housing (~17,000 SF per level or total of ~34,000 SF) that could support 20 housing units per level, assuming an average of 650 SF units.



LEVEL 1 - 14,560 GROSS SQ/FT



LEVEL 2 - 17,045 GROSS SQ/FT



LEVEL 3 - 17,045 GROSS SQ/FT

ACTION

The success of implementing the enhancements and improving the transportation, residential, and business environment along the Corridor will require coordinated involvement by many organizations. Each of these organizations have a role to play and the efforts of one organization alone will not provide the required support to strengthen the Corridor. Successful development efforts require successful organizations and public/private partnerships.

ACTION SCHEDULE

The Corridor of Commerce 2.0 Plan establishes concepts for mobility, development and imaging along and to Highway 30 in Carroll. The Plan will be developed in incremental steps that require setting priorities, completing initial steps, evaluating new conditions as they arise, and making necessary adjustments.

The City with partner agencies and other players in the planning process should maintain a five year capital program for corridor initiatives, updated annually, much as the City does for its overall capital improvement plans. Market demands and opportunities will inevitably affect this schedule, which should be updated annually based on priority criteria.

These evaluative criteria may involve applying the following questions to specific projects at the time of consideration:

- Does the project improve safety for residents, customers, and visitors to Carroll?
- Does the project respond to specific or high profile community issues or needs from the public engagement process or researched studies?
- Does the project generate maximum private market response?
- What is the project's potential to enhance the image of the area and community?
- Does the project attract both local residents and visitors, increasing business traffic and creating new reasons for people to be in Carroll?
- Does the project support the growth of existing businesses?
- Does the project capitalize on established, but unmet, market needs?
- Can the project be realistically implemented within a reasonable time frame with potentially available resources?
- Does the project generate substantial community support or consensus?
- Does the project incorporate and leverage outside funding sources, such as state grants or charitable contributions?

Tables at the end of this chapter provide a conceptual schedule for implementation. This is based on reviewing public sector projects/policies based on the criteria discussed here. This schedule should be seen as an initial effort based on current conditions, and could change dramatically as opportunities present themselves.

PARTNERSHIPS

Partnerships are collaboration, coordination, and organization of efforts to reach a common goal. Key partnerships include:



City of Carroll

The City of Carroll has crucial responsibilities, working with other organizations, to implement the Plan:

- Managing capital improvement projects and budgets including street modifications (with IDOT), public park areas, streetscaping, and trails.
- Managing and providing incentives where appropriate to implement the vision and intent of the Corridor Plan. Incentives may include a program to encourage private property enhancements, gap development financing, TIF, and other targeted programs.
- Reviewing, amending, and enforcing the Carroll zoning ordinance to regulate development and property improvement in line with the intent of the Corridor Plan.

- Communicating with property owners to address emerging needs, concerns, and developing continued support for the Corridor Plan vision.

CADC

CADC has several responsibilities in implementation:

- Helping represent businesses along the corridor.
- Maintaining dialog with business and property owners to understand market changes, trends, and concerns.
- Marketing the corridor and its assets to the broader area.
- Advocating for projects and assisting in fund raising for appropriate projects.
- Communicating regularly with the City of Carroll on Corridor conditions, events, projects, and other updates.

Iowa Department of Transportation (IDOT)

The IDOT plays a major role in improving the environment of the corridor through its jurisdictional authority over State Highway 30. The City of Carroll needs to maintain ongoing communication with IDOT throughout project implementation to ensure improvements benefit all modes of transportation – motorists, bicyclists, pedestrians, and transit users.

Carroll Chamber of Commerce

There are many businesses in the corridor. As implementation begins to unfold it is important that the Carroll Chamber of Commerce be involved throughout the process. Promotions through the Chamber can focus on improvements in the corridor as a tool to attract new customers and events to Carroll.

POLICY REVIEW

This section addresses policy considerations for key issues and components of the Plan. Many of these principles relate directly to zoning and design standards. Zoning regulations are a first step to ensure development along the corridor meets the vision laid out in the Plan.

Land Use and Zoning

The zoning map identifies the corridor as primarily four districts:

B-2 General Business District. The intent of the “B-2” District is to establish and preserve a general business district, providing a wide variety of goods and services for the City.

- Almost all of the properties adjacent to Highway 30 are zoned B-2. The district allows many different uses and general flexibility in site design.
 - › The B-2 district does limit multi-family uses to special use permits. This may be ok to ensure adequate site design, but multi-family uses could also be considered to allow by right. Multi-family uses in the context of the Carroll Zoning code are any use with three or more units, owner or rental.

B-3 Central Business District. The intent of the “B-3” District is to establish a Central Business District for a variety of retail establishments, government and professional offices, and places of entertainment in a setting conducive to and safe for a high volume of automotive and pedestrian traffic. This district differs from the “B-2” District in that no off-street parking is required (except for multi-family dwellings) thereby creating and maintaining a concentrated commercial center.

- The B-3 district represents the downtown and no changes are needed to implement the intent of the Corridor of Commerce 2.0 Plan.
 - › If sites downtown were to propose more multi-family units, the City may want to consider reducing parking requirements to be more specific based on the type units. For example, fewer parking spots required for efficiency versus two bedroom units. Often, the developer know best how many parking stalls are needed to accommodate all potential tenants of a project.

I-1 Light Industrial District. The intent of the “I-1” District is to establish and preserve a light industrial district for limited commercial and industrial uses.

- More prevalent in the transition areas. There are no development opportunities in this Plan that fall within an I-1 district.

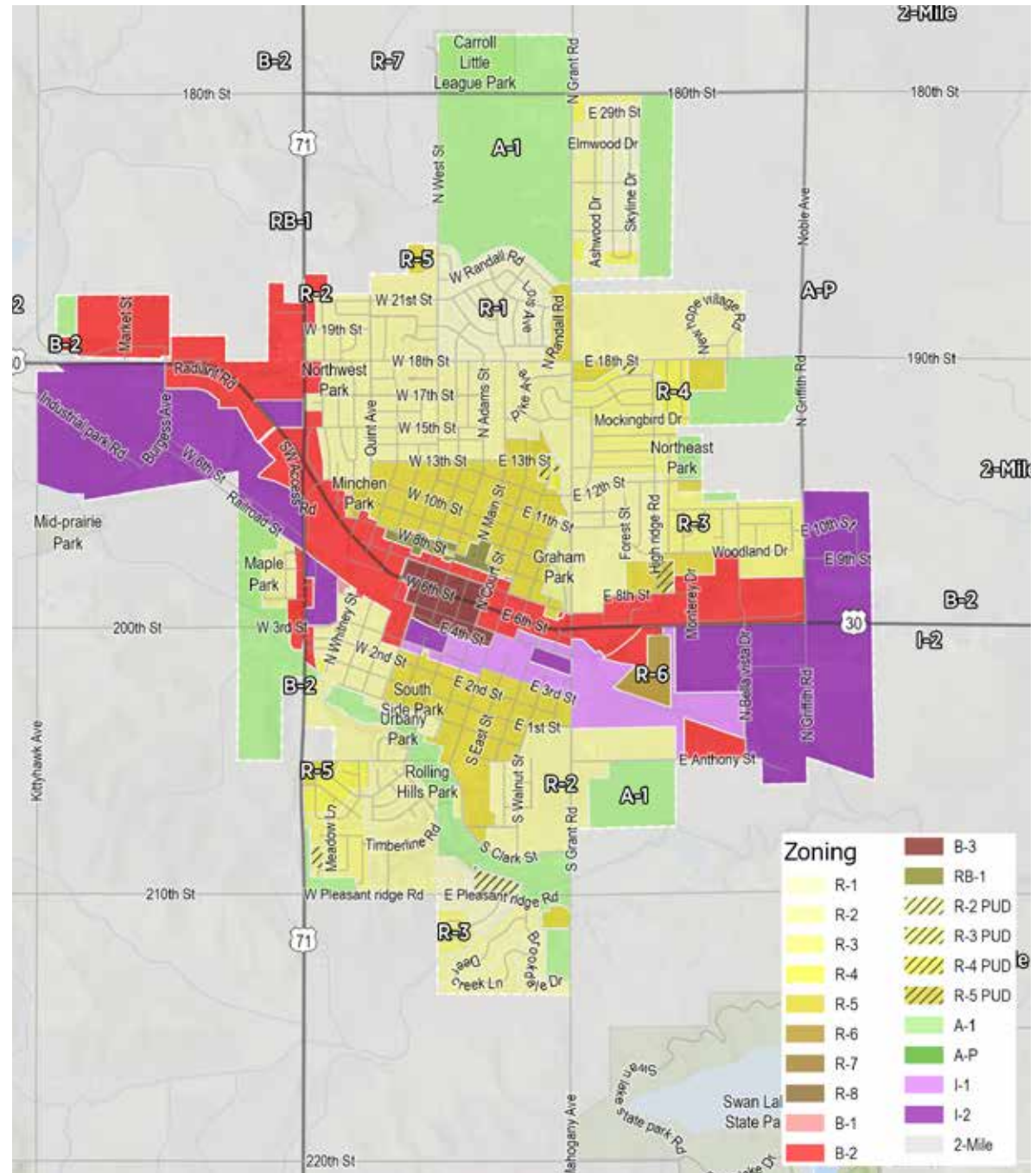
I-2 General Industrial District. The intent of the “I-2” District is to create and preserve an area for industrial related uses of such nature that they require isolation from other kinds of land uses.

- Areas zoned I-2 are generally in the approach areas where there are existing, functioning businesses and employment centers.
 - › The exception is the south development site that is farmed today and shown as a development opportunity in this Plan. Pending uses that may find the site desirable, rezoning to B-2 or remaining I-2 aligns with the recommendations of this Plan. Note the public street elements and sidewalks are a priority under any zoning district.

Zoning Considerations

The current zoning and sign ordinances will generally allow the development opportunities in this Plan to move forward. However, amendments should be considered to better implement the imaging vision of the Plan.

- Signage
- Building Appearance
- Parking Lot Design
- Pedestrian Mobility



Signage

Outside of the scope of this Plan, the City sign code needs to be updated to be content neutral. For example, the zoning administrator should not be required to read the sign to regulate it (i.e. time and temperature signs, directional signs, etc.).

A general feeling from the public engagement was that signs contributes to the appearance of a site. Some also felt monument signs were more attractive than tall pole signs. Strategies include:

- The existing sign code does have maintenance and inspection provisions and these should be enforced regularly.
- Consider whether sign design standards would be beneficial to enforce for new signs along the corridor. Examples include standards for material, height, sign type, and location on a site.



Building Appearance

The appearance of a building can have a significant influence on the feeling of investment or disinvestment in an area. Some cities in Iowa do enforce stronger building design standards to ensure the character of certain areas are maintained. For Carroll, the greatest protection of character and image would come from zoning amendments that include:

- Add a list of prohibited building materials. This list does not need to be long and should only include the types of building materials that are most discouraging to the image of the corridor or known to deteriorate faster than other similar materials.
 - › An example is prohibiting primarily corrugated metal or pole building construction.
- Prohibit certain materials on street facing facades of buildings in the corridor study area. This is different approach to maintaining building appearance. A standards such as this can be more flexible by not prohibiting certain materials on all sides of a building.
- Often codes will require screening of dumpster and mechanical equipment. This is relatively easy to enforce and most property owners screen these items regardless. However, requiring higher quality materials can prevent unsightly deterioration.
- Some codes to specify the look of facades to prevent large expanses of blank walls without windows or architectural features. This type of requirement would need more discussion with the community on its feasibility for enforcement



VS



Parking Lot Design

Like buildings, parking lots can have a large influence on the feeling of an area, particularly from a pedestrians perspective. This is evidenced in the corridor today through the large number of parking areas adjacent to the street with new greenery or design considerations. Several standards can have a significant influence on the image of the corridor.

- Minimize potential traffic on residential streets. An ideal circulation pattern is using internal circulation to direct customer traffic to north-south streets between commercial property lines.
- Minimize access driveways from each street. Access management can be regulated in the zoning code, most often by limiting the number of driveway curb cuts that can be made onto any one street or requiring cross property access via a frontage road. Dyersville, Iowa is an example of an ordinance that regulates access with minimal requirements.
- Require new parking lots to be set back from sidewalks and property line. This allows room for a landscaping strip and creates a separated space between vehicle and pedestrian use areas. Many cities regulate such setbacks.
- Require internal parking lot landscaping. Landscaping islands within parking areas breaks up large expanses of concrete, can help manage stormwater, and make site look nicer from the street. The island do need to be large enough for plant health and many cities large and small have models that could work in Carroll.
- Several development opportunity concepts in this plan show parking lots in the rear yard of buildings. This is often required in some cities along high profile corridors.

Pedestrian Mobility

The City can take direct steps to improve pedestrian safety and comfort in public rights-of-way. However, when a pedestrian steps off a public sidewalk they can be faced with vastly different experiences. The zoning code can require several items to ensure pedestrian safety and comfort within private property.

- Require sidewalks leading from parking areas and public sidewalks building entrances.
- Require clear markings where pedestrian pathways cross driveways or other vehicle use areas.
- Mark pedestrian paths or provide curbed sidewalks within large parking lots.
- Require a certain number of bicycle parking stalls, much like vehicle parking stalls are required.



IMPLEMENTATION SUMMARY					
	ON-GOING	SHORT	MEDIUM	LONG	FUNDING
MOBILITY (PATHS)					
Path definition - East of Grant Road (north side)		X			
New path route - East of Grant Road (south side)			X		
Grant Road Bike Route (Graham Park District Plan)		X			
Grant Road Path - west side of street, west of drainage way		X			
Grant Road Sidepath - south of Hwy 30 to Pleasant Ridge Rd (Sauk Rail Trail)			X		
Sidewalk maintenance, crossing accessibility (E 5th Street)	X				
Sidewalk maintenance, crossing accessibility (E 7th Street)	X				
Side path gap infill - Simon Ave to Hwy 71 (south side)		X			
Ped/bike enhancements - W 6th St under Hwy 71 (from Putnam or CitiCenter parking lot)			X		
Ped/bike connection - Putnam Ave to SW Frontage Road across Hwy 71				X	
W 6th Street path/extension - West of Hwy 71 to Wal-Mart			X		
Path definition - West of Hwy 71 (south side)				X	
W 18th St path extension to Wal Mart			X		
City wide trail loop that links into the corridor through the "ribbons" in the Plan				X	
MOBILITY (CROSSINGS)					
Grant Road intersection definition (vertical striping, crossing area features)		X			
New pedestrian crossing treatment - Griffith Rd (Pella/Farner-Bocken)			X		
West Street intersection definition (vertical striping)		X			
Quint Ave intersection definition (vertical striping, crossing area features, sidewalk ramps/ADA, sidewalk landing on Quint Ave)		X			
W 10th Street/Putnam Avenue intersection crossing			X		
New pedestrian crossing treatment - Market St (Wal-Mart)			X		

IMPLEMENTATION SUMMARY					
	ON-GOING	SHORT	MEDIUM	LONG	FUNDING
IMAGING					
Landscaping – East of Grant Road	X		X		
Vertical Elements – East of Grant Road			X		
Grant Road Intersection SE Landscaping Enhancements		X			
Downtown Signage Update		X			
Wayfinding – Pedestrians (outside of downtown)		X			
Wayfinding – Motorists		X			
Landscaping – West of Grant Road	X		X		
Vertical Elements – West of Grant Road			X		
DEVELOPMENT					
JC Building Use		X			
Hwy 30 East - South – Communication with owner on future plans	X			X	
Hwy 30 East – North – Communication with owner on their plans	X		X		
Grant Rd Intersection SW – Communication with owner on the Plan vision	X	X			
Grant Rd Intersection NE – Communication with owner on relocation	X	X			
West St Intersection – Communication with owner on relocation/updates	X		X		
Quint Ave Triangle – Communication with owner on their plans	X			X	
Large parking lot reconfiguration, efficiency, pedestrian routes – Work with property owners (CitiCenter, Depot Business Center, Ace/Dollar General area)		X			
POLICY					
Adopt Building Standards within the corridor		X			
Update Future Land Use Map based on the strategies in this Plan		X			
Organize Property Owners around Plan Vision	X	X			
Develop incentive structures to encourage desired development (TIF, site development assistance, permitting)	X				
Update Zone for Business district to encourage mixed-use sites with residential, commercial		X			
Annually evaluate and update the Plan with changing market conditions and development sites	X				
Business owner technical assistance tool kit (succession planning, market updates, location, start-up guide, customer experience)	X	X			

APPENDIX

FULL SURVEY RESULTS

Carroll U.S. 30 Corridor of Commerce Update

Q.1a: Connections to existing or new local and regional trails

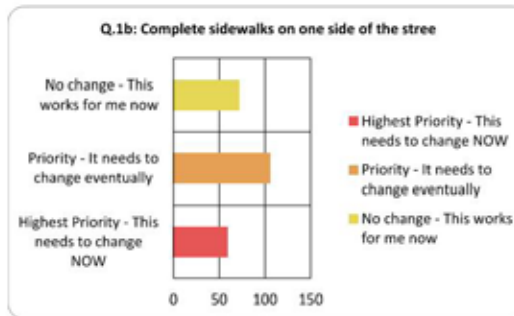
Choice	Responses
Highest Priority - This needs to change NOW	28 11.72%
Priority - It needs to change eventually	99 41.42%
No change - This works for me now	112 46.86%
Answered	239
Skipped	21



Carroll U.S. 30 Corridor of Commerce Update

Q.1b: Complete sidewalks on one side of the street

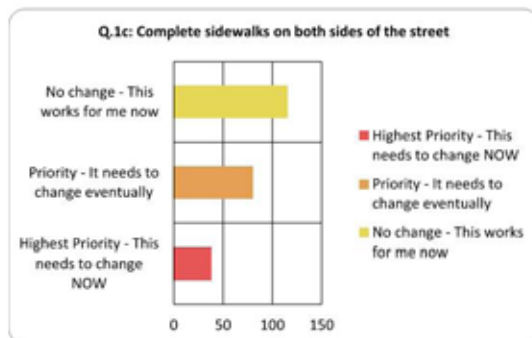
Choice	Responses
Highest Priority - This needs to change NOW	59 24.89%
Priority - It needs to change eventually	105 44.30%
No change - This works for me now	71 29.96%
Answered	237
Skipped	23



Carroll U.S. 30 Corridor of Commerce Update

Q.1c: Complete sidewalks on both sides of the street

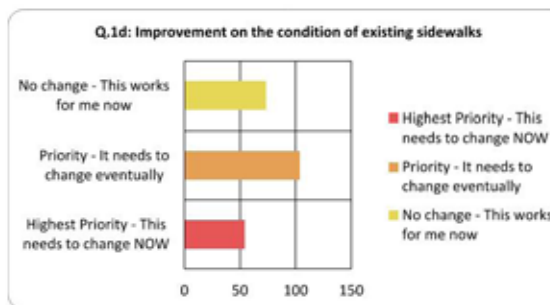
Choice	Responses
Highest Priority - This needs to change NOW	38 16.24%
Priority - It needs to change eventually	80 34.19%
No change - This works for me now	115 49.15%
Answered	234
Skipped	26



Carroll U.S. 30 Corridor of Commerce Update

Q.1d: Improvement on the condition of existing sidewalks

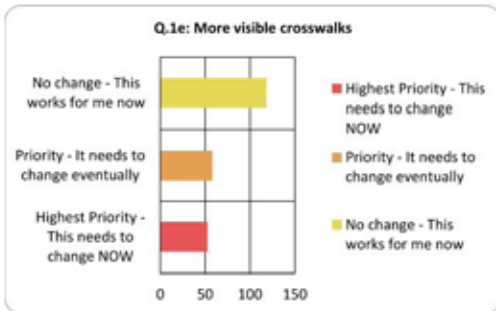
Choice	Responses
Highest Priority - This needs to change NOW	54 23.38%
Priority - It needs to change eventually	103 44.59%
No change - This works for me now	73 31.60%
Answered	231
Skipped	29



Carroll U.S. 30 Corridor of Commerce Update

Q.1e: More visible crosswalks

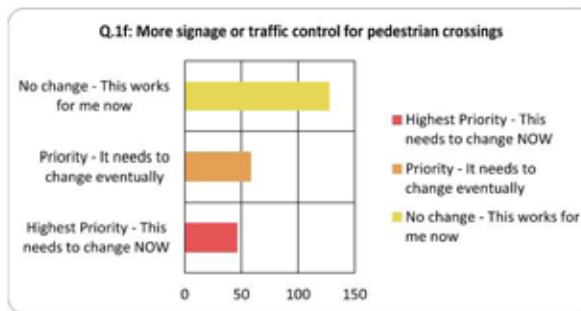
Choice	Responses
Highest Priority - This needs to change NOW	52 22.71%
Priority - It needs to change eventually	58 25.33%
No change - This works for me now	118 51.53%
Answered	229
Skipped	31



Carroll U.S. 30 Corridor of Commerce Update

Q.1f: More signage or traffic control for pedestrian crossings

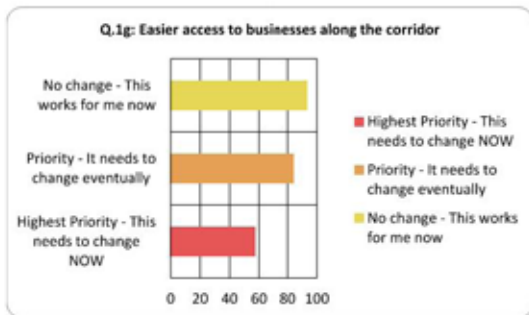
Choice	Responses
Highest Priority - This needs to change NOW	46 19.83%
Priority - It needs to change eventually	58 25.00%
No change - This works for me now	127 54.74%
Answered	232
Skipped	28



Carroll U.S. 30 Corridor of Commerce Update

Q.1g: Easier access to businesses along the corridor

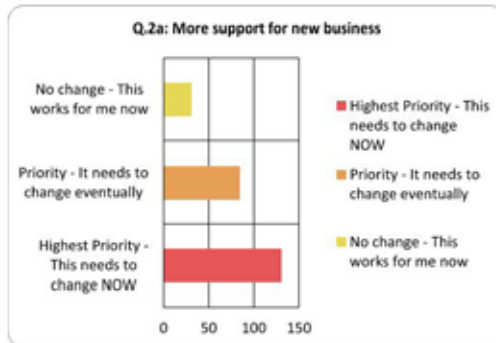
Choice	Responses
Highest Priority - This needs to change NOW	57 24.26%
Priority - It needs to change eventually	84 35.74%
No change - This works for me now	93 39.57%
Answered	235
Skipped	25



Carroll U.S. 30 Corridor of Commerce Update

Q.2a: More support for new business

Choice	Responses
Highest Priority - This needs to change NOW	130 53.28%
Priority - It needs to change eventually	84 34.43%
No change - This works for me now	30 12.30%
Answered	244
Skipped	16



Carroll U.S. 30 Corridor of Commerce Update

Q.2b: More retail quality and variety

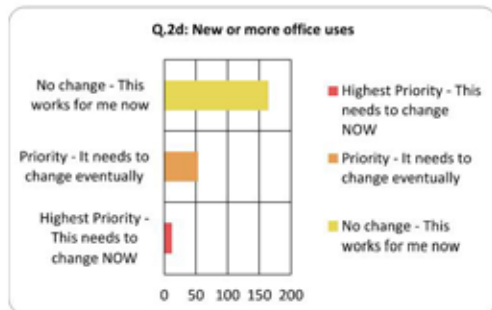
Choice	Responses
Highest Priority - This needs to change NOW	157 66.53%
Priority - It needs to change eventually	61 25.85%
No change - This works for me now	17 7.20%
Answered	236
Skipped	24



Carroll U.S. 30 Corridor of Commerce Update

Q.2d: New or more office uses

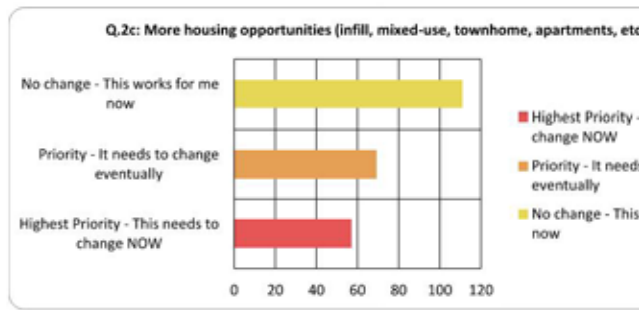
Choice	Responses
Highest Priority - This needs to change NOW	12 5.24%
Priority - It needs to change eventually	52 22.71%
No change - This works for me now	164 71.62%
Answered	229
Skipped	31



Carroll U.S. 30 Corridor of Commerce Update

Q.2c: More housing opportunities (infill, mixed-use, townhome, apartments, etc.)

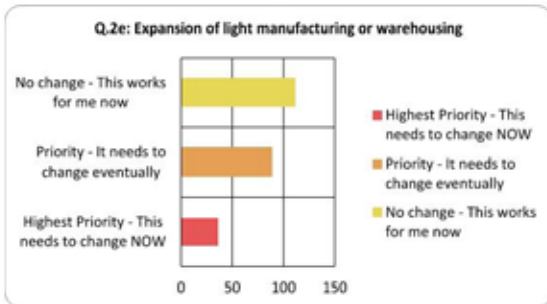
Choice	Responses
Highest Priority - This needs to change NOW	60 83.33%
Priority - It needs to change eventually	10 13.89%
No change - This works for me now	7 9.78%
Answered	72
Skipped	31



Carroll U.S. 30 Corridor of Commerce Update

Q.2e: Expansion of light manufacturing or warehousing

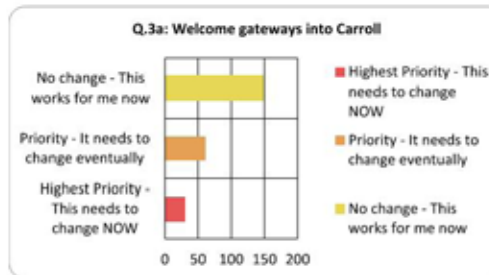
Choice	Responses
Highest Priority - This needs to change NOW	36 15.32%
Priority - It needs to change eventually	88 37.45%
No change - This works for me now	111 47.23%
Answered	235
Skipped	25



Carroll U.S. 30 Corridor of Commerce Update

Q.3a: Welcome gateways into Carroll

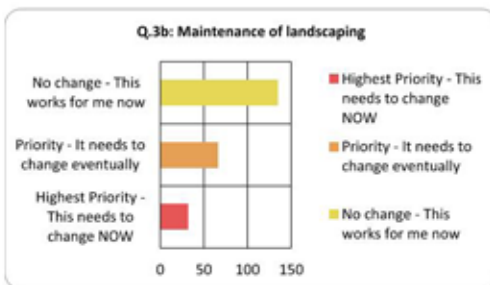
Choice	Responses
Highest Priority - This needs to change NOW	30 12.61%
Priority - It needs to change eventually	60 25.21%
No change - This works for me now	148 62.18%
Answered	238
Skipped	22



Carroll U.S. 30 Corridor of Commerce Update

Q.3b: Maintenance of landscaping

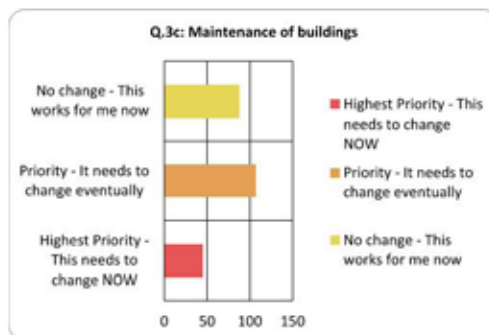
Choice	Responses
Highest Priority - This needs to change NOW	31 13.42%
Priority - It needs to change eventually	66 28.57%
No change - This works for me now	134 58.01%
Answered	231
Skipped	29



Carroll U.S. 30 Corridor of Commerce Update

Q.3c: Maintenance of buildings

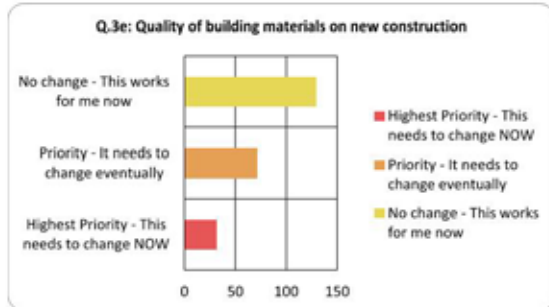
Choice	Responses
Highest Priority - This needs to change NOW	45 18.91%
Priority - It needs to change eventually	106 44.54%
No change - This works for me now	87 36.55%
Answered	238
Skipped	22



Carroll U.S. 30 Corridor of Commerce Update

Q.3e: Quality of building materials on new construction

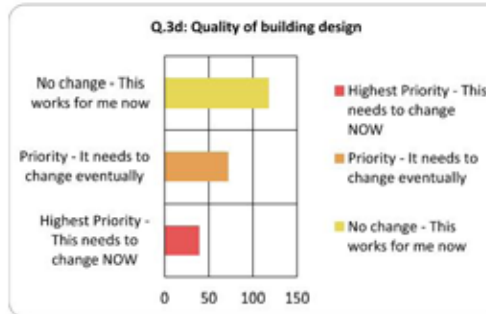
Choice	Responses
Highest Priority - This needs to change NOW	31 13.42%
Priority - It needs to change eventually	71 30.74%
No change - This works for me now	129 55.84%
Answered	231
Skipped	29



Carroll U.S. 30 Corridor of Commerce Update

Q.3d: Quality of building design

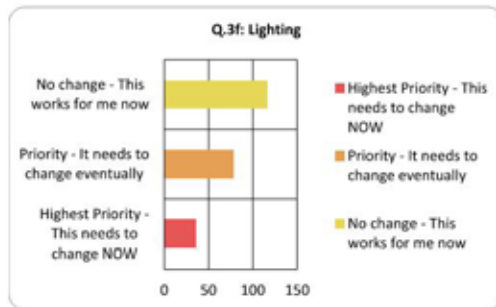
Choice	Responses
Highest Priority - This needs to change NOW	39 17.03%
Priority - It needs to change eventually	72 31.44%
No change - This works for me now	118 51.53%
Answered	229
Skipped	31



Carroll U.S. 30 Corridor of Commerce Update

Q.3f: Lighting

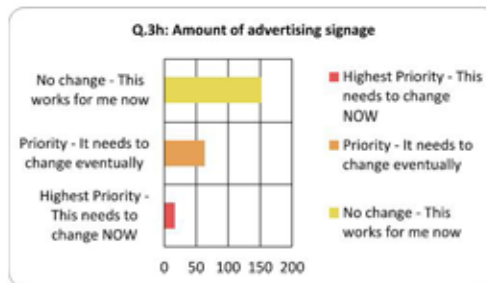
Choice	Responses
Highest Priority - This needs to change NOW	35 15.28%
Priority - It needs to change eventually	78 34.06%
No change - This works for me now	116 50.66%
Answered	229
Skipped	31



Carroll U.S. 30 Corridor of Commerce Update

Q.3h: Amount of advertising signage

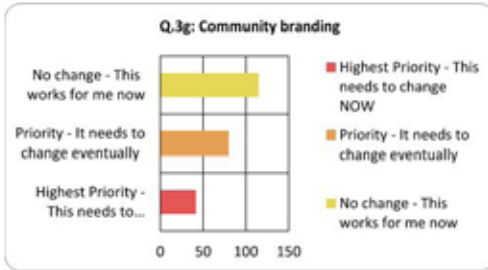
Choice	Responses
Highest Priority - This needs to change NOW	16 6.96%
Priority - It needs to change eventually	62 26.96%
No change - This works for me now	152 66.09%
Answered	230
Skipped	30



Carroll U.S. 30 Corridor of Commerce Update

Q.3g: Community branding

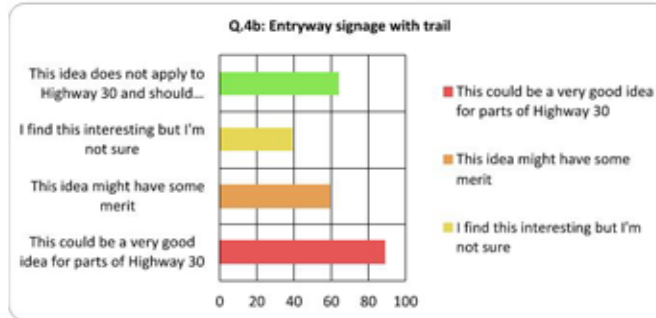
Choice	Responses
Highest Priority - This needs to change NOW	41 17.45%
Priority - It needs to change eventually	80 34.04%
No change - This works for me now	114 48.51%
Answered	235
Skipped	25



Carroll U.S. 30 Corridor of Commerce Update

Q.4b: Entryway signage with trail

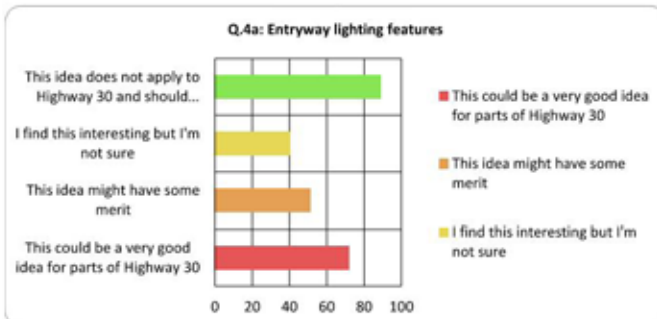
Choice	Responses
This could be a very good idea for parts of Highway 30	89 35.46%
This idea might have some merit	59 23.51%
I find this interesting but I'm not sure	39 15.54%
This idea does not apply to Highway 30 and should not be considered	64 25.50%
Answered	251
Skipped	9



Carroll U.S. 30 Corridor of Commerce Update

Q.4a: Entryway lighting features

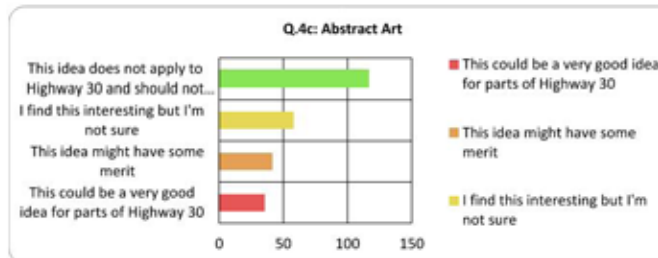
Choice	Responses
This could be a very good idea for parts of Highway 30	72 28.57%
This idea might have some merit	51 20.24%
I find this interesting but I'm not sure	40 15.87%
This idea does not apply to Highway 30 and should not be considered	89 35.32%
Answered	252
Skipped	8



Carroll U.S. 30 Corridor of Commerce Update

Q.4c: Abstract Art

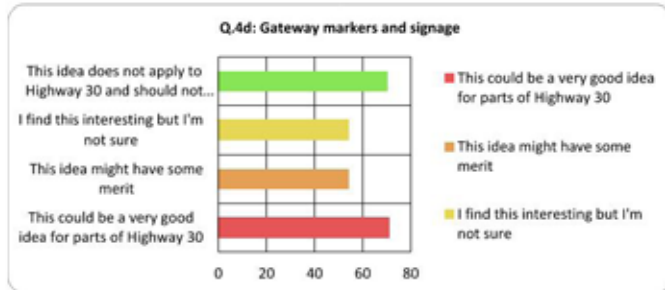
Choice	Responses
This could be a very good idea for parts of Highway 30	35 14.00%
This idea might have some merit	41 16.40%
I find this interesting but I'm not sure	58 23.20%
This idea does not apply to Highway 30 and should not be considered	116 46.40%
Answered	250
Skipped	10



Carroll U.S. 30 Corridor of Commerce Update

Q.4d: Gateway markers and signage

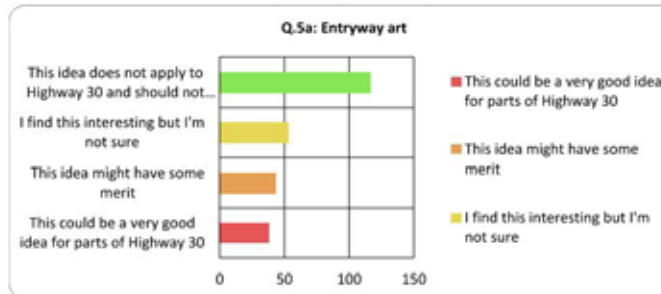
Choice	Responses
This could be a very good idea for parts of Highway 30	71 28.51%
This idea might have some merit	54 21.69%
I find this interesting but I'm not sure	54 21.69%
This idea does not apply to Highway 30 and should not be considered	70 28.11%
Answered	249
Skipped	11



Carroll U.S. 30 Corridor of Commerce Update

Q.5a: Entryway art

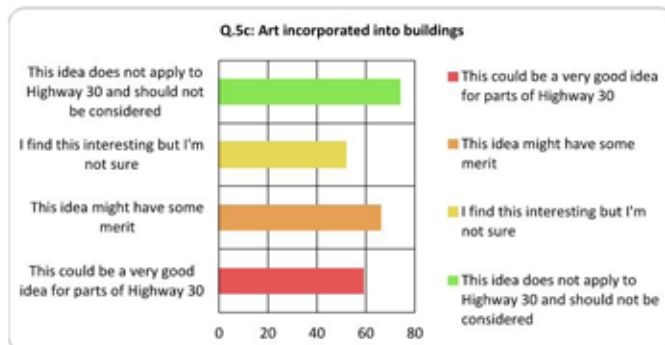
Choice	Responses
This could be a very good idea for parts of Highway 30	38 15.20%
This idea might have some merit	43 17.20%
I find this interesting but I'm not sure	53 21.20%
This idea does not apply to Highway 30 and should not be considered	116 46.40%
Answered	250
Skipped	10



Carroll U.S. 30 Corridor of Commerce Update

Q.5c: Art incorporated into buildings

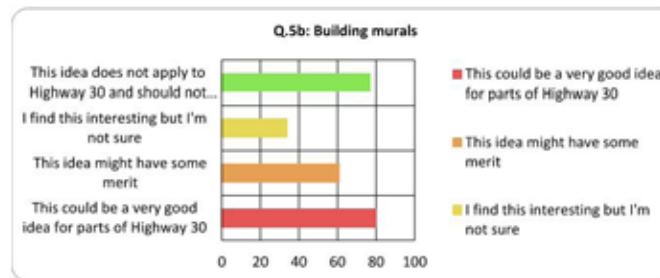
Choice	Responses
This could be a very good idea for parts of Highway 30	59 23.51%
This idea might have some merit	66 26.29%
I find this interesting but I'm not sure	52 20.72%
This idea does not apply to Highway 30 and should not be considered	74 29.48%
Answered	251
Skipped	9



Carroll U.S. 30 Corridor of Commerce Update

Q.5b: Building murals

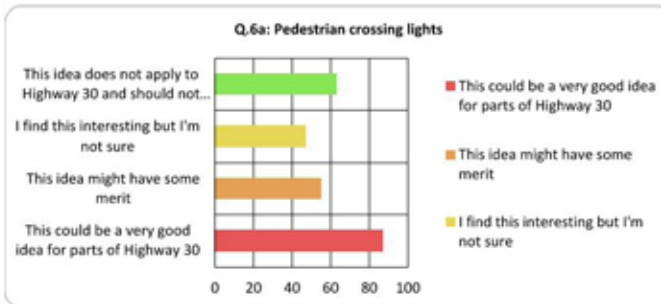
Choice	Responses
This could be a very good idea for parts of Highway 30	80 31.75%
This idea might have some merit	61 24.21%
I find this interesting but I'm not sure	34 13.49%
This idea does not apply to Highway 30 and should not be considered	77 30.56%
Answered	252
Skipped	8



Carroll U.S. 30 Corridor of Commerce Update

Q.6a: Pedestrian crossing lights

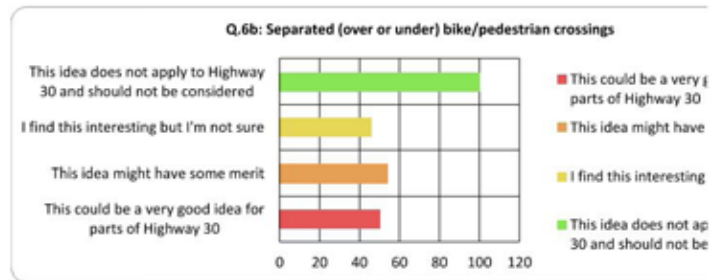
Choice	Responses
This could be a very good idea for parts of Highway 30	87 34.52%
This idea might have some merit	55 21.83%
I find this interesting but I'm not sure	47 18.65%
This idea does not apply to Highway 30 and should not be considered	63 25.00%
Answered	252
Skipped	8



Carroll U.S. 30 Corridor of Commerce Update

Q.6b: Separated (over or under) bike/pedestrian crossings

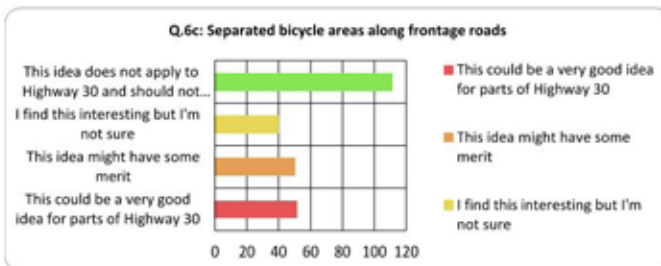
Choice	Responses
This could be a very good idea for parts of Highway 30	50
This idea might have some merit	54
I find this interesting but I'm not sure	46
This idea does not apply to Highway 30 and should not be considered	100
Answered	250
Skipped	10



Carroll U.S. 30 Corridor of Commerce Update

Q.6c: Separated bicycle areas along frontage roads

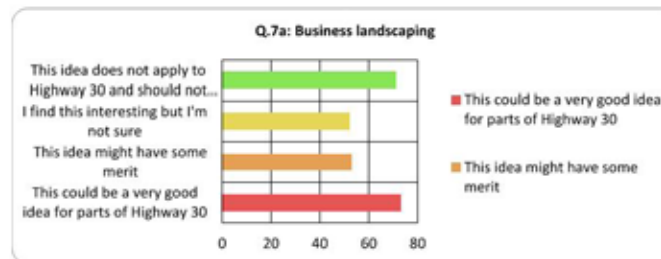
Choice	Responses
This could be a very good idea for parts of Highway 30	51 20.24%
This idea might have some merit	50 19.84%
I find this interesting but I'm not sure	40 15.87%
This idea does not apply to Highway 30 and should not be considered	111 44.05%
Answered	252
Skipped	8



Carroll U.S. 30 Corridor of Commerce Update

Q.7a: Business landscaping

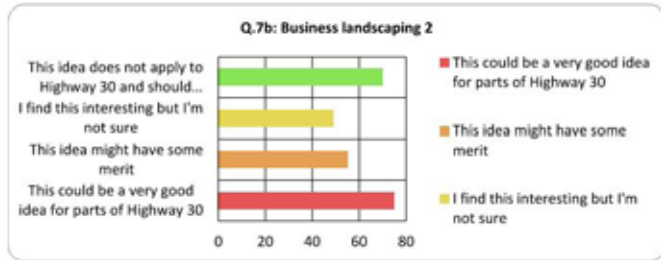
Choice	Responses
This could be a very good idea for parts of Highway 30	73 29.32%
This idea might have some merit	53 21.29%
I find this interesting but I'm not sure	52 20.88%
This idea does not apply to Highway 30 and should not be considered	71 28.51%
Answered	249
Skipped	11



Carroll U.S. 30 Corridor of Commerce Update

Q.7b: Business landscaping 2

Choice	Responses
This could be a very good idea for parts of Highway 30	75 30.12%
This idea might have some merit	55 22.09%
I find this interesting but I'm not sure	49 19.68%
This idea does not apply to Highway 30 and should not be considered	70 28.11%
Answered	249
Skipped	11



Carroll U.S. 30 Corridor of Commerce Update

Q.7c: Street landscaping

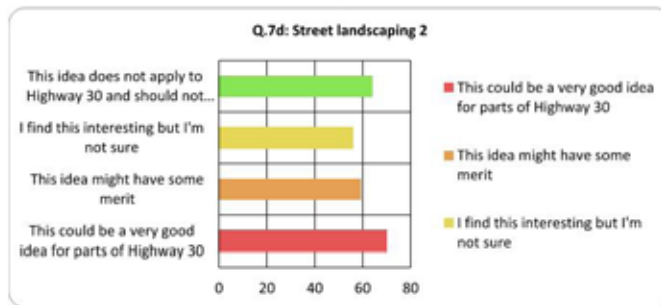
Choice	Responses
This could be a very good idea for parts of Highway 30	75 29.88%
This idea might have some merit	62 24.70%
I find this interesting but I'm not sure	48 19.12%
This idea does not apply to Highway 30 and should not be considered	66 26.29%
Answered	251
Skipped	9



Carroll U.S. 30 Corridor of Commerce Update

Q.7d: Street landscaping 2

Choice	Responses
This could be a very good idea for parts of Highway 30	70 28.11%
This idea might have some merit	59 23.69%
I find this interesting but I'm not sure	56 22.49%
This idea does not apply to Highway 30 and should not be considered	64 25.70%
Answered	249
Skipped	11



Carroll U.S. 30 Corridor of Commerce Update

Q.8b: Decorative monument signs 2

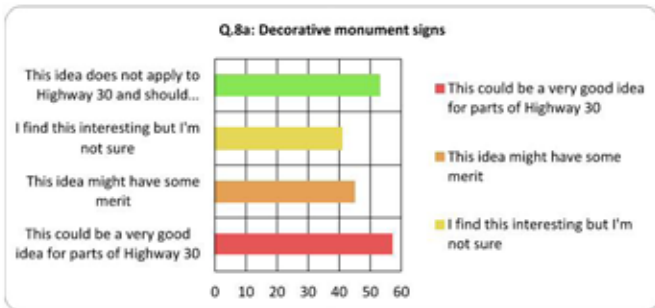
Choice	Responses
This could be a very good idea for parts of Highway 30	79 31.98%
This idea might have some merit	70 28.34%
I find this interesting but I'm not sure	40 16.19%
This idea does not apply to Highway 30 and should not be considered	58 23.48%
Answered	247
Skipped	13



Carroll U.S. 30 Corridor of Commerce Update

Q.8a: Decorative monument signs

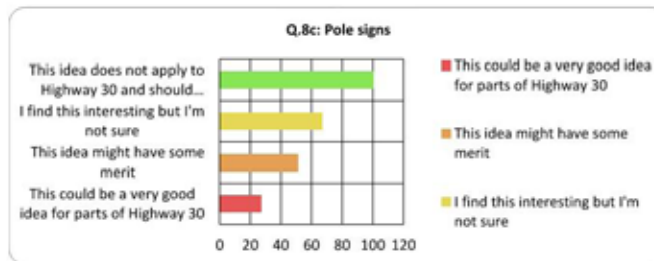
Choice	Responses
This could be a very good idea for parts of Highway 30	57 29.08%
This idea might have some merit	45 22.96%
I find this interesting but I'm not sure	41 20.92%
This idea does not apply to Highway 30 and should not be considered	53 27.04%
Answered	196
Skipped	64



Carroll U.S. 30 Corridor of Commerce Update

Q.8c: Pole signs

Choice	Responses
This could be a very good idea for parts of Highway 30	27 11.02%
This idea might have some merit	51 20.82%
I find this interesting but I'm not sure	67 27.35%
This idea does not apply to Highway 30 and should not be considered	100 40.82%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.8d: Multi-tenant signs

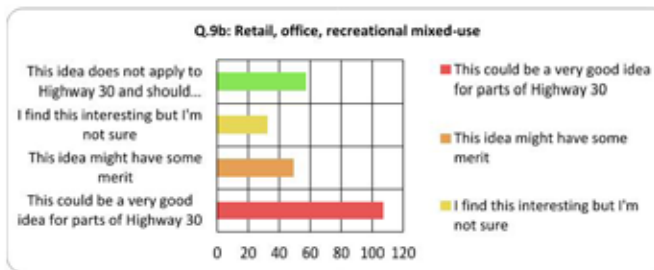
Choice	Responses
This could be a very good idea for parts of Highway 30	49 19.76%
This idea might have some merit	74 29.84%
I find this interesting but I'm not sure	58 23.39%
This idea does not apply to Highway 30 and should not be considered	67 27.02%
Answered	248
Skipped	12



Carroll U.S. 30 Corridor of Commerce Update

Q.9b: Retail, office, recreational mixed-use

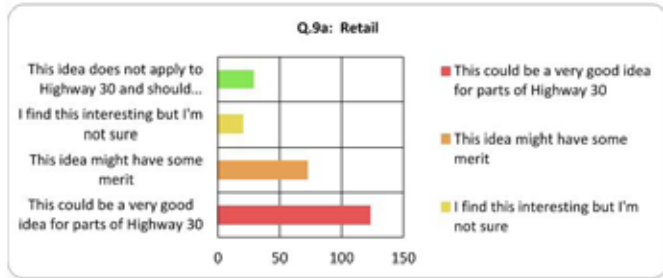
Choice	Responses
This could be a very good idea for parts of Highway 30	107 43.67%
This idea might have some merit	49 20.00%
I find this interesting but I'm not sure	32 13.06%
This idea does not apply to Highway 30 and should not be considered	57 23.27%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.9a: Retail

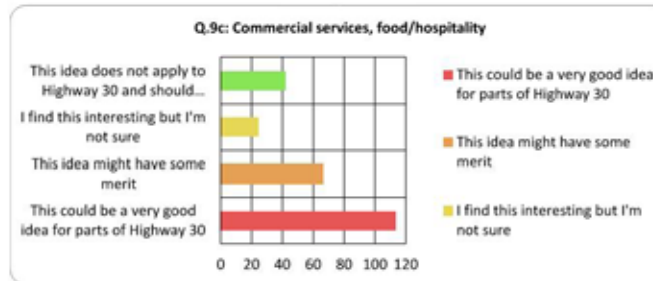
Choice	Responses
This could be a very good idea for parts of Highway 30	123 50.41%
This idea might have some merit	72 29.51%
I find this interesting but I'm not sure	20 8.20%
This idea does not apply to Highway 30 and should not be considered	29 11.89%
Answered	244
Skipped	16



Carroll U.S. 30 Corridor of Commerce Update

Q.9c: Commercial services, food/hospitality

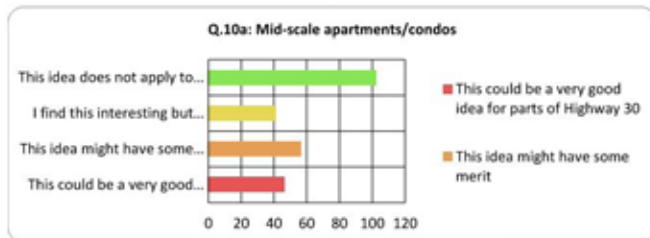
Choice	Responses
This could be a very good idea for parts of Highway 30	113 46.12%
This idea might have some merit	66 26.94%
I find this interesting but I'm not sure	24 9.80%
This idea does not apply to Highway 30 and should not be considered	42 17.14%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.10a: Mid-scale apartments/condos

Choice	Responses
This could be a very good idea for parts of Highway 30	46 18.78%
This idea might have some merit	56 22.86%
I find this interesting but I'm not sure	41 16.73%
This idea does not apply to Highway 30 and should not be considered	102 41.63%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.9d: Corporate office park

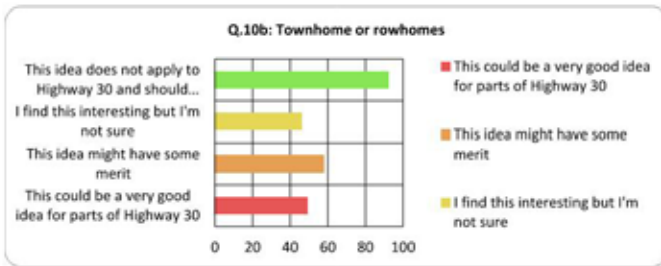
Choice	Responses
This could be a very good idea for parts of Highway 30	35 14.34%
This idea might have some merit	47 19.26%
I find this interesting but I'm not sure	64 26.23%
This idea does not apply to Highway 30 and should not be considered	98 40.16%
Answered	244
Skipped	16



Carroll U.S. 30 Corridor of Commerce Update

Q.10b: Townhome or rowhomes

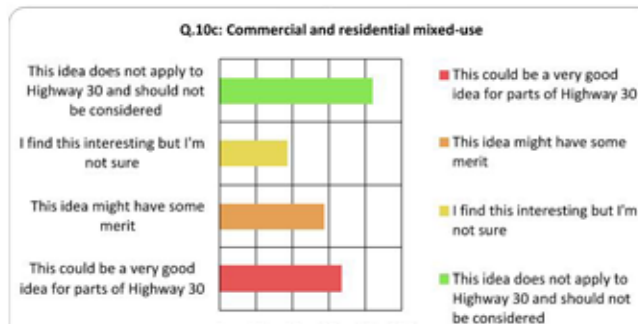
Choice	Responses
This could be a very good idea for parts of Highway 30	49 20.00%
This idea might have some merit	58 23.67%
I find this interesting but I'm not sure	46 18.78%
This idea does not apply to Highway 30 and should not be considered	92 37.55%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.10c: Commercial and residential mixed-use

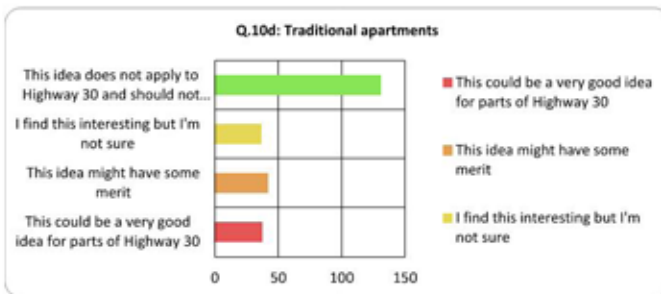
Choice	Responses
This could be a very good idea for parts of Highway 30	67 27.35%
This idea might have some merit	57 23.27%
I find this interesting but I'm not sure	37 15.10%
This idea does not apply to Highway 30 and should not be considered	84 34.29%
Answered	245
Skipped	15



Carroll U.S. 30 Corridor of Commerce Update

Q.10d: Traditional apartments

Choice	Responses
This could be a very good idea for parts of Highway 30	37 15.04%
This idea might have some merit	42 17.07%
I find this interesting but I'm not sure	36 14.63%
This idea does not apply to Highway 30 and should not be considered	131 53.25%
Answered	246
Skipped	14



Carroll U.S. 30 Corridor of Commerce Update

Q.12: How old are you?

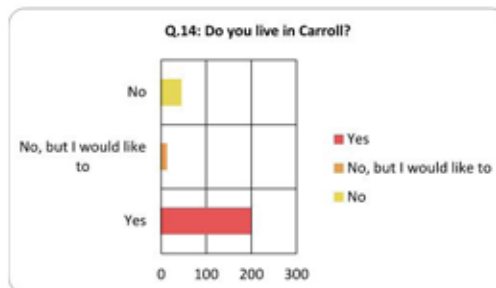
Choice	Responses
Under 19	0 0.00%
19-24	3 1.16%
25-29	29 11.24%
30-34	28 10.85%
35-39	45 17.44%
40-44	32 12.40%
45-49	22 8.53%
50-54	19 7.36%
55-59	25 9.69%
60-64	20 7.75%
65-69	18 6.98%
70-74	7 2.71%
75-84	9 3.49%
Over 85	1 0.39%
Answered	258
Skipped	2



Carroll U.S. 30 Corridor of Commerce Update

Q.14: Do you live in Carroll?

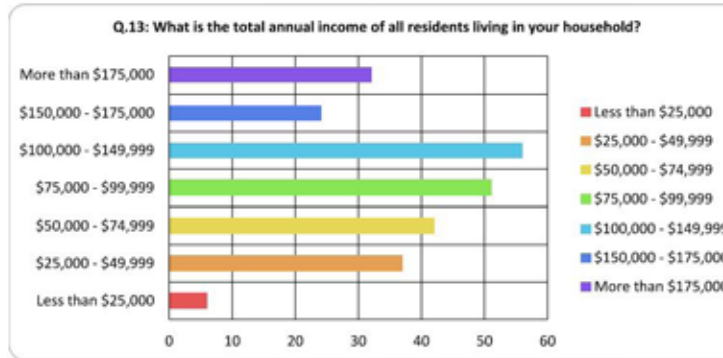
Choice	Responses
Yes	199 77.73%
No, but I would like to	12 4.69%
No	45 17.58%
Answered	256
Skipped	4



Carroll U.S. 30 Corridor of Commerce Update

Q.13: What is the total annual income of all residents living in your household?

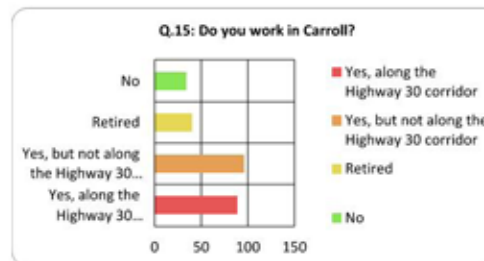
Choice	Responses
Less than \$25,000	6 2.42%
\$25,000 - \$49,999	37 14.92%
\$50,000 - \$74,999	42 16.94%
\$75,000 - \$99,999	51 20.56%
\$100,000 - \$149,999	56 22.58%
\$150,000 - \$175,000	24 9.68%
More than \$175,000	32 12.90%
Answered	248
Skipped	12



Carroll U.S. 30 Corridor of Commerce Update

Q.15: Do you work in Carroll?

Choice	Responses
Yes, along the Highway 30 corridor	88 34.24%
Yes, but not along the Highway 30 corridor	96 37.35%
Retired	40 15.56%
No	33 12.84%
Answered	257
Skipped	3



City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *msp-w*
FROM: Jack Wardell, Director of Parks and Recreation *JW*
DATE: June 22, 2021
SUBJECT: Report of Bid Opening – 100” Front Mount Mower – Golf Course

Pre-Bid Estimate: \$40,000.00

On June 21, 2021, two bids were received at the time of the bid opening. The low bid that met all of the bid requirements was:

	<u>100” Mower</u>	<u>Trade-In 2017 72” Kubota 3990</u>	<u>Final Cost</u>
Van Wall Equipment, Madrid, IA	\$39,875.49	(\$7,900.00)	\$31,975.49

The above mower met all the specifications outlined in the bid documents. Staff specified four-wheel drive for this mower, which is beneficial on a golf course with a few steep hills. This especially helps from tearing up the wet dewy grass during the morning hours. In addition, an air ride seat was specified for the extended hours our employees will be on the mower.

RECOMMENDATION: Mayor and City Council consideration and approval of the bid from Van Wall Equipment, Madrid, IA for the final cost of \$31,975.49.

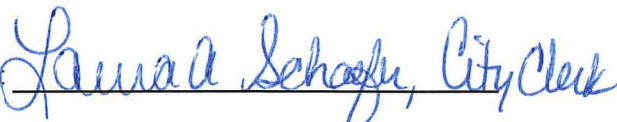
BID OPENING REPORT

Bids were opened on June 21, 2021

For 100" Front Mount Mower

Pre-Bid Estimate \$ 40,000.00

	COMPANY	2021 100 Inch Mower	Trade in 2017 Kubota Mower	Total Cost
1.	<u>Reuters Equipment - Carroll Iowa</u>		<u>No Bid</u>	
2.	<u>Van Wall Equipment - Madrid Iowa</u>	<u>\$39,875.49</u>	<u>-\$7,900.00</u>	<u>\$31,975.49</u>
3.	<u>Haley Equipment - Carroll, Iowa</u>	<u>\$32,306.00</u>	<u>-\$18,106.00</u>	<u>\$14,200.00</u>
4.	<u></u>			

Signed:  Landa Schaefer, City Clerk
Date: 6/21/2021

THE ABOVE BID AMOUNTS HAVE NOT BEEN CHECKED.
THE BID TOTALS ARE SUBJECT TO CORRECTION AFTER
THE BIDS HAVE BEEN COMPLETELY REVIEWED.

| XF200

100" Width of Cut

100" Wide Articulating Rotary
Option for the John Deere
1565/1570/1580



When the Lasteq Model XF200 is paired with a John Deere Model 1565, 1570 or 1580 it is the most competitively priced, feature packed, versatile, and rugged articulating wide area rotary mower on the market. It offers a front mounted 100" wide deck that features 5 independently articulating rotary decks that cut as accurately as 5 small push mowers.

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Mike Pogge-Weaver, City Manager *UKSP-w*

FROM: Jack Wardell, Director of Parks and Recreation *JW*

DATE: June 22, 2021

SUBJECT: Report of Bid Opening – Ceiling Suspended Basketball Hoops

Pre-Bid Estimate - \$18,000.00

The existing four basketball hoops are attached to the brick walls and have been in place since the opening of the Recreation Center. The mechanisms are aging and are a concern for the future. Over the winter months, the basketball hoops have been raised and lowered almost every day and that is taking a toll on the current system therefore, a new system is needed. Also, with the renovation of the gym and construction of the raised running track the hoops could not stay in the same location. The new hoops will be suspended from the gym ceiling.

On June 21, 2021, two bids were received at the time of the ceiling suspended basketball hoops bid opening. The results of the bids are attached. The low bid that met the requirements in the bid documents was:

H2I Group - Cedar Falls, Iowa

\$20,600.00

The current bracing system is attached to the walls and the new system will be anchored from the rafters. The City will reuse the existing glass backboards and rims. When backboards are in need of replacement, City staff can install them to save labor costs. The current backboards and rims are adequate and do not need to be replaced at this time.

Staff has had a conversation with RDG and asked, if the new system is installed before the remodel will we need to remove the new system or adjust the posts. RDG said there should not be any impact on the remodel project with the placement of the new ceiling suspended hoop brackets and posts.

This item is slightly over budget but there is money available in the Recreation Center budget to cover the additional cost of the suspended basketball hoops.

RECOMMENDATION: For the Mayor and City Council to consider and approve the bid from H2I Group - Cedar Falls, Iowa for the total bid price of \$20,600.00.

BID OPENING REPORT

Bids were opened on 06/21/2021 @ 11:00 am

For Ceiling Suspended Basketball Hoops

Pre-Bid Estimate \$18,000.00

	COMPANY	Total Cost
1.	<u>H2I Group - Cedar Falls, IA</u>	<u>\$20,600.00</u>
2.	<u>Carroll Seating Company - Owatonna MN</u>	<u>\$21,424.49</u>
3.	<u></u>	<u></u>
4.	<u></u>	<u></u>
5.	<u></u>	<u></u>
6.	<u></u>	<u></u>

Signed: Laura A Schaefer, City Clerk
Date: 6/21/2021

THE ABOVE BID AMOUNTS HAVE NOT BEEN CHECKED.
THE BID TOTALS ARE SUBJECT TO CORRECTION AFTER
THE BIDS HAVE BEEN COMPLETELY REVIEWED.

City of Carroll

627 N. Adams Street

Carroll, Iowa 51401

(712) 792-1000

FAX: (712) 792-0139

MEMO TO: Honorable Mayor and Members of the City Council

FROM: Mike Pogge-Weaver, City Manager *MSPW*

DATE: June 21, 2021

SUBJECT: Committee Reports

1. Library Board (meets 3rd or 4th Monday of month) – **June 21, 2021**
2. Board of Adjustment (meets 1st Monday of month) –
3. Planning and Zoning Commission (meets 2nd Wednesday of month) –
4. Carroll Airport Commission (meets 2nd Monday of month) – **June 14, 2021**
5. Parks, Recreation & Cultural Advisory Board (meets 1st Monday of January, March, May, July, September and November) –
6. Carroll County Solid Waste Management Commission (meets 2nd Tuesday of month) –
7. Carroll Historic Preservation Commission (no regular meeting dates) –
8. Safety Committee (no regular meeting dates) –
9. Civil Service Commission (as needed) – **June 14, 2021**

Library Board Minutes

June 21, 2021

The Carroll Board of Trustees met in the Community Meeting Room at the Carroll Public Library. Trustees present: Lisa Auen, Thomas Parrish, Julie Perkins, Kyle Ulveling, Ralph von Qualen, and Director Rachel Van Erdewyk. Trustees absent: Marcie Hircock, Brenda Hogue, Summer Parrott, and Dale Schmidt. Also present: City Council member LaVern Dirx.

Parrish called the meeting to order at 5:16. It was moved by Ulveling and seconded by von Qualen to approve the agenda. All voted aye. Absent: Hircock, Hogue, Parrott, and Schmidt. It was moved by von Qualen and seconded by Auen to approve the minutes of the May meeting. All voted aye. Absent: Hircock, Hogue, Parrott, and Schmidt. It was moved by Perkins and seconded by Auen to approve the bills. All voted aye. Absent: Hircock, Hogue, Parrott, and Schmidt.

Director's Report: Children's programming continues with Facebook live story readings, area daycare and senior book drop-offs, Virtual Rookies at home story time, and Grab and Go crafts. Adult programming continues with Crafty library Ladies, Poetry Group, and Book Clubs. Summer Reading program, "Reading Colors Your World", started June 1st. Sign-up will be through the Beanstack reading platform. Total program attendance was 3,274. Monthly door count was 2,607. Total resources utilized was 35,964.

Board Education: None.

Old Business: None.

New Business: Review of the Materials Selection Policy. No action taken.

It was moved by Ulveling and seconded by Perkins to adjourn. All voted aye. Absent: Hircock, Hogue, Parrott, and Schmidt. Meeting adjourned at 5:36. Next regular meeting will be August 16, 2021.

Thomas Parrish—Vice President

Judy Behm—Recording Secretary

CARROLL AIRPORT COMMISSION

Regular Meeting

The regular meeting of the Carroll Airport Commission was held on Monday, June 14, 2021, at the Arthur Neu Airport. Commission members in attendance were Norman Hutcheson, Greg Siemann, Gene Vincent, Kevin Wittrock and Dick Fulton. Also attending were Don Mensen, airport manager and Carol Schoeppner, recording secretary. Chairman Hutcheson conducted the 5:30 P.M. meeting.

MINUTES

The minutes of the previous meeting were reviewed by the Commission. A motion by Comm. Fulton and seconded by Comm. Wittrock was made to approve the minutes. Motion carried by Commissioners Hutcheson, Siemann, Vincent, Wittrock and Fulton.

SHOP HANGER ROOF

Schroeder Construction has not started on the roof repair. Don reported the shop walk-in door needs to be repaired or replaced. After discussion a motion by Comm. Fulton and seconded by Comm. Siemann was made to repair the door. Motion carried by Commissioners Hutcheson, Siemann, Vincent, Wittrock and Fulton.

FARM REPORT

Comm. Vincent reported the first hay crop was very good. The hay will be priced at \$100.00 per bale.

TOPICS DISCUSSED:

By June 30th the CARES Grant money has to be used.

The wind turbines being erected between Dedham and Manning will be 20 meters taller than the existing turbines.

The IPAA Conference discussed avgas usage and airport infrastructure.

Don reported there could be a water leak between the terminal and the shop hanger.

Air Methods will be moving the mobile home in the near future. They are also responsible for removing the concrete foundation and the sodding/seeding of the area.

BILLS

The following bills were presented to the Carroll Airport Commission for approval:

Carroll Aviation	contract	\$ 6,800.00
Wittrock Motor	May car rental	349.00
Community Oil	equipment gas	1,228.46
New Cooperative	fertilizer/equip rent	2,905.92
Carroll Hydraulics	mower repair	107.30
Chad Steinkamp	farm seed/fertilizer	5,457.20
R&R Septic Services	service septic system	45.00
Rueter's	Kubota repair	411.57
Bomgaars	roundup/gopher bait	107.95
Earl May	flowers	29.97
Carroll Refuse	May garbage	72.00
Raccoon Valley Elec	May electric service	903.34
Raccoon Valley Elec	(AM) May electric	105.51
Ace Hardware	gopher control	13.98
Ecowater	cooler rent/water	143.80
Carol Schoeppner	secretary contract	350.00

A motion by Comm. Fulton and seconded by Comm. Wittrock was made to approve the bills as presented to the Carroll Airport Commission. Motion carried by Commissioners Hutcheson, Siemann, Vincent, Wittrock and Fulton.

There being no further business, a motion by Comm. Siemann and seconded by Comm. Fulton was made to adjourn at 6:56 P.M..

The next regular meeting of the Carroll Airport Commission will be July 12, 2021, at the Arthur Neu Airport.

Chairman/Vice-Chairman

ATTEST:

CARROLL AIRPORT COMMISSION

Regular Meeting

Monday, July 12, 2021

5:30 P.M.

Arthur Neu Airport

Agenda

Approve previous meeting minutes

Shop hanger repair

Air Methods

2020/2021 Budget Report

New Business

Approve monthly bills

CIVIL SERVICE COMMISSION
MINUTES OF JUNE 14, 2021

The City of Carroll Civil Service Commission met on Monday, June 14, 2021 at 9:08 A.M. in Carroll Police Department Training Room. Members present: Phil Markway, Chairperson, Todd Bierl, and Sheri Mertz. Absent: None. Also present: Police Chief Brad Burke and City Clerk Laura Schaefer (departed for the interviews).

* * * * *

It was moved by Bierl, seconded by Mertz, to approve the minutes of the March 31, 2021 meeting, as written. All present voted aye. Absent: None. Motion carried.

* * * * *

It was moved by Markway, seconded by Mertz, to go into Executive Closed Session at 9:09 A.M. per Iowa Code 21.5(1)(i) – Civil Service interviews for entry level police officer. All present voted aye. Absent: None. Motion carried.

* * * * *

It was moved by Markway, seconded by Bierl, to go back into open session at 12:36 P.M. All present voted aye. Absent: None. Motion carried.

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It was moved by Mertz, seconded by Markway, to approve the following eligibility list for the position of Police Officer:

George Athan
Ex' Avier Bill
James Heller
Nathan Kult

All present voted aye. Absent: None. Motion carried.

* * * * *

It was moved by Markway, seconded by Mertz, to adjourn at 12:42 P.M. All present voted aye. Absent: None. Motion carried.

Phil Markway, Chairperson

ATTEST:

Laura A. Schaefer, Secretary