



AMENDED

**CITY OF ANAMOSA
CITY COUNCIL AGENDA – REGULAR SESSION**

**MONDAY, AUGUST 24, 2026 – 6:00 P.M.
ANAMOSA LIBRARY & LEARNING CENTER
600 E. 1ST STREET, ANAMOSA, IA 52205**

Zoom Meeting Link (Viewing Only)
<https://us02web.zoom.us/j/86089851793>
Meeting ID: 860 8985 1793
Passcode: Anamosa

Join by Telephone
+1 312 626 6799 US
Meeting ID: 860 8985 1793
Passcode: 7681616

*To address the City Council, please wait for the Mayor to open the floor for public comment on an agenda item.
Before speaking, approach the podium, provide your name and address, and limit comments to five (5) minutes per agenda item.
Profane, obscene, or slanderous language will not be permitted.*

- 1.0) **Roll Call**
- 2.0) **Pledge Of Allegiance**
- 3.0) **Consent Agenda (Review & Approve):**
 - a) Minutes from the August 10, 2026 – Regular Session
 - b) Current bills
 - c) Liquor licenses
 - d) Noise/street closure permit applications
- 4.0) **Presentations:**
 - 4.1) **Project Status Update** – HR Green
- 5.0) **Postponed Items/Unfinished Business:**
 - 5.1) **Resolution 2026-49** – Approving the Final Plat for the Kouba Subdivision First Addition. **Roll Call.**
 - 5.2) **Review & Approve** – Site Plan for Kouba Subdivision First Addition.
- 6.0) **Council Action Items:**
 - 6.1) **Resolution 2026-50** – Approving the appointment of Charlotte Scheckel to the Library Board of Trustees, to fill the term ending June 30, 2029. **Roll Call.**
 - 6.2) **Resolution 2026-51** – Setting the wage of Part-Time LCC Personnel for Fiscal Year ending June 30, 2027. **Roll Call.**
 - 6.3) **Review & Approve** – Change Order #1, from **Boomerang**, in the amount of \$25,000.00, for the Elm & Hickory Sanitary Sewer Rehabilitation project.
 - 6.4) **Review & Approve (Consent Agenda):** Pay requests totaling \$184,497.46
 - a) From Boomerang, in the amount of \$56,712.95, for the Elm & Hickory Sanitary Sewer Rehab Project.
 - b) From Boomerang, in the amount of \$921.50, for the Elm & Hickory Sanitary Sewer Rehab Project.
 - c) From HR Green, in the amount of \$2,170.00, for the WWTP Rerate Project.
 - d) From HR Green, in the amount of \$7,000.00, for the WTP Aerator Project.
 - e) From Woodruff Construction, in the amount of \$117,693.01, for WTP Aerator Project.
- 7.0) **City Administrator's Report**
- 8.0) **Mayor & Council Reports**
 - 8.1) Mayor's report
 - 8.2) Council reports
- 9.0) **Public Comment For Items Not On The Agenda**
- 10.0) **Adjournment**

STATEMENT OF COUNCIL PROCEEDINGS
August 10, 2026

The City Council of the City of Anamosa met in Regular Session on August 10, 2026, at the Anamosa Library and Learning Center at 6:00 p.m. with Mayor Rod Smith presiding. The following Council Members were present: Rich Crump, Tim Shada, Todd Weimer, and Brian Hurt. Absent: Kay Smith and Dan Smith. Also present were Jeremiah Hoyt, City Administrator and Kaylee Palmer, City Clerk.

Mayor Rod Smith called the meeting to order at 6:05 p.m. Roll call was taken with a quorum present.

Motion by Crump, seconded by Weimer approving the consent agenda items: Minutes of the Regular Session 07/27/26, current bills, and noise/street closure permit application. Roll vote: Ayes- Shada, Weimer, Hurt, Crump. Nays- none. Motion carried.

Mayor Smith turned the floor over to Sheila Tjaden of the Jones County Community Foundation. Tjaden provided an overview of the Foundation, including its history and the resources it provides to the community. She also discussed projects the foundation has supported, the grant cycle and process, and potential funding opportunities available to the City of Anamosa.

Motion by Crump, seconded by Weimer approving Resolution 2026-47, a resolution setting September 14th, at 6:00 p.m. as the date and time for the public hearing to vacate City easement located at Grant Wood Plaza, Lot 3, Assessor's parcel number 0912154001, within the City of Anamosa. Roll vote: Ayes- Weimer, Hurt, Crump, Shada. Nays- none. Motion carried.

Motion by Hurt, seconded by Crump approving Resolution 2026-48, a resolution approving and authorizing the placement of funds in various depositories and updating authorized depositors. Roll vote: Ayes- Hurt, Crump, Shada, Weimer. Nays- none. Motion carried.

Mayor Smith opened the floor for discussion regarding the Anamosa Sidewalk Program. City Administrator Jeremiah Hoyt provided an overview of the program, including its purpose, background, and potential next steps for implementation. He also requested feedback from the Council regarding how they would like to proceed. Council discussion followed. No action was taken.

Motion by Crump, seconded by Weimer approving the Professional Services Agreement, for the Hamilton Street Reconstruction Project, as included in the FY27 Capital Improvement Budget. Roll vote: Ayes- Hurt, Crump, Shada, Weimer. Nays- none. Motion carried.

Motion by Crump, seconded by Hurt approving the consent agenda pay requests totaling \$100,305.22. Roll vote: Ayes- Weimer, Shada, Crump, Hurt. Nays- none. Motion carried.

City Administrator's Report: City Administrator Jeremiah Hoyt thanked everyone who attended and supported National Night Out, noting that the event was successful and well attended. Hoyt also expressed his appreciation to the Public Works, Public Utilities, Police, and Fire Departments for their hard work during the storms on Friday and their efforts with the subsequent cleanup.

Hoyt further recognized the Public Works Department for coming in during the early morning hours to paint the street lines, allowing the work to be completed more efficiently while minimizing disruption to traffic. Hoyt noted that this effort was consistent with the City's Lean Initiatives.

Mayor's Report: Mayor Smith thanked Chief Minnihan and the Police Department for their efforts in organizing National Night Out and for fostering positive relationships within the community. Mayor Smith also expressed his appreciation to the Public Works Department and all City staff who assisted with cleanup efforts following Friday's storms. He noted that the roads appeared to be open and clear of debris and commended staff for their efforts in completing the cleanup promptly.

Council reports: Council Member Brian Hurt shared positive news regarding the pool study, noting that recent changes to state regulations may make certain repairs easier to complete than previously anticipated and that the pool improvements may be less expensive than originally projected.

Hurt reported that Flag Football has begun and that the first Concert in the Park is scheduled for this month. He also discussed potential changes to pool hours and the possibility of hosting a family night at the pool.

Mayor Smith opened the floor to public comment for items not on the agenda. No public comment was made.

Meeting adjourned at 7:00 p.m.

Rod Smith, Mayor

ATTEST:

Kaylee Palmer, City Clerk



City of Anamosa, IA

Expense Approval Report

By Fund

Post Dates 8/11/2026 - 8/24/2026

Vendor Name	Post Date	Description (Item)	Account Number	Amount
Fund: 001 - GENERAL FUND				
Department: 000 - 000				
THE HARTFORD	08/14/2026	AD&D	001-000-2208	57.60
WELLMARK BLUE CROSS BLUE...	08/14/2026	ALLIANCE HEALTH INSURANCE	001-000-2205	35,452.71
WELLMARK BLUE CROSS BLUE...	08/14/2026	BLUE ADVANTAGE HEALTH IN...	001-000-2205	8,252.48
COLLECTION SERVICES CENTER	08/14/2026	COLLECTION SERVICES	001-000-2204	534.47
DELTA DENTAL PLAN OF IOWA	08/14/2026	DELTA DENTAL INSURANCE	001-000-2205	1,924.46
CITY OF ANAMOSA	08/14/2026	FLEXIBLE - CHILDCARE	001-000-2204	76.92
CITY OF ANAMOSA	08/14/2026	FLEX - MEDICAL	001-000-2204	266.46
IPERS COLLECTIONS	08/14/2026	IPERS	001-000-2203	8,332.29
THE HARTFORD	08/14/2026	LIFE INSURANCE	001-000-2208	432.00
THE HARTFORD	08/14/2026	LTD	001-000-2208	536.45
IPERS COLLECTIONS	08/14/2026	IPERS	001-000-2203	4,617.46
VSP Insurance Co	08/14/2026	VSP INSURANCE	001-000-2205	424.52
941 TAX EFT PAYMENT	08/14/2026	MEDICARE TAX	001-000-2206	2,594.88
941 TAX EFT PAYMENT	08/14/2026	SOCIAL SECURITY TAX	001-000-2202	11,095.34
941 TAX EFT PAYMENT	08/14/2026	FEDERAL TAX	001-000-2200	5,238.99
TREASURER STATE OF IOWA	08/14/2026	STATE TAX	001-000-2201	2,223.10
WELLMARK BLUE CROSS BLUE...	08/14/2026	ANNUAL FEE	001-000-2205	280.00
Department 000 - 000 Total:				82,340.13
Department: 110 - POLICE				
CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	001-110-6476	118.03
ALLIANT ENERGY	08/24/2026	ELECTRICITY	001-110-6371	920.15
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	001-110-6540	31.00
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	001-110-6370	45.68
LYNCH DALLAS, P.C.	08/24/2026	LEGAL SERVICES - NUISANCE ...	001-110-6411	2,041.20
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	001-110-6373	164.80
AUXIANT	08/24/2026	SELF FUNDED INS	001-110-6155	76.00
Department 110 - POLICE Total:				3,396.86
Department: 210 - ROADS, BRIDGES, SIDEWALKS				
AUXIANT	08/24/2026	SELF FUNDED INS	001-210-6155	90.00
AUXIANT	08/24/2026	SELF FUNDED INS	001-210-6155	47.50
Department 210 - ROADS, BRIDGES, SIDEWALKS Total:				137.50
Department: 290 - SOLID WASTE				
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	001-290-6461	140.00
Department 290 - SOLID WASTE Total:				140.00
Department: 610 - CITY COUNCIL				
GRANT WOOD ART FESTIVAL	08/18/2026	HOTEL/MOTEL DISBUSREMENT	001-610-6479	4,500.00
Department 610 - CITY COUNCIL Total:				4,500.00
Department: 612 - CITY ADMINISTRATOR				
AUXIANT	08/24/2026	SELF FUNDED INS	001-612-6155	9.50
Department 612 - CITY ADMINISTRATOR Total:				9.50
Department: 622 - SUPPORT ADMINISTRATION				
AUXIANT	08/24/2026	SELF FUNDED INS	001-622-6155	604.80
ANAMOSA JOURNAL-EUREKA	08/24/2026	LEGALS	001-622-6414	160.43
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	001-622-6373	132.00
AUXIANT	08/24/2026	SELF FUNDED INS	001-622-6155	28.50
Department 622 - SUPPORT ADMINISTRATION Total:				925.73
Department: 640 - CITY ATTORNEY				
LYNCH DALLAS, P.C.	08/24/2026	GENERAL LEGAL SERVICES - CI...	001-640-6455	1,625.00
Department 640 - CITY ATTORNEY Total:				1,625.00

Expense Approval Report

Post Dates: 8/11/2026 - 8/24/2026

Vendor Name	Post Date	Description (Item)	Account Number	Amount
Department: 650 - CITY HALL				
ALLIANT ENERGY	08/24/2026	ELECTRICITY	001-650-6371	790.61
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	001-650-6475	31.00
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	001-650-6370	59.18
Department 650 - CITY HALL Total:				880.79
Fund 001 - GENERAL FUND Total:				93,955.51
Fund: 015 - FIRE SERVICE				
Department: 150 - FIRE DEPARTMENT				
DINGES FIRE COMPANY	08/24/2026	SHIPPING	015-150-6470	59.06
ALLIANT ENERGY	08/24/2026	ELECTRICITY	015-150-6371	979.90
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	015-150-6475	90.00
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	015-150-6370	50.37
JONES COUNTY ENGINEER	08/24/2026	GAS	015-150-6551	93.49
JONES COUNTY ENGINEER	08/24/2026	DIESEL	015-150-6551	188.28
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	015-150-6373	66.57
Department 150 - FIRE DEPARTMENT Total:				1,527.67
Fund 015 - FIRE SERVICE Total:				1,527.67
Fund: 041 - LIBRARY FUND				
Department: 410 - LIBRARY				
AMAZON CAPITAL SERVICES	08/17/2026	ADULT BOOKS	041-410-6501	87.28
AMAZON CAPITAL SERVICES	08/17/2026	ADULT BOOKS	041-410-6501	98.97
BLADE PEST MANAGEMENT L...	08/17/2026	PEST CONTROL	041-410-6475	70.00
AMAZON CAPITAL SERVICES	08/17/2026	ADULT BOOKS	041-410-6501	6.20
AMAZON CAPITAL SERVICES	08/17/2026	SCOTCH TAPE	041-410-6535	19.89
AMAZON CAPITAL SERVICES	08/17/2026	TISSUES	041-410-6535	6.84
AMAZON CAPITAL SERVICES	08/17/2026	STICKERS & DRIED FLOWERS	041-410-6537	26.37
AMAZON CAPITAL SERVICES	08/17/2026	ADULT BOOKS	041-410-6501	8.88
DEMCO	08/17/2026	BOOK JACKETS/BOOK TAPE/L...	041-410-6531	230.90
JOHN DEERE FINANCIAL	08/17/2026	DRAIN GUARD	041-410-6475	11.99
AMAZON CAPITAL SERVICES	08/17/2026	CARDSTOCK	041-410-6535	22.18
AMAZON CAPITAL SERVICES	08/17/2026	PIE TINS	041-410-6537	9.49
AMAZON CAPITAL SERVICES	08/17/2026	ADULT BOOKS	041-410-6501	85.21
AMAZON CAPITAL SERVICES	08/17/2026	PRESENTATION CLICKER	041-410-6475	9.99
ALLIANT ENERGY	08/24/2026	ELECTRICITY	041-410-6371	2,257.15
AMAZON CAPITAL SERVICES	08/17/2026	HAND SOAP	041-410-6535	54.83
JOHNSON CONTROLS	08/17/2026	REPAIR ALARM/LABOR/SMOK...	041-410-6475	1,349.67
MIDWEST TAPE LLC	08/17/2026	HOOPLA	041-410-6501	205.37
ESTECH SYSTEMS, INC	08/24/2026	PHONE EQUIPMENT & SERVICE	041-410-6373	362.04
PROQUEST LLC	08/17/2026	ANCESTRY LIBRARY EDITION	041-410-6501	2,287.04
OFFICE EXPRESS	08/17/2026	PAPER TOWELS	041-410-6535	142.02
AMAZON CAPITAL SERVICES	08/18/2026	LARGE PRINT BOOKS	041-410-6501	25.27
AMAZON CAPITAL SERVICES	08/18/2026	ADULT BOOKS	041-410-6501	129.09
OFFICE EXPRESS	08/17/2026	TOILET PAPER	041-410-6535	82.71
AMAZON CAPITAL SERVICES	08/18/2026	LARGE PRINT BOOKS	041-410-6501	18.60
VISA	08/17/2026	PAINTING SUPPLIES	041-410-6502	22.86
VISA	08/17/2026	ADULT PARTY MAID-RITE SUP...	041-410-6502	45.42
VISA	08/17/2026	DISH SOAP	041-410-6535	13.92
VISA	08/17/2026	EGGS & FOOD COLORING	041-410-6537	4.62
VISA	08/17/2026	DUCK TAPE	041-410-6537	12.36
VISA	08/17/2026	ICE CREAM PARTY SUPPLIES	041-410-6537	29.66
VISA	08/17/2026	FRUIT PIZZA SUPPLIES	041-410-6537	41.53
VISA	08/17/2026	FRUIT PIZZA SUPPLIES	041-410-6537	58.21
AMAZON CAPITAL SERVICES	08/18/2026	ADULT BOOKS	041-410-6501	30.88
AMAZON CAPITAL SERVICES	08/18/2026	DVDS	041-410-6501	76.52
AMAZON CAPITAL SERVICES	08/18/2026	ADULT BOOKS	041-410-6501	19.99
AMAZON CAPITAL SERVICES	08/18/2026	WATERBOTTLES & STICKERS	041-410-6502	84.57
AUXIANT	08/24/2026	SELF FUNDED INS	041-410-6155	38.00

Expense Approval Report

Post Dates: 8/11/2026 - 8/24/2026

Vendor Name	Post Date	Description (Item)	Account Number	Amount
KONICA PREMIER FINANCE	08/17/2026	COPIER LEASE	041-410-6480	239.73
Department 410 - LIBRARY Total:				8,326.25
Fund 041 - LIBRARY FUND Total:				8,326.25
Fund: 043 - PARKS & RECREATION				
Department: 430 - RECREATION				
COTTON GALLERY	08/24/2026	EXTRA BASEBALL TSHIRT	043-430-6531	16.00
ALLIANT ENERGY	08/24/2026	ELECTRICITY	043-430-6371	748.04
GLOBAL PAYMENTS INTEGRA...	08/24/2026	CARD PROCESSING FEES	043-430-6471	340.56
LAWSON PRODUCTS, INC.	08/24/2026	HARDWARE FOR SWING SET	043-430-6475	30.40
BLUE60 BAND	08/24/2026	MUSIC IN THE PARK EVENT	043-430-6490	300.00
GOGEL/MATTHEW	08/24/2026	MUSIC IN THE PARK EVENT	043-430-6490	250.00
JOHN DEERE FINANCIAL	08/24/2026	NEW SWING SET PAD	043-430-6475	196.00
JOHN DEERE FINANCIAL	08/24/2026	NEW FLAG HOLDERS	043-430-6542	9.47
IOWA PRISON INDUSTRIES	08/24/2026	TRUCK DECALS	043-430-6542	72.80
CACTUS MOON MUSIC, LLC	08/24/2026	MUSIC IN THE PARK EVENT	043-430-6490	500.00
WHITSON/DANNY	08/24/2026	MUSIC IN THE PARK EVENT	043-430-6490	400.00
AUXIANT	08/24/2026	SELF FUNDED INS	043-430-6155	28.50
Department 430 - RECREATION Total:				2,891.77
Fund 043 - PARKS & RECREATION Total:				2,891.77
Fund: 044 - AQUA COURT				
Department: 440 - AQUA COURT				
CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	044-440-6540	115.86
ALLIANT ENERGY	08/24/2026	ELECTRICITY	044-440-6371	1,792.11
STATE HYGIENIC LABORATORY...	08/24/2026	POOL WATER TESTING	044-440-6470	33.00
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	044-440-6475	30.00
FAREWAY STORES, INC.	08/24/2026	POOL CONCESSIONS	044-440-6546	21.85
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	044-440-6370	53.85
TOWN & COUNRTY WHOLESA...	08/24/2026	POOL CONCESSIONS	044-440-6546	286.94
FAREWAY STORES, INC.	08/24/2026	POOL CLEANING SUPPLIES	044-440-6541	15.34
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	044-440-6373	48.50
Department 440 - AQUA COURT Total:				2,397.45
Fund 044 - AQUA COURT Total:				2,397.45
Fund: 046 - LAWRENCE COMMUNITY CENTER FUND				
Department: 460 - LAWRENCE COMMUNITY CENTER				
CENTRAL IOWA DISTRIBUTING	08/24/2026	JANITORIAL SUPPLIES	046-460-6541	165.00
CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	046-460-6452	125.75
ALLIANT ENERGY	08/24/2026	ELECTRICITY	046-460-6371	3,126.00
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	046-460-6475	140.00
HOMETOWN PEST SOLUTIONS	08/24/2026	SERVICED TRAPS & BAIT STAT...	046-460-6452	60.00
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	046-460-6370	71.66
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	046-460-6373	184.90
Department 460 - LAWRENCE COMMUNITY CENTER Total:				3,873.31
Fund 046 - LAWRENCE COMMUNITY CENTER FUND Total:				3,873.31
Fund: 110 - ROAD USE TAX				
Department: 210 - ROADS, BRIDGES, SIDEWALKS				
IOWA PRISON INDUSTRIES	08/24/2026	WATER OVER ROAD SIGNS	110-210-6512	107.80
Department 210 - ROADS, BRIDGES, SIDEWALKS Total:				107.80
Department: 211 - Public Services - community betterment				
CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	110-211-6553	136.87
ALLIANT ENERGY	08/24/2026	ELECTRICITY	110-211-6371	728.62
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	110-211-6370	46.41
SCHMITZ JANITORIAL SUPPLY	08/24/2026	SHOP TOWELS	110-211-6530	86.00
JOHN DEERE FINANCIAL	08/24/2026	WORK PANTS & BOOTS	110-211-6181	196.97
JOHN DEERE FINANCIAL	08/24/2026	RV ANTIFREEZE, AMMONIA, &...	110-211-6530	64.91
WAYNE HALL CHRYSLER	08/24/2026	TRANSMISSION & TRANSFER ...	110-211-6474	436.18
JOHN DEERE FINANCIAL	08/24/2026	LITHIUM LUBRICATED GARAGE..	110-211-6475	19.97
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	CAB AIR FILTER	110-211-6474	27.83

Expense Approval Report

Post Dates: 8/11/2026 - 8/24/2026

Vendor Name	Post Date	Description (Item)	Account Number	Amount
LINN CO-OP OIL CO.	08/24/2026	DIESEL FUEL	110-211-6551	1,109.35
LINN CO-OP OIL CO.	08/24/2026	GASOLINE	110-211-6551	217.93
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	AIRCRAFT ULTRA PAINT REM...	110-211-6553	135.99
JOHN DEERE FINANCIAL	08/24/2026	PTO SWITCH & PAINT DECAL ...	110-211-6470	43.97
WAYNE HALL CHRYSLER	08/24/2026	TRANSMISSION & TRANSFER ...	110-211-6474	436.18
KROMMINGA MOTORS	08/24/2026	LIGHT BULBS	110-211-6474	49.28
JOHN DEERE FINANCIAL	08/24/2026	BRAKE CLEAN	110-211-6530	83.88
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	FUEL, AIR, & OIL FILTERS	110-211-6474	474.38
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	AIR FILTER	110-211-6474	148.90
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	ENGINE OIL FILTER	110-211-6474	53.04
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	HYDRAULIC, AIR, CAB, & FUEL ...	110-211-6470	455.56
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	FUEL FILTER	110-211-6470	24.64
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	110-211-6373	104.90
C.J. COOPER & ASSOCIATES, I...	08/24/2026	RANDOM DOT TESTING	110-211-6412	80.00
Department 211 - Public Services - community betterment Total:				5,161.76
Fund 110 - ROAD USE TAX Total:				5,269.56

Fund: 122 - LOCAL OPTION TAX 65%

Department: 210 - ROADS, BRIDGES, SIDEWALKS

ALLIANT ENERGY	08/24/2026	ELECTRICITY	122-210-6372	7,033.11
MAQUOKETA VALLEY ELECTRI...	08/24/2026	ROUNDAABOUT LIGHTS	122-210-6372	56.61
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INDUSTRIAL PARK LIGHTS	122-210-6372	63.80
Department 210 - ROADS, BRIDGES, SIDEWALKS Total:				7,153.52
Fund 122 - LOCAL OPTION TAX 65% Total:				7,153.52

Fund: 600 - WATER FUND

Department: 810 - 810

CAHOY PUMP SERVICES	08/11/2026	WELL 6 REBUILD	600-810-6555	143,761.00
CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	600-810-6540	118.03
CORE & MAIN LP	08/24/2026	SENSUS SUPPORT	600-810-6722	4,470.00
ALLIANT ENERGY	08/24/2026	ELECTRICITY	600-810-6371	12,747.68
CORE & MAIN LP	08/24/2026	1 1/2 WATER METER	600-810-6504	1,774.14
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	600-810-6370	137.95
USA BLUE BOOK	08/24/2026	FIRE HOUSE SWIVEL ADAPTERS	600-810-6530	191.90
AUXIANT	08/24/2026	SELF FUNDED INS	600-810-6155	40.00
LINN CO-OP OIL CO.	08/24/2026	GAS	600-810-6551	375.14
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	FUEL TANK SUPPLIES	600-810-6474	19.97
CREATIVE FORMS & CONCEPT,...	08/24/2026	UTILITY BILLING REMINDER N...	600-810-4751	401.44
CREATIVE FORMS & CONCEPT,...	08/24/2026	UTILITY BILLING POST CARDS	600-810-4751	790.64
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	600-810-6373	134.90
US POSTMASTER	08/24/2026	UTILITY BILLING POSTAGE	600-810-6508	467.56
AUXIANT	08/24/2026	SELF FUNDED INS	600-810-6155	28.50
Department 810 - 810 Total:				165,458.85
Fund 600 - WATER FUND Total:				165,458.85

Fund: 610 - WASTEWATER FUND

Department: 815 - 815

CINTAS	08/24/2026	AED UNITS & FIRST AID SUPPL...	610-815-6540	144.31
DORSEY & WHITNEY LLP	08/24/2026	SRF REVENUE BOND SERIES 2...	610-815-6489	4,279.00
ALLIANT ENERGY	08/24/2026	ELECTRICITY	610-815-6371	16,472.19
USA BLUE BOOK	08/24/2026	CRANE CONTROL PENDANT	610-815-6470	439.97
STATE HYGIENIC LABORATORY...	08/24/2026	WETT TEST	610-815-6479	653.00
AEROMOD	08/24/2026	PARTS FOR AERATORS	610-815-6470	1,265.36
WAPSI WASTE SERVICE, INC.	08/24/2026	TRASH SERVICE	610-815-6523	90.00
SADLER POWER TRAIN	08/24/2026	BLACK DUMP TRUCK	610-815-6470	92.96
BLACK HILLS ENERGY	08/24/2026	GAS UTILITY	610-815-6370	98.03
ARNOLD MOTOR SUPPLY, LLP	08/24/2026	BRAKE FLUID	610-815-6474	35.12
JOHN DEERE FINANCIAL	08/24/2026	PVC FITTINGS	610-815-6554	11.08
LINN CO-OP OIL CO.	08/24/2026	GAS	610-815-6551	1,496.96
CREATIVE FORMS & CONCEPT,...	08/24/2026	UTILITY BILLING REMINDER N...	610-815-4751	401.44
CREATIVE FORMS & CONCEPT,...	08/24/2026	UTILITY BILLING POST CARDS	610-815-4751	790.64

Expense Approval Report**Post Dates: 8/11/2026 - 8/24/2026**

Vendor Name	Post Date	Description (Item)	Account Number	Amount
MAQUOKETA VALLEY ELECTRI...	08/24/2026	INTERNET/PHONE	610-815-6373	149.85
US POSTMASTER	08/24/2026	UTILITY BILLING POSTAGE	610-815-6508	467.55
HAWKEYE ELECTRICAL CONTR...	08/24/2026	FIRE ELECTRICAL REPAIRS	610-815-6418	104,080.50
FAREWAY STORES, INC.	08/24/2026	DISTILLED WATER	610-815-6501	38.43
AUXIANT	08/24/2026	SELF FUNDED INS	610-815-6155	19.00
Department 815 - 815 Total:				131,025.39
Fund 610 - WASTEWATER FUND Total:				131,025.39
Grand Total:				421,879.28

Report Summary

Fund Summary

Fund	Expense Amount	Payment Amount
001 - GENERAL FUND	93,955.51	87,696.43
015 - FIRE SERVICE	1,527.67	0.00
041 - LIBRARY FUND	8,326.25	5,707.06
043 - PARKS & RECREATION	2,891.77	369.06
044 - AQUA COURT	2,397.45	0.00
046 - LAWRENCE COMMUNITY CENTER FUND	3,873.31	0.00
110 - ROAD USE TAX	5,269.56	0.00
122 - LOCAL OPTION TAX 65%	7,153.52	0.00
600 - WATER FUND	165,458.85	144,297.06
610 - WASTEWATER FUND	131,025.39	486.55
Grand Total:	421,879.28	238,556.16

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
001-000-2200	FIT HOLDING	5,238.99	5,238.99
001-000-2201	SIT HOLDING	2,223.10	2,223.10
001-000-2202	FICA HOLDING	11,095.34	11,095.34
001-000-2203	IPERS HOLDING	12,949.75	12,949.75
001-000-2204	PEDC HOLDING	877.85	877.85
001-000-2205	HEALTH & CANCER INS. ...	46,334.17	46,334.17
001-000-2206	MEDICARE HOLDING	2,594.88	2,594.88
001-000-2208	LIFE HOLDING	1,026.05	1,026.05
001-110-6155	SELF FUNDED HEALTH INS	76.00	76.00
001-110-6370	UTILITIES, GAS	45.68	0.00
001-110-6371	UTILITIES, ELECTRIC	920.15	0.00
001-110-6373	UTILITIES, TELEPHONE	164.80	0.00
001-110-6411	PROFESSIONAL SERVICES...	2,041.20	0.00
001-110-6476	MAINTENANCE, OFFICE	118.03	0.00
001-110-6540	BLDG & GROUNDS MAI...	31.00	0.00
001-210-6155	SELF FUNDED HEALTH INS	137.50	137.50
001-290-6461	SOLID WASTE COLLECTI...	140.00	0.00
001-610-6479	CONTRIBUTIONS TO OUT...	4,500.00	4,500.00
001-612-6155	SELF FUNDED HEALTH INS	9.50	9.50
001-622-6155	SELF FUNDED HEALTH INS	633.30	633.30
001-622-6373	UTILITIES, TELEPHONE	132.00	0.00
001-622-6414	PUBLIC NOTICES	160.43	0.00
001-640-6455	CONTRACTS, GEN. CITY ...	1,625.00	0.00
001-650-6370	UTILITIES, GAS	59.18	0.00
001-650-6371	UTILITIES, ELECTRIC	790.61	0.00
001-650-6475	BUIDLING & GROUNDS ...	31.00	0.00
015-150-6370	UTILITIES, GAS	50.37	0.00
015-150-6371	UTILITIES, ELECTRIC	979.90	0.00
015-150-6373	UTILITIES, TELEPHONE	66.57	0.00
015-150-6470	MAINTENANCE, EQUIP...	59.06	0.00
015-150-6475	MAINTENANCE, GROUN...	90.00	0.00
015-150-6551	VEHICLE FUEL EXPENSES	281.77	0.00
041-410-6155	SELF FUNDED HEALTH INS	38.00	38.00
041-410-6371	UTILITIES, ELECTRIC	2,257.15	0.00
041-410-6373	UTILITIES, TELEPHONE	362.04	0.00
041-410-6475	MAINTENANCE, BLDGS &...	1,441.65	1,441.65
041-410-6480	MAINT. CONTRACT CO...	239.73	239.73
041-410-6501	BOOKS AND PERIODOCA...	3,079.30	3,079.30
041-410-6502	ADULT PROGRAM SUPPL...	152.85	152.85
041-410-6531	SUPPLIES, LIBRARY	230.90	230.90
041-410-6535	SUPPLIES, OFFICE	342.39	342.39
041-410-6537	SUPPLIES,CHILDRENS PR...	182.24	182.24
043-430-6155	SELF FUNDED HEALTH INS	28.50	28.50

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
043-430-6371	UTILITIES, ELECTRIC	748.04	0.00
043-430-6471	RECREATION SOFTWARE	340.56	340.56
043-430-6475	MAINTENANCE, BLDGS &...	226.40	0.00
043-430-6490	EVENT EXPENSES	1,450.00	0.00
043-430-6531	SUPPLIES, REC. PROGR...	16.00	0.00
043-430-6542	SUPPLIES, MISCELLANE...	82.27	0.00
044-440-6370	UTILITIES, GAS	53.85	0.00
044-440-6371	UTILITIES, ELECTRIC	1,792.11	0.00
044-440-6373	UTILITIES, TELEPHONE	48.50	0.00
044-440-6470	PROF SERV-TESTING & I...	33.00	0.00
044-440-6475	MAINTENANCE, BLDGS &...	30.00	0.00
044-440-6540	SUPPLIES, BLDGS. & GR...	115.86	0.00
044-440-6541	CUSTODIAL MAINTENA...	15.34	0.00
044-440-6546	MERCHANDISE FOR RES...	308.79	0.00
046-460-6370	UTILITIES, GAS	71.66	0.00
046-460-6371	UTILITIES, ELECTRIC	3,126.00	0.00
046-460-6373	UTILITIES, TELEPHONE	184.90	0.00
046-460-6452	CONTRACT SERVICES	185.75	0.00
046-460-6475	MAINTENANCE, BLDGS &...	140.00	0.00
046-460-6541	SUPPLIES, JANITORIAL ...	165.00	0.00
110-210-6512	TRAFFIC SIGNS AND MA...	107.80	0.00
110-211-6181	ALLOWANCE, UNIFORM	196.97	0.00
110-211-6370	UTILITIES, GAS	46.41	0.00
110-211-6371	UTILITIES, ELECTRIC	728.62	0.00
110-211-6373	UTILITIES, TELEPHONE	104.90	0.00
110-211-6412	MEDICAL AND PYSICALS	80.00	0.00
110-211-6470	MAINTENANCE, EQUIP...	524.17	0.00
110-211-6474	MAINTENANCE, VEHICLE	1,625.79	0.00
110-211-6475	MAINTENANCE, BLDGS &...	19.97	0.00
110-211-6530	SUPPLIES, OPERATIONS	234.79	0.00
110-211-6551	VEHICLE FUEL EXPENSES	1,327.28	0.00
110-211-6553	MISCELLANEOUS SUPPLI...	272.86	0.00
122-210-6372	ELECTRIC UTILITIES, ST L...	7,153.52	0.00
600-810-4751	MISCELLANEOUS REVEN...	1,192.08	0.00
600-810-6155	SELF FUNDED HEALTH INS	68.50	68.50
600-810-6370	UTILITIES, GAS	137.95	0.00
600-810-6371	UTILITIES, ELECTRIC	12,747.68	0.00
600-810-6373	UTILITIES, TELEPHONE	134.90	0.00
600-810-6474	MAINTENANCE, VEHICLE	19.97	0.00
600-810-6504	EQUIPMENT, SMALL	1,774.14	0.00
600-810-6508	SUPPLIES, POSTAGE	467.56	467.56
600-810-6530	SUPPLIES, OPERATIONS	191.90	0.00
600-810-6540	SUPPLIES, BLDGS. & GR...	118.03	0.00
600-810-6551	FUEL EXPENSE	375.14	0.00
600-810-6555	CONSTRUCTION - PROJE...	143,761.00	143,761.00
600-810-6722	EQUIPMENT, OPERATIO...	4,470.00	0.00
610-815-4751	MISCELLANEOUS REVEN...	1,192.08	0.00
610-815-6155	SELF FUNDED HEALTH INS	19.00	19.00
610-815-6370	UTILITIES, GAS	98.03	0.00
610-815-6371	UTILITIES, ELECTRIC	16,472.19	0.00
610-815-6373	UTILITIES, TELEPHONE	149.85	0.00
610-815-6418	WASTEWATER TREATM...	104,080.50	0.00
610-815-6470	MAINTENANCE, EQUIP...	1,798.29	0.00
610-815-6474	MAINTENANCE, VEHICLE	35.12	0.00
610-815-6479	PROF. SERVICES - TESTI...	653.00	0.00
610-815-6489	PROFESSIONAL SERVICES	4,279.00	0.00
610-815-6501	CHEMICALS	38.43	0.00
610-815-6508	SUPPLIES, POSTAGE	467.55	467.55

Account Summary

Account Number	Account Name	Expense Amount	Payment Amount
610-815-6523	EQUIPMENT, BLDG. MAI...	90.00	0.00
610-815-6540	SUPPLIES, BLDGS. & GR...	144.31	0.00
610-815-6551	FUEL EXPENSE	1,496.96	0.00
610-815-6554	MAINTENANCE, GENERAL	11.08	0.00
Grand Total:		421,879.28	238,556.16

Project Account Summary

Project Account Key	Expense Amount	Payment Amount
None	421,879.28	238,556.16
Grand Total:	421,879.28	238,556.16



< CITY OF ANAMOSA

Retail Tobacco License Review

CITY OF ANAMOSA

1507375808



Application Information

Legal Ownership Information

Name of sole proprietor, partnership, corporation, LLC, or LLP	: SUNDSTOP II LLC
Type of ownership	: Limited Liability Company
Primary office address	: 400 JACKSON ST OLIN IA 52320-4733
Legal Ownership Phone	: 563-451-5929
Legal Ownership Email	: sundstop@gmail.com

Application Information

Sales and Use Permit Number	: 307702927
Location Name	: SUNDSTOP #5
Location Phone Number	: 563-687-4137
Location Address	: 100 CHAMBER DR ANAMOSA IA 52205-2113
Location Mailing Address	: 400 JACKSON ST OLIN IA 52320-4733
Renewal	: No
Start Date	: 20-Aug-2026

End Date : 30-Jun-2027

License Fee : 75.00

Types of Sales : Over the Counter

Type of Establishment : Convenience store/gas station

Types of Products Sold : Cigarettes, Tobacco, Alternative Nicotine Products

Do you intend to make retail sales to ultimate consumers? : Yes

Do you have other permits issued under Iowa Code chapter 453A at this retail location? If yes, provide permit number(s) in the next step : No

Ownership Details

Owner	Position	Single Line Address
SUNDSTROM, JOSHUA J	Officer	
BEAMAN, JENNIFER	Member	1758 170TH STREET CLARENC
SUNDSTROM, JOSHUA	Managing Partner	512 HIGHLAND STREET OLIN I
WEBER, TIMOTHY	Member	208 NORTH CHERRY STREET M
WEBER, MATTHEW	Member	719 110TH STREET MECHANIC
WEBER, DELBERT	Member	17752 25TH STREET MECHANI

Suppliers List

A list of suppliers for cigarettes, tobacco, alternative nicotine, and vapor products must be included with all retail tobacco permit applications. Applicants may submit this information in text form or as a PDF upload. Local authorities may review this information during the application review process.

Core Mark (Farner Bocken)

Decision

Select the decision of whether you approve or deny this permit application.

Iowa Department of Revenue will be issuing a permit number if this application is approved. However, the local authority has the option to also issue a permit number. If the local authority decides to issue a local permit number, it can be entered in the "Local Permit Number" field. Otherwise, only the state-issued permit number will appear on the permit.

Select a Decision *

Approve

Deny

Cancel

< Previous

Next >

Your online session will timeout after 30 minutes of inactivity. All unsaved information will be lost.

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CITY OF ANAMOSA
NOISE / STREET CLOSURE PERMIT APPLICATION

Date: _____

☐ NOISE PERMIT
☐ STREET CLOSURE PERMIT

Applicants Name: Anamosa Chamber of Commerce

Applicant's Address: 203 E Main St

Applicant's Phone: 319-462-4879

Event Location/Address: Downtown Anamosa

Detailed Description of Event:
Pumpkinfest Activities on Main Street

Date of Event: 10/03/26 Time Period of Event: 6am-6pm

TYPE OF NOISE VARIANCE REQUESTED:

☐ MUSICAL INSTRUMENT

☐ SOUND EQUIPMENT

STREET CLOSURE INFORMATION (If Applicable)

Street(s) to be affected: Main, Williams, Garnavillo, Ford, Cleveland, Huber, Booth, Davis

Starting at intersection(s) of: Main & Garnavillo

End at intersection(s) of: _____

Please attach a detailed map/drawing of area.

Barricades Needed?: Y /N How many: _____ Type: _____

*****Barricades are to be picked up at the City Shop area by 12:00 p.m. Noon on Friday prior to weekend event. Barricades are to be returned to the City Shop area by 12:00 p.m. Noon on the Monday following a weekend event.*****

COPY OF ORDINANCE GIVEN TO APPLICANT? ____

COUNCIL APPROVED ON: _____
AMOUNT OF FEE PAID: _____

DISTRIBUTE COPIES TO: ____ * APPLICANT ____ * POLICE DEPT.
____ * PUBLIC SERVICES ____ * FIRE DEPT.

We the undersigned property owners have no objection to the issuance of a Noise / Street Closure Permit to the applicant _____ for the event of _____ to be held on _____.

[illegible]

CITY OF ANAMOSA
NOISE / STREET CLOSURE PERMIT APPLICATION

Date: _____

☐ NOISE PERMIT
☐ STREET CLOSURE PERMIT

Applicants Name: Anamosa Chamber of Commerce

Applicant's Address: 203 E Main St

Applicant's Phone: 319-462-4879

Event Location/Address: Area around the football field

Detailed Description of Event:

Parade staging and lineup. We are requesting to have police vehicles lead and trail the parade.

We are also requesting a fire truck at 1pm to help block the road.

Date of Event: 10/03/26 Time Period of Event: 10am-2:30pm

TYPE OF NOISE VARIANCE REQUESTED:

☐ MUSICAL INSTRUMENT

☐ SOUND EQUIPMENT

STREET CLOSURE INFORMATION (If Applicable)

Street(s) to be affected: Walworth, Cemetery, Elm, Mechanic

Starting at intersection(s) of: Top of Walworth Ave

End at intersection(s) of: _____

Please attach a detailed map/drawing of area.

Barricades Needed?: Y /N How many: _____ Type: _____

*****Barricades are to be picked up at the City Shop area by 12:00 p.m. Noon on Friday prior to weekend event. Barricades are to be returned to the City Shop area by 12:00 p.m. Noon on the Monday following a weekend event.*****

COPY OF ORDINANCE GIVEN TO APPLICANT? _____

COUNCIL APPROVED ON: _____

AMOUNT OF FEE PAID: _____

DISTRIBUTE COPIES TO: _____ * APPLICANT _____ * POLICE DEPT.
_____ * PUBLIC SERVICES _____ * FIRE DEPT.

We the undersigned property owners have no objection to the issuance of a Noise / Street Closure Permit to the applicant _____ for the event of _____ to be held on _____.

[illegible]

CITY OF ANAMOSA
NOISE / STREET CLOSURE PERMIT APPLICATION

Date: _____

☐ NOISE PERMIT
☐ STREET CLOSURE PERMIT

Applicants Name: Anamosa Chamber of Commerce

Applicant's Address: 203 E Main St

Applicant's Phone: 319-462-4879

Event Location/Address: Main Street - Public Parking Lots

Detailed Description of Event:

We are asking to have the public parking lots next to Wapsi PT closed for our Kids Zone.

We are asking to have the parking lot next to Casey's closed for Almost Famous.

We would love to have a seat of bleachers in each location + one in the Car Wash lot.
Date of Event: 10/03/26 Time Period of Event: 6am-3pm

TYPE OF NOISE VARIANCE REQUESTED:

☐ MUSICAL INSTRUMENT

☐ SOUND EQUIPMENT

STREET CLOSURE INFORMATION (If Applicable)

Street(s) to be affected: _____

Starting at intersection(s) of: _____

End at intersection(s) of: _____

Please attach a detailed map/drawing of area.

Barricades Needed?: Y /N How many: _____ Type: _____

*****Barricades are to be picked up at the City Shop area by 12:00 p.m. Noon on Friday prior to weekend event. Barricades are to be returned to the City Shop area by 12:00 p.m. Noon on the Monday following a weekend event.*****

COPY OF ORDINANCE GIVEN TO APPLICANT? _____

COUNCIL APPROVED ON: _____

AMOUNT OF FEE PAID: _____

DISTRIBUTE COPIES TO: _____ * APPLICANT _____ * POLICE DEPT.
 _____ * PUBLIC SERVICES _____ * FIRE DEPT.

We the undersigned property owners have no objection to the issuance of a Noise / Street Closure Permit to the applicant _____ for the event of _____ to be held on _____.

[illegible]

CITY OF ANAMOSA
NOISE / STREET CLOSURE PERMIT APPLICATION

Date: _____

☐ NOISE PERMIT
☐ STREET CLOSURE PERMIT

Applicants Name: Anamosa Chamber of Commerce

Applicant's Address: 203 E Main St

Applicant's Phone: 319-462-4879

Event Location/Address: Walworth Ave

Detailed Description of Event:

Pumpkin Roll. Pumpkins will roll from the top of Walworth Hill. I would request that the city drop the pumpkins out of an end loader, as well as block off the storm drains.

Date of Event: 10/01/26 Time Period of Event: 5:30pm-6:30pm

TYPE OF NOISE VARIANCE REQUESTED:

☐ MUSICAL INSTRUMENT

☐ SOUND EQUIPMENT

STREET CLOSURE INFORMATION (If Applicable)

Street(s) to be affected: Walworth, W 2nd, Garnavillo, Cemetery

Starting at intersection(s) of: W 2nd & Garnavillo

End at intersection(s) of: Walworth & Cemetery

Please attach a detailed map/drawing of area.

Barricades Needed?: Y /N How many: _____ Type: _____

*****Barricades are to be picked up at the City Shop area by 12:00 p.m. Noon on Friday prior to weekend event. Barricades are to be returned to the City Shop area by 12:00 p.m. Noon on the Monday following a weekend event.*****

COPY OF ORDINANCE GIVEN TO APPLICANT? _____

COUNCIL APPROVED ON: _____
AMOUNT OF FEE PAID: _____

DISTRIBUTE COPIES TO: _____ * APPLICANT _____ * POLICE DEPT.
_____ * PUBLIC SERVICES _____ * FIRE DEPT.

We the undersigned property owners have no objection to the issuance of a Noise / Street Closure Permit to the applicant _____ for the event of _____ to be held on _____.

[illegible]



▶ 8710 Earhart Lane SW
Cedar Rapids, IA 52404
Main 319.841.4000 + **Fax** 713.965.0044
▶ HRGREEN.COM

To: Jeremiah Hoyt, City of Anamosa

From: HR Green

Subject: Anamosa Project Status

Date: August 24, 2026

1. 3rd Street Sidewalk Extension

- City to pursue temporary and permanent easement acquisitions prior to DOT final plan submittal can be made.

2. Sidewalk Program

- Discussion will be held at the 9/8 City Council meeting regarding the City of Anamosa Sidewalk Policy, Inspection Zones, and the Sidewalk Inspection Criteria.
- HR Green continues to prepare preliminary exhibits and cost estimates for each Region, and to identify the locations where repair/replacement is needed. These will be shared for a future discussion with City Council this fall.

3. Water Treatment Plant Aerator Replacement

- Aerator installation, startup, and commissioning are complete.
- A punchlist has been issued to the Contractor. Nearing completion of final punchlist items.
- HR Green will provide Council a final acceptance certificate upon completion of final punchlist items.

4. Sewer in Alley between Ford and N Huber

- Contractor completed area drain installation on 8/10/26 to improve drainage between sidewalk and Cedar Street.
- Final pay application and release of retainage will be submitted for council approval in September.

5. City GIS

- GIS Administration - Ongoing
- New Experience Builder applications being built to align with depreciation of the Web App Builder. All existing apps will be converted to the new application design. – Ongoing

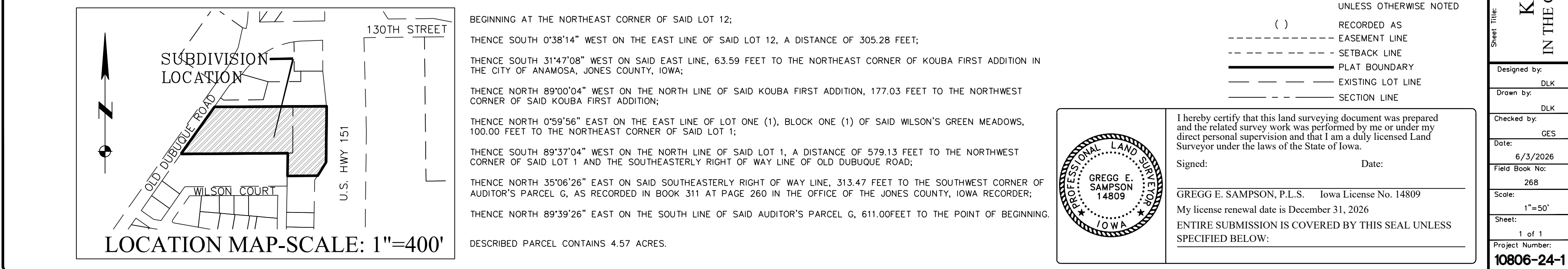
6. Sanitary Sewer Rehab Near Elm St. & Hickory St.

- Storm sewer repairs and lining are complete, and Mill St. has been opened back up for traffic.
- Sanitary sewer reinstatement at 301 S Elm St. is complete.
- Remaining sanitary sewer point repair and lining to be completed following approval of change order. Final completion date is August 31, 2026.

7. City of Anamosa Master Services Agreement

- July project status report & attendance at the July 27 (virtual) and August 10 City Council Meetings.
- Review of Kouba 2nd Addition Final Plat and Construction Plans.
- Review of Northlands East Basin calculations for overtopping & Kouba Development
- Bridge inspection reports / input to SIIMS

INDEX LEGEND Location: LOT 12, BLOCK 3, WILSON'S GREEN MEADOWS AND LOTS 8 AND 9, STRAWBERRY HILL Requestor: FORGE, INC. Proprietors: FORGE, INC. Surveyor: GREGG E. SAMPSON, P.L.S. Company/Return to: SUSAN FORINASH HALL & HALL ENGINEERS, INC. 1860 BOYSON ROAD HIAWATHA, IOWA 52233 1-319-362-9548	SPACE RESERVED FOR RECORDING PURPOSES
--	--



RESOLUTION NO. 2026-49

RESOLUTION APPROVING THE FINAL PLAT OF THE KOUBA SUBDIVISION FIRST ADDITION, IN ANAMOSA, IOWA.

WHEREAS, Hall & Hall Engineers, Inc. has submitted a preliminary and final plat, on behalf of the proprietor, Forge, Inc., for land owned in Jones County, Iowa, which is entitled the Kouba Subdivision First Addition, in Anamosa, Iowa; and,

WHEREAS, the preliminary plat for the Kouba Subdivision, has previously been reviewed and approved by the Zoning Administrator, Planning & Zoning Commission and City Council; and,

WHEREAS, the final plat for the Kouba Subdivision First Addition, was reviewed by the Zoning Administrator and Planning & Zoning Commission, on August 3, 2026; and,

WHEREAS, the Commission made recommendation to forward the final plat onto the Anamosa City Council, for consideration and approval, contingent upon specific concerns being addressed.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ANAMOSA, IOWA, that the City of Anamosa does hereby approve the final plat of the Kouba Subdivision First Addition, in Anamosa, Iowa.

Councilmember _____ introduced this Resolution and moved for its adoption.

Councilmember _____ seconded the motion to adopt.

The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
HURT				
D. SMITH				
WEIMER				
SHADA				

PASSED AND APPROVED this 24th day of August, 2026.

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK

DRAWINGS OF PROPOSED IMPROVEMENTS
FOR
KOUBA - SECOND ADDITION
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

UTILITY AND EMERGENCY TELEPHONE NUMBERS
CITY OF ANAMOSA, IOWA

PLANNING DEPARTMENT	(319) 462-6055
POLICE DEPARTMENT	(319) 462-4434
EMERGENCY	911
FIRE DEPARTMENT	(319) 462-4995
EMERGENCY	911
WATER DEPARTMENT	(319) 462-6055
STREETS DEPARTMENT	(319) 462-6055
PARKS AND RECREATION	(319) 462-6055
IOWA ONE CALL (UTILITIES)	(800) 292-8989
MAQUOKETA VALLEY ELECTRIC	(800) 927-6068
COOPERATIVE	
ALLIANT ENERGY (ELECTRIC)	(800) 255-4268
INFORMATION	
MEDIACOM (CABLE TV)	(800) 332-0245
BLACK HILLS ENERGY (GAS)	(888) 890-5554
CENTURY LINK (TELEPHONE)	(800) 244-1111
IOWA DEPARTMENT OF TRANSPORTATION	
DISTRICT ENGINEER	(319) 364-0235
MAINTENANCE GARAGES	(319) 364-8189
JONES COUNTY ENGINEER	(349) 462-3785

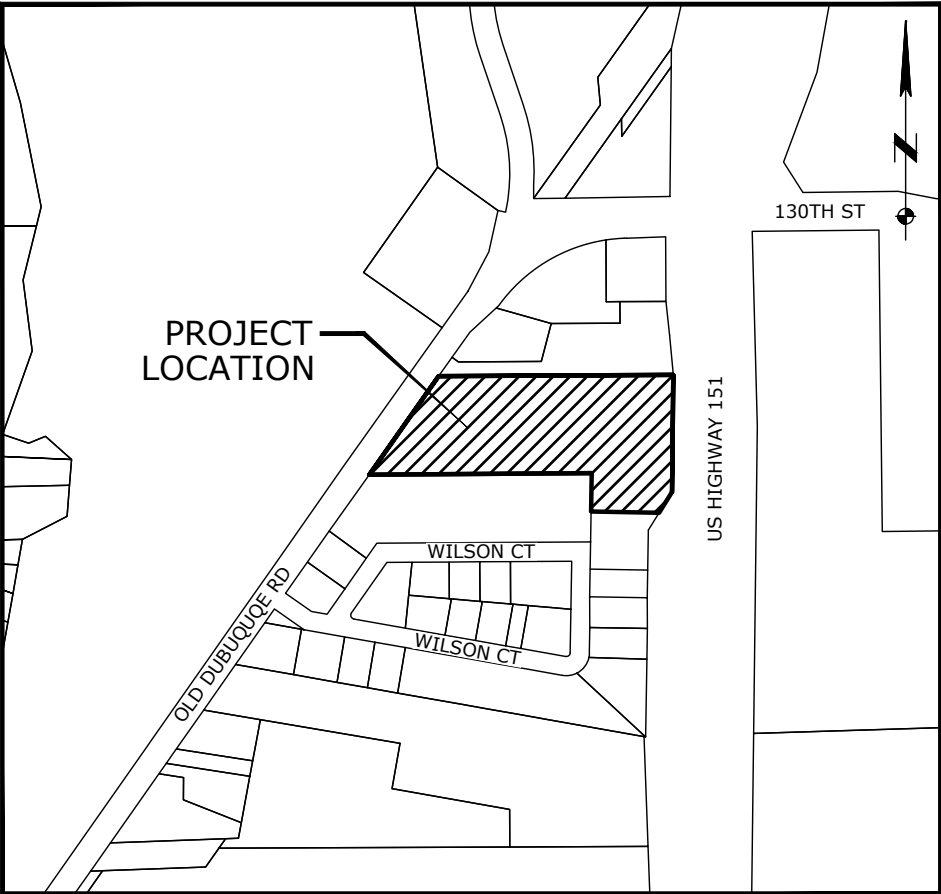
APPLICANT/TITLEHOLDER

FORGE, INC.
ATTN: BRYCE RICKLEFS
P.O. BOX 106
ANAMOSA, IA 52205
PHONE: (319) 462-4435
EMAIL: BRCYER@BOOMERANGCORP.COM

CONTACT PERSON

HALL & HALL ENGINEERS, INC.
BRIAN VOGEL, P.E.
1860 BOYSON ROAD
HIAWATHA, IOWA 52233
OFFICE: (319) 362-9548
CELL: (319) 361-6325
EMAIL: BRIAN@HALLENG.COM

LOCATION MAP
(NOT TO SCALE)



NOTE:
THE PROPOSED IMPROVEMENTS INCLUDED IN THESE DRAWINGS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) MANUAL, CURRENT EDITION; AND THE CITY OF ANAMOSA CITY CODE AND SUPPLEMENTAL SPECIFICATIONS TO THE STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) MANUAL CURRENT EDITION.

STREET	CLASSIFICATION	DESIGN SPEED	ROW WIDTH	PAVEMENT WIDTH	PAVEMENT THICKNESS
KOUBA COURT	LOCAL	30 MPH	60'	26'	7"
WILSON COURT	LOCAL	30 MPH	50'	28'	7"

CONTRACTOR SHALL CONTACT CITY TO
SCHEDULE A PRE-CONSTRUCTION MEETING

HALL & HALL ENGINEERS, INC.

Leaders in Land Development Since 1953

1860 BOYSON ROAD, HIAWATHA, IOWA 52233
PHONE: (319) 362-9548 FAX: (319) 362-7595

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SHEET INDEX

NO.	DESCRIPTION
C0.0	COVER
C1.0	LEGEND
C1.1	GENERAL NOTES
C1.2	TYPICAL CROSS-SECTION
C1.3	ALIGNMENT AND GEOMETRY PLAN
C2.0	OVERALL UTILITY PLAN
C2.1	REMOVALS PLAN
C3.0	GRADING, EROSION CONTROL & SWPPP PLAN
C4.0-C4.2	KOUBA CT WATER MAIN & SANITARY SEWER PLAN AND PROFILE
C5.0-C5.3	STORM SEWER & PAVING PLAN AND PROFILE
C6.0-C6.2	INTERSECTION DETAILS
C7.0	SERVICE TABLES AND DETAILS
C8.0	SURFACE RESTORATION PLAN
C9.0	STREET SIGNAGE AND LIGHTING PLAN



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

Signed: Brian Vogel Date: 07/27/2026

Brian D. Vogel, P.E. 18714
My license renewal date is December 31, 2027

Pages or sheets covered by this seal:

ALL

CITY OF ANAMOSA

REVIEWED:

JEREMIAH HOYT, CITY ADMINISTRATOR

DATE

TOTAL NUMBER OF PLAN SHEETS: 21 SHEETS

CITY FILE NUMBER: _____

HALL AND HALL PROJECT NUMBER: 10806-24-1



CITY OF
ANAMOSA

UTILITY LEGEND

EXISTING		PROPOSED
	SANITARY SEWER W/SIZE	
	STORM SEWER W/SIZE	
	SUBDRAIN	
	FORCE MAIN W/SIZE	
	WATER MAIN W/SIZE	
	GAS	
	STEAM	
	ELECTRIC-OVERHEAD	
	ELECTRIC-UNDERGROUND	
	CABLE TV-UNDERGROUND	
	CABLE TV-OVERHEAD	
	TELEPHONE-OVERHEAD	
	FIBER OPTIC-UNDERGROUND	
	FIBER OPTIC-OVERHEAD	
	TELEPHONE-UNDERGROUND	
	FENCE LINE	
	FILTER SOCK	
	FLOODPLAIN LIMITS	
	FLOODWAY LIMITS	
	CITY CORPORATION LIMITS	
	CONTOUR LINE	
	LIGHT POLE W/O MAST	
	LIGHT POLE W/MAST	
	TELEPHONE POLE	
	POWER POLE	
	GUY ANCHOR	
	GUY POLE	
	TELEPHONE PEDESTAL	
	TELEPHONE MANHOLE	
	CABLE TV PEDESTAL	
	UTILITY/CONTROL CABINET	
	SANITARY MANHOLE	
	STORM MANHOLE	
	GRATE INTAKE	
	SW-507 INTAKE	
	SW-509 INTAKE	
	RA-6 INTAKE	
	RA-8 INTAKE	
	HORSESHOE CATCH BASIN W/O FLUME	
	HORSESHOE CATCH BASIN W/FLUME	
	GAS VALVE	
	FLARED END SECTION	
	CLEANOUT, STORM OR SANITARY	
	TRAFFIC SIGNAL W/MAST	

UTILITY LEGEND (CONTINUED)

EXISTING		PROPOSED
	BOLLARD	
	BENCHMARK	
	STREET SIGN	
	WELL	
	SOIL BORING	
	FIRE HYDRANT	
	WATER VALVE	
	WATER SHUTOFF	
	WATER BLOWOFF	
	SURVEY CONTROL MONUMENT AS NOTED	

SURVEY LEGEND

	SET ____ REBAR W/CAP NO. ____
	SET PK NAIL
	FOUND SURVEY MONUMENT AS NOTED
	FOUND RIGHT OF WAY RAIL
	SECTION CORNER SET AS NOTED
	SECTION CORNER FOUND AS NOTED
	CUT "X" IN CONCRETE
	RECORDED AS
	EASEMENT LINE
	PLAT OR SURVEY BOUNDARY
	PLAT LOT LINE
	CENTERLINE
	SECTION LINE
	1/4 SECTION LINE
	1/4-1/4 SECTION LINE
	EXISTING LOT LINE
	BUILDING SETBACK LINE
	OWNER INFORMATION
	EXISTING RIGHT-OF-WAY
	PROPOSED RIGHT-OF-WAY
	PROPOSED TEMPORARY
	CONSTRUCTION EASEMENT

PLANT LEGEND

EXISTING		PROPOSED
	DECIDUOUS TREE	
	CONIFEROUS TREE	
	DECIDUOUS SHRUB	
	CONIFEROUS SHRUB	
	TREE STUMP	
	TREE LINE DRIP EDGE	

NOTES:

1. THIS IS A STANDARD LEGEND. SOME ITEMS MAY NOT APPEAR ON DRAWINGS.

DRAWN BY: JCF			
CHECKED BY: BDV			
APPROVED BY: JCF			
DATE: 07-27-2026			
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED DATE

CITY OF
ANAMOSA

HALL & HALL ENGINEERS, INC.

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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

LEGEND

SCALE: NO SCALE

PROJECT NO: 10806-24-1

SHEET

C1.0

CAD File: I:\projects\10800\10806 Force Inc\10806-24\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:32 AM Plotted By: Brian Vogel

WATER NOTES

1. ALL PERMITS SHALL BE SECURED AND FEES SHALL BE PAID PRIOR TO START OF CONSTRUCTION.

2. CONTACT WATER ENGINEERING AT 319-462-6055 OR STEVE.AGNITSCH@ANAMOSA-IA.ORG TO SCHEDULE THE FOLLOWING WORK REQUESTS:

FIVE (5) DAY MINIMUM NOTICE REQUIRED FOR:

WATER CONSTRUCTION START AND STOP

48-HOUR MINIMUM NOTICE REQUIRED FOR:

WATER SHUT-DOWN OR SUPPLY INTERRUPTION.

24-HOUR MINIMUM NOTICE REQUIRED FOR EACH OF THE FOLLOWING:

WATER TAP 2 INCHES OR SMALLER

WATER TAP LARGER THAN 2 INCHES AND UP TO 12 INCHES

WATER MAIN FILL AND FLUSH

WATER MAIN DISINFECTION AND HYDROSTATIC TESTING

OTHER WATER DISTRIBUTION RELATED SERVICES

3. THE CONTRACTOR IS REQUIRED TO NOTIFY IOWA ONE CALL (1-800-292-8989) NOT LESS THAN 48 HOURS PRIOR TO EXCAVATION, EXCLUDING WEEKENDS AND LEGAL HOLIDAYS.

4. CONSTRUCTION OF PUBLIC AND PRIVATE WATER SYSTEM IMPROVEMENTS REQUIRES AN APPROVED PLAN SET ON FILE AT THE ANAMOSA PUBLIC UTILITIES DEPARTMENT, LOCATED AT 107 SOUTH FORD STREET, PRIOR TO RECEIVING START-WORK APPROVAL.

5. CONTRACTOR SHALL OBTAIN APPROVAL FROM THE ANAMOSA PUBLIC UTILITIES DEPARTMENT FOR ANY VARIANCE FROM THE APPROVED PLAN.

6. WATER MAIN INSTALLATION WILL BE INSPECTED BY ANAMOSA PUBLIC UTILITIES DEPARTMENT. THE PUBLIC UTILITIES DEPARTMENT SHALL OPERATE ALL SYSTEM VALVES AND FIRE HYDRANTS IN CONJUNCTION WITH THE WORK.

7. WATER MAIN IMPROVEMENTS SHALL BE INSTALLED IN ACCORDANCE WITH CHAPTER 90 OF ANAMOSA CITY CODE OF ORDINANCES.

8. WATER MAIN DESIGN, MATERIALS, INSTALLATION, DISINFECTION, AND TESTING MUST COMPLY WITH ANAMOSA STANDARD SPECIFICATION AND CITY CODE. THIS APPLIES TO ALL PUBLICLY AND PRIVATELY OWNED WATER MAINS AND SERVICE LINES ON THE DISTRIBUTION SIDE OF THE METER. FOR PUBLICLY ACCEPTED IMPROVEMENTS CONSTRUCTED AS PART OF A SUBDIVISION, THE CONTRACTOR SHALL PURCHASE FIRE HYDRANTS AND VALVES FROM THE CITY PER CURRENT POLICY.

9. WATER MAIN CONSTRUCTION SHALL COMPLY WITH ALL HORIZONTAL AND VERTICAL SEPARATION OF WATER MAINS AND SEWERS REQUIREMENTS CONTAINED WITHIN THE IOWA STATEWIDE URBAN DESIGN AND SPECIFICATION (SUDAS) AND THE IOWA DEPARTMENT OF NATURAL RESOURCES SEPARATION REQUIREMENTS.

10. CONTRACTOR SHALL INSTALL TRACER WIRE ON ALL PUBLICLY AND PRIVATELY OWNED WATER MAINS AND FIRE SERVICE LINES IRRESPECTIVE OF WATER MAIN MATERIAL. COMPLY WITH 5010-3.01 FOR TRACER WIRE INSTALLATION. ENCASE ALL PIPE, VALVES, AND FITTINGS WITH POLYETHYLENE WRAP ACCORDING TO SUDAS SECTION 5010 - PIPE AND FITTINGS, 3.04 AND SECTION 5020 VALVES, FIRE HYDRANTS AND APPURTENANCES 3.01.

11. ALL VALVES ARE TO BE INSTALLED WITH VALVE BOXES, SLIDING TYPE IN PAVED AREAS AND SCREW TYPE IN ALL OTHER AREAS. USE VALVE BOX ADAPTOR II FOR ALL BURIED VALVES, RESTRAIN ALL VALVES USING D.I. RETAINING GLANDS, AND EACH VALVE BOX SHALL INCLUDE A PLASTIC INSERT, SEE PLUMBING SUPPLY NOW, JONES STEPHENS EXTENSION WITH PLASTIC LID OR EQUAL.

12. WATER MAINS AND LARGE SERVICES (4 INCH OR LARGER) ARE REQUIRED TO BE DISINFECTED, FLUSHED, FILLED AND PRESSURE TESTED IN ACCORDANCE WITH SUDAS, SECTION 5030 TESTING AND DISINFECTION.

DO NOT ALLOW HEAVILY CHLORINATED WATER TO REMAIN IN THE PIPELINE FOR MORE THAN 48 HOURS. THOROUGHLY FLUSH CHLORINATED WATER FROM THE PIPELINE UNTIL THE REPLACEMENT WATER WILL BE EQUAL IN QUALITY TO PERMANENT SOURCE OF SUPPLY THROUGHOUT THE LENGTH OF THE PIPELINE. NEUTRALIZE THE CHLORINATED WATER BY TREATING WITH SODIUM BISULFITE, SODIUM SULFITE, SODIUM THIOSULFATE OR EQUAL APPROVED CHEMICAL BEFORE DISPOSAL AS LISTED IN SUDAS TABLE 5030.02.

THE CONTRACTOR IS RESPONSIBLE FOR WATER MAIN FLUSHING OPERATIONS. THIS RESPONSIBILITY INCLUDES, BUT IS NOT LIMITED TO, VERIFYING PROCEDURES, PROVIDING ADEQUATE PERSONNEL AND EQUIPMENT, OBTAINING APPROVAL TO DISCHARGE INTO STORM OR SANITARY SEWERS, MONITORING SEWERS FOR BACK-UPS, MONITORING FLOW AND DECHLORINATION RESULTS. DISPOSAL OF HIGHLY CHLORINATED WATER SHALL BE IN COMPLIANCE WITH LOCAL, STATE, AND FEDERAL CODES.

13. UNLESS SPECIFICALLY APPROVED OTHERWISE, ALL LATERAL CONNECTIONS TO EXISTING MAINS (2 INCH OR LARGER) THAT HAVE BEEN PREVIOUSLY TESTED AND TURNED INTO SERVICE SHALL UTILIZE A 'LIVE' TAP WITH AN APPROVED TAPPING VALVE ASSEMBLY.

14. ALL SERVICE TAP MATERIALS COMPLYING WITH ANAMOSA STANDARD SPECIFICATIONS AND CITY CODE ARE TO BE SUPPLIED AND INSTALLED BY THE BY THE CONTRACTOR FOR WATER MAIN UNDER 12" IN SIZE. THE ANAMOSA PUBLIC UTILITIES DEPARTMENT WILL INSPECT CONTRACTOR SUPPLIED TAPS UNDER 12 INCHES IN SIZE. TAPS LARGER THAN 12 INCHES MUST BE MADE BY QUALIFIED CONTRACTOR WITH ANAMOSA WATER DIVISION PERSONNEL ON SITE.

15. WARRANTY: FOR THAT PORTION OF THE WATER SYSTEM IMPROVEMENTS THAT ARE TO BE ACCEPTED INTO THE PUBLIC WATER DISTRIBUTION SYSTEM, THE CONTRACTOR SHALL WARRANT THE WORKMANSHIP AND MATERIAL OF THE INSTALLED IMPROVEMENTS FOR A PERIOD OF FOUR (4) YEARS FROM DATE OF ACCEPTANCE AND SHALL FURNISH THE MUNICIPALITY WITH A MAINTENANCE BOND COVERING THE COST OF THE WATER IMPROVEMENTS FOR THAT PERIOD. NO WATER SERVICE SHALL BE PROVIDED PRIOR TO RECEIPT OF THE REQUIRED MAINTENANCE BOND.

16. IF INSTALLATION OF A CASING PIPE IS REQUIRED, IT SHALL COMPLY WITH SUDAS STANDARD SPECIFICATIONS, SECTION 3020 - TRENCHLESS CONSTRUCTION, AND INCLUDE CASING SPACERS AND WATERTIGHT MECHANICAL RUBBER END SEALS.

17. ALL WATER MAIN SHALL BE 8" DIA PVC C900 DR 18 AND ALL WATER SERVICES SHALL BE 1" DIA SEAMLESS, TYPE K COPPER. USE P-1 BEDDING CLASS FOR 8" DIA PVC WATER MAIN PER SUDAS. WATER SERVICE CURB STOP AND BOX
- SHALL INCLUDE COMPRESSION CONNECTIONS. THE WATER SERVICE SHALL BE LOCATED SO THAT THE CURB STOP AND BOX ARE LOCATED OUTSIDE OF PAVING.
18. FOR ANY EXCAVATION WITHIN 6 FEET OF A MARKED 16 INCH OR LARGER WATER MAIN THE CONTRACTOR IS REQUIRED TO SCHEDULE STAND-BY PUBLIC UTILITIES PERSONNEL FOR THAT WORK. COORDINATE WITH THE WATER INSPECTOR ASSIGNED TO THE PROJECT OR CONTACT THE PUBLIC UTILITIES DEPARTMENT TO SCHEDULE WITH 24-HOUR MINIMUM NOTICE.

19. FOR DIRECTIONAL DRILLING CROSSINGS OR INSTALLATIONS WITHIN 6 FEET OF A MARKED 16 INCH OR LARGER WATER MAINS THE CONTRACTOR IS REQUIRED TO LOCATE AND EXPOSE (POTHOLE OR VAC EXCAVATE) THE WATER MAIN AND PUBLIC UTILITIES PERSONNEL ARE TO BE ONSITE DURING THAT WORK. COORDINATE WITH THE WATER INSPECTOR ASSIGNED TO THE PROJECT OR CONTACT THE PUBLIC UTILITIES DEPARTMENT TO SCHEDULE WITH 24-HOUR MINIMUM NOTICE.

20. JOINT DEFLECTIONS SHALL BE PER SUDAS, SECTION 5010 PIPE AND FITTINGS 3.01-A5 & A6. FITTINGS SHALL BE USED AS REQUIRED TO FOLLOW THE PROPOSED ALIGNMENT FOR THE WATER MAIN.

21. ALL FIRE HYDRANTS SHALL BE MAINTAINED WITH WITH FOOD SAFE GREASE COMPLYING WITH NATIONAL, STATE AND LOCAL REGULATIONS. FIRE HYDRANT ASSEMBLY SHALL BE FULLY RESTRAINED USING ANCHOR TEE AND PIPE AS IDENTIFIED IN SUDAS FIGURE 5030.201 OR WITH NO MJ FITTINGS AND D.I. RETAINING GLANDS. FIRE HYDRANT PROVIDED WITH 5-1/4-INCH MAIN VALVE, (1) 4-1/2-INCH PUMPER NOZZLE, AND (2) 2-1/2-INCH HOSE NOZZLES WITH NATIONAL STANDARD NOZZLE THREADS. AUXILIARY VALVES SHALL MEET THE REQUIREMENTS FOR GATE VALVES NOTED ABOVE. PROVIDE GRAVEL PACK, TRACER WIRE, STAINLESS STEEL L BRACKET FOR TRACER WIRE CONNECTION IN LIEU OF TRACER WIRE TERMINAL POST. INCLUDE ANCILLARY COMPONENTS TO PROVIDE A COMPLETE FIRE HYDRANT ASSEMBLY.
- GENERAL NOTES
1. WHERE PRIVATE UTILITY FIXTURES ARE SHOWN AS EXISTING ON THE PLANS OR ENCOUNTERED WITHIN THE CONSTRUCTION AREA, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY THE OWNERS OF THOSE UTILITIES PRIOR TO BEGINNING OF ANY CONSTRUCTION. THE CONTRACTOR SHALL AFFORD ACCESS TO THESE FACILITIES FOR NECESSARY MODIFICATION OF SERVICES. UNDERGROUND FACILITIES, STRUCTURES AND UTILITIES HAVE BEEN PLOTTED FROM AVAILABLE SURVEYS AND RECORDS, AND THEREFORE THEIR LOCATION MUST BE CONSIDERED APPROXIMATE ONLY. IT IS POSSIBLE THERE MAYBE OTHERS, THE EXISTENCE OF WHICH IS PRESENTLY NOT KNOWN OR SHOWN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THEIR EXISTENCE AND EXACT LOCATION AND TO AVOID DAMAGE THERETO. NO CLAIMS FOR ADDITIONAL COMPENSATION SHALL BE ALLOWED TO THE CONTRACTOR FOR ANY INTERFERENCE OR DELAY CAUSED BY SUCH WORK. IOWA CODE 480, UNDERGROUND FACILITIES INFORMATION, REQUIRES VERBAL NOTICE TO IOWA ONE -CALL 1-800-292-8989. NOT LESS THAN 48 HOURS BEFORE EXCAVATING, EXCLUDING WEEKENDS AND HOLIDAYS.

2. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH SUDAS DESIGN STANDARDS MANUAL LATEST EDITION AND SUDAS SPECIFICATIONS MANUAL, LATEST EDITION, AND ANAMOSA CITY CODE AND SUPPLEMENTAL SPECIFICATIONS TO SUDAS, UNLESS OTHERWISE NOTED ON THE DRAWINGS.

3. NOTIFY THE APPROPRIATE GOVERNING AUTHORITY 48 -72 HOURS PRIOR TO BEGINNING CONSTRUCTION WITHIN PUBLIC RIGHT-OF-WAY. THE CITY OF ANAMOSA SHALL BE THE PUBLIC AGENCY RESPONSIBLE FOR INSPECTION DURING CONSTRUCTION OF THE PUBLIC PORTIONS OF THE PROJECT.

4. THE MEANS OF THE WORK AND THE SAFETY OF THE CONTRACTOR'S EMPLOYEES ARE SOLELY THE RESPONSIBILITY OF THE CONTRACTOR.

5. NO WORK SHALL BE PERFORMED BEYOND THE PROJECT LIMITS WITHOUT PRIOR AUTHORIZATION FROM THE OWNER'S REPRESENTATIVE.

6. PROVIDE TRAFFIC AND PEDESTRIAN CONTROL MEASURES (SIGNS, BARRICADES, FLAGGERS, ETC.) IN COMPLIANCE WITH PART VI OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) LATEST EDITION.

7. CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACING ANY PROPERTY MONUMENTS REMOVED OR DESTROYED BY CONSTRUCTION AT NO ADDITIONAL COST TO OWNER. MONUMENTS SHALL BE SET BY A LAND SURVEYOR REGISTERED TO PRACTICE IN THE STATE OF IOWA.

8. ANY WORK REQUIRED TO COMPLETE THE SCOPE OF THIS PROJECT BUT NOT SET FORTH AS A SPECIFIC BID ITEM, SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT. NO ADDITIONAL COMPENSATION SHALL BE ALLOWED FOR THE COMPLETION OF THIS WORK.

9. REPAIR OR REPLACE EXISTING FACILITIES (CURBS, PAVEMENT, UTILITIES, ETC.) TO REMAIN, AT NO ADDITIONAL EXPENSE TO THE OWNER.

10. PER ADA GUIDELINES, ALL SIDEWALKS THROUGH DRIVEWAYS SHALL BE 5 FEET WIDE.

11. THE CONTRACTOR SHALL PERFORM ALL NECESSARY TESTING PER IOWA STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) SECTION 1060, 1.03 AND PROVIDE AS-BUILTS AS REQUIRED BY THE CITY OF ANAMOSA FOR FINAL ACCEPTANCE.

12. SUITABLE BACKFILL MATERIAL, AS DEFINED BY SECTION 3010 OF SUDAS IS ACCEPTABLE FOR STORM, WATER , AND SANITARY SEWER. THE CITY REQUIRES THAT THE CONTRACTOR PERFORMS TRENCH COMPACTION TESTING AND PROVIDES THE RESULTS TO THE CITY.
- CITY OF
ANAMOSA
- HALL & HALL ENGINEERS, INC.
- Leaders in Land Development Since 1953
- 1860 BOYSON ROAD, HIAWATHA, IOWA 52233
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-
- www.halleng.com
- KOUBA - SECOND ADDITION
- IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA
- GENERAL NOTES
- SCALE: NO SCALE
- PROJECT NO: 10806-24-1
- SHEET
- C1.1
- UTILITY NOTES
1. VERIFY THE ELEVATION OF POSSIBLE CONFLICTING UTILITIES PRIOR TO CONSTRUCTING PROPOSED WATER MAINS, SANITARY SEWERS, STORM SEWERS, ETC. ANY CONFLICTS MUST IMMEDIATELY BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD.

2. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL UNCOVER EXISTING UTILITIES AT CRITICAL LOCATIONS TO VERIFY EXACT HORIZONTAL AND VERTICAL LOCATION.

3. CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES DURING CONSTRUCTION. MODIFICATIONS TO THE EXISTING UTILITIES SHALL BE COORDINATED WITH THE APPROPRIATE OWNERS, IF REQUIRED.

4. ADJUST ALL VALVES, MANHOLES, CASTINGS, GAS VENTS, ETC. TO MATCH THE NEW SURFACE. ADJUSTMENT SHALL BE COORDINATED WITH THE UTILITY OWNERS AND THE COST FOR ALL ADJUSTMENTS SHALL BE INCIDENTAL TO THE CONSTRUCTION. AT NO ADDITIONAL COST TO THE OWNER, REPAIR ANY DAMAGE TO SAID STRUCTURES AND APPURTENANCES THAT OCCUR DURING CONSTRUCTION.

5. THE CONTRACTOR SHALL BE REQUIRED TO MAINTAIN AS-BUILTS REGARDING ASPECTS OF THE PROJECT WHICH DIFFER FROM THE CONTRACT DOCUMENTS. THIS INCLUDES BOTH EXISTING FACILITIES ENCOUNTERED AND PROPOSED FACILITIES CONSTRUCTED. THE INFORMATION SHALL INCLUDE LOCATION, DIMENSION AND MATERIAL DATA. THE LOCATION OF UNDERGROUND FACILITIES SHALL BE NOTED IF THEY DIFFER FROM THE PLANS BY MORE THAN 2 FEET HORIZONTALLY AND 0.5 FEET VERTICALLY OR ARE NOT SHOWN. FACILITIES CONSTRUCTED OR ENCOUNTERED ABOVE GROUND SHALL BE NOTED IF THEY DIFFER FROM THE PLANS BY MORE THAN 1 FOOT HORIZONTALLY AND 0.25 FEET VERTICALLY.

6. CONTRACTOR SHALL INSTALL HYDRANT OFFSET FROM MAIN BASED ON LOCAL JURISDICTION. ALL FIRE HYDRANT'S SHALL INCLUDE TEE AND EXTENSION PIPE (OR REDUCER WHEN APPLICABLE). ASSEMBLIES SHALL ALSO INCLUDE 6" GATE VALVE FOR ALL FIRE HYDRANT'S.

7. PIPE LENGTHS FOR ALL UTILITIES ARE GIVEN FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE. PIPE LENGTHS FOR WATER MAIN ARE MEASURED BETWEEN ELBOWS, CROSSES, OR TEES (INCLUDING FH TEES).

8. CONTRACTOR SHALL INSTALL A MINIMUM OF 2" BLUE BOARD INSULATION OR EQUIVALENT ALONG THE BACK OF INTAKES ADJACENT TO WATER MAIN TO PROTECT WATER MAINS FROM FREEZING.

9. TRENCH BACKFILL SHALL FOLLOW REQUIREMENTS OF SECTION 3010 OF THE STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) MANUAL, LATEST EDITION.
- PAVING NOTES
1. STREETS SHALL BE 7" P.C.C. WITH 6" MINIMUM MODIFIED GRANULAR SUBBASE AND 4" SLOPED CURB PER SUDAS STANDARD DETAIL PV-102.

2. PCC RAMPS AND MAILBOX CLUSTER PAVING SHALL BE INSTALLED BY THE DEVELOPER WITH STREET PAVING, AS NOTED ON PAVING PLANS ON SHEET C6.0-C6.1 AND ARE INCLUDED WITH THE PAVING CONTRACT.

3. JOINTING PATTERN AT INTERSECTIONS SHALL FOLLOW SUDAS STANDARD DETAIL 7010.904.

4. JOINTING PATTERN AT CUL-DE-SAC SHALL FOLLOW SUDAS STANDARD DETAIL 7010.905.

5. ALL PEDESTRIAN RAMPS SHALL BE INSTALLED PER SUDAS STANDARDS AND ANAMOSA STANDARD SUPPLEMENTAL SPECIFICATIONS. CONTRACTOR SHALL COORDINATE RAMP INSTALLATION WITH THE CITY OF ANAMOSA STREETS DEPARTMENT PRIOR TO INSTALLATION.

6. SIDEWALK PAVING WILL BE AFTER HOME CONSTRUCTION BY THE HOMEOWNER AS NOTED ON THE PAVING PLANS.

7. SIDEWALK PAVEMENT (BY HOMEOWNER) THROUGH DRIVEWAYS SHALL BE THICKENED TO MATCH DRIVEWAY THICKNESS PER SUDAS CONCRETE DRIVEWAY DETAILS 7030.101 AND 7030.102.
- TRAFFIC CONTROL NOTES
1. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING DETAILED TRAFFIC CONTROL PLANS TO THE CITY ENGINEER FOR ALL STAGES OF WORK. WRITTEN NOTICE SHALL BE PROVIDED TO THE CITY ENGINEER AT LEAST 48 HOURS IN ADVANCE OF ROADWAY CLOSURES AND STAGE TRANSITIONS.

2. TRAFFIC CONTROL SHALL BE IN ACCORDANCE WITH SUDAS SECTION 8030-TEMPORARY TRAFFIC CONTROL.

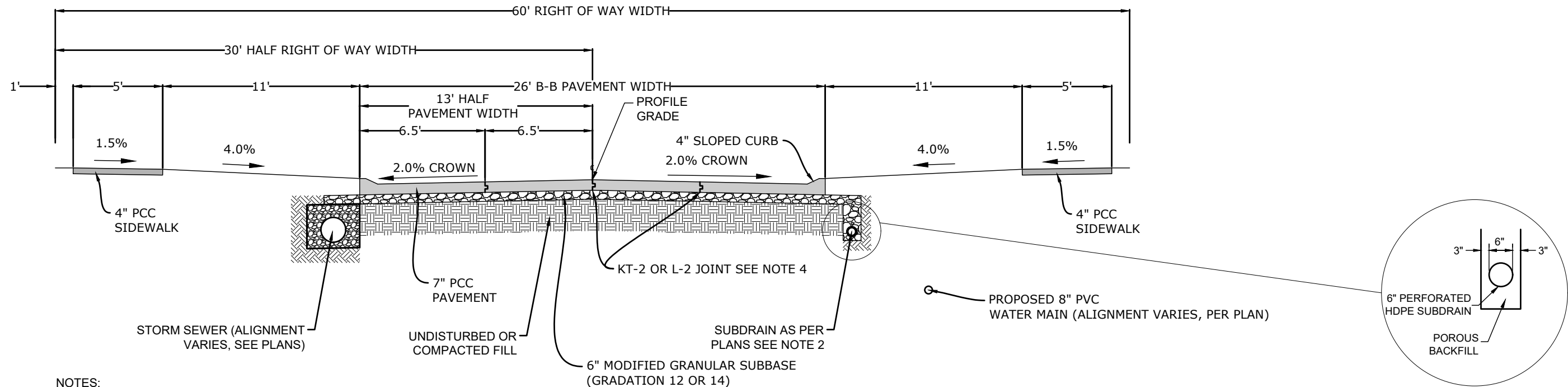
3. ALL TRAFFIC CONTROL SIGNS AND MARKINGS SHALL FOLLOW THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND THE IOWA STATEWIDE URBAN DESIGN AND SPECIFICATIONS (SUDAS) DIVISION 8, LATEST EDITION.
- SANITARY SEWER NOTES
1. ALL SANITARY SEWER MAIN AND SERVICE CONSTRUCTION, INSPECTION AND TESTING SHALL BE COMPLETED IN ACCORDANCE WITH SUDAS AND CHAPTERS 95-97 OF THE CODE OF ORDINANCES OF THE CITY OF ANAMOSA.

2. SANITARY STRUCTURES SHALL NOT HAVE STEPS.

3. PIPE BEDDING SHALL BE F-3 IN ACCORDANCE WITH SUDAS SECTION 3010 AND FIGURES 3010.101 (SW-101) AND 3010.103 (SW-103).

4. ALL SANITARY SEWER MANHOLES SHALL BE 4' INSIDE DIA. PER SUDAS DETAIL SW-301, WITH SW-601 (TYPE A) CASTING.

5. SANITARY SEWER MAIN AND SERVICES SHALL BE SDR26, ASTM D-3034 OR OTHER APPROVED MATERIAL MEETING SUDAS SECTION 4010, 2.01
- | | | | | |
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| DRAWN BY: JCF | | | | |
| CHECKED BY: BDV | | | | |
| APPROVED BY: JCF | | | | |
| DATE: 07-27-2026 | | | | |
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- NOTES:
- 1. INTEGRAL CURBING SHALL BE 4" SLOPED CURB PER SUDAS STANDARD DETAIL PV-102.
 - 2. REFER TO PLANS FOR LOCATION OF SUBDRAINS AND/OR STORM SEWER LINES. WHERE PLANS SHOW THESE LINES UNDER PAVEMENT LONGITUDINALLY, SUBGRADE SHALL BE SHAPED TO DRAIN TO TRENCHES FOR THESE LINES. THIS WORK IS ALSO REQUIRED FOR LINES UNDER INTERSECTION RETURNS. DEPTH OF SUBBASE SHALL BE INCREASED AS REQUIRED FOR THIS WORK. ALL SUBDRAINS SHALL BE INSTALLED PER SUDAS FIGURE 4040.231.
 - 3. SUBBASE SHALL BE EXTENDED OVER STORM SEWER AND/OR SUBDRAIN TRENCHES WHERE REQUIRED TO MAINTAIN PROPER SUBBASE DRAINAGE. SUBBASE SHALL BE EXTENDED TO CENTERLINE OF STORM SEWER TRENCH AND COMPLETELY OVER SUBDRAIN TRENCH.
 - 4. LONGITUDINAL JOINTS SHALL BE QUARTER POINT JOINTING AS SHOWN IN CROSS SECTION.

26' B-B TYPICAL STREET CROSS SECTION (LOCAL)
(NOT TO SCALE)

DRAWN BY: JCF			
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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

TYPICAL CROSS-SECTION

SCALE: NO SCALE

PROJECT NO: 10806-24-1

SHEET

C1.2

CAD File: I:\projects\10800\10806 Force Inc\10806-24\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:32 AM Plotted By: Brian Vogel

OVERALL LEGAL DISCRPTION

A PORTION OF LOT TWELVE (12), BLOCK THREE (3) OF WILSON'S GREEN MEADOWS IN THE CITY OF ANAMOSA AND PORTIONS OF OUTLOTS EIGHT (8) AND NINE (9) OF STRAWBERRY HILL, NOW ANAMOSA, JONES COUNTY, IOWA ALL THE PRECEEDING DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 12; THENCE SOUTH 0°38'14" WEST ON THE EAST LINE OF SAID LOT 12, A DISTANCE OF 305.28 FEET; THENCE SOUTH 31°47'08" WEST ON SAID EAST LINE, 63.59 FEET TO THE NORTHEAST CORNER OF KOUBA FIRST ADDITION IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA; THENCE NORTH 89°00'04" WEST ON THE NORTH LINE OF SAID KOUBA FIRST ADDITION, 177.03 FEET TO THE NORTHWEST CORNER OF SAID KOUBA FIRST ADDITION; THENCE NORTH 0°59'56" EAST ON THE EAST LINE OF LOT ONE (1), BLOCK ONE (1) OF SAID WILSON'S GREEN MEADOWS, 100.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 89°37'04" WEST ON THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 583.32 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 AND THE SOUTHEASTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD; THENCE NORTH 35°34'04" EAST ON SAID SOUTHEASTERLY RIGHT OF WAY LINE, 315.29 FEET TO THE SOUTHWEST CORNER OF AUDITOR'S PARCEL G, AS RECORDED IN BOOK 311 AT PAGE 260 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER; THENCE NORTH 89°39'26" EAST ON THE SOUTH LINE OF SAID AUDITOR'S PARCEL G, 612.07 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 4.59 ACRES.

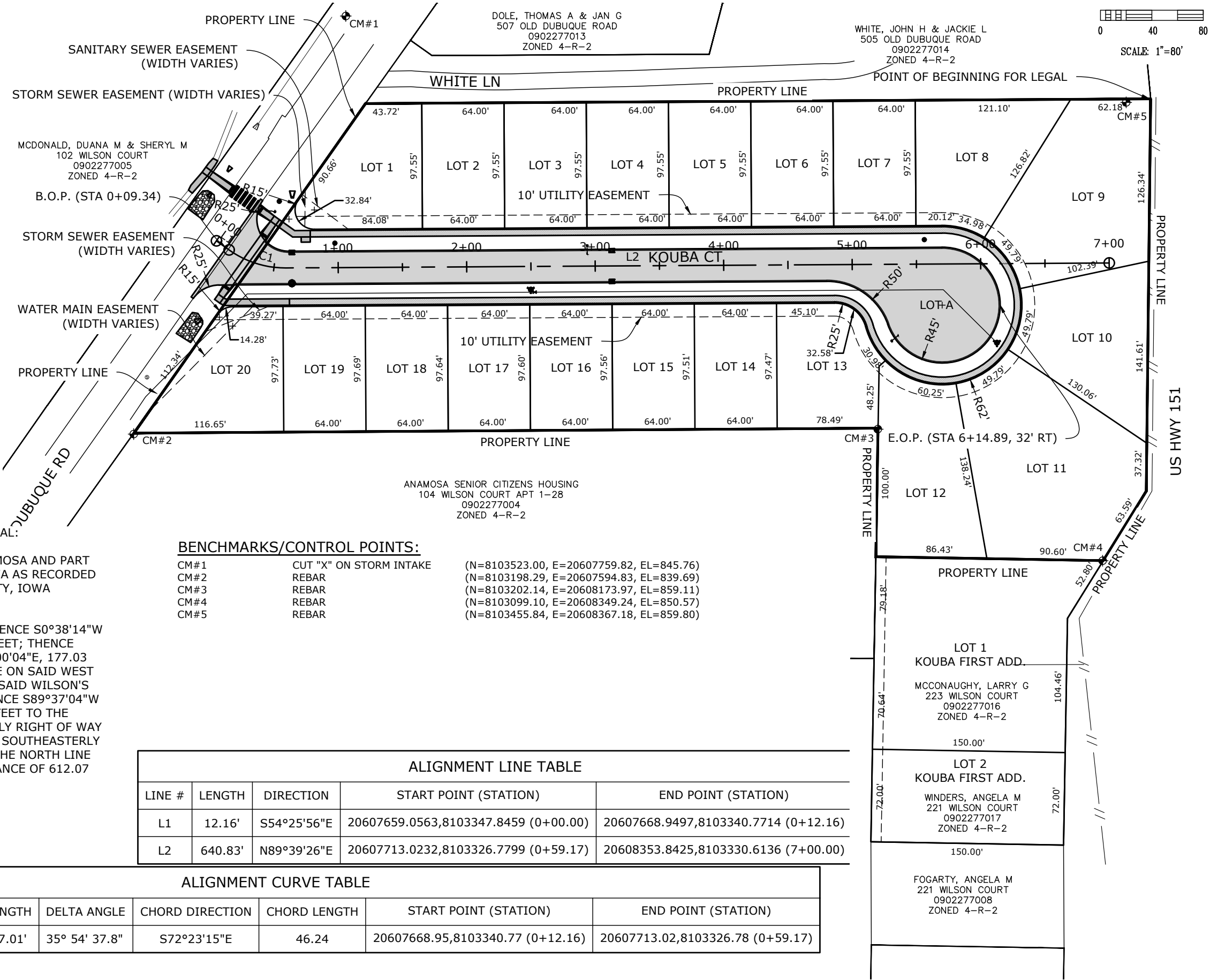
REZONED LEGAL DISCRPTION

LEGAL DESCRIPTION - ZONE (5R-1) MULTI-FAMILY RESIDENTIAL:

PARTS OF OUTLOTS 8 AND 9 OF STRAWBERY HILL, NOW ANAMOSA AND PART OF LOT 12 OF WILSON'S GREEN MEADOWS IN ANAMOSA, IOWA AS RECORDED IN IN BOOK F, PAGE 114 IN THE OFFICE OF THE JONES COUNTY, IOWA RECORDER DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 12; THENCE S0°38'14"W ON THE EAST LINE OF SAID LOT 12, A DISTANCE OF 305.28 FEET; THENCE S31°47'08"W ON SAID EAST LINE, 63.59 FEET; THENCE N89°00'04"E, 177.03 FEET TO THE WEST LINE OF SAID LOT 12; THENCE N0°59'56"E ON SAID WEST LINE, 100.00 FEET TO THE NORTHEAST CORNER OF LOT 1 OF SAID WILSON'S GREEN MEADOWS AND THE SOUTH LINE OF SAID LOT 8; THENCE S89°37'04"W ON THE SOUTH LINE OF SAID LOT 8, A DISTANCE OF 583.32 FEET TO THE SOUTHWEST CORNER OF SAID LOT 8 AND THE SOUTHEASTERLY RIGHT OF WAY LINE OF OLD DUBUQUE ROAD; THENCE N35°34'04"E ON SAID SOUTHEASTERLY RIGHT OF WAY LINE, 315.29 FEET; THENCE N89°39'26"E ON THE NORTH LINE OF SAID LOT 12 AND ITS WESTERLY PROLONGATION, A DISTANCE OF 612.07 FEET TO THE POINT OF BEGINNING.

DESCRIBED PARCEL CONTAINS 4.59 ACRES.



BENCHMARKS/CONTROL POINTS:

CM#1	CUT "X" ON STORM INTAKE	(N=8103523.00, E=20607759.82, EL=845.76)
CM#2	REBAR	(N=8103198.29, E=20607594.83, EL=839.69)
CM#3	REBAR	(N=8103202.14, E=20608173.97, EL=859.11)
CM#4	REBAR	(N=8103099.10, E=20608349.24, EL=850.57)
CM#5	REBAR	(N=8103455.84, E=20608367.18, EL=859.80)

ALIGNMENT LINE TABLE

LINE #	LENGTH	DIRECTION	START POINT (STATION)	END POINT (STATION)
L1	12.16'	S54°25'56"E	20607659.0563,8103347.8459 (0+00.00)	20607668.9497,8103340.7714 (0+12.16)
L2	640.83'	N89°39'26"E	20607713.0232,8103326.7799 (0+59.17)	20608353.8425,8103330.6136 (7+00.00)

ALIGNMENT CURVE TABLE

CURVE #	ALIGNMENT NAME	RADIUS	LENGTH	DELTA ANGLE	CHORD DIRECTION	CHORD LENGTH	START POINT (STATION)	END POINT (STATION)
C1	KOUBA CT	75.00'	47.01'	35° 54' 37.8"	S72°23'15"E	46.24	20607668.95,8103340.77 (0+12.16)	20607713.02,8103326.78 (0+59.17)

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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

ALIGNMENT AND GEOMETRY PLAN

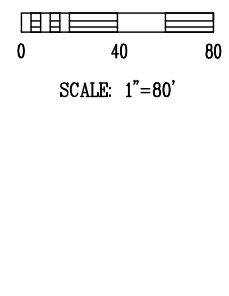
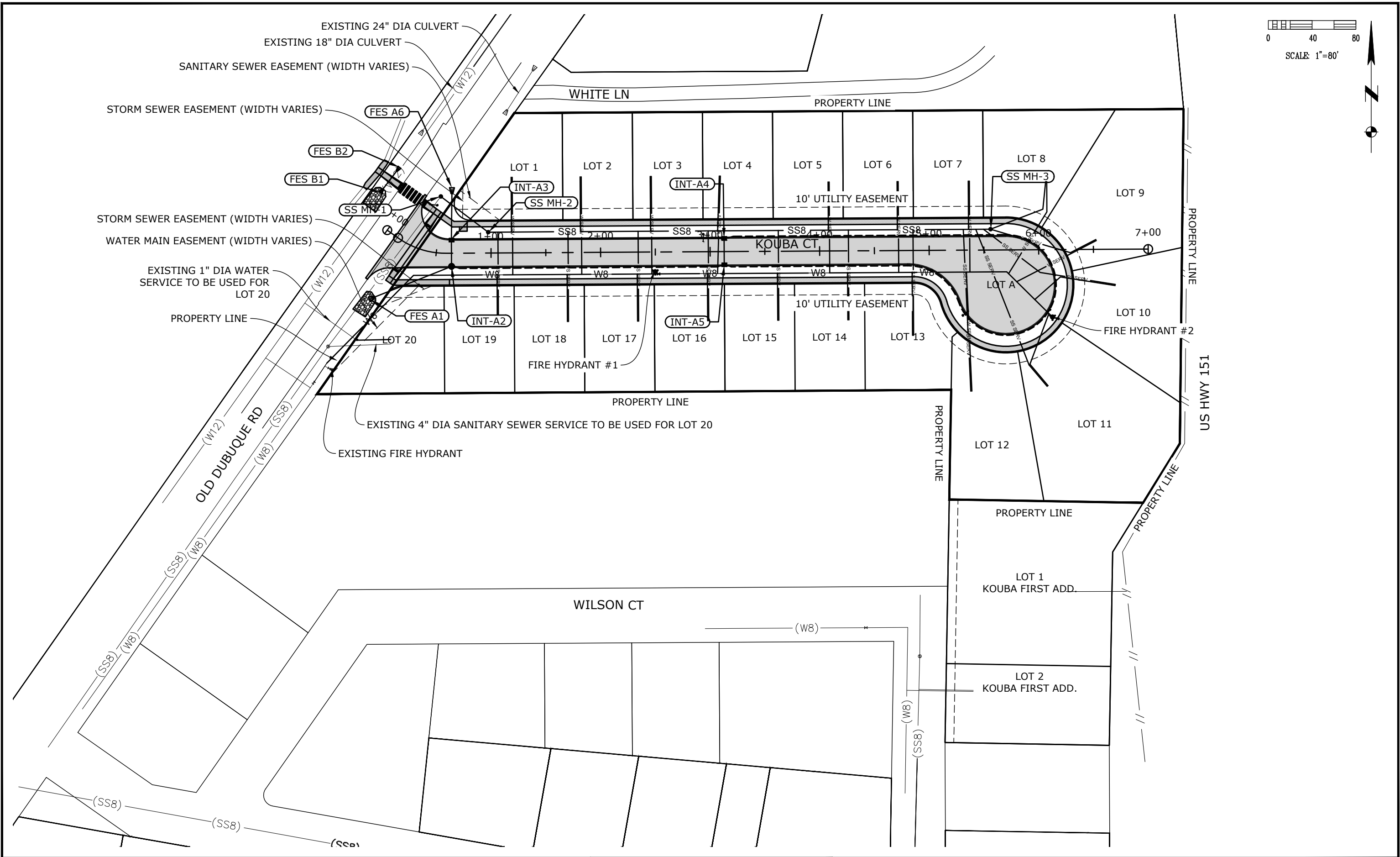
SCALE: 1" = 80'

PROJECT NO: 10806-24-1

SHEET

C1.3

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:46 AM Plotted By: Brian Vogel



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KOUBA - SECOND ADDITION

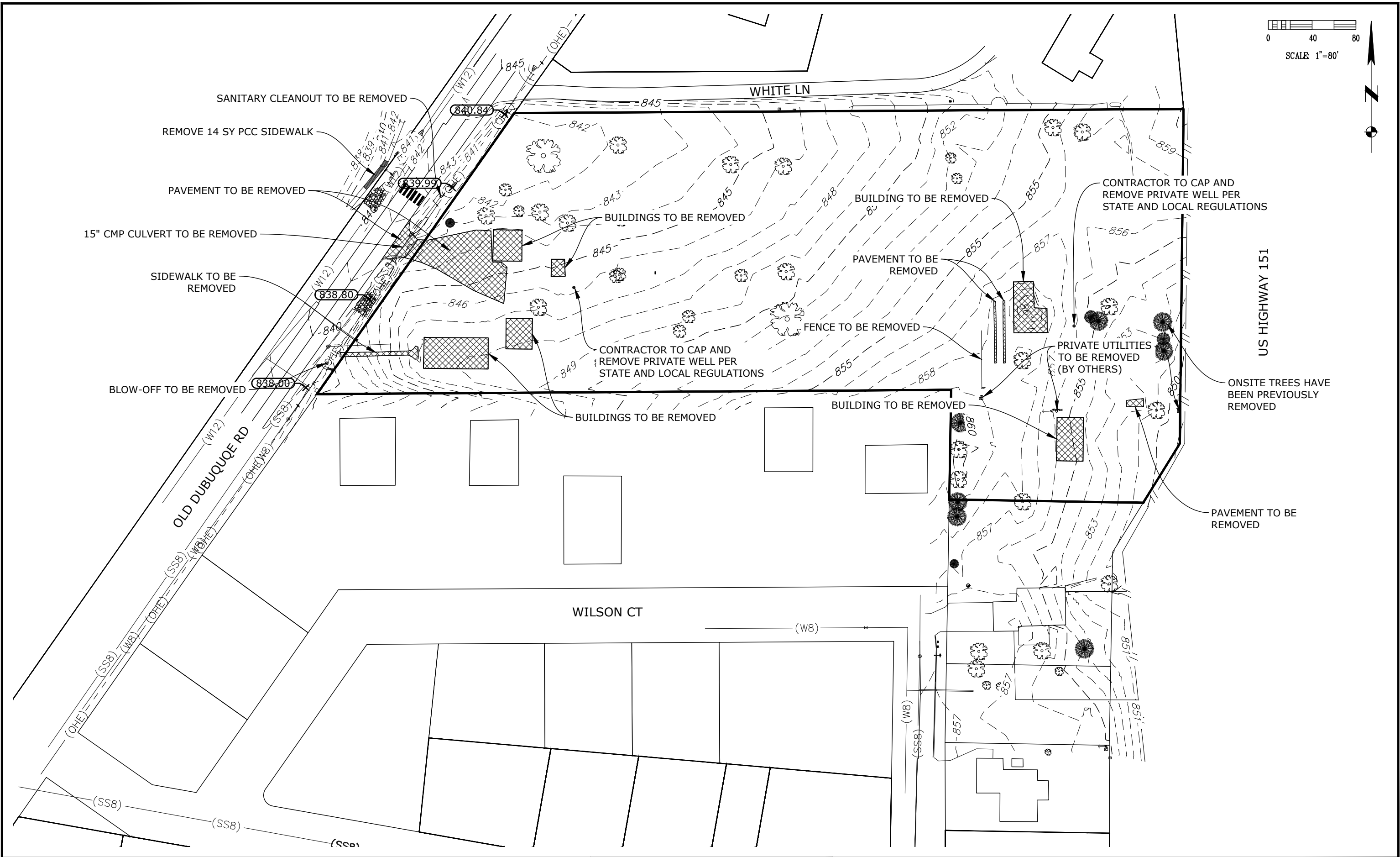
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

OVERALL UTILITY PLAN

SCALE: 1" = 80'
PROJECT NO: 10806-24-1

SHEET
C2.0

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:41 AM Plotted By: Brian Vogel



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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

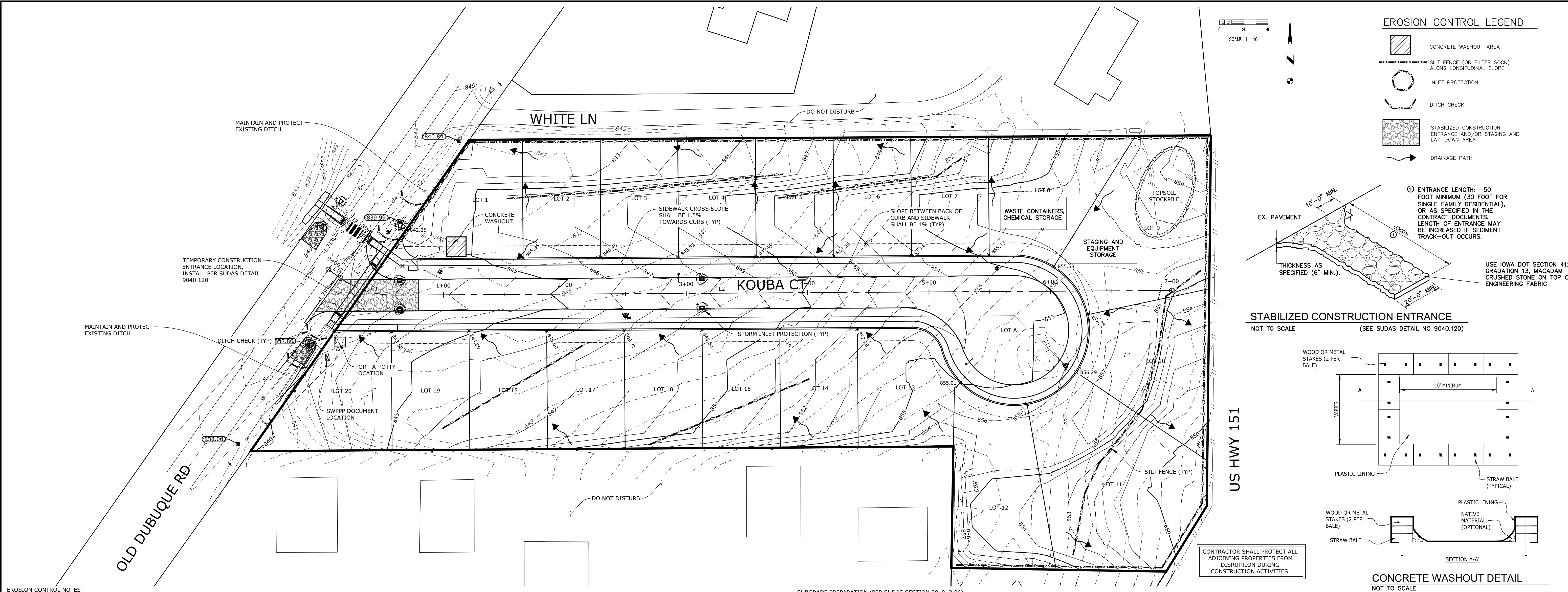
REMOVALS PLAN

SCALE: 1" = 80' PROJECT NO: 10806-24-1

SHEET

C2.1

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:41 AM Plotted By: Brian Vogel



EROSION CONTROL NOTES

- ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED PER THE SUDAS STANDARD DETAILS/SPECIFICATIONS, PER THE STORM WATER POLLUTION PREVENTION PLAN AND AS DEEMED NECESSARY BY THE CITY OF ANAMOSA. CONTRACTOR SHALL BE PREPARED TO INSTALL ADDITIONAL MEASURES THAN THOSE SHOWN ON THE EROSION CONTROL PLAN IF SITE CONDITIONS WARRANT.
- EROSION CONTROL METHODS SHALL BE IN PLACE PRIOR TO AREAS BEING DISTURBED.
- EROSION CONTROL DEVICES SHALL BE CHECKED BY THE GENERAL CONTRACTOR EVERY SEVEN (7) DAYS AND AFTER EACH RAINFALL EVENT EQUAL TO 1/2" OR GREATER TO ENSURE WORKING ORDER.
- REPAIRS TO SOIL EROSION CONTROL DEVICES DEEMED NECESSARY SHALL BE COMPLETED IMMEDIATELY UPON NOTIFICATION OR WITHIN 24 HOURS IF WEATHER DELAYS.
- MINIMIZE SOIL EROSION AND TRANSPORT BY MAINTAINING ALL EXISTING VEGETATION GROWTH WITHIN THE PROJECT LIMITS FOR AS LONG AS POSSIBLE TO SERVE AS A NATURAL BUFFER. CONTRACTOR TO PROTECT ALL ADJACENT PROPERTIES FROM DISRUPTION AT ALL TIMES.
- THE CONTRACTOR SHALL STRIP AND STOCKPILE THE TOPSOIL (APPROX. TOP 0.5 FT.)
- WHEN CONSTRUCTION ACTIVITIES ARE COMPLETE, RESPREAD TOPSOIL OVER THE DISTURBED SITE AT 8 INCHES IN DEPTH. THEN PROVIDE SEEDING ON THE RESPREAD TOPSOIL AS SPECIFIED IN SUDAS.
- PROVIDE TEMPORARY SEEDING IN DISTURBED AREAS WHERE OPERATIONS WILL NOT COMMENCE OR PERMANENT SEEDING WILL NOT BE COMPLETED FOR A PERIOD OF 14 DAYS OR MORE.
- ALL DISTURBED, NON-PAVED AREAS WITH SLOPES STEEPER THAN 5:1 SHALL BE COVERED WITH WOOD EXCELSIOR MATTING OR SODDED. MATTING SHALL BE REC TYPE 2.B PER SUDAS SECTION 9040, 2.06 OR APPROVED EQUAL.
- SILT FENCES SHALL BE INSTALLED PER SUDAS AS SHOWN ON THE EROSION CONTROL PLAN. ADDITIONAL SILT FENCE SHALL BE INSTALLED AS NECESSARY BY THE CONTRACTOR. MAINTENANCE AND/OR REPLACEMENT OF THE SILT FENCE IS ALSO THE RESPONSIBILITY OF THE CONTRACTOR.
- CONTRACTOR SHALL INSTALL TEMPORARY SILT FENCES AROUND ALL INTAKES. EROSION CONTROL SOCKS OR EQUIVALENT SHALL BE USED AT THE DRIVE INTAKES ONCE THE SITE PAVING HAS BEEN COMPLETED. EROSION SOCKS SHALL BE MAINTAINED UNTIL THE SITE HAS BEEN STABILIZED.
- STABILIZED CONSTRUCTION ENTRANCE SHALL BE INSTALLED PER SUDAS.
- SITE CLEAN-UP SHALL BE PERFORMED ON A DAILY BASIS. SIDEWALKS, PARKING LOTS, ROADWAYS, ETC. SHALL BE KEPT CLEAN AT ALL TIMES.
- ALL OPEN EXCAVATIONS SHALL BE PROTECTED.
- CONTROL DUST SPREADING FROM ALL WORK AND STAGING AREAS.
- MAINTAIN POSITIVE DRAINAGE ON THE SITE THROUGHOUT THE PROJECT DURATION.
- THE LAST 20 FT OF EACH END OF ALL SILT FENCE OR FILTER SOCKS THAT IS INSTALLED SHALL BE TURNED UPHILL ("J"-HOOK METHOD).
- ADDITIONAL SILT FENCE MAY BE NEEDED IN AREA SHOWN AS PAVEMENT DEPENDING ON THE PHASING OF THE PAVEMENT INSTALLATION.
- CONTRACTOR SHALL FURNISH AND MAINTAIN EROSION CONTROL AND WATER QUALITY SYSTEMS PER THE PLAN SWPPP. TO SATISFY THE REQUIREMENTS OF THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT, THE CONTRACTOR SHALL FURNISH, INSTALL, AND MAINTAIN THE TEMPORARY EROSION AND SEDIMENT CONTROL SYSTEMS. CONTRACTOR SHALL ALSO PREPARE, PROVIDE, AND MAINTAIN A STORMWATER POLLUTION PREVENTION PLAN PER SUDAS 9040.
- CONTRACTOR AND ALL SUBCONTRACTORS WORKING ON THE SITE SHALL SIGN THE NPDES PERMIT AS CO-PERMITTEES PRIOR TO CONDUCTING ANY LAND DISTURBING ACTIVITIES ON THE SITE.
- CONTRACTOR IS RESPONSIBLE TO PROTECT AND MAINTAIN ALL EXISTING AND CONSTRUCTED DRAINAGE CHANNELS AND DRAINAGE STRUCTURES. CONTRACTOR IS LIABLE FOR ALL DAMAGE TO PUBLIC OR PRIVATE PROPERTY CAUSED BY THEIR ACTION OR INACTION IN THE HANDLING OF STORM WATER FLOWS DURING CONSTRUCTION. EXTRA GRADING WORK NECESSARY TO MAINTAIN POSITIVE DRAINAGE WITHIN THE CONSTRUCTION LIMITS IS CONSIDERED INCIDENTAL TO CONSTRUCTION OF RELATED BID ITEMS.

GRADING NOTES

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH SUDAS STANDARD SPECIFICATIONS, LATEST ADDITIONS.
- CONTRACTOR SHALL MEET THE SPECIFICATIONS LISTED WITHIN THE GEOTECHNICAL ENGINEERING REPORT OF RECORD COMPLETED FOR THIS SITE, IF AVAILABLE.
- FILL AREAS WITHIN STREETS AND AREAS OF 3' OR GREATER FILLS WITHIN POTENTIAL FUTURE BUILDING AREAS AS SHOWN ON THE GRADING PLAN REQUIRE SOIL TESTING BY AN APPROVED GEOTECHNICAL FIRM. THESE AREAS TO RECEIVE STRUCTURAL FILL AND TESTING PER LOCAL BUILDING DEPARTMENT REQUIREMENTS. PROVIDE TESTING RESULTS TO OWNER AND ENGINEER OF RECORD.
- COORDINATE CLEARING AND GRUBBING LIMITS, PROJECT PHASING, DEBRIS STOCKPILE LOCATIONS AND DEBRIS DISPOSAL WITH OWNER.
- CONTRACTOR SHALL STRIP ALL ORGANIC MATERIAL WITHIN GRADING LIMITS. A MINIMUM 6" DEPTH. REFER TO SUDAS FOR ALL OTHER GRADING REQUIREMENTS.
- VERIFY STOCKPILE LOCATION WITH OWNER PRIOR TO COMMENCING WORK.
- THE PROPOSED CONTOURS SHOWN FOR THE SITE REPRESENT THE TOP OF FINISH GROUND.

SITE PREPARATION NOTES:

- PROVIDE WASTE AREAS OR DISPOSAL SITES FOR EXCESS MATERIAL (EXCAVATED MATERIAL OR BROKEN CONCRETE) WHICH IS NOT DESIRABLE TO BE INCORPORATED INTO THE WORK. DISPOSAL SITES MUST BE APPROVED BY THE ENGINEER. OFFSITE DISPOSAL SHALL BE IN ACCORDANCE WITH THE APPLICABLE GOVERNMENT REGULATIONS.
- SAWCUT EDGES OF PAVEMENT FULL DEPTH PRIOR TO REMOVAL TO PREVENT DAMAGE TO ADJACENT SLABS AND FIXTURES.
- EXISTING FIELD TILE LINES ENCOUNTERED IN THE PROJECT SHALL BE REPAIRED BY THE CONTRACTOR IN ONE OF THE FOLLOWING WAYS:
 - CONNECT TILE TO THE NEAREST STORM SEWER.
 - DAYLIGHT TO FINISHED GROUND.
 - REPAIR TILE AND MAINTAIN SERVICE.(THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF A TILE IS ENCOUNTERED AND SHALL INDICATE THE METHOD OF RESOLVING THE CONFLICT. THE ENGINEER SHALL APPROVE THE PROPOSED METHOD. THE LOCATION OF THE FIELD TILE SHALL BE RECORDED ON THE CONSTRUCTION RECORD DOCUMENTS)

SUBGRADE PREPARATION (PER SUDAS SECTION 2010, 3.06)

- SHAPE AND CONSOLIDATE SUBGRADE IN PREPARATION FOR THE PLACEMENT OF PAVEMENT PER SUDAS SECTION 2010, 3.06.
- PROVIDE UNIFORM COMPOSITION OF AT LEAST 12 INCHES BELOW TOP OF SUBGRADE UNDER NEW PAVING OR SUBBASE, PLUS 2 FEET ON EACH SIDE. USE SELECT SUBGRADE MATERIALS.
 - SUBGRADE COMPACTION IN FILL SECTIONS:
 - FOLLOW THE COMPACTION WITH MOISTURE AND DENSITY CONTROL REQUIREMENTS IN SUDAS SECTION 2010, 3.04.
 - CONSTRUCT IN TWO 6 INCH LIFTS.
 - SUBGRADE COMPACTION IN CUT SECTIONS:
 - EXCAVATE AND STOCKPILE THE TOP 6 INCHES OF SUBGRADE
 - SCARIFY, MIX, AND RECOMPACT THE NEXT 6 INCHES OF SUBGRADE
 - REPLACE, MIX, AND COMPACT THE TOP 6 INCHES OF SUBGRADE
 - FOLLOW THE COMPACTION WITH MOISTURE AND DENSITY CONTROL REQUIREMENTS IN SUDAS SECTION 2010, 3.09.
 - REMOVE STONES OVER 3 INCHES FROM SUBGRADE
 - CONSTRUCT TO ELEVATION AND CROSS-SECTION SUCH THAT, AFTER ROLLING, SURFACE WILL BE ABOVE REQUIRED SUBGRADE ELEVATION
- SUBGRADE STABILITY:
 - PERFORM PROOF ROLLING NO MORE THAN 7 DAYS PRIOR TO PAVING OPERATIONS WITH A TRUCK LOADED AS APPROVED BY THE ENGINEER USING EITHER:
 - A SINGLE AXLE OR TANDEM TRUCK FULLY LOADED WITH ROCK OR SOIL TO THE TOP OF THE TRUCKS SIDEBORDS; OR
 - A SINGLE AXLE TRUCK LOADED WITH A REAR AXLE WEIGHT OF 13,500 POUNDS AND A TOTAL VEHICLE WEIGHT OF 20,000 POUNDS OR A TANDEM AXLE TRUCK LOADED WITH A REAR AXLE WEIGHT OF 34,000 POUNDS AND A TOTAL WEIGHT OF 46,000 POUNDS. VERIFY AXLE AND TRUCK WEIGHT BY TICKETS FROM A CERTIFIED SCALE.
 - OPERATE TRUCKS AT LESS THAN 10 MPH. MAKE MULTIPLE PASSES FOR EVERY LANE. THE SUBGRADE WILL BE CONSIDERED TO BE UNSTABLE IF, UNDER THE OPERATION OF THE LOADED TRUCK, THE SURFACE SHOWS YIELDING (SOIL WAVE IN FRONT OF THE LOADED TIRES) OR RUTTING OF MORE THAN 2 INCHES, MEASURED FROM THE TOP OF THE BOTTOM OF THE RUT AT THE OUTSIDE EDGES.
 - IF SOFT OR YIELDING AREAS ARE LOCATED, REMOVE UNSTABLE MATERIALS AND REPLACE WITH SUITABLE FOUNDATION MATERIALS AS APPROVED BY THE ENGINEER, MEETING SUDAS SECTION 2010, 2.04. COMPACT SUBGRADE MATERIALS IN CUT SECTIONS AS REQUIRED BY THE ENGINEER. IF STABILIZATION MATERIAL IS USED, PLACE AND COMPACT AS REQUIRED FOR SUBBASE.
 - IF MORE THAN 7 DAYS PASS, UNSUITABLE MATERIAL WAS REPLACED, OR IF RAIN OCCURS BEFORE THE PAVING OPERATION BEGINS, PERFORM PROOF ROLLING AGAIN UNLESS WAIVED BY THE ENGINEER.
- FINAL SUBGRADE: COMPLETE FINAL SUBGRADE BY EXCAVATION TO GRADE BY USE OF STEEL-SHOD TEMPLATE SUPPORTED ON SIDE FORMS, SUPPORT ROLLERS, OR BY USE OF AN AUTOMATICALLY-CONTROLLED SUBGRADE EXCAVATING MACHINE.
- SUBGRADE CHECK: CHECK SUBGRADE ELEVATION AND GRADE BY METHOD APPROVED BY ENGINEER PRIOR TO PAVING.
- RUTS: IF RUTS OR OTHER OBJECTIONABLE IRREGULARITIES FORM IN SUBGRADE DURING CONSTRUCTION, RE-SHAPE AND RE-ROLL SUBGRADE BEFORE PLACING PAVEMENT. FILL RUTS OR OTHER DEPRESSIONS WITH MATERIAL SIMILAR TO OTHER SUBGRADE MATERIAL, AND COMPACT.

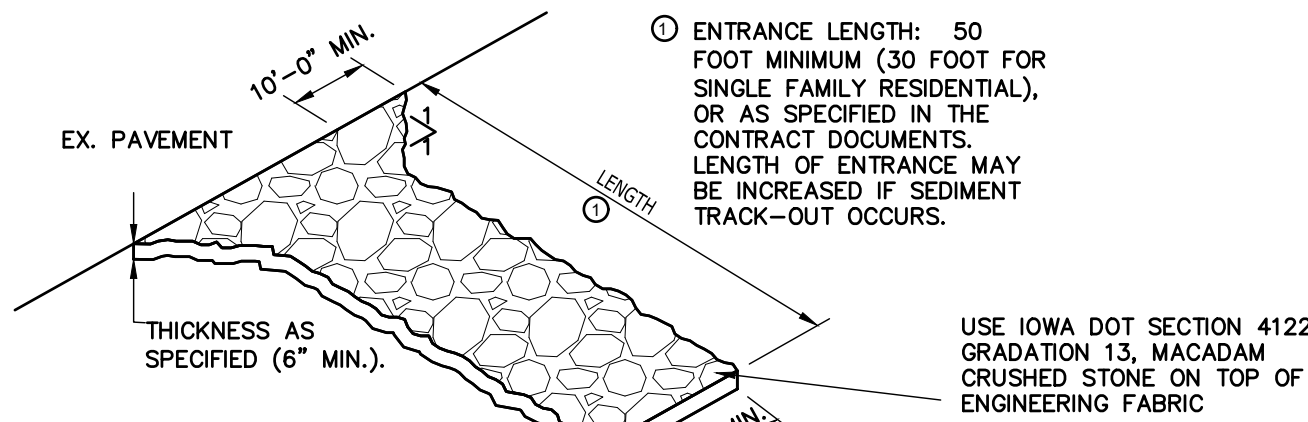
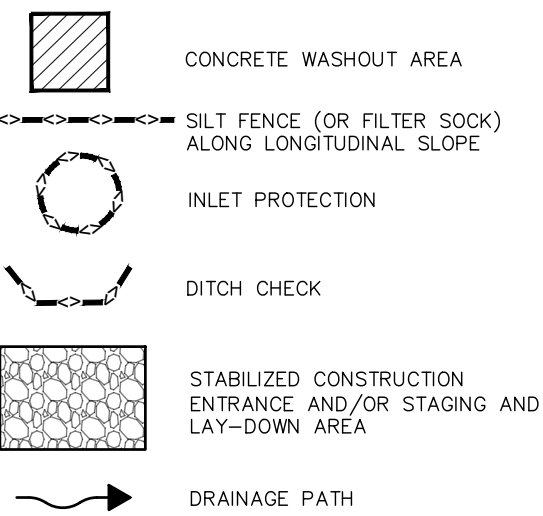
FIELD QUALITY CONTROL (PER SUDAS SECTION 2010, 3.09)

- THE CONTRACTOR WILL CONDUCT COMPACTION TESTING, USE THE SERVICES OF AN INDEPENDENT TESTING LABORATORY APPROVED BY THE ENGINEER.
- MOISTURE CONTENT AND DENSITY:
 - ENSURE THAT MOISTURE CONTENT FALLS WITHIN A RANGE OF OPTIMUM MOISTURE TO 4% ABOVE OPTIMUM MOISTURE.
 - COMPACT COHESIVE SOILS TO NO LESS THAN 95% OF MAXIMUM STANDARD DENSITY; AND COHESIONLESS SOILS TO NO LESS THAN 70% OF RELATIVE DENSITY.
- TESTING:
 - LAB TEST - DETERMINE LABORATORY DENSITY OF MATERIAL ACCORDING TO ASTM D 698 OR AASHTO T 99 (STANDARD PROCTOR DENSITY) OR ASTM D 4253 AND ASTM D 4254 (MAXIMUM AND MINIMUM INDEX DENSITY OR COHESIONLESS SOILS). PROVIDE AT LEAST ONE ANALYSIS FOR EACH MATERIAL TYPE USED UNLESS PROVIDED BY THE ENGINEER.
 - FIELD TEST:
 - PERFORM IN-PLACE FIELD DENSITY AND MOISTURE TESTING ACCORDING TO ASTM D 6938 (NUCLEAR) OR ASTM D 1556 (SAND CONE) AND ASTM D 2216 (MOISTURE FREQUENCY - URBAN SECTION, PROVIDE ONE TEST PER LIFT PER 150 FEET. IF SECTION IS LESS THAN 300 FEET, PERFORM AT LEAST TWO TESTS PER LIFT.
 - TEST ONLY LOCATIONS SELECTED BY THE ENGINEER.
 - THE ENGINEER MAY REQUIRE ADDITIONAL TESTING IF NONCOMPLIANCE OR CHANGE IN CONDITIONS OCCUR.
 - TEST FAILURE - REWORK, RECOMPACT, AND RETEST AS NECESSARY UNTIL REQUIRED COMPACTION IS ACHIEVED.

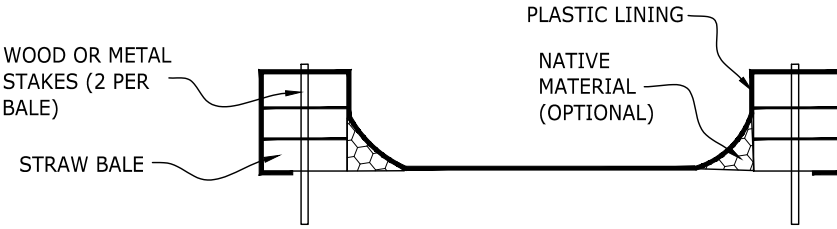
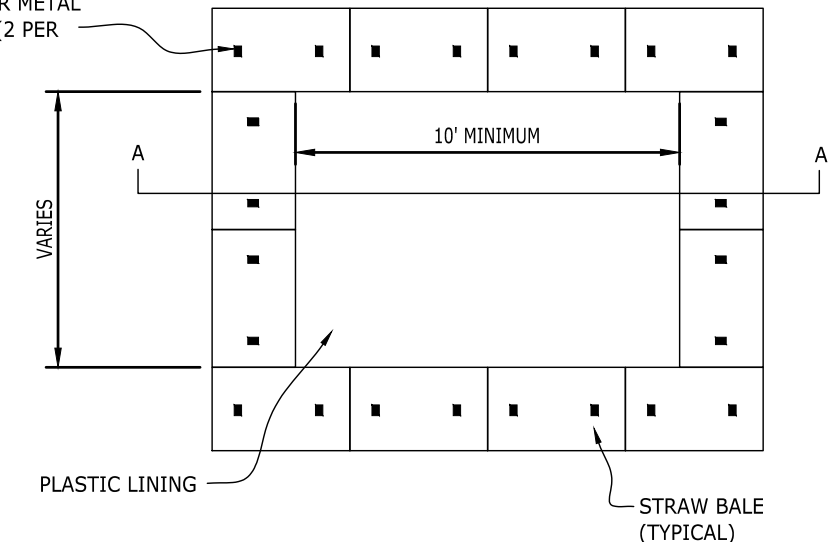
TRENCH COMPACTION TESTING (PER SUDAS SECTION 3010, 3.06)

- THE CONTRACTOR WILL CONDUCT TRENCH COMPACTION TESTING, USING THE SERVICES OF AN INDEPENDENT TESTING LABORATORY APPROVED BY THE ENGINEER.
- THE TESTING SHALL BE PER SUDAS SECTION 3010, 3.06.

EROSION CONTROL LEGEND



STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE (SEE SUDAS DETAIL NO 9040.120)



CONCRETE WASHOUT DETAIL
NOT TO SCALE

CONSTRUCTION SEQUENCING:

- INSTALL CONSTRUCTION ENTRANCE AND MAINTAIN THROUGHOUT CONSTRUCTION
- INSTALL PERIMETER SILT FENCE AND EROSION CONTROL MEASURES
- BEGIN SITE CLEARING AND GRUBBING OPERATIONS
- BEGIN MASS GRADING OF SITE INCLUDING TOPSOIL STRIPPING AND STOCKPILING
- INSTALL SILT FENCE AROUND STOCKPILE
- DISTURBED AREAS WHERE CONSTRUCTION ACTIVITIES WILL CEASE FOR MORE THAN 14 DAYS MUST BE STABILIZED WITH TEMPORARY OR PERMANENT EROSION CONTROLS
- INSTALL TEMPORARY CONCRETE WASHOUT
- INSTALL STORAGE AREAS, PORT-A-POTTIES, AND TEMPORARY PARKING/STAGING AREAS
- INSTALL UNDERGROUND UTILITIES
- BEGIN CONSTRUCTION OF BUILDING FOUNDATIONS AND STRUCTURES
- INSTALL PAVEMENTS
- INSTALL INLET PROTECTION AS ONSITE INTAKES AND INLETS ARE CONSTRUCTED.

NOTICE:

OVERALL NPDES AND SWPPP FOR THE DEVELOPMENT ARE CURRENTLY ONSITE AND CURRENT FOR THE DEVELOPMENT. THE STORM WATER POLLUTION PREVENTION PLAN (SWPPP) SHALL BE KEPT ON THE CONSTRUCTION SITE AT ALL TIMES FROM THE DATE CONSTRUCTION ACTIVITIES BEGIN TO THE DATE OF FINAL STABILIZATION. ALL OPERATORS/CONTRACTORS WORKING ONSITE MUST SIGN THE CERTIFICATION STATEMENT PROVIDED AND WILL BECOME CO-PERMITTEES ON THE NPDES GENERAL PERMIT NO. 2 FOR THIS SITE. ALL OPERATORS/CONTRACTORS WORKING ONSITE SHALL BE SUPPLIED A COPY OF THE SWPPP AND MUST BE FAMILIAR WITH ITS CONTENTS. THE SWPPP MUST BE PERIODICALLY UPDATED TO SHOW CURRENT EROSION CONTROL PRACTICES. UPDATED VERSIONS OF THE SWPPP WILL BE PROVIDED TO ALL OF THE OPERATORS/CONTRACTORS WHOM ARE AFFECTED BY THE CHANGES MADE TO THE SWPPP. IT WILL BE THE DUTY OF THE PERMITTEE (OWNER OR GENERAL CONTRACTOR) TO SEE THAT THESE REQUIREMENTS ARE MET. CONTRACTOR SHALL DETERMINE PROPER LOCATION OF STAGING AREA, EQUIPMENT STORAGE AREA, CONCRETE WASH OUT, AND CHEMICAL STORAGE. IF LOCATION DIFFERS FROM WHAT IS SHOWN ON THIS PLAN THE CONTRACTOR MUST UPDATE AND SHOW ON SWPPP.

THE EROSION CONTROL PLAN SHALL BE UPDATED AS CONDITIONS AND/OR CONTROL LOCATIONS CHANGE.

IF CONTROL LOCATIONS ARE CHANGED, THE SWPPP MANAGER SHALL ADD THEM TO THE EROSION CONTROL PLAN AS THEY ARE IMPLEMENTED.

THE FOLLOWING CONTROLS SHALL BE ADDED TO THE GRADING AND EROSION CONTROL BY THE SWPPP MANAGER AS THEY ARE IMPLEMENTED:

- CONSTRUCTION PARKING
- HAZARDOUS MATERIAL/CHEMICAL STORAGE
- GARBAGE/RECYCLING FACILITIES
- JOB TRAILER LOCATION

GRADING DISTURBANCE AREAS:

APPROXIMATE GRADING DISTURBANCE AREA: 5.0 AC.

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CHECKED BY: BDV					
APPROVED BY: JCF					
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FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED	DATE	

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KOUBA - SECOND ADDITION

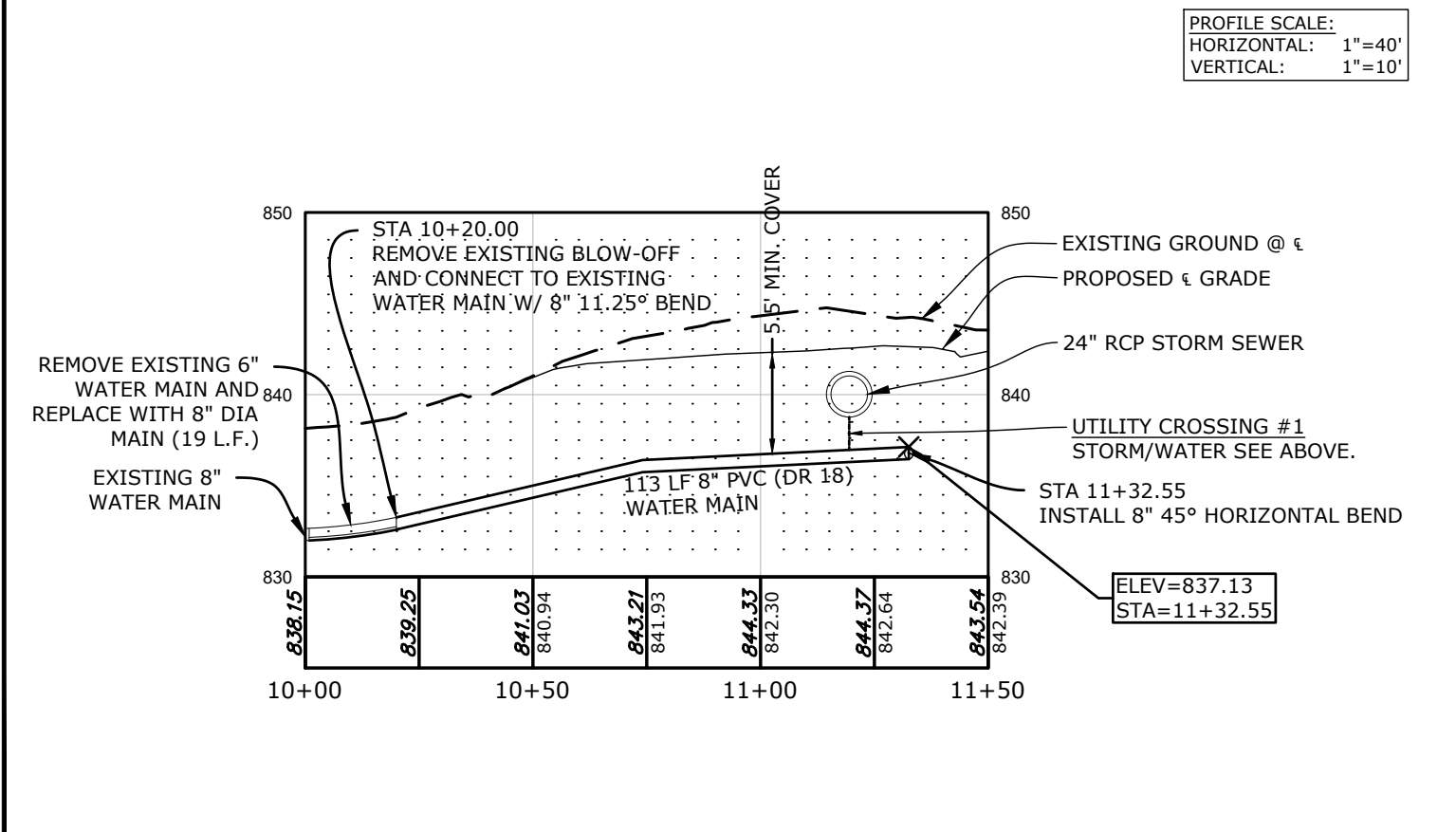
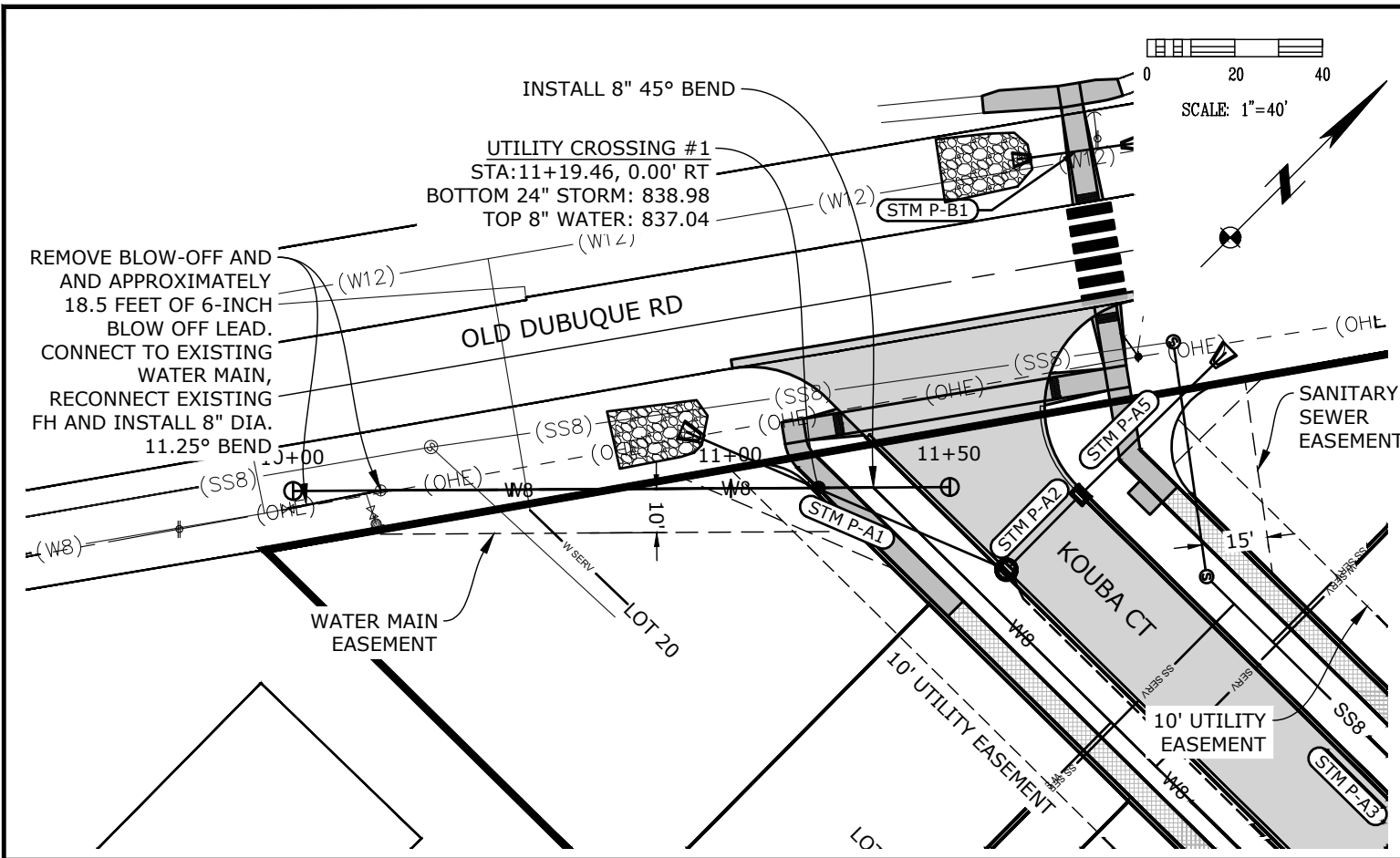
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

GRADING, EROSION CONTROL PLAN, AND SWPPP OVERALL PLAN

SCALE: 1" = 40'

PROJECT NO: 10806-24-1

SHEET
C3.0



WATER MAIN CROSSING NOTES:

1. STORM SEWER CROSSES OVER WATERMAIN.
 - A MINIMUM OF 18" OF VERTICAL SEPARATION IS REQUIRED AT ALL CROSSINGS, MEASURED BETWEEN THE OUTSIDE EDGES OF THE WATER MAIN AND STORM SEWER.
 - STORM SEWER IS TO BE REINFORCED CONCRETE PIPE WITH ASTM C443 GASKETS AND STORM AND WATER PIPE SECTIONS CENTERED AT THE CROSSING LOCATION.

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CHECKED BY: BDV				
APPROVED BY: JCF				
DATE: 07-27-2026				
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED	DATE

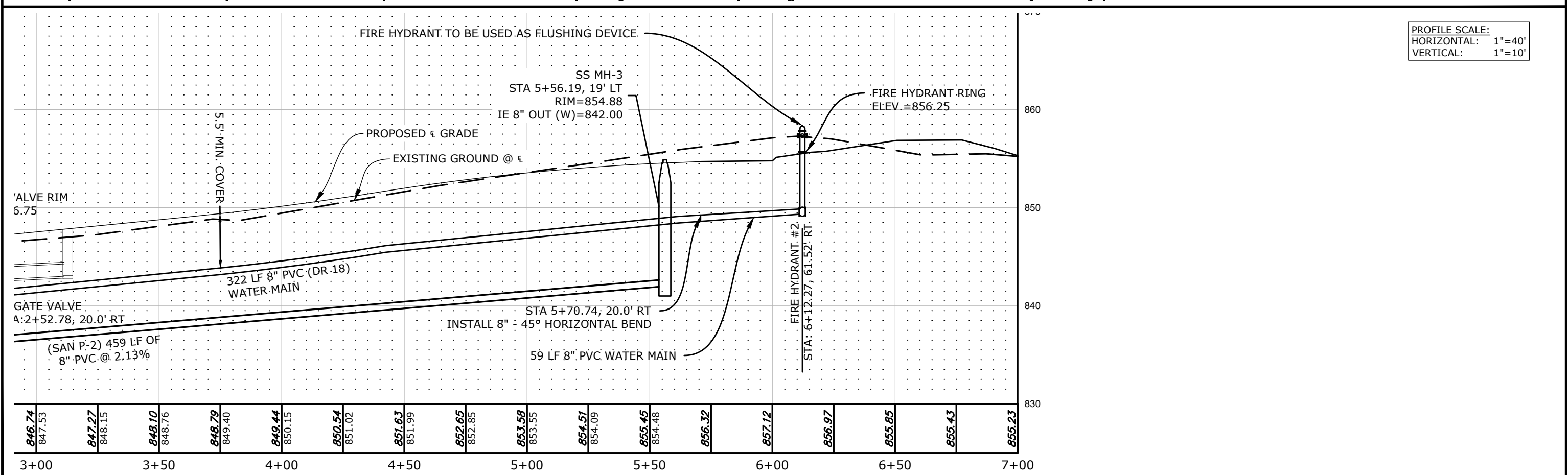
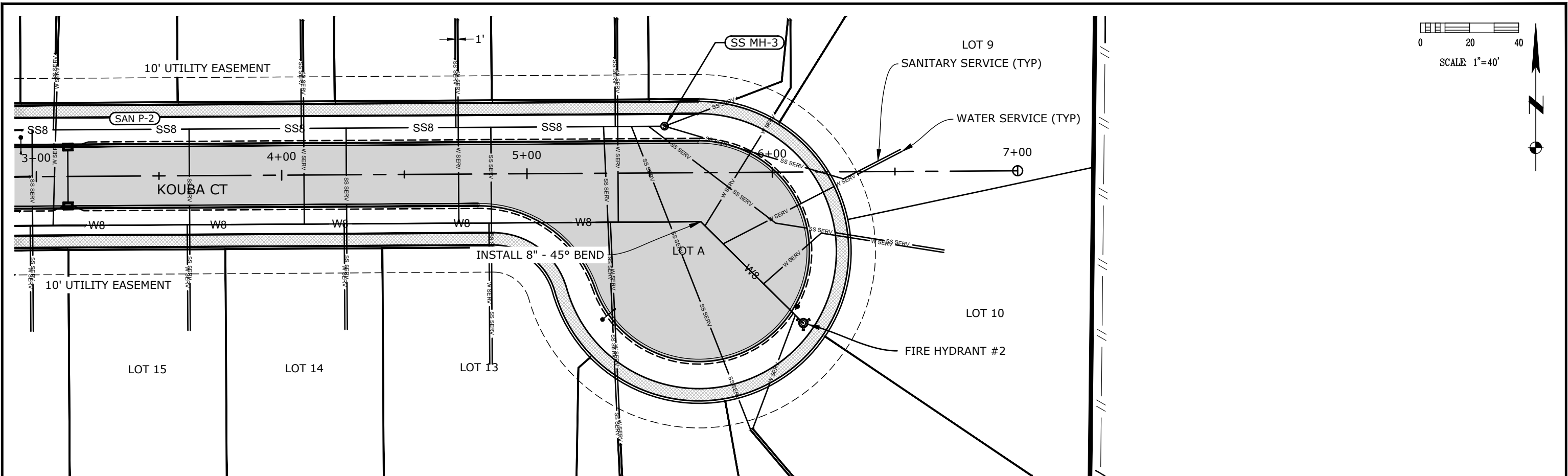
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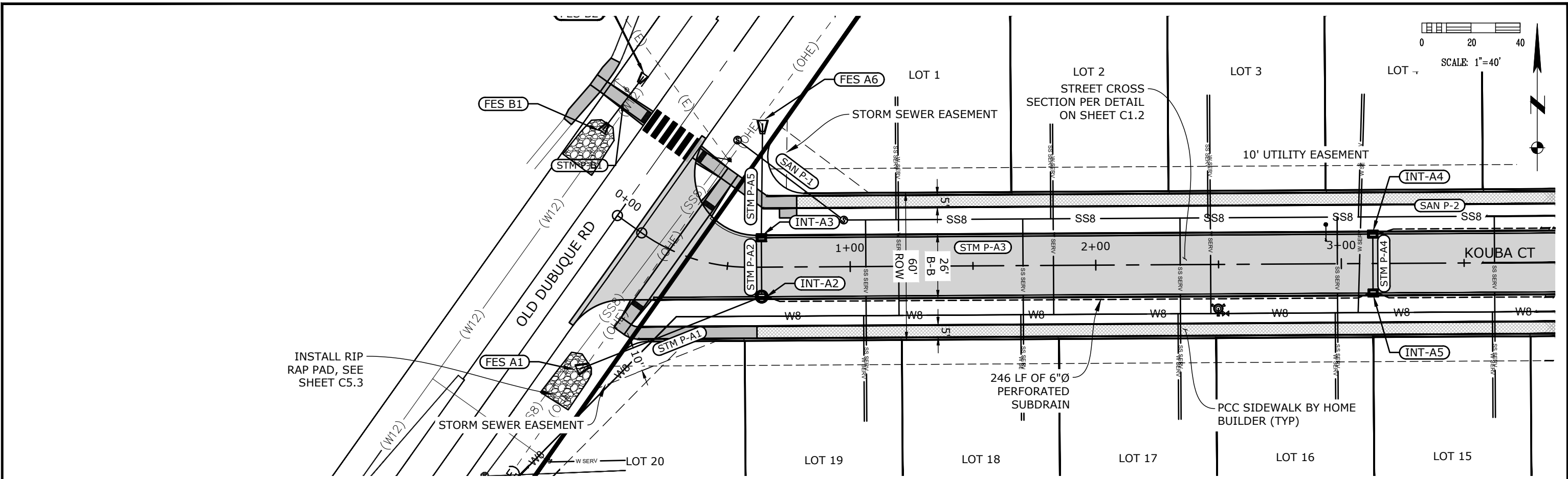
KOUBA - SECOND ADDITION	KOUBA COURT WATER MAIN & SANITARY SEWER PLAN AND PROFILE	SHEET C4.0
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA	SCALE: 1" = 40'	PROJECT NO: 10806-24-1

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:51 AM Plotted By: Brian Vogel



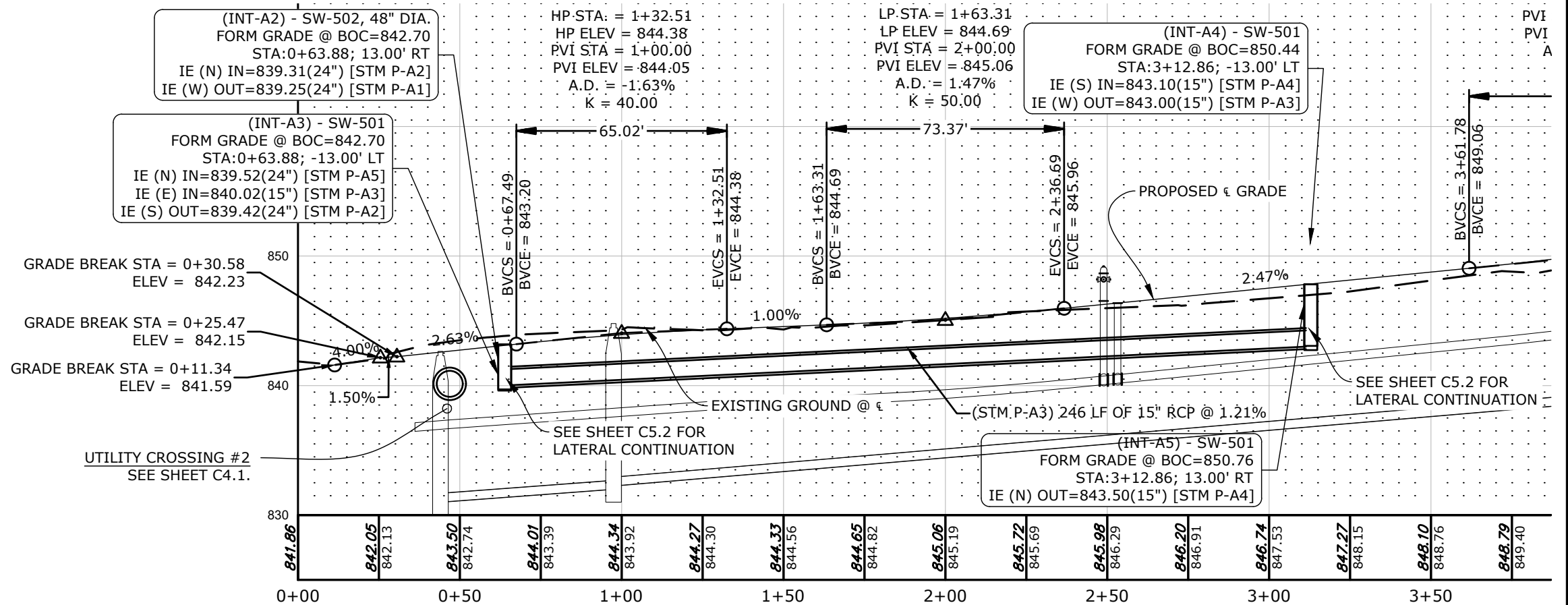
DRAWN BY: JCF				CITY OF				HALL & HALL ENGINEERS, INC.				KOUBA - SECOND ADDITION				KOUBA COURT WATER MAIN & SANITARY SEWER PLAN AND PROFILE				SHEET			
CHECKED BY: BDV				ANAMOSA				1860 BOYSON ROAD, HIAWATHA, IOWA 52233				IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA				SCALE: 1" = 40'				C4.2			
APPROVED BY: JCF								PHONE: (319) 362-9548 FAX: (319) 362-7595								PROJECT NO: 10806-24-1							
DATE: 07-27-2026								CIVIL ENGINEERING • LANDSCAPE ARCHITECTURE															
FIELD BOOK: ---				NO.				REVISION DESCRIPTION				APPROVED				DATE							

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:47 AM Plotted By: Brian Vogel



PROFILE SCALE:
HORIZONTAL: 1"=40'
VERTICAL: 1"=10'

- WATER MAIN CROSSING NOTES:
- STORM SEWER CROSSES OVER WATERMAIN.
 - A MINIMUM OF 18" OF VERTICAL SEPARATION IS REQUIRED AT ALL CROSSINGS, MEASURED BETWEEN THE OUTSIDE EDGES OF THE WATER MAIN AND STORM SEWER.
 - STORM SEWER IS TO BE REINFORCED CONCRETE PIPE WITH ASTM C443 GASKETS AND STORM AND WATER PIPE SECTIONS CENTERED AT THE CROSSING LOCATION.



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CHECKED BY: BDV				
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KOUBA - SECOND ADDITION

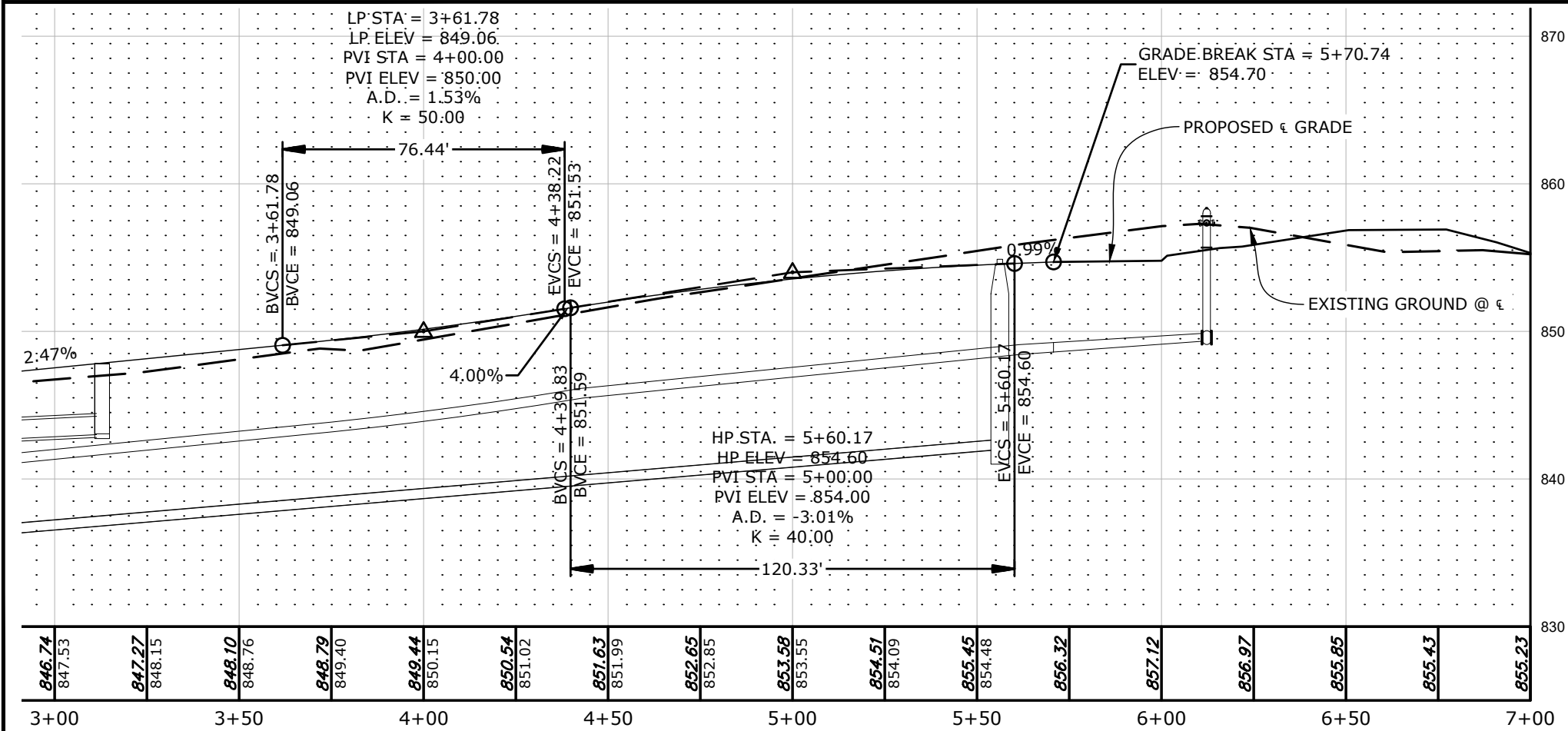
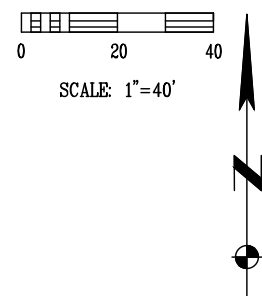
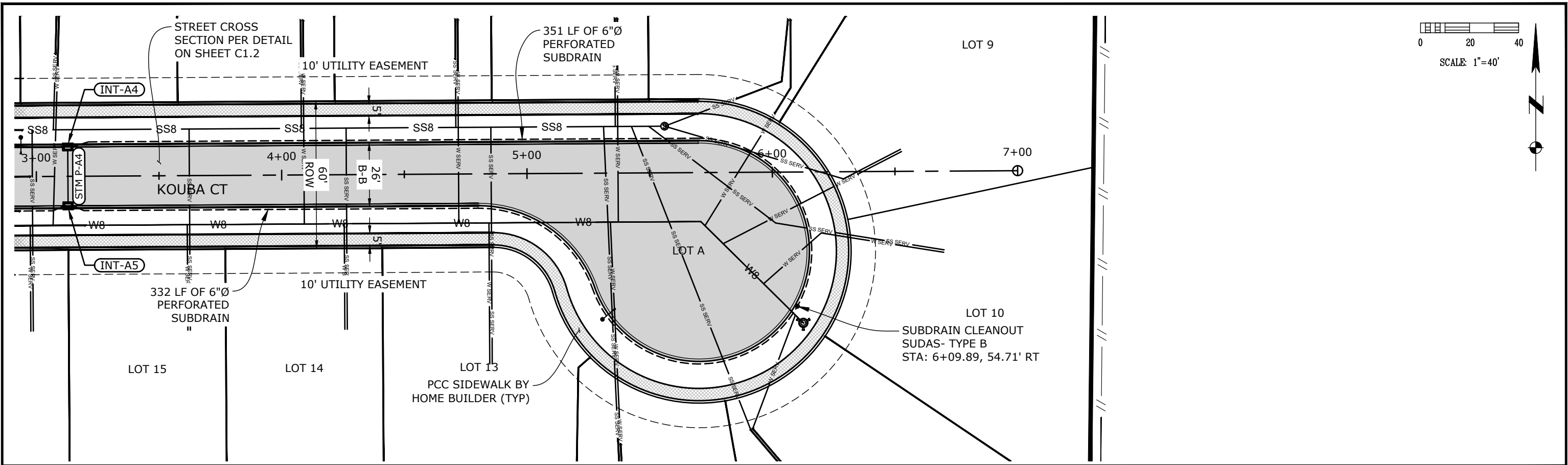
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

KOUBA COURT STORM SEWER &
PAVING PLAN AND PROFILE

SCALE: 1" = 40' PROJECT NO: 10806-24-1

SHEET
C5.0

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:37 AM Plotted By: Brian Vogel



PROFILE SCALE:
HORIZONTAL: 1"=40'
VERTICAL: 1"=10'

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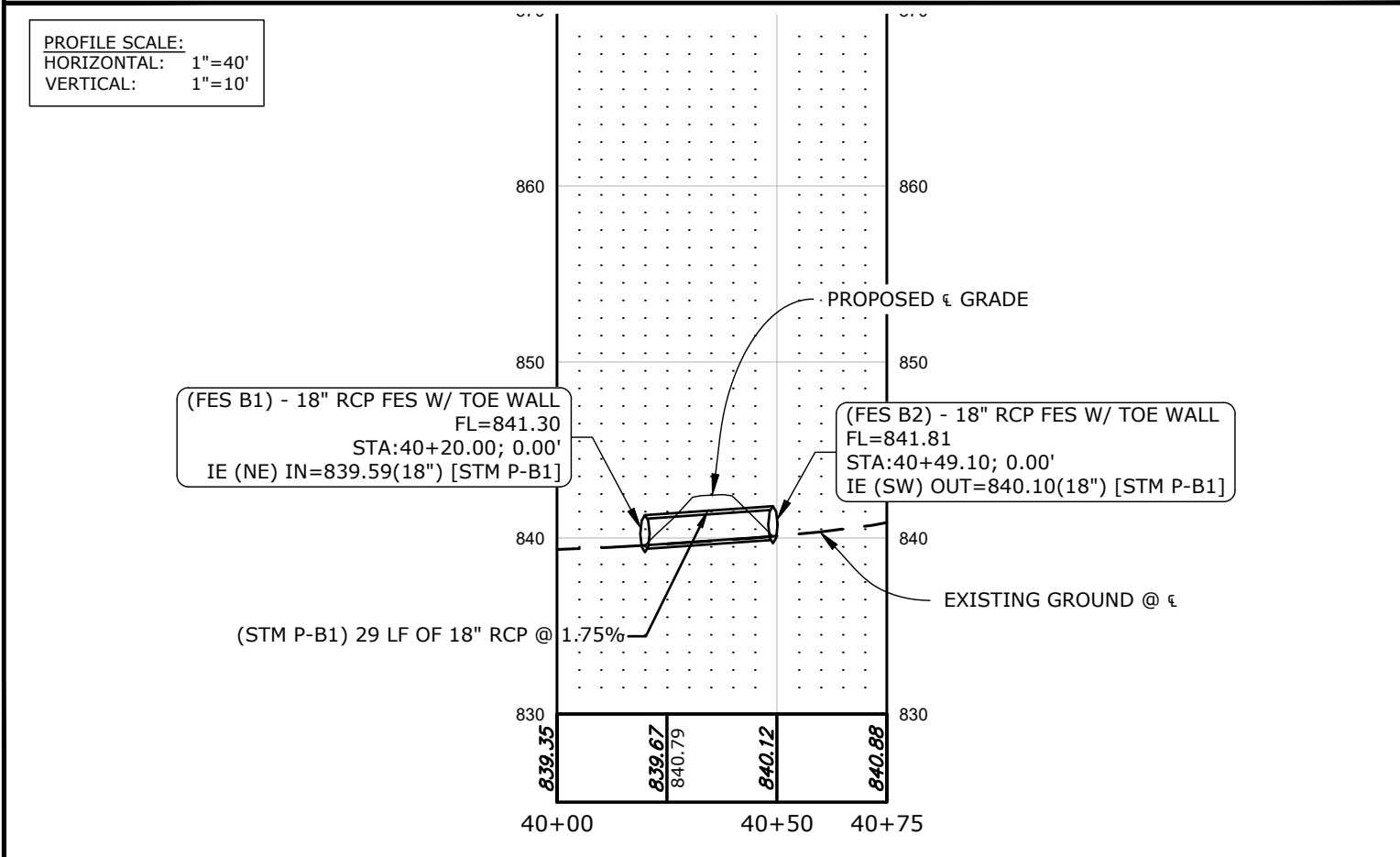
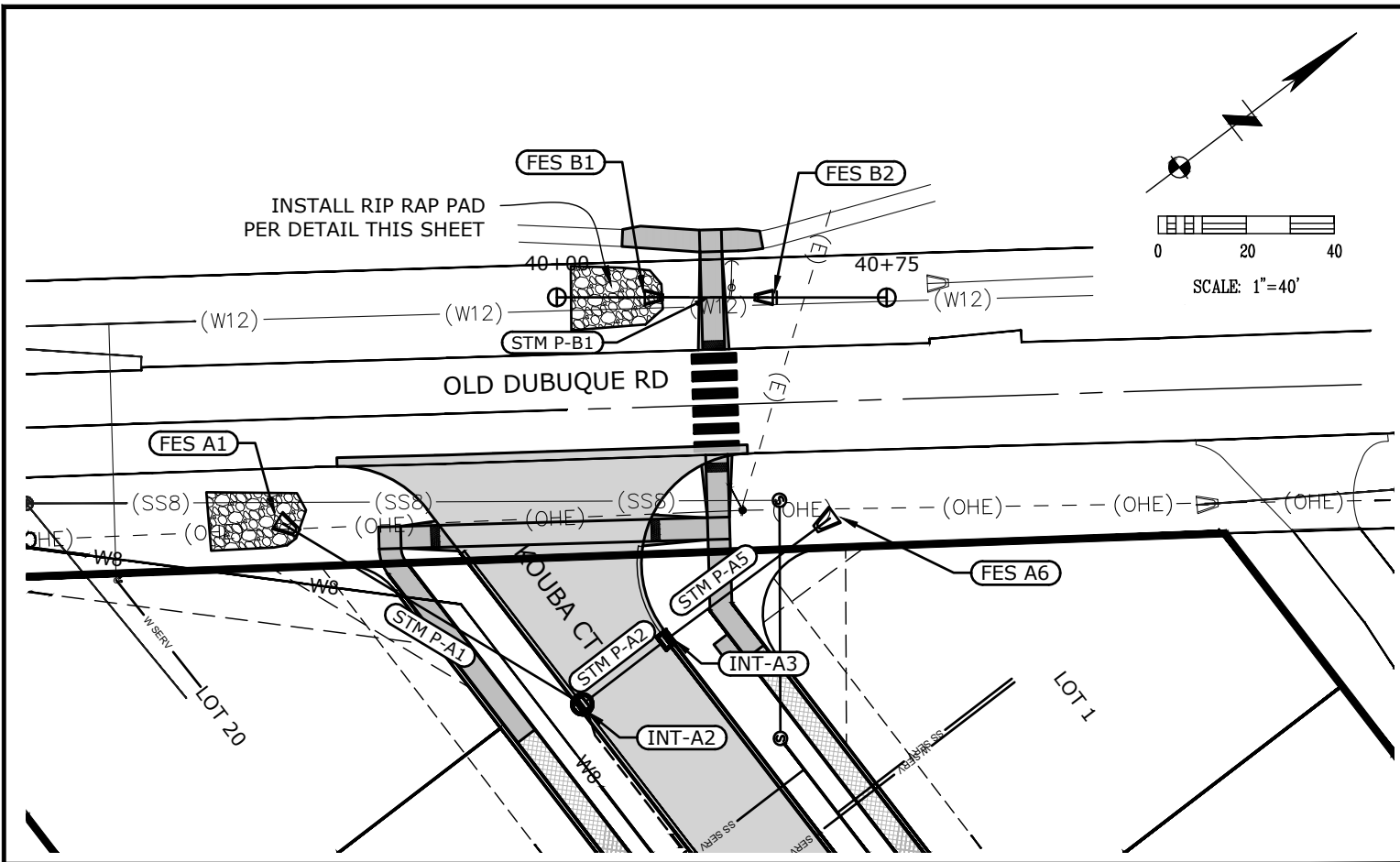
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

KOUBA COURT STORM SEWER &
PAVING PLAN AND PROFILE

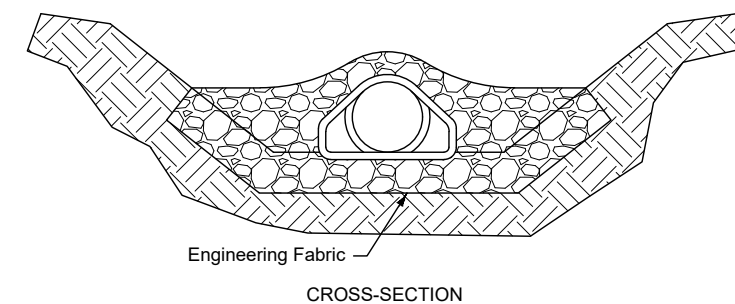
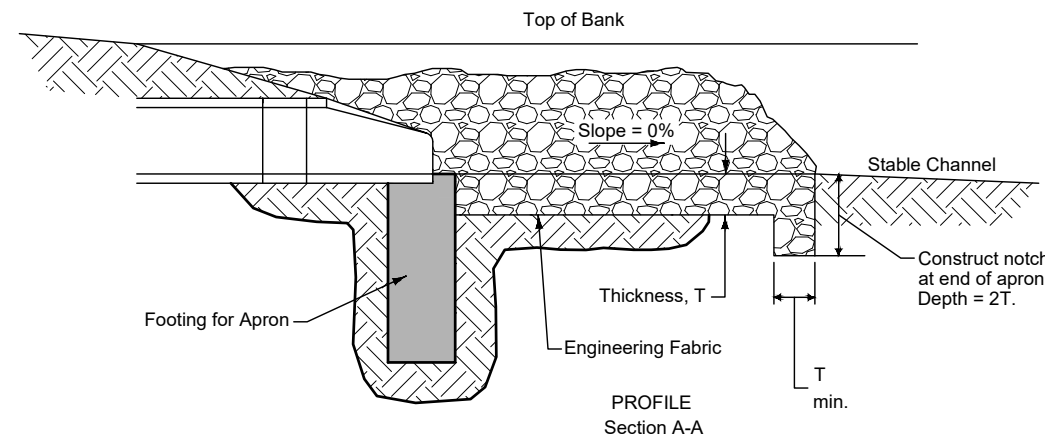
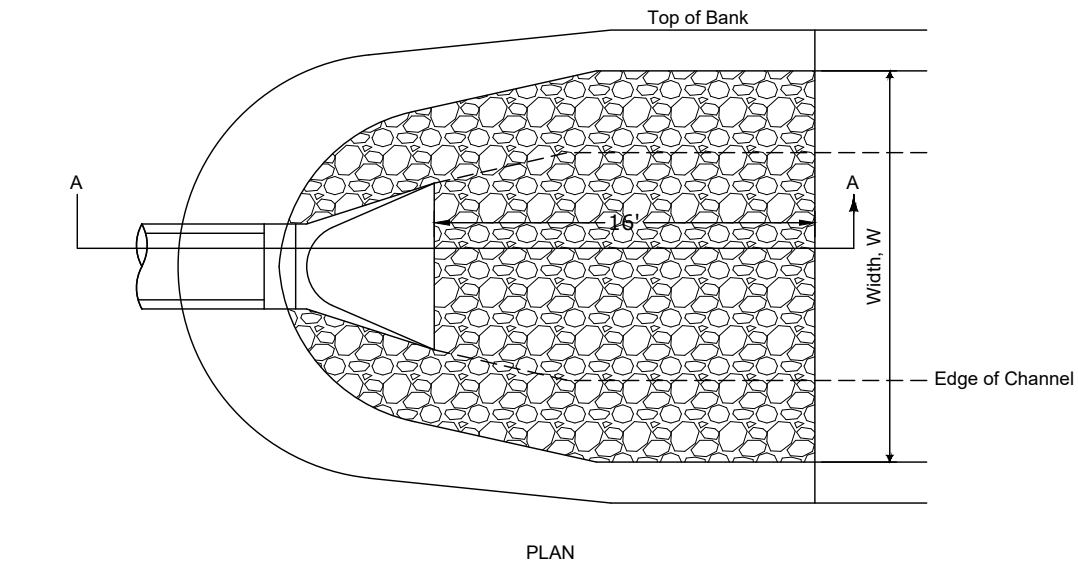
SCALE: 1" = 40' PROJECT NO: 10806-24-1

SHEET
C5.1

CAD File: I:\projects\10806-24-1\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:37 AM Plotted By: Brian Vogel



RIP RAP PAD	SF	T (in)	CLASS	NOTES
FES-A1	265	24	E	24" FES
FES-B1	265	24	E	18" FES



RIP RAP DETAIL
NOT TO SCALE

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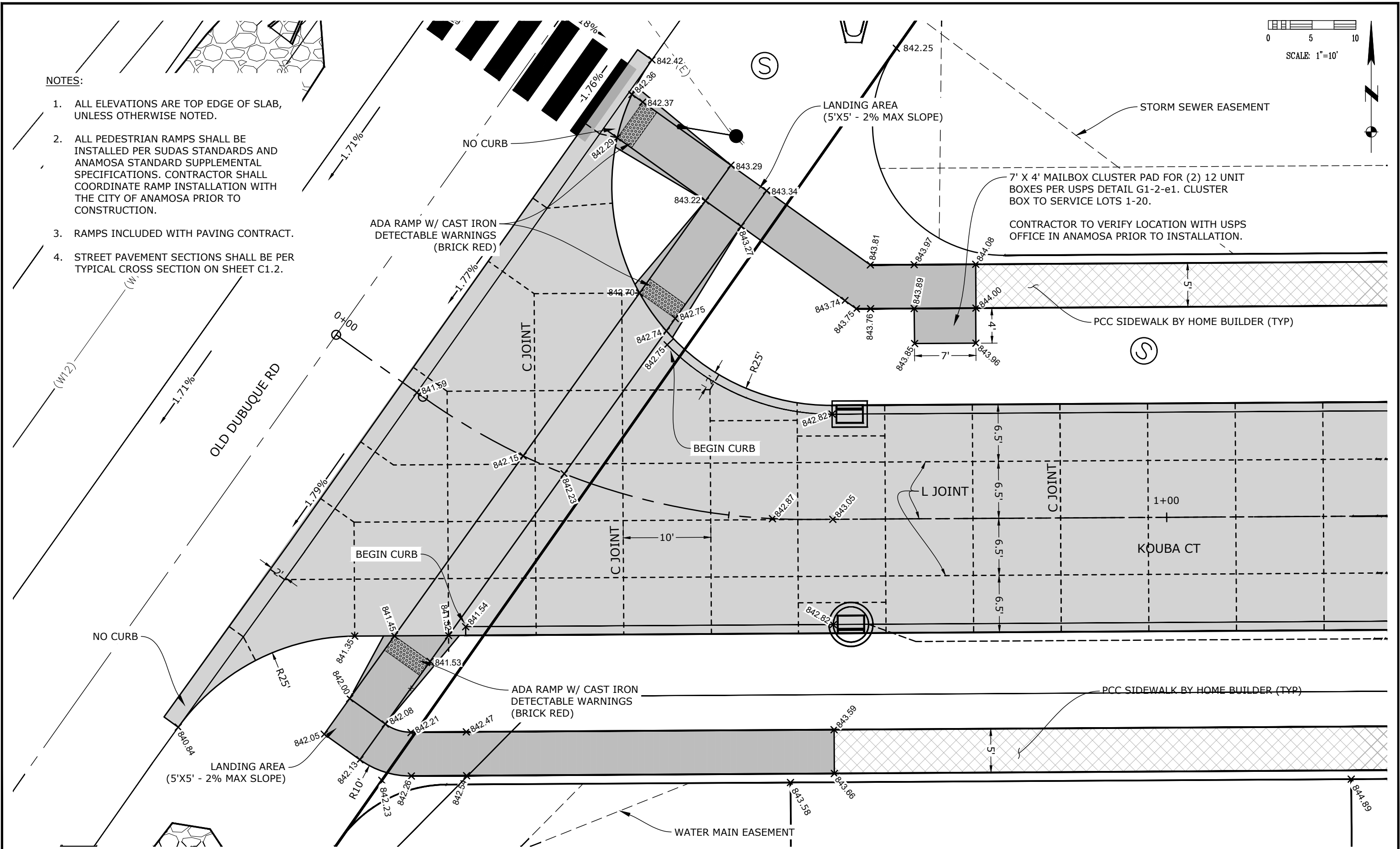
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KOUBA - SECOND ADDITION	KOUBA COURT STORM SEWER & PAVING PLAN AND PROFILE	SHEET C5.3
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA	SCALE: 1" = 40'	PROJECT NO: 10806-24-1

CAD File: I:\projects\10800\10806 Force Inc\10806-24\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:37 AM Plotted By: Brian Vogel



NOTES:

1. ALL ELEVATIONS ARE TOP EDGE OF SLAB, UNLESS OTHERWISE NOTED.
2. ALL PEDESTRIAN RAMPS SHALL BE INSTALLED PER SUDAS STANDARDS AND ANAMOSA STANDARD SUPPLEMENTAL SPECIFICATIONS. CONTRACTOR SHALL COORDINATE RAMP INSTALLATION WITH THE CITY OF ANAMOSA PRIOR TO CONSTRUCTION.
3. RAMPS INCLUDED WITH PAVING CONTRACT.
4. STREET PAVEMENT SECTIONS SHALL BE PER TYPICAL CROSS SECTION ON SHEET C1.2.

0 5 10
SCALE: 1"=10'



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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

INTERSECTION DETAILS
OLD DUBUQUE RD & KOUBA CT

SCALE: 1" = 10'

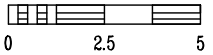
PROJECT NO: 10806-24-1

SHEET

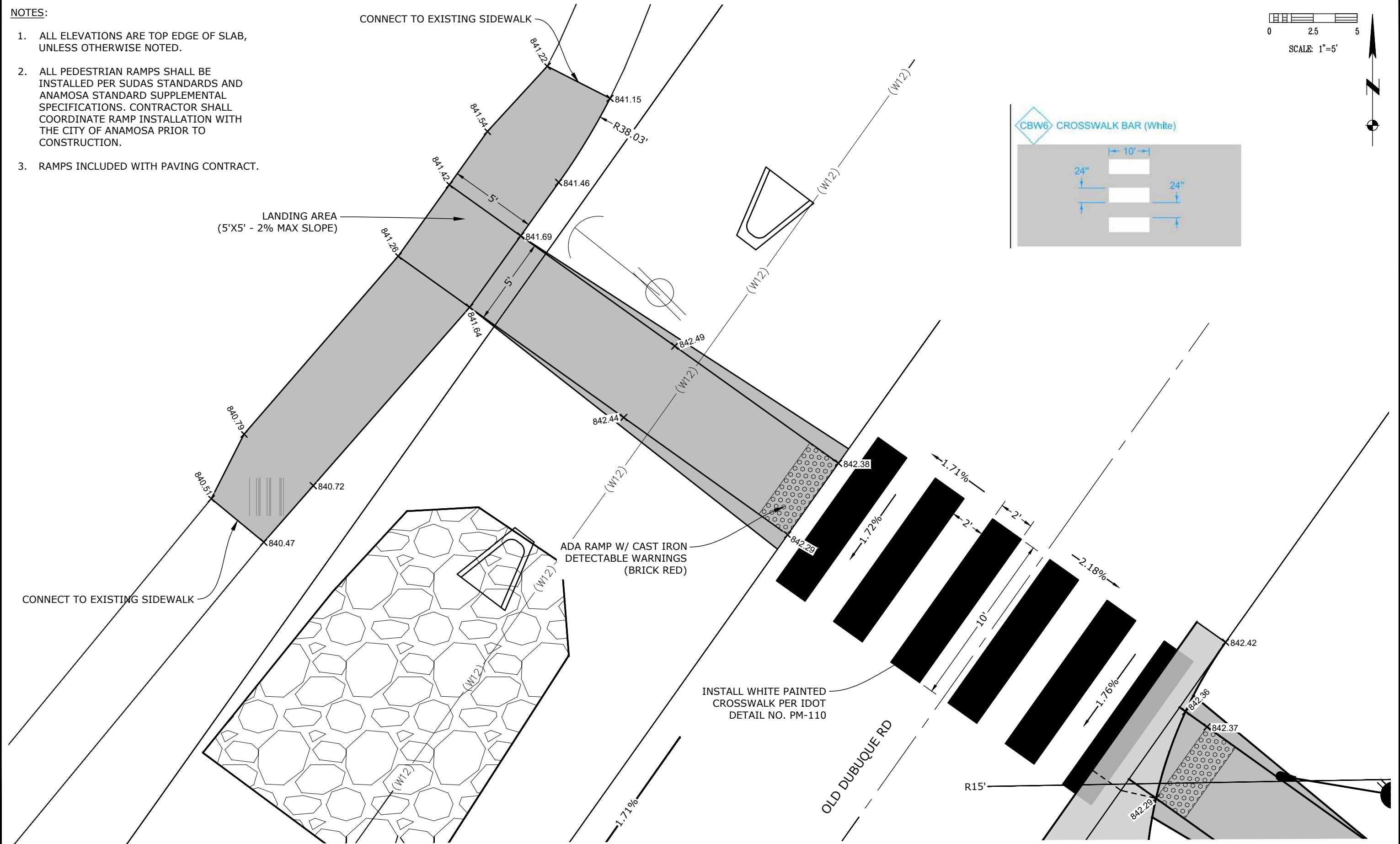
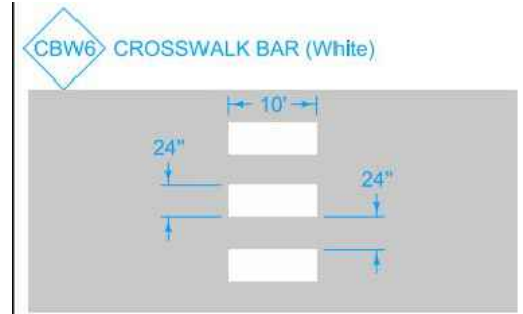
C6.0

NOTES:

1. ALL ELEVATIONS ARE TOP EDGE OF SLAB, UNLESS OTHERWISE NOTED.
2. ALL PEDESTRIAN RAMPS SHALL BE INSTALLED PER SUDAS STANDARDS AND ANAMOSA STANDARD SUPPLEMENTAL SPECIFICATIONS. CONTRACTOR SHALL COORDINATE RAMP INSTALLATION WITH THE CITY OF ANAMOSA PRIOR TO CONSTRUCTION.
3. RAMPS INCLUDED WITH PAVING CONTRACT.



SCALE: 1"=5'



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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

SIDEWALK DETAILS

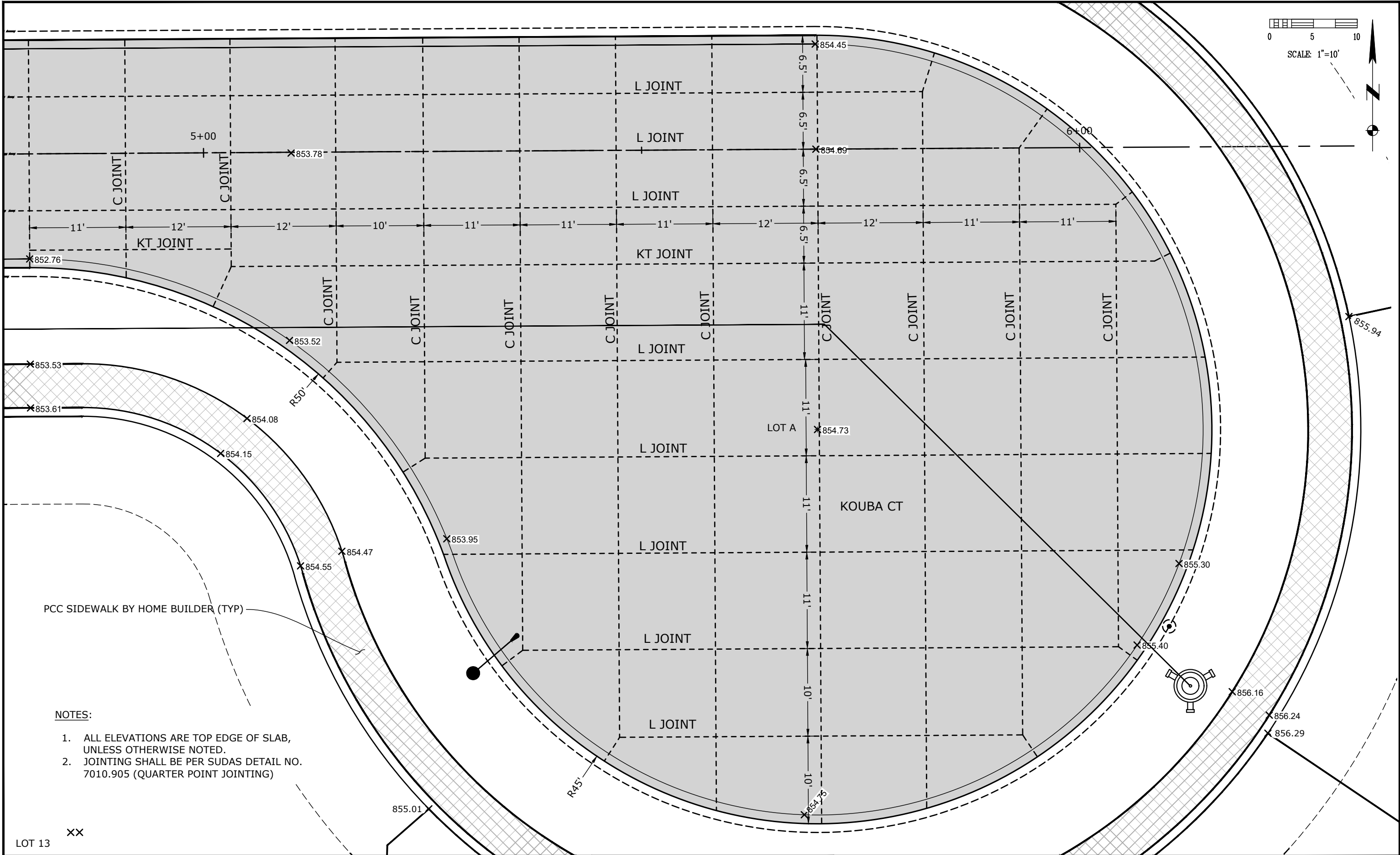
SCALE: 1" = 5'

PROJECT NO: 10806-24-1

SHEET

C6.1

CAD File: I:\projects\10800\10806 Force Inc\10806-24\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:46 AM Plotted By: Brian Vogel



NOTES:

1. ALL ELEVATIONS ARE TOP EDGE OF SLAB, UNLESS OTHERWISE NOTED.
2. JOINTING SHALL BE PER SUDAS DETAIL NO. 7010.905 (QUARTER POINT JOINTING)

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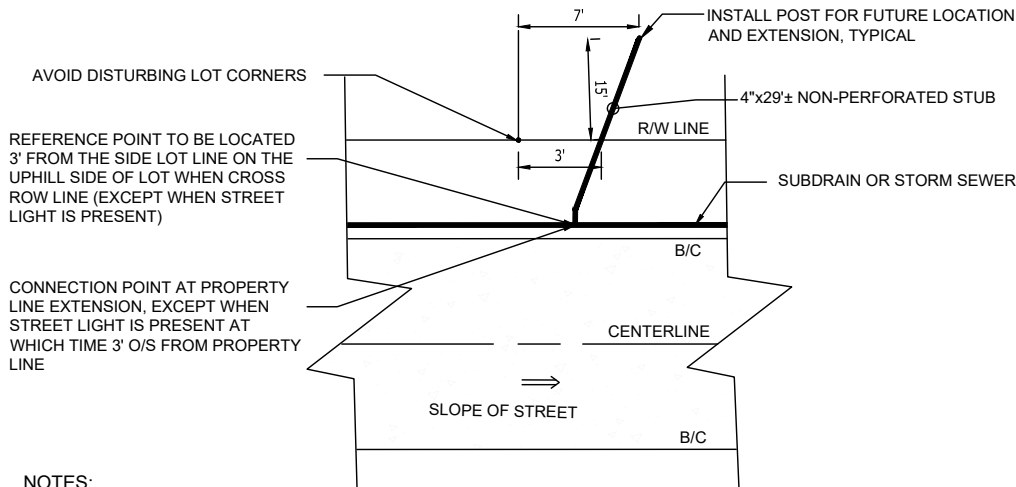
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KOUBA - SECOND ADDITION	INTERSECTION DETAILS KOUBA CT CUL-DE-SAC	SHEET C6.2
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA	SCALE: 1" = 10'	PROJECT NO: 10806-24-1

SANITARY SERVICES				
STATION	LENGTH OF SERVICE	DISTANCE FROM DS MANHOLE	SIZE	LOT #
STA=1+18.77, -69.00' LT	50.0'	21.26'	4"	1
STA=1+81.77, -69.00' LT	50.0'	84.26'	4"	2
STA=2+45.77, -69.00' LT	50.0'	148.26'	4"	3
STA=3+08.77, -68.83' LT	50.0'	211.26'	4"	4
STA=4+08.10, -63.00' LT	44.0'	310.60'	4"	5
STA=4+71.10, -63.00' LT	44.0'	373.60'	4"	6
STA=5+36.10, -63.00' LT	44.0'	438.60'	4"	7
STA=6+06.74, -62.12' LT	76.4'	0.00'	4"	8
STA=6+52.27, -8.96' LT	102.1'	0.00'	4"	9
STA=6+69.82, 32.09' RT	134.6'	452.20'	4"	10
STA=6+07.04, 124.74' RT	158.6'	445.19'	4"	11
STA=5+37.27, 128.71' RT	147.8'	433.80'	4"	12
STA=4+85.38, 77.48' RT	96.5'	387.88'	4"	13
STA=4+26.38, 63.00' RT	82.0'	328.88'	4"	14
STA=3+62.38, 63.00' RT	82.0'	264.88'	4"	15
STA=2+98.38, 63.00' RT	82.0'	200.88'	4"	16
STA=2+34.38, 63.00' RT	82.0'	136.88'	4"	17
STA=1+70.38, 63.00' RT	82.0'	72.88'	4"	18
STA=1+06.38, 63.00' RT	82.0'	8.88'	4"	19
STA=0+35.56, 90.68' RT	57.2'	0.00'	EX 4"	20

- ** ALL PROPOSED SANITARY SEWER SERVICES SHALL BE CONNECTED AT THE MAIN WITH A MANUFACTURED TEE OR WYE FITTING PER SUDAS DETAIL SW-201
- ** ALL STATIONS MEASURED AT THE END OF SERVICE. MARK ENDS W/ 4x4 POST PAINTED GREEN. INSTALL SERVICES PER SUDAS DETAIL SW-201 WHEN SERVICE DEPTH EXCEEDS 12'. CONFIRM ALL SEWER SERVICE SIZES WITH OWNER AND ANAMOSA BUILDING CODE ENFORCEMENT PRIOR TO INSTALLATION.

SANITARY SEWER SERVICES TO BE 4" DIA PVC SDR26



- NOTES:
- IF CONNECTING TO SUBDRAIN, CONTRACTOR SHALL USE PREFABRICATED TEE IN ACCORDANCE WITH SUDAS SECTION 4040.3.03.
 - IF CONNECTING TO RCP STORM SEWER, CONTRACTOR SHALL CONSTRUCT AND SEAL.
PLACE PIPE A MIN. 4' BELOW FUTURE SIDEWALK GRADE TO AVOID FUTURE CONFLICTS WITH FRANCHISE UTILITIES. ENSURE A MINIMUM 1% SLOPE TOWARDS SUBDRAIN/STORM SEWER. MARK END OF PIPE WITH POST FOR FUTURE LOCATION AND EXTENSION.
 - ALL STORM SEWER PVC TAPS TO BE 4" DIA.

SUMP PUMP SERVICE CONNECTION DETAIL

** USE EXISTING SERVICE.
REMOVE / ADD AS NEEDED

WATER SERVICES			
STATION	LENGTH OF SERVICE	SIZE	LOT #
STA=1+19.77, -69.00' LT	89.0'	1"	1
STA=1+82.77, -69.00' LT	89.0'	1"	2
STA=2+46.77, -69.00' LT	89.0'	1"	3
STA=3+09.77, -69.00' LT	89.0'	1"	4
STA=4+09.10, -63.00' LT	83.0'	1"	5
STA=4+72.10, -63.00' LT	83.0'	1"	6
STA=5+37.10, -63.00' LT	83.0'	1"	7
STA=6+07.74, -62.12' LT	94.0'	1"	8
STA=6+52.72, -8.07' LT	81.8'	1"	9
STA=6+69.66, 33.08' RT	81.8'	1"	10
STA=6+07.81, 124.10' RT	75.0'	1"	11
STA=5+38.27, 128.67' RT	108.8'	1"	12
STA=4+84.38, 77.48' RT	57.5'	1"	13
STA=4+25.38, 63.00' RT	43.0'	1"	14
STA=3+61.38, 63.00' RT	43.0'	1"	15
STA=2+97.38, 63.00' RT	43.0'	1"	16
STA=2+33.38, 63.00' RT	43.0'	1"	17
STA=1+69.38, 63.00' RT	43.0'	1"	18
STA=1+05.38, 63.00' RT	43.0'	1"	19
STA=0+34.97, 86.73' RT	31.0'	1"	20

** EXTENSION PAST
EXISTING SERVICE PIPE.

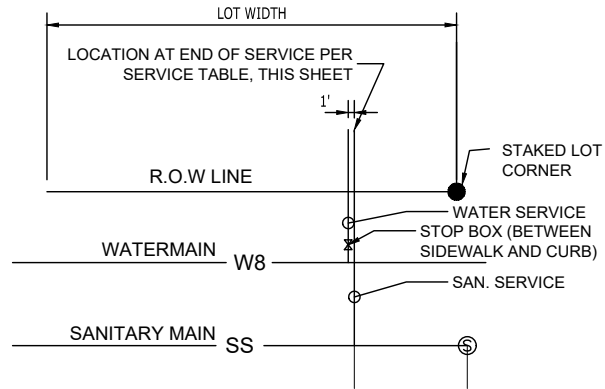
- ** ALL STATIONS MEASURED AT THE END OF SERVICE. MARK ENDS W/ 4x4 POST PAINTED BLUE. SERVICE DEPTHS SHALL BE 5.5' MINIMUM. CONFIRM ALL WATER SERVICE SIZES WITH OWNER AND ANAMOSA BUILDING CODE ENFORCEMENT PRIOR TO INSTALLATION.

ALL WATER SERVICE SHALL BE SEAMLESS , TYPE K COPPER

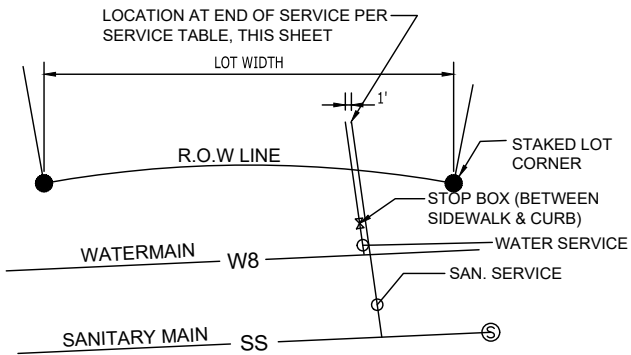
WATER SERVICE CURB STOP AND BOX SHALL INCLUDE COMPRESSION CONNECTIONS. THE WATER SERVICE SHALL BE LOCATED SO THAT THE CURB STOP AND BOX ARE LOCATED OUTSIDE OF PAVING.

THE BOTTOM OF THE WATER SERVICE SHALL BE NOT LESS THAN 12" ABOVE THE TOP OF THE SANITARY SERVICE LINE. THE WATER SERVICE SHALL BE PLACED ON A SOLID SHELF EXCAVATED AT ONE SIDE OF THE COMMON TRENCH WITH A CLEAR HORIZONTAL DISTANCE OF NOT LESS THAN 12" FROM SANITARY SERVICE

THE WATER SERVICE STOP BOXES SHOULD BE LOCATED 1' FROM THE FRONT OF SIDEWALK TOWARDS THE BACK OF CURB



WHEN SERVICES ARE ON A STRAIGHT TANGENT



WHEN SERVICES ARE ON A CURVE

- NOTES:
- ALL STATIONS MEASURED AT THE END OF SANITARY SERVICE. MARK ENDS W/ 4x4 POST PAINTED GREEN.
 - ALL STATIONS MEASURED AT THE END OF WATER SERVICE. MARK ENDS W/ 4x4 POST PAINTED BLUE. SERVICE DEPTHS SHALL BE 5.5' MINIMUM. CONFIRM ALL SEWER AND WATER SERVICE SIZES WITH OWNER AND ANAMOSA BUILDING CODE ENFORCEMENT PRIOR TO INSTALLATION.
 - THE WATER SERVICE STOP BOXES SHOULD BE LOCATED 1' FROM THE FRONT OF SIDEWALK TOWARDS THE BACK OF CURB

WATER AND SANITARY SERVICE DETAIL

DRAWN BY: JCF			
CHECKED BY: BDV			
APPROVED BY: JCF			
DATE: 07-27-2026			
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED DATE

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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

SERVICE TABLES AND DETAILS

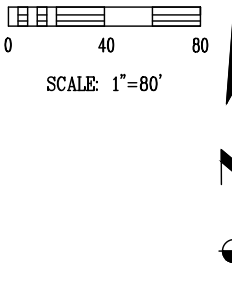
SCALE: 1" = 80'

PROJECT NO: 10806-24-1

SHEET

C7.0

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:53 AM Plotted By: Brian Vogel



TOPSOIL SHALL BE PLACE AT A MINIMUM OF 8" IN DEPTH FOR FINAL RESTORATION.

LEGEND:

- | | |
|---|--|
|  | PERMANENT COOL-SEASON MIXTURE
FOR SLOPES AND DITCHES (TYPE 2)
PER SUDAS SPECIFICATIONS |
|  | TEMPORARY EROSION CONTROL
MIXTURE (TYPE 4)
PER SUDAS SPECIFICATIONS |

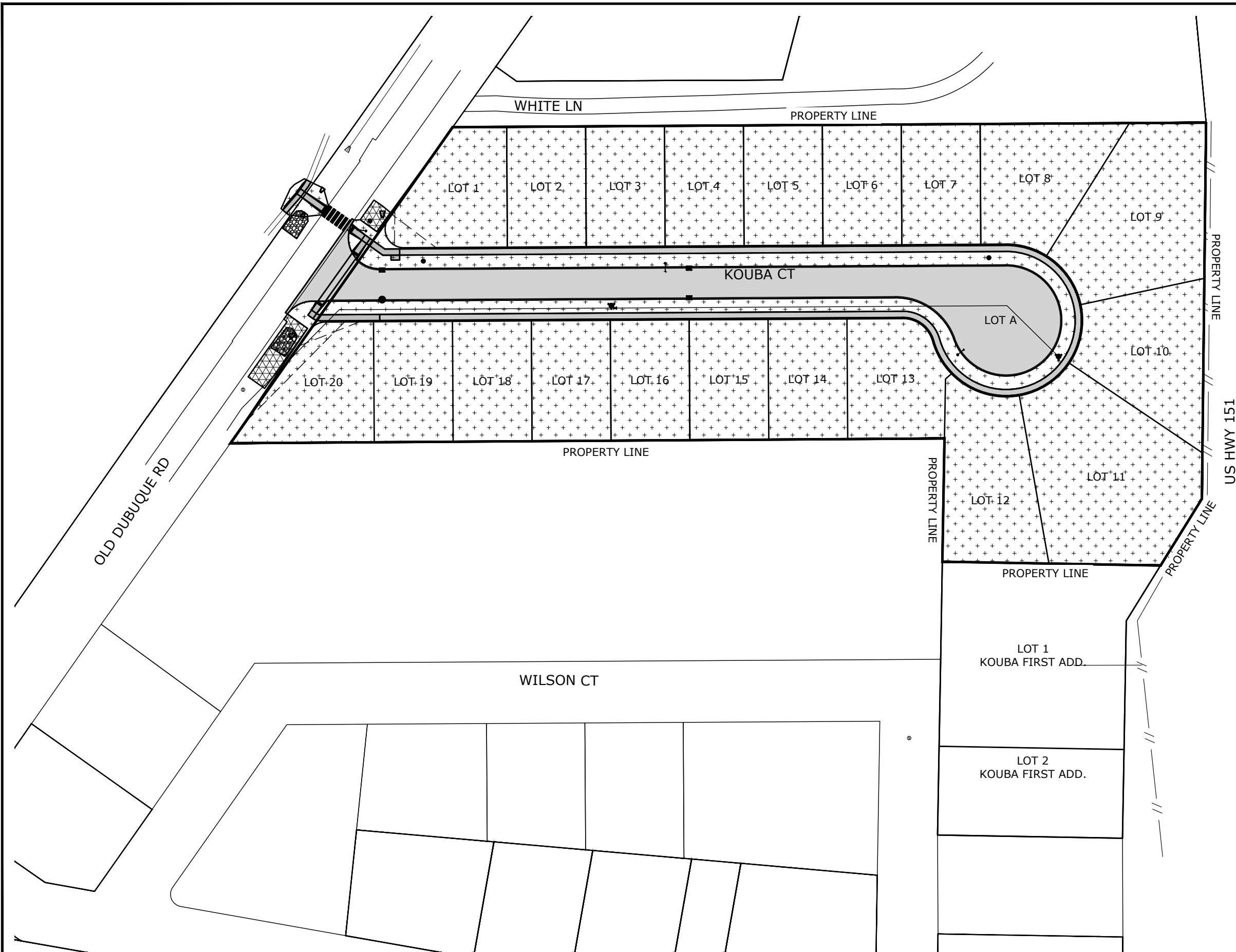
RESTORATION SEQUENCING:

PRE-HOME CONSTRUCTION:

1. REMOVE CONSTRUCTION ENTRANCE
2. FINALIZE PAVEMENT ACTIVITIES
3. REMOVE CONCRETE WASHOUT
4. REMOVE OR RESPREAD ANY REMAINING TOPSOIL STOCKPILES
5. SEED ALL DISTURBED AREAS WITH TEMPORARY EROSION CONTROL MIX

POST-HOME CONSTRUCTION:

1. REMOVE OR RESPREAD ANY REMAINING TOPSOIL STOCKPILES
2. CLEANOUT TEMPORARY SEDIMENT BASIN AND CONVERT TO DETENTION BASIN.
3. SOD OR SEED AND INSTALL EROSION CONTROL MATTING OR MULCH ON ALL SIDE SLOPES 4:1 OR GREATER
4. INSTALL LANDSCAPING AND SEED OR SOD ON ENTIRE SITE
5. AFTER SITE IS COMPLETELY STABILIZED, REMOVE SILT FENCE AND OTHER TEMPORARY EROSION CONTROL MEASURES
6. SUBMIT NOTICE OF DISCONTINUATION AFTER SITE IS COMPLETELY STABILIZED



DRAWN BY: JCF				
CHECKED BY: BDV				
APPROVED BY: JCF				
DATE: 07-27-2026				
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED	DATE

CITY OF
ANAMOSA

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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

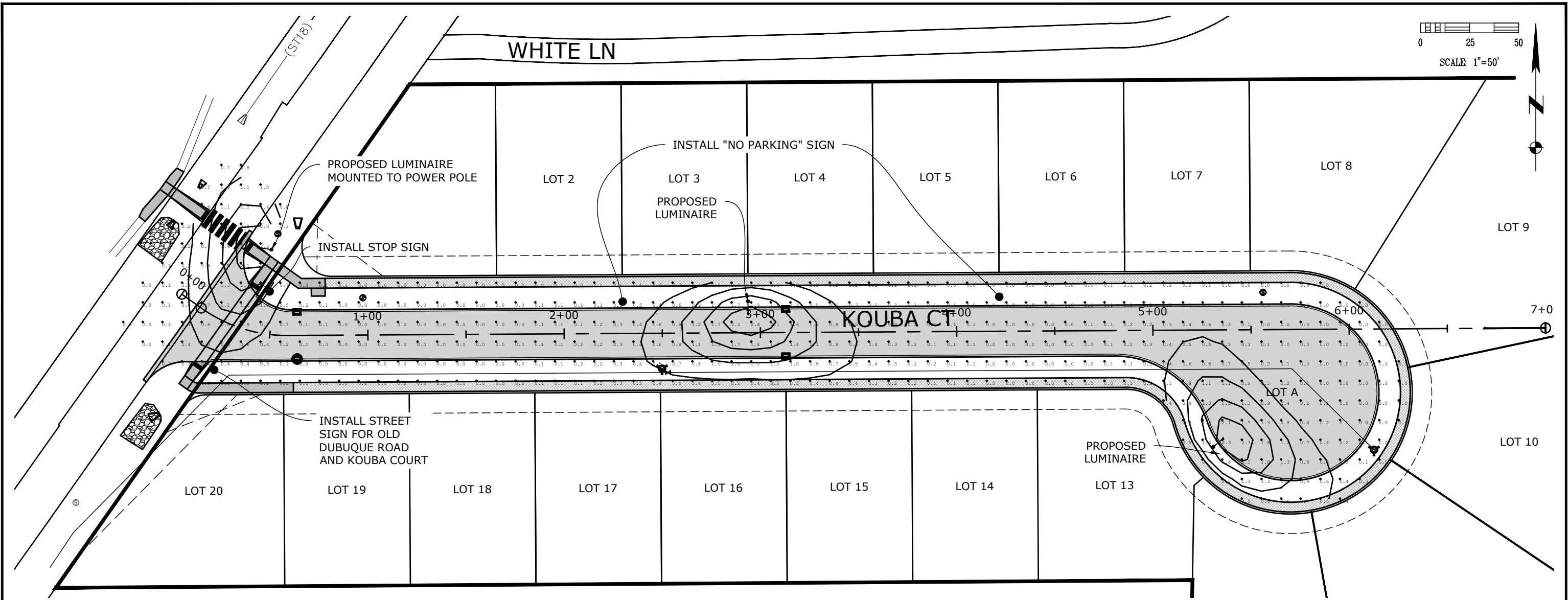
SURFACE RESTORATION PLAN

SCALE: 1" = 80'

PROJECT NO: 10806-24-1

SHEET

C8.0



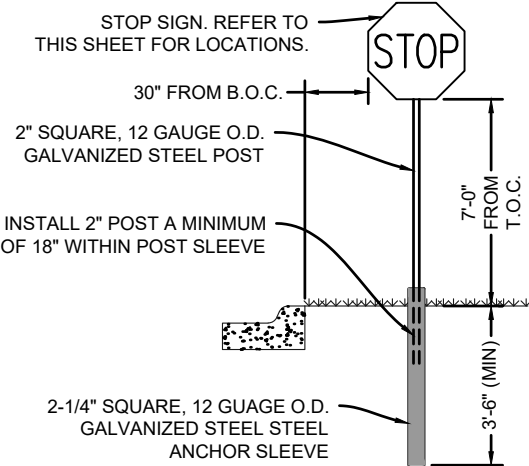
TYPE A TRAFFIC SIGN DETAIL

LIGHTING NOTES:

- 1. LIGHT POLES SHALL BE FURNISHED AND INSTALLED BY UTILITY COMPANY.
- 2. PROPOSED LUMINARIES SHALL BE 80 WATT LED PHILLIPS ROADVIEW COBRA HEAD - SMALL (RVS) FIXTURES WITH A 30' MOUNTING HEIGHT AND AN 6' ARM LENGTH.
- 3. AVERAGE ILLUMINANCE PROVIDED IS 0.40 FOOTCANDLE.
- 4. MAXIMUM ILLUMINANCE IS 2.4 FOOTCANDLE.

STREET NAME SIGN NOTES:

- 1. STREET NAME SIGNS SHALL BE IN ACCORDANCE WITH SECTION 2D.42 OF MUTCD, CURRENT EDITION AND DETAILS FOR THE D3-1 SIGNS IN THE FHWA STANDARD HIGHWAY SIGNS BOOK, 2012 SUPPLEMENT, AND THESE DETAILS.
- 2. BACKGROUND COLOR SHALL BE BLUE AND LETTERING COLOR SHALL BE WHITE.
- 3. SIGNS SHALL NOT HAVE A BORDER.
- 4. LETTERING SHALL BE FHWA STANDARD ALPHABET SERIES MEETING CURRENT ANAMOSA STREET SIGNAGE STANDARDS.
- 5. LETTERING SHALL BE COMPOSED OF UPPER-CASE LETTERS, HEIGHT MATCHING CURRENT ANAMOSA STREET SIGNAGE STANDARDS.
- 6. STREET SIGNS SHALL BE PAID FOR BY THE APPLICANT, THEN SHALL BE FABRICATED AND INSTALLED BY THE CITY OF ANAMOSA STREETS DEPARTMENT.



NOTES:

- 1. ALL SIGNS SHALL MEET THE REQUIREMENTS OF THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), 11TH EDITION, DECEMBER 2023.
- 2. SIGNS SHALL BE FABRICATED FROM ALUMINUM SIGN SHEETING SHALL BE PRISMATIC MEETING THE REQUIREMENTS OF SECTION 2A.08 OF THE 2023 MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
- 3. SQUARE PERFORATED POSTS SHALL BE 2 INCH SQUARE 12 GAUGE STEEL TUBING INSTALLED IN 2-1/4 INCH SQUARE 12 GAUGE STEEL ANCHOR SLEEVE AT LEAST 18 INCHES IN LENGTH.
- 4. POST TO BE SECURELY BOLTED TO ANCHOR SLEEVE.
- 5. REFER TO SUDAS SECTIONS 8040, TRAFFIC SIGNS AND POSTS AND STANDARD DETAILS FOR SIGN INSTALLATION

DRAWN BY: JCF			
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APPROVED BY: JCF			
DATE: 07-27-2026			
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED DATE

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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

STREET SIGNAGE AND LIGHTING
PLAN

SCALE: 1" = 50'

PROJECT NO: 10806-24-1

SHEET

C9.0

CAD File: I:\projects\10800\10806 Force Inc\10806-24-1 Old Dubuque Road - Residential\DWG\POI\10806-24-1 POI V3.dwg Date Plotted: Wednesday, July 29, 2026 9:47:49 AM Plotted By: Brian Vogel



Project Name: Kouba 2nd Addition (Construction Plans)
Date: 07-29-2026
HHE Project No.: 10806-24-1

List of Revisions

We have received your review memo dated 06-25-2026 for the above-mentioned project. Below are the revisions and/or comments listed in the memo with our responses in **bold**. Previously addressed comments have been removed from the list below.

2. General Notes (C1.1)

b. Storm Sewer Notes.

i. Pipe Bedding shall be class R-2

- **Noted as requested.**

ii. Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.

- **Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill.**

c. Utility Notes

i. Add to Note 9: Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.

- **Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill.**

d. Sanitary Sewer Notes

i. Pipe Bedding shall be class F-3.

- **Noted as requested.**

ii. Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.

- **Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill.**

7. Grading, Erosion Control & SWPPP Plan (C3.0)

i. Detailed Open Channel and Drainageway Plans

The existing ditch downstream of FES A1 is being shaped and regraded. Please provide calculations to show that the discharge of the storm water from the developed site is no greater after development than prior to development with consideration given to the capacity of the existing ditch and downstream culverts receiving stormwater runoff from the development.

- **Calculations are attached. Post-development runoff to the existing ditch (20.27 cfs), is greater than the pre-development runoff (19.56 cfs) to the existing ditch by less than 1 cfs (0.71 cfs). The total post-developed flow (onsite and offsite) to the ditch at the southwest corner of the site is 28.63 cfs as shown on the storm sewer calcs, the existing ditch capacity at the southwest corner of the site is 55.12 cfs, see attached calculations.**

8. Kouba Ct Water Main & Sanitary Sewer Plan and Profile (C4.0-C4.2)

a. Specify how connection to existing 8-inch will be made.

- **Contractor will connect new 8" dia main to exiting 8" dia main after valve is turned off.**

b. Class of bedding shall be class P-3. Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.

- **Bedding class called out as requested. Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill.**

g. Specify sanitary sewer casting under note 4 on Sheet C1.1.

- **Revised as requested.**

m. Elevations requested should be hydrant ring and valve rim.

- **Elevations added to water main profile as requested.**

9. Storm Sewer & Paving Plan and Profile (C5.0-C5.3)

c. Verify that Street Flow Criteria is met for major and minor storms per SUDAS Section 2A-3

- **Storm sewer calculations attached show the max spread in the street for the 5-yr storm is 9.36 ft, which is less than the 13' allowable (no curb overtopping and flow not to crown). The max spread in the street for the 100-yr storm is 11.80' which is less than the allowable of spreading to the ROW and 6" above the crown of street, the 100-yr spread for this site does not reach the center line of the street.**

d. Add a note referring to curb and gutter / storm sewer structure figures for adjacent jointing requirements.

- **Note 6 added sheet C1.1 under storm sewer.**

10. Intersection Details (C6.0-C6.1)

c. Coordinate the mailbox cluster location with the USPS office located in Anamosa, IA.

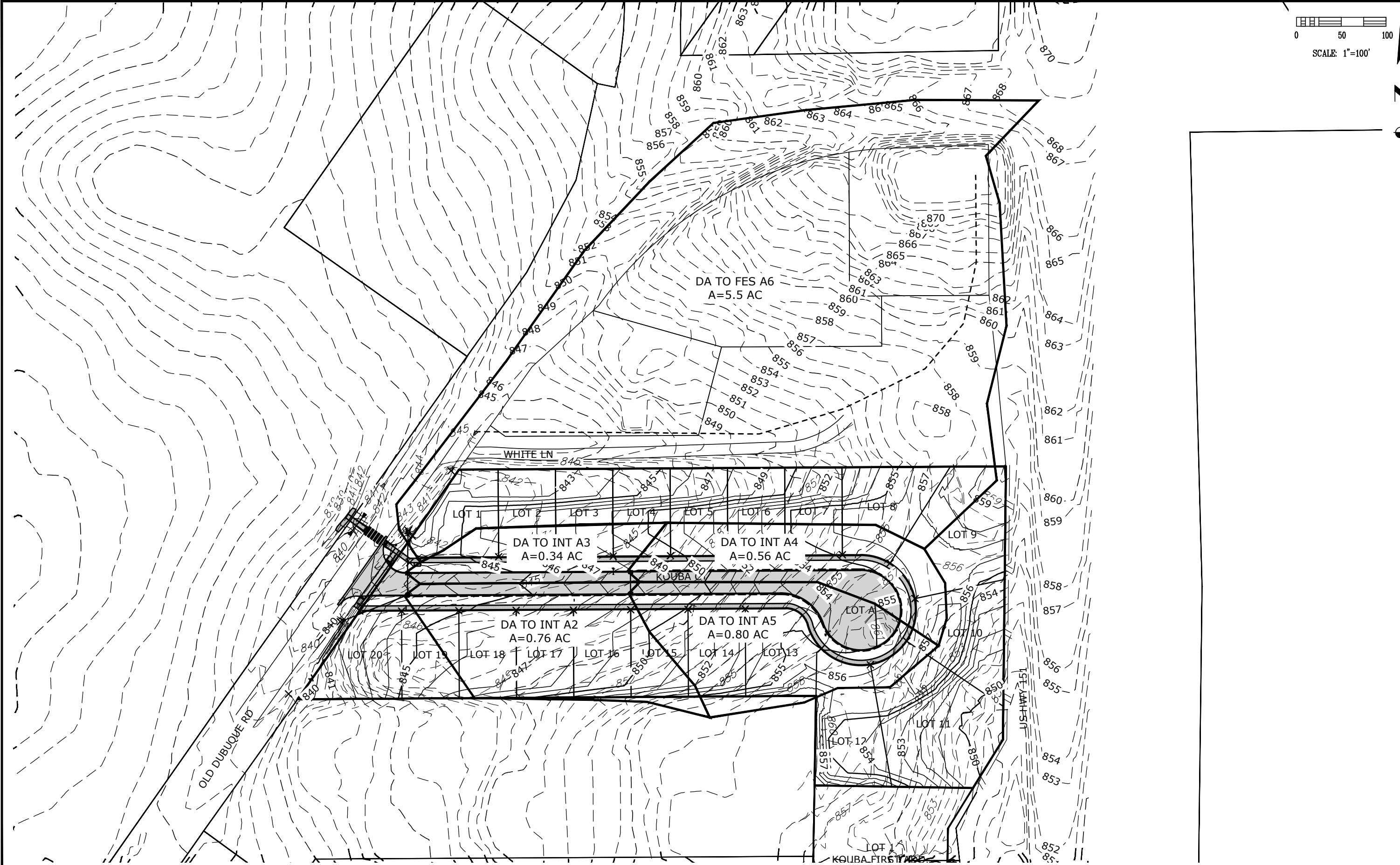
- **Note added to plans.**

If you have any questions regarding the submitted documents, please do not hesitate to contact me.

Thank you,



Brian Vogel, PE
Hall and Hall Engineers, Inc.
(319) 362-9548
brian@halleng.com



DRAWN BY: JCF				
CHECKED BY: BDV				
APPROVED BY: JCF				
DATE: 06-03-2026				
FIELD BOOK: ---	NO.	REVISION DESCRIPTION	APPROVED	DATE

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KOUBA - SECOND ADDITION

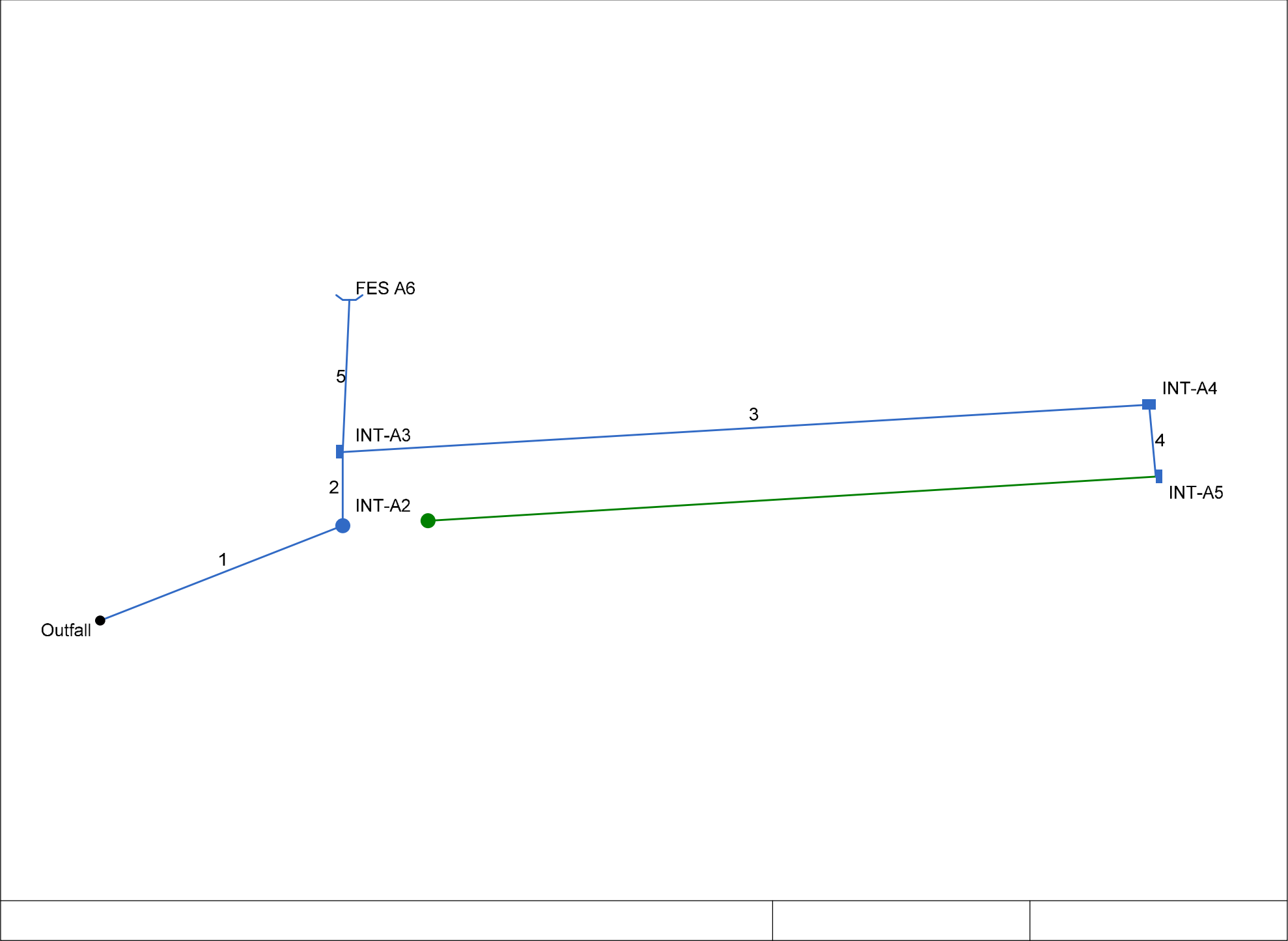
IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

STORM SEWER DRAINAGE AREAS

SCALE: 1" = 80' PROJECT NO: 10806-24-1

SHEET
1

Hydraflow Storm Sewers Extension for Autodesk® Civil 3D® Plan



Storm Sewer Tabulation

Station		Len (ft)	Drng Area		Rnoff coeff (C)	Area x C		Tc		Rain (I) (in/hr)	Total flow (cfs)	Cap full (cfs)	Vel (ft/s)	Pipe		Invert Elev		HGL Elev		Grnd / Rim Elev		Line ID
Line	To Line		Incr (ac)	Total (ac)		Incr (min)	Total (min)	Inlet (min)	Syst (min)					Size (in)	Slope (%)	Dn (ft)	Up (ft)	Dn (ft)	Up (ft)	Dn (ft)	Up (ft)	
1	End	79.334	0.76	7.96	0.60	0.46	4.04	10.0	15.3	4.0	16.23	16.84	5.19	24	0.55	838.81	839.25	840.81	841.19	841.19	842.70	STM P-A1
2	1	22.042	0.34	7.20	0.70	0.24	3.59	5.0	15.2	4.0	14.44	15.98	4.60	24	0.50	839.31	839.42	841.78	841.87	842.70	842.70	STM P-A2
3	2	245.983	0.56	1.36	0.70	0.39	0.87	5.0	10.1	4.9	4.30	7.11	4.21	15	1.21	840.02	843.00	842.37	843.84	842.70	850.44	STM P-A3
4	3	21.958	0.80	0.80	0.60	0.48	0.48	10.0	10.0	5.0	2.38	8.72	3.55	15	1.82	843.10	843.50	843.84	844.12	850.44	850.76	STM P-A4
5	2	46.801	5.50	5.50	0.45	2.48	2.48	15.0	15.0	4.1	10.05	18.99	3.20	24	0.71	839.52	839.85	842.37	842.46	842.70	842.23	STM P-A5
Project File: KOUBA.stm																Number of lines: 5				Run Date: 7/2/2026		
NOTES:Intensity = 32.14 / (Inlet time + 5.00) ^ 0.69; Return period =Yrs. 5 ; c = cir e = ellip b = box																						

Inlet Report

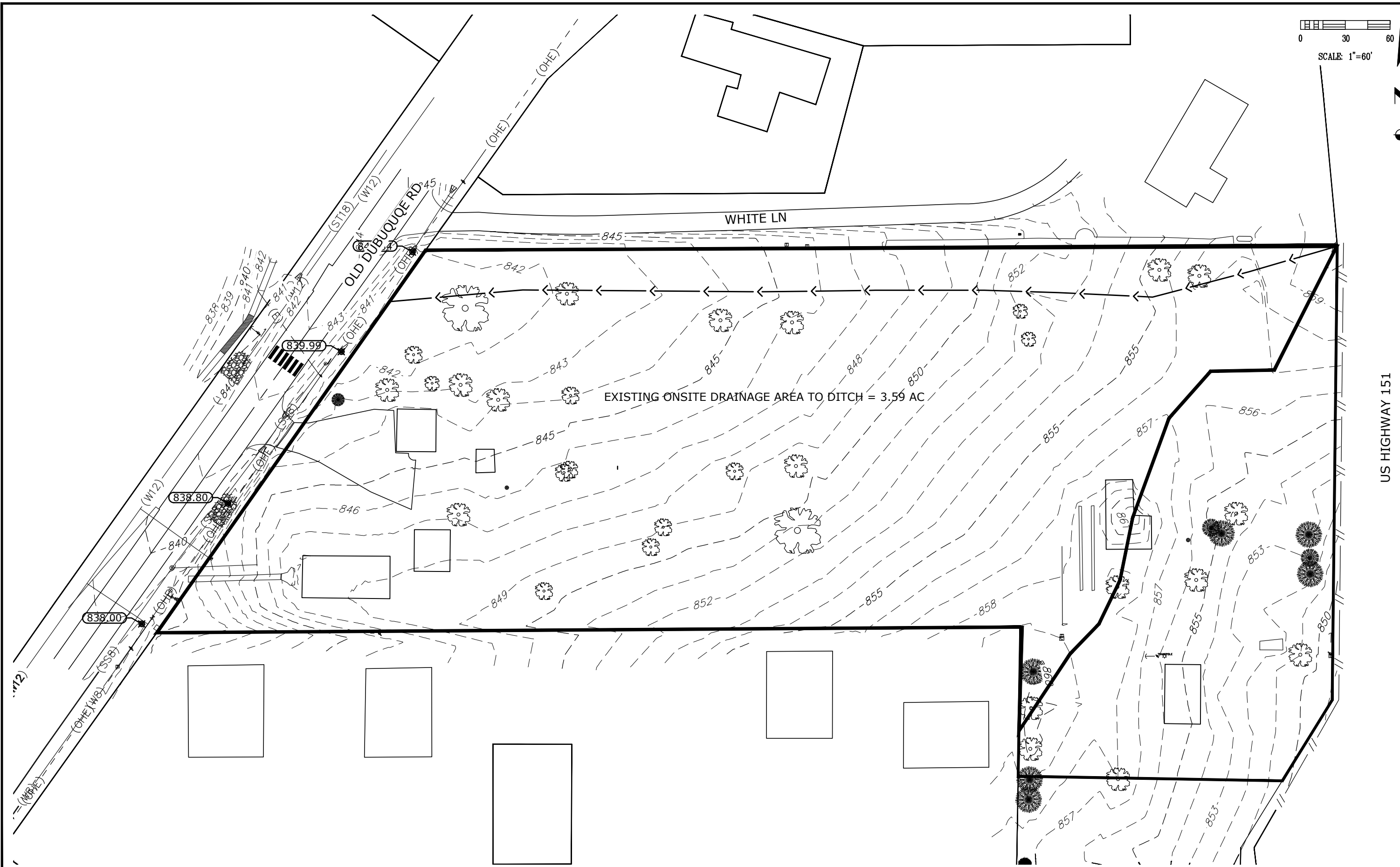
Line No	Inlet ID	Q = CIA (cfs)	Q carry (cfs)	Q capt (cfs)	Q Byp (cfs)	Junc Type	Curb Inlet		Grate Inlet			Gutter							Inlet			Byp Line No
							Ht (in)	L (ft)	Area (sqft)	L (ft)	W (ft)	So (ft/ft)	W (ft)	Sw (ft/ft)	Sx (ft/ft)	n	Depth (ft)	Spread (ft)	Depth (ft)	Spread (ft)	Depr (in)	
1	INT-A2	2.26	0.97	1.76	1.46	Comb	4.0	3.00	0.00	3.00	2.00	0.026	2.00	0.020	0.020	0.016	0.19	9.36	0.37	6.96	2.8	Off
2	INT-A3	1.56	1.08	1.52	1.12	Comb	4.0	3.00	0.00	3.00	2.00	0.026	2.00	0.020	0.020	0.016	0.17	8.68	0.35	6.28	2.8	Off
3	INT-A4	2.57	0.00	1.49	1.08	Comb	4.0	3.00	0.00	3.00	2.00	0.025	2.00	0.020	0.020	0.016	0.17	8.65	0.35	6.25	2.8	2
4	INT-A5	2.38	0.00	1.41	0.97	Comb	4.0	3.00	0.00	3.00	2.00	0.025	2.00	0.020	0.020	0.016	0.17	8.41	0.35	6.00	2.8	1
5	FES A6	10.05	0.00	10.05	0.00	Hdwl	0.0	0.00	0.00	0.00	0.00	Sag	0.00	0.000	0.000	0.000	0.00	0.00	0.00	0.00	0.0	Off
Project File: KOUBA.stm														Number of lines: 5				Run Date: 7/2/2026				
NOTES: Inlet N-Values = 0.016; Intensity = 32.14 / (Inlet time + 5.00) ^ 0.69; Return period = 5 Yrs. ; * Indicates Known Q added.All curb inlets are throat.																						

Storm Sewer Tabulation

Station		Len (ft)	Drng Area		Rnoff coeff (C)	Area x C		Tc		Rain (I) (in/hr)	Total flow (cfs)	Cap full (cfs)	Vel (ft/s)	Pipe		Invert Elev		HGL Elev		Grnd / Rim Elev		Line ID
Line	To Line		Incr (ac)	Total (ac)		Incr (min)	Total (min)	Inlet (min)	Syst (min)					Size (in)	Slope (%)	Dn (ft)	Up (ft)	Dn (ft)	Up (ft)	Dn (ft)	Up (ft)	
1	End	79.334	0.76	7.96	0.60	0.46	4.04	10.0	15.2	7.1	28.63	16.84	9.11	24	0.55	838.81	839.25	840.81	842.08	841.19	842.70	STM P-A1
2	1	22.042	0.34	7.20	0.70	0.24	3.59	5.0	15.1	7.1	25.43	15.98	8.10	24	0.50	839.31	839.42	843.90	844.18	842.70	842.70	STM P-A2
3	2	245.983	0.56	1.36	0.70	0.39	0.87	5.0	10.1	8.6	7.51	7.11	6.12	15	1.21	840.02	843.00	845.71	849.04	842.70	850.44	STM P-A3
4	3	21.958	0.80	0.80	0.60	0.48	0.48	10.0	10.0	8.7	4.16	8.72	3.39	15	1.82	843.10	843.50	849.92	850.01	850.44	850.76	STM P-A4
5	2	46.801	5.50	5.50	0.45	2.48	2.48	15.0	15.0	7.1	17.64	18.99	5.62	24	0.71	839.52	839.85	845.71	845.99	842.70	842.23	STM P-A5
Project File: KOUBA.stm																Number of lines: 5				Run Date: 7/2/2026		
NOTES:Intensity = 41.41 / (Inlet time + 3.20) ^ 0.61; Return period =Yrs. 100 : c = cir e = ellip b = box																						

Inlet Report

Line No	Inlet ID	Q = CIA (cfs)	Q carry (cfs)	Q capt (cfs)	Q Byp (cfs)	Junc Type	Curb Inlet		Grate Inlet			Gutter							Inlet			Byp Line No
							Ht (in)	L (ft)	Area (sqft)	L (ft)	W (ft)	So (ft/ft)	W (ft)	Sw (ft/ft)	Sx (ft/ft)	n	Depth (ft)	Spread (ft)	Depth (ft)	Spread (ft)	Depr (in)	
1	INT-A2	3.95	2.05	2.74	3.26	Comb	4.0	3.00	0.00	3.00	2.00	0.026	2.00	0.020	0.020	0.016	0.24	11.80	0.42	9.39	2.8	Off
2	INT-A3	2.75	2.29	2.42	2.62	Comb	4.0	3.00	0.00	3.00	2.00	0.026	2.00	0.020	0.020	0.016	0.22	11.06	0.40	8.65	2.8	Off
3	INT-A4	4.53	0.00	2.24	2.29	Comb	4.0	3.00	0.00	3.00	2.00	0.025	2.00	0.020	0.020	0.016	0.21	10.70	0.39	8.28	2.8	2
4	INT-A5	4.16	0.00	2.11	2.05	Comb	4.0	3.00	0.00	3.00	2.00	0.025	2.00	0.020	0.020	0.016	0.21	10.36	0.39	7.95	2.8	1
5	FES A6	17.64	0.00	17.64	0.00	Hdwl	0.0	0.00	0.00	0.00	0.00	Sag	0.00	0.000	0.000	0.000	0.00	0.00	0.00	0.00	0.0	Off
Project File: KOUBA.stm														Number of lines: 5				Run Date: 7/2/2026				
NOTES: Inlet N-Values = 0.016; Intensity = 41.41 / (Inlet time + 3.20) ^ 0.61; Return period = 100 Yrs. ; * Indicates Known Q added.All curb inlets are throat.																						



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DATE: 07-27-2026			
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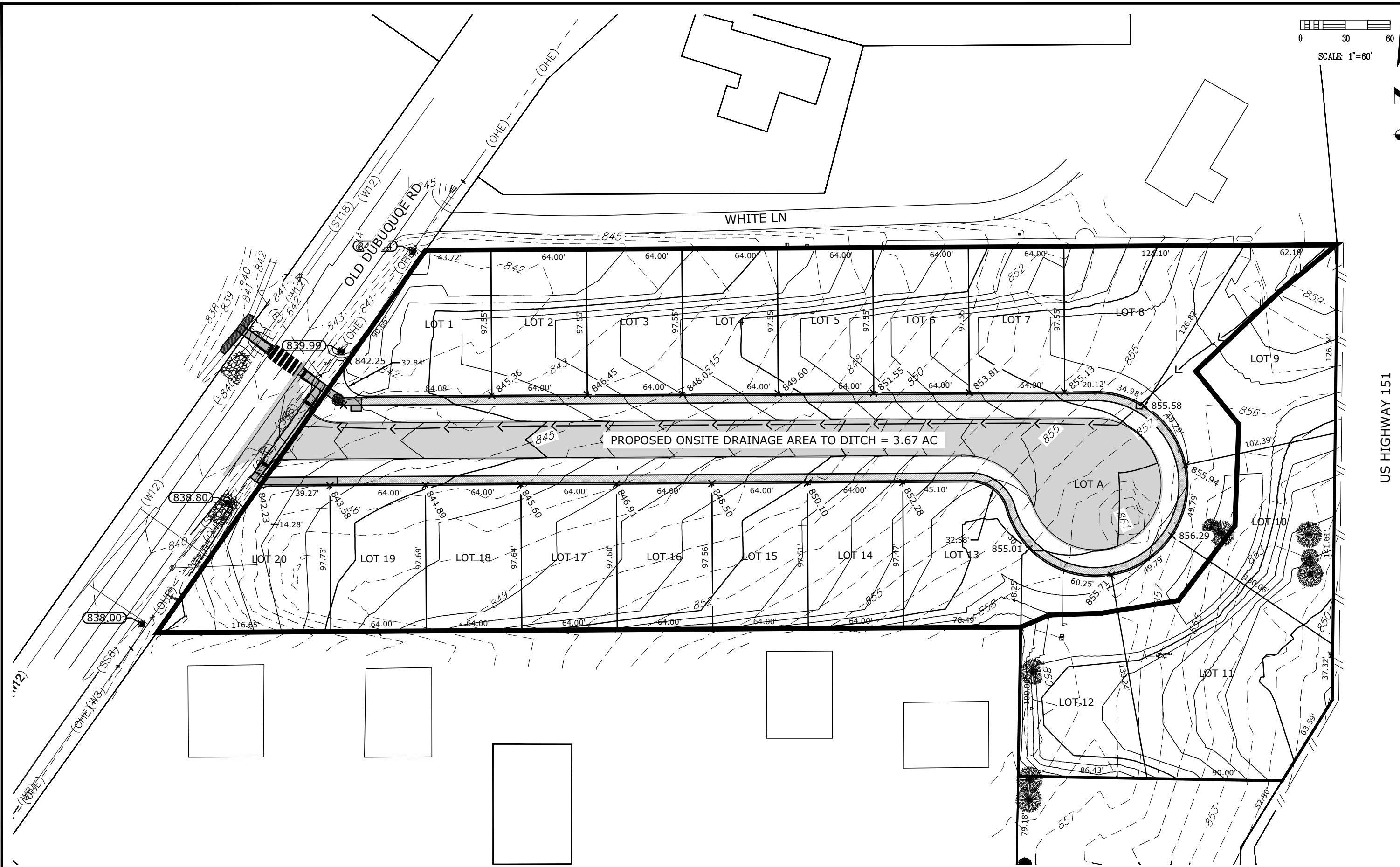
KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

EXISTING ONSITE
DRAINAGE AREA TO DITCH

SCALE: 1" = 60' PROJECT NO: 10806-24-1

SHEET
1



DRAWN BY: JCF			
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DATE: 07-27-2026			
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KOUBA - SECOND ADDITION

IN THE CITY OF ANAMOSA, JONES COUNTY, IOWA

PROPOSED ONSITE
DRAINAGE AREA TO DITCH

SCALE: 1" = 60' PROJECT NO: 10806-24-1

SHEET
1

Hydrograph Report

Hyd. No. 4

PRE-DEV ONSITE AREA TO EXISTING DITCH

Hydrograph type	= Rational	Peak discharge	= 19.56 cfs
Storm frequency	= 100 yrs	Time to peak	= 11 min
Time interval	= 1 min	Hyd. volume	= 12,911 cuft
Drainage area	= 3.590 ac	Runoff coeff.	= 0.65
Intensity	= 8.383 in/hr	Tc by User	= 11.00 min
IDF Curve	= Atlas 14 Sec 06.IDF	Asc/Rec limb fact	= 1/1

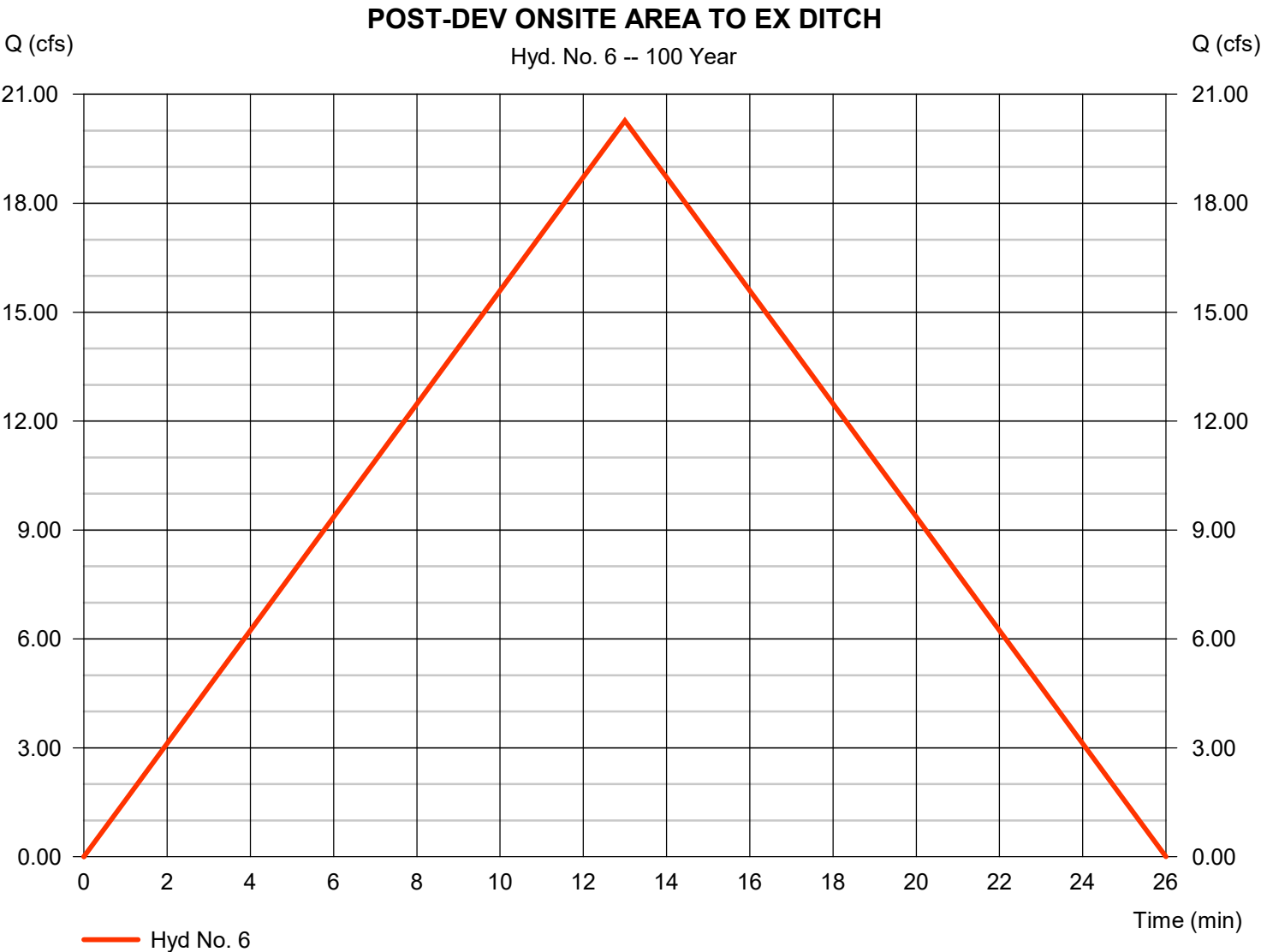


Hydrograph Report

Hyd. No. 6

POST-DEV ONSITE AREA TO EX DITCH

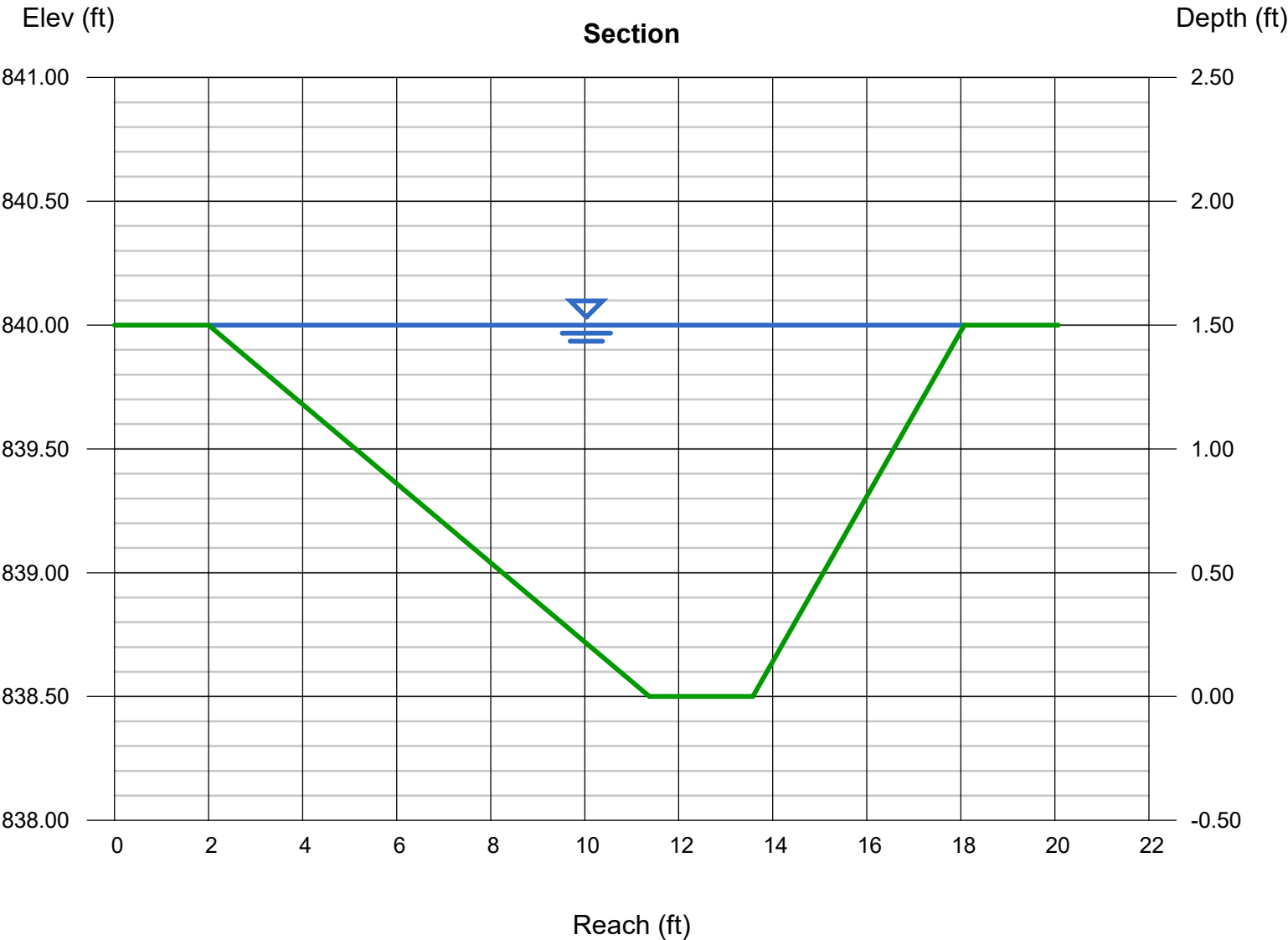
Hydrograph type	= Rational	Peak discharge	= 20.27 cfs
Storm frequency	= 100 yrs	Time to peak	= 13 min
Time interval	= 1 min	Hyd. volume	= 15,813 cuft
Drainage area	= 3.670 ac	Runoff coeff.	= 0.7
Intensity	= 7.892 in/hr	Tc by User	= 13.00 min
IDF Curve	= Atlas 14 Sec 06.IDF	Asc/Rec limb fact	= 1/1



Channel Report

Existing Ditch Capacity @ Southwest corner of site

Trapezoidal		Highlighted	
Bottom Width (ft)	= 2.20	Depth (ft)	= 1.50
Side Slopes (z:1)	= 6.25, 3.00	Q (cfs)	= 55.12
Total Depth (ft)	= 1.50	Area (sqft)	= 13.71
Invert Elev (ft)	= 838.50	Velocity (ft/s)	= 4.02
Slope (%)	= 0.84	Wetted Perim (ft)	= 16.44
N-Value	= 0.030	Crit Depth, Yc (ft)	= 1.33
Calculations		Top Width (ft)	= 16.08
Compute by:		EGL (ft)	= 1.75
No. Increments	Q vs Depth		
	= 10		





SUBDIVISION REVIEW – PRELIMINARY/FINAL PLAT REVIEW

Chapter 166 of the ANAMOSA CODE OF ORDINANCES outlines the Subdivision Regulations, to include the Preliminary/Final Platting Procedures and Preliminary/Final Plat Requirements.

Section 166.10 of the ANAMOSA CODE OF ORDINANCES specifies that the Council and Commission may request such professional assistance as they deem necessary to properly evaluate the plats as submitted. It shall be the policy of the City of Anamosa, to require such professional assistance/evaluation for all Preliminary/Final Plat submissions.

Preliminary/Final Plat submissions, for all Subdivisions, shall be subject to review and approval of an internal review committee (same as Site Plan Review Committee), the City Engineer, the Planning & Zoning Commission, and the City Council.

A Construction/Development Review will be required for all single-family and two-family residential structures or accessory structures for construction of 800 square feet or more; or which brings existing gross floor area to 800 square feet or more.

The Construction/Development Review will be completed by the same committee tasked with conducting Site Plan Reviews (This is not a Site Plan Review and does not require a Site Plan Review fee).

Plat of:

Name of Applicant:

Address of Applicant:

Date of Review

KOUBA SECOND ADDITION
BUMMANG / FORGE, INC
07/28/26

1. Forms and Fees

Preliminary/Final Plat Review Fee received ☒ YES ☐ NO

2. Preliminary Plat Requirements

A location map showing: ☐ YES ☐ NO

The subdivision name; ☐ YES ☐ NO

An outline of the area to be subdivided; ☐ YES ☐ NO

The existing streets and public or community utilities, if any, on adjoining property; and ☐ YES ☐ NO

North point and scale. ☐ YES ☐ NO

A preliminary plat of the subdivision drawn to the scale of 100 feet to one inch, showing: ☐ YES ☐ NO

Legal description, acreage and name of proposed subdivision; ☐ YES ☐ NO

Name and address of owner; ☐ YES ☐ NO

Name of person who prepared the plat, and the date thereof; ☐ YES ☐ NO

North point and graphic scale; ☐ YES ☐ NO

Contours at five-foot intervals or less; ☐ YES ☐ NO

Location of existing lot lines, streets, public utilities, water mains, sewers, drain pipes, culverts, water courses, bridges, railroads, and buildings in the proposed subdivision; ☐ YES ☐ NO

Layout of proposed blocks (if used) and lots, including the dimensions of each and the lot and block number in numerical order; ☐ YES ☐ NO

Location and widths, other dimensions, and names of the proposed streets, alleys, roads, sidewalks, utility and other easements, parks and other open spaces or reserved areas; ☐ YES ☐ NO

SUBDIVISION REVIEW – PRELIMINARY/FINAL PLAT REVIEW

Names of adjacent property owners;	☐ YES	☐ NO
Grades of proposed streets and alleys;	☐ YES	☐ NO
A cross section of the proposed streets showing the roadway location, the type of curb and gutter, the paving, and, if proposed, sidewalks to be installed;	☐ YES	☐ NO
The layout of lots of proposed water mains and sanitary sewers;	☐ YES	☐ NO
The drainage of the land including proposed storm sewers, ditches, culverts, bridges and other structures;	☐ YES	☐ NO
Proposed building lines, if different than the yard requirements established in Chapter 165 of this Code of Ordinances;	☐ YES	☐ NO
All proposed locations of gas, electric, and telephone utility systems and related appurtenances thereto.	☐ YES	☐ NO
A preliminary plat of subdivision shall also reveal the date of its preparation.	☐ YES	☐ NO

3. Final Plat Requirements

All or part of the preliminary plat	☒ YES	☐ NO
A final plat of the subdivision drawn to the scale of 100 feet to one inch, showing:	☒ YES	☐ NO
Accurate boundary lines with dimensions and angles which provide a survey of the tract closing with an error of not more than one foot in 3,000 feet;	☒ YES	☐ NO
Accurate references to known or permanent monuments giving the bearing and distance from some corner of a congressional division of which the subdivision is a part;	☒ YES	☐ NO
Accurate locations of all existing and recorded streets intersecting the boundaries of the tract;	☒ YES	☐ NO
Accurate legal description of the boundary;	☒ YES	☐ NO
Street names;	☒ YES	☐ NO
Complete curve notes for all curves included in the plat;	☒ YES	☐ NO
Street lines with accurate dimensions in feet and hundredths of feet with angles to street, alley, and lot lines;	☒ YES	☐ NO
Lot numbers and dimensions;	☒ YES	☐ NO
Block numbers, if blocks are used;	☒ YES	☐ NO
Building lines if different than yard requirements of Chapter 165 of this Code of Ordinances;	☒ YES	☐ NO
Accurate dimensions for any property to be dedicated or reserved for public, semi-public or community use;	☒ YES	☐ NO
Location, type, material and size of all monuments and markers;	☒ YES	☐ NO
Name of the subdivision;	☒ YES	☐ NO
Name and address of owner and subdivider;	☒ YES	☐ NO
North point, scale, and date;	☒ YES	☐ NO
Certification by a registered land surveyor of the State of Iowa and the date of certification;	☐ YES	☒ NO
Certification of dedication of streets and other public property; and	☐ YES	☒ NO

4. Other Requirements

Streets and alleys meet required design standards	☐ YES	☒ NO
Blocks meet required design standards	☒ YES	☐ NO
Lots meet required design standards	☒ YES	☐ NO
Fencing responsibility established	☐ YES	☒ NO
Fence Construction specifications	☐ YES	☒ NO
Execution of fence agreement	☐ YES	☒ NO
Sanitary Sewer Improvements as required	☒ YES	☐ NO
Storm Drains as required	☒ YES	☐ NO
Water Main Supply System/Water Connections as required	☐ YES	☒ NO
Iron Rod boundary markers as required	☐ YES	☒ NO

SUBDIVISION REVIEW – PRELIMINARY/FINAL PLAT REVIEW

Grading as required ☒ YES ☐ NO
 Curb and gutter as required ☐ YES ☒ NO
 Street surfacing as required ☒ YES ☐ NO
 Sidewalks or Sidewalk Agreement included ☒ YES ☐ NO

Retention and time release of storm water runoff (Stormwater management plan for all developments encompassing 2,500 sq. ft. or more) YES NO

5. Notes

- WATER MAIN TIED INTO WILSON CANYON (C.S.1) - AS REQUESTED DURING PRELIMINARY PLAT REVIEW (IN 2023?) - CREATES LOOP AND AVOIDS DEAD END.
- SNOW REMOVAL CONCERNS - DIMENSIONS OF CULDESAC AND NO DEADSPACE WILL RESTRICT SNOW REMOVAL EFFECTIVENESS AND EFFICIENCY
- NO PARKING ONE SIDE (NORTH SIDE) - VERIFY
- STORMWATER MGMT CONCERNS - TBD BY HR GREEN.
- STREET LIGHTS - VERIFY INSTALLATION BY UTILIM. LOCATIONS? ALLIANT OR MVEC?
- CONCERNS REGARDING SLOPED/ROLLED CURBS - THIS DESIGN MAY NOT BE IDEAL, GIVEN STORMWATER AND SNOW REMOVAL CONCERNS.

6. Final Recommendations

An internal review has been conducted on this

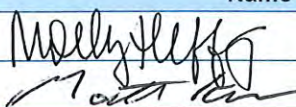
- ☐ Preliminary Plat
☒ Final Plat

Following review/approval by the Planning and Zoning Commission and City Council, the following shall be required:

- ☐ Site Plan Review Construction of 2,500 square feet or more; or which brings existing gross floor area to 2,500 square feet or more – not to include single-family or two-family residential structures.
- ☒ Construction/Development Review Construction of 800 square feet or more, or which brings existing floor area to 800 square feet or more – specifically including single-family or two-family residential structures.

The internal review committee is now forwarding the above notes and recommendations to the Planning & Zoning Commission and City Council, for final review and approval.

APPROVAL

Name	Title	Date
	Deputy City Clerk	7/28/26
	Street	7-28-26
	Utilities Superintendent	7-28-26

Zoning/Building Administrator:



Date:

07/28/26



MEMO

To: Kaylee Palmer, City Clerk City of Anamosa

From: Melissa Clow HR Green

Cc: Jeremiah Hoyt - City Administrator, Susan K. Forinash & Brian Vogel - Hall & Hall Engineers; Bryce Ricklefs & Kelli Feickert - Boomerang

Subject: Kouba 2nd Addition

Date: August 18, 2026

HR Green acknowledges the electronic receipt of the Submittal #3 documents for the Kouba Second Addition including:

- Kouba 2nd Addition Construction Plans 7-29-2026.pdf
- Kouba list of revisions v2.pdf
- STORM SEWER AND DITCH CALCS.pdf

These documents were received via email from Susan K. Forinash of Hall & Hall Engineers, Inc. on Wednesday, July 29, 2026, by Jeremiah Hoyt and Kaylee Palmer of the City of Anamosa and Melissa Clow of HR Green. HR Green's reviews are to determine compliance with the Iowa Statewide Design and Specifications (SUDAS), the Code of Ordinances of the City of Anamosa, Iowa, and State Statute, and in a manner consistent with that degree of care and skill ordinarily exercised by engineers and surveyors currently practicing under similar circumstances. HR Green's review did not include an examination of submitted documents as to their overall style or presentation, field verification of existing conditions, elevation grades and topography as shown on the plans, and verification of the submittal or the issuance of permits from any other governmental regulatory agency. HR Green disclaims responsibility for any errors, or omissions. The developer, their engineer, and their surveyor are not relieved of any responsibility for the correctness of the existing field conditions and design of public or private improvements because of our review, or subsequent approval of the plat, plans, or specifications by the municipality. HR Green's comments on the documents received are as follows:

Chapter 165 – Zoning Regulations

The Final Plat shall meet the requirements of Chapter 165: Zoning Regulations. Outlots 8 and 9, Strawberry Hill and Lot 12, Block 3, Wilson's Green Meadows are currently zoned 5R-1, Residential Single-Family, and total 4.57 acres.

1. ~~The rear lot of Lot 20 is shown as 20.32' on an angle. Is there a reason for this?~~ This dimension should be 20-feet rear yard setback, this has been revised.
2. ~~Note the minimum building height for 5R-1 zoning is 2 1/2 stories or 37.5 feet.~~ Noted
3. ~~The rear property line of Lot 20 is shown as 116.65' and the sum of the rear property lines equals the total distance of 579.13' for the south Outlot 8. On the preliminary plat, all other dimensions are the same except for Lot 20 shown as 120.83'. The right-of-way for Dubuque Road was changed which caused this lot dimension to change.~~

Chapter 166 – Subdivision Regulations

The Final Plat shall meet the requirements of Chapter 166: Subdivision Regulations.

1. ~~A final plat shall be submitted within 12 months of the approval of the preliminary plat, or such approval shall expire and the preliminary plat shall be resubmitted for approval prior to preparation of the final plat (166.08, 1.). The preliminary plat for the Kouba First Addition (inclusive of Outlots~~

8 and 9 of Strawberry Hill and part of Lot 12 of Wilson's Green Meadows) was approved by the Planning and Zoning Commission on July 1, 2024. *We have requested the preliminary plat be reapproved concurrently with the final plat. The preliminary plat was recommended for approval by the Planning and Zoning Commission on July 5 and subsequently approved by the City Council on July 13. The final plat will be reviewed by City Council and by the Planning and Zoning Commission at later dates.*

2. ~~Provide the name and address of owner and subdivider. (166.12, 3., N.)~~ *this information has been added to the final plat.*
3. ~~Provide signature and date for certification by a registered land surveyor of the State of Iowa and the date of certification. (166.12, 3., P.)~~ *Certified copies of the final plat will be provided prior to City Council*
4. ~~Provide certification of dedication of streets and other public property. (166.12, 3., Q.)~~ *Dedication will be provided prior to City Council*
5. ~~A resolution and certificate for approval by the Council and signatures of the Mayor and Clerk shall be provided upon approval. (166.12, 3., R.)~~ *City to provide.*
6. The final plat shall be accompanied by certificates signed by the owners of the property identifying all contractors responsible for infrastructure improvements, OR a surety bond or other acceptable guarantee of performance, OR a petition by the developer to the Council as described in the Anamosa Code of Ordinances 166.12, 4. B. *To be provided to the City at the time the final plat is presented to the City Council for consideration.*
7. The final plat shall be accompanied by the following at the time it is presented to the City Council for consideration:
 - a. ~~A DRAFT certificate has been provided by the owner that the subdivision is with their free consent and is in accordance with the desire of the owner. This certificate must be signed and acknowledged by the owner and spouse before some officer authorized to take the acknowledgments of deeds; (166.12, 5. A.)~~ *Will be signed prior to City Council approval*
 - b. ~~An opinion from an attorney at law licensed to practice in the State of Iowa certifying that fee title is in the proprietor and that the land platted is free from encumbrance, or is free from encumbrance other than: (i) secured by a bond as provided for in Section 354.12 of the Code of Iowa; or (ii) the holder of which has consented to the subdivision plat pursuant to Section 354.11 of the Code of Iowa. (166.12, 5. B.)~~ *A signed Title Opinion will be provided prior to City Council approval.*
 - c. ~~If the land platted is encumbered by mortgage or other lien, it shall be accompanied by either (i) an encumbrance bond in an amount double the amount of the encumbrance running in favor of the City, or County if the land is not within the corporate limits of the City, for the benefit of the purchasers of the land subdivided has been filed with the County Recorder, or (ii) the written consent of the holder of the encumbrance to the subdivision plat. (166.12, 5. C.)~~ *Noted.*
 - d. ~~A DRAFT certificate has been provided by the County Treasurer that the land is free from certified taxes and certified special assessments. (166.12, 5. D.) This certificate must be signed prior to Council consideration.~~ *A signed Treasurer's Certificate will be provided prior to City Council approval.*
 - e. ~~A resolution and certificate for approval by the Council and for signatures of the Mayor and Clerk will be provided by the City. (166.12, 5. E.)~~ *Noted.*
8. ~~There is an existing fence along the Iowa DOT right of way. It shall be the developer's responsibility to contact the Iowa DOT to inquire about the need for an agreement addressing material, location, height, and maintenance responsibilities. (166.16, 3.)~~ *Noted.*

9. ~~No development permit shall be issued for the development of an area one and one-half acres or more unless satisfactory proof has been provided that adequate plans are in place for the retention and timed release of storm water runoff to ensure the discharge of storm water from the developed site is no greater after development than prior to development. (166.18) **Noted.** *What has been done to address this comment? There is no retention or timed release of storm water runoff begin provided. Please provide calculations to show that the discharge of storm water from the developed site is no greater after development than prior to development. Consideration should be given to the existing ditch and any downstream culverts receiving stormwater runoff from FES A1.* The Kouba 2nd Addition drainage was factored into the original detention design for the Northlands Subdivision. Calculations have been provided to show the existing v. proposed discharge of storm water from the developed site and the ditch and downstream culvert capacities have been analyzed. See note 7 below.~~
10. ~~Subdivision improvements and infrastructure improvements shall meet the State Wide Urban Design Standards for Public Improvements, Current Edition. (166.19) **Noted.**~~
11. ~~The Council shall cause the installation of all improvements to be inspected to ensure compliance with the requirements of this chapter. The cost of said inspection shall be borne by the subdivider and shall be the actual cost of the inspection to the City. (166.20) **Noted.**~~
12. ~~Maintenance bonds shall be posted by all contractors for the infrastructure improvements for which they are responsible in the subdivision approved under this chapter for the full costs of those infrastructure improvements to the subdivision developer. Maintenance bonds for street paving and curb and gutter installation shall be for a minimum of four (4) years, which maintenance bonds for storm sewer, sanitary sewer, and water main installation for a minimum of two (2) years. (166.21) **Noted.**~~

Chapter 167- Site Plan and Landscaping Review and Regulations

Single-Family construction plans shall meet the requirements of Section 167.13

Drawings of Proposed Improvements for Kouba – Second Addition in the City of Anamosa, Jones County, Iowa

Improvements initiated, designed and construction by the private owner/developer's private engineer and contractor shall meet the requirements of the Statewide Urban Design & Specifications, Current Edition. Prior to the start of any work, the contractor shall submit an Excavation Permit and a Water and Sewer System Connection Permit Application. Any development on a site of two acres or more in size shall have a storm water management plan and traffic analysis included in their Site Plan.

1. Cover Sheet (C0.0)
 - a. ~~Provide the total number of sheets. (Section 1D-1, h.)~~ **Added near the bottom right corner of cover sheet.**
 - b. ~~Final plans shall be certified according to the requirements set forth by the Iowa Engineering and Land Surveying Examining Board. (Section 1D-1, i.)~~ **Plans have been certified.**
2. General Notes (C1.1)
 - a. ~~See notes added to plans.~~ **Notes added.**
 - b. **Storm Sewer Notes**
 - i. ~~Pipe Bedding shall be class R-2.~~ **Noted as requested.**
 - ii. ~~Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation~~

~~No. 11, Class A stone. Sand shall not be used as granular backfill.~~ Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill. The City will allow the use of suitable backfill material as defined by Section 3010 of SUDAS with trench compaction testing results to be provided.

c. *Utility Notes*

- i. ~~Add to Note 9: Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.~~ Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill. The City will allow the use of suitable backfill material as defined by Section 3010 of SUDAS with trench compaction testing results to be provided.

d. *Sanitary Sewer Notes*

- i. ~~Pipe Bedding shall be class F-3.~~ Noted as requested.
- ii. ~~Backfill above trench bedding with granular backfill underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, Class A stone. Sand shall not be used as granular backfill.~~ Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill. The City will allow the use of suitable backfill material as defined by Section 3010 of SUDAS with trench compaction testing results to be provided.

3. Typical Cross-Section (C1.2)

- a. ~~Subdrain installation shall be per SUDAS Figure 4040.231.~~ SUDAS Figure 4040.231 called out in note 2 of this sheet.
- b. ~~Show longitudinal joints in the cross section.~~ Quarter Point Longitudinal Jointing has been shown and called out.

4. Alignment and Geometry Plan (C1.3)

- a. ~~The rezoned legal description references Outlots 9 and 10. Per the final plat, shouldn't this be Outlots 8 and 9?~~ Revised.
- b. ~~Provide the property owner for Lots 1 and 2, Kouba First Addition.~~ Added as requested.
- c. ~~Provide the Beginning (B.O.P.) and ending (E.O.P.) of project.~~ Labeled as requested.
- d. ~~List adequate horizontal and vertical controls for lay out. Show all controls at actual locations on the plans, benchmarks and ties.~~ Survey control added as requested.
- e. ~~Label all return radii.~~ All radii have been labeled.

5. Overall & Utility Plan (C2.0)

- a. ~~Provide existing service sizes to be used for Lot 20.~~ Labeled as requested.
- b. ~~Provide existing upstream culvert sizes on Old Dubuque Road.~~ Labeled as requested.
- c. ~~Show stations.~~ Labeled as requested.

6. Removals Plan (C2.1)

- a. ~~Show existing trees / shrubs.~~ Onsite trees were previously removed with the Northland removals.

7. Grading, Erosion Control & SWPPP Plan (C3.0)

- a. ~~See notes added to plans.~~ Notes added.
- b. ~~If clearing and grubbing is needed, tree removals shall be completed October 1 through March 31.~~ Trees were removed few years ago with northlands clearing.
- c. ~~Topsoil is to be placed at least 8 inches in depth for finished grading.~~ Plan revised to call out 8 in topsoil respread.
- d. ~~Provide Type of Wood Excelsior matting to be used, 1A — 4B. (Section 9040, 2.06).~~ RECP type 2.b has been specified.

- e. ~~Refer to SUDAS Figure 9040.120 for the stabilized construction exit.~~ **SUDAS detail number called out.**
- f. ~~Provide Geotechnical Report if one was completed.~~ **Geotechnical Report has not been completed for this site.**
- g. ~~Per SUDAS Section 2010, provide subgrade preparation for area under the proposed pavement, outline the steps necessary if unsuitable soils are encountered in roadway areas, and specify compaction testing for areas under future public roads.~~ **Notes added as requested.**
- h. ~~Specify trench compaction testing.~~ **Notes added as requested.**
- i. Detailed Open Channel and Drainageway Plans
 - i. Flow line elevation at beginning and end of open channel construction.
 - ii. Size, type, length, and grade of open channel.
 - iii. Typical sections showing open channel dimensions, backslopes, and invert and slope treatment.
 - iv. Criteria for hydraulic design data and elevations.

There are no proposed defined open channel or swales, only open channel will be the existing ditch which will remain as is. ~~The existing ditch downstream of FES A1 is being shaped and regraded.~~ All yards will sheet flow surface drain to street or backyards which ultimately discharges into existing ditches. Existing ditch elevations added to the plan. ~~Please provide calculations to show that the discharge of storm water from the developed site is no greater after development than prior to development with consideration given to the capacity of the existing ditch and downstream culverts receiving stormwater runoff from the development.~~ Calculations are attached. Post-development runoff to the existing ditch (20.27 cfs), is greater than the pre-development runoff (19.56 cfs) to the existing ditch by less than 1 cfs (0.71 cfs). The total post-developed flow (onsite and offsite) to the ditch at the southwest corner of the site is 28.63 cfs as shown on the storm sewer calcs, the existing ditch capacity at the southwest corner of the site is 55.12 cfs, see attached calculations.

8. Kouba Ct Water Main & Sanitary Sewer Plan and Profile (C4.0-C4.2)

- a. ~~Remove Blow-off and approximately 18.5 feet of 6-inch blow-off lead to 8-inch water main. Specify how connection to existing 8-inch will be made.~~ **Contractor will connect new 8" dia main to exiting 8" dia main after valve is turned off.**
- b. ~~Water main, PVC 8-inch shall be DR 18, Services shall be seamless, Type K copper. Specify class of bedding. Added note 17 under water notes on sheet C1.1. Class of bedding shall be class P-3. Backfill above trench bedding with granular backfill material underneath all roadway pavement and driveway areas meeting requirements for Iowa DOT Gradation No. 11, class a stone. Sand shall not be used as granular backfill.~~ **Bedding class called out as requested. Added note 12 under General note on sheet C1.1 requiring trench compaction testing on suitable backfill. The City will allow the use of suitable backfill material as defined by Section 3010 of SUDAS with trench compaction testing results to be provided.**
- c. ~~Specify valve box adaptor II for all buried valves, restrain all valves using D.I. retaining glands, and each valve box shall include a plastic insert, see Plumbing Supply Now, Jones Stephens Extension with plastic lid or equal.~~ **Added to note 11 under water notes on sheet C1.1.**
- d. ~~Fire Hydrant assembly shall be fully restrained using anchor tee and pipe as identified in SUDAS Figure 5030.201 or with no MJ Fittings and D.I. retaining glands. Fire hydrant provided with 5-1/4-inch main valve, (1) 4-1/2-inch pumper nozzle, and (2) 2-1/2-inch hose~~

nozzles with national standard nozzle threads. Auxiliary valves shall meet the requirements for gate valves noted above. Provide gravel pack, tracer wire, stainless steel L bracket for tracer wire connection in Lieu of tracer wire terminal post. Include ancillary components to provide a complete fire hydrant assembly. Added to note 21 under water notes on sheet C1.1.

- e. ~~Specify water service size. Show or specify curb box location at ROW on water services. Water service curb stop and box shall include compression connections. The water service shall be located so that the curb stop and box are located outside of paving.~~ Added to note 17 under water notes on sheet C1.1.
 - f. ~~Specify distance between Fire Hydrant #1 Tee and Lot 3 tap.~~ Distance added to plan.
 - g. ~~Specify standard SUDAS structure for SS manholes, structure size, and casting. PVC Sanitary sewer and sewer services shall be SDR26, ASTM D 3034 or other approved material meeting SUDAS section 4010, 2.01.~~ Added note 5 under sanitary sewer notes. ~~Specify sanitary sewer casting under note 4 on Sheet C1.1.~~ Revised as requested.
 - h. ~~Provide required horizontal and vertical separation of gravity sewers and water main (including services) per SUDAS and the Iowa Building Code.~~ Separation distances for the mains labeled on sheets. Note added to sheet C7.0 for the services "THE BOTTOM OF THE WATER SERVICE SHALL BE NOT LESS THAN 12" ABOVE THE TOP OF THE SANITARY SERVICE LINE. THE WATER SERVICE SHALL BE PLACED ON A SOLID SHELF EXCAVATED AT ONE SIDE OF THE COMMON TRENCH WITH A CLEAR HORIZONTAL DISTANCE OF NOT LESS THAN 12" FROM SANITARY SERVICE." As required by Iowa DNR.
 - i. ~~Provide location, size, and type of all sewer and water service stubs, wyes, or tees.~~ Information shown on sheet C7.0.
 - j. ~~When risers are to be installed, show riser location and size.~~ Risers not anticipated.
 - k. ~~Fire Hydrant #2 to be a Fushing Device (Blowoff).~~ Noted on sheet C4.2.
 - l. ~~Specify boxout to be used for manholes in pavement.~~ Sanitary sewer manholes are outside of the pavement behind the curb and in front of the sidewalk.
 - m. ~~Elevations at all water main structures in profile.~~ Elevations added to water main profile as requested. ~~Elevations requested should be hydrant ring and valve rim.~~ Elevations added to water main profile as requested.
9. Storm Sewer & Paving Plan and Profile (C5.0-C5.3)
- a. ~~Specify Type and wall thickness of RCP storm sewer. Specify type of bedding.~~ Notes added to sheet C1.1 under storm sewer.
 - b. ~~Provide Apron Guards for 18 inch and 24 inch RCP.~~ Note added to sheet C1.1 under storm sewer notes.
 - c. ~~Provide Storm sewer design calculations need to be submitted showing drainage area, flow patterns, and flows for design storms. (Hydraulic grade line data)~~ Storm sewer calculations attached. ~~Verify that Street Flow Criteria is met for major and minor storms per SUDAS Section 2A-3.~~ Storm sewer calculations attached show the max spread in the street for the 5-yr storm is 9.36 ft, which is less than the 13' allowable (no curb overtopping and flow not to crown). The max spread in the street for the 100-yr storm is 11.80' which is less than the allowable of spreading to the ROW and 6" above the crown of street, the 100-yr spread for this site does not reach the center line of the street.
 - d. ~~Intersection details showing drainage and typical joint patterns.~~ Shown on sheets C6.0-C6.1) ~~Add a note referring to curb and gutter / storm sewer structure figures for adjacent jointing requirements.~~ Note 6 added sheet C1.1 under storm sewer.
 - e. ~~Elevation and grades of existing pavement.~~ Shown on sheets C6.0-C6.1)

10. Intersection Details (C6.0-C6.1)

- a. ~~Verify slopes across corners of the landing areas are 2.0% or less.~~ Across slope labeled.
- b. ~~Provide the street crossing slopes and details on Old Dubuque Road. Document an exception if necessary to address with future roadway reconstruction.~~ Existing slopes shown on sheet C6.1. No exception is needed.
- c. ~~Coordinate the mailbox cluster location with the USPS office located in Anamosa, IA.~~ Note added to plans.

11. ~~Service Tables and Details (C7.0)~~ Additional notes added.

12. Surface Restoration Plan (C8.0)

- a. ~~Topsoil is to be placed at least 8 inches in depth for final lot restoration.~~ Note added.

13. Street Signage and Lighting Plan (C9.0)

- a. ~~Refer to the Manual of Uniform Traffic Control (MUTCD), 11th Edition, December 2023.~~ Note added.
- b. ~~Refer to SUDAS Sections 8040, Traffic Signs and Posts and standard details for sign installation.~~ Note added. Signs installed by city of Anamosa.
- c. ~~Specify the painting of a crosswalk at the pedestrian crossing of Old Dubuque Road.~~ Painted crosswalk has been specified and called out on sheet C6.1.

This plan review was performed by HR Green, Inc. on behalf of the City of Anamosa. Every effort has been made to identify all code deficiencies, however; failure to identify a code deficiency during plan review does not alleviate any obligation to comply with all applicable code provisions. If you have any questions concerning items in this review, please contact me at 319-841-4157 or melissa.clow@hrgreen.com.

CITY OF ANAMOSA

BOARD/COMMISSION CONSIDERATION REQUEST

BOARD/COMMISSION

NAME: Anamosa Library and Learning Center

NAME: Ms Charlotte Scheckelming Peter

ADDRESS: [REDACTED]

PHONE NUMBER: [REDACTED]

BRIEF BIOGRAPHY (Please give us some background information about yourself including employment, areas of interest, why this committee is of interest to you, how long you have lived in Anamosa, etc.)

I have been a teacher in middle school and high school.

I have also been an administrator of K-12

I am currently a substitute teacher in the Anamosa, Monticello and Mt. Vernon School Districts.

One of my hobbies has always been reading. I have lived in a variety of cities and towns. One of my first things to do is obtain a library card. I have lived in Anamosa since 2003. I have had an Anamosa library card since Aug. of 2003.

As an educator I have always encouraged students to read. I made it a practice of reading weekly in elementary classrooms. I see the public library as an extension of the classroom. The library contains all the information that a classroom cannot. Libraries offer programs that enhance and expand the learning capabilities of children.

I would like to see the Anamosa library continue to be a safe place for all ages to come together to learn, socialize, work on projects that provide goods and services for those in need.

RESOLUTION NO. 2026-50

**RESOLUTION APPROVING THE APPOINTMENT TO THE LIBRARY BOARD OF TRUSTEES TO FILL
TERM ENDING JUNE 30, 2029**

WHEREAS, Section 15.03 of the Anamosa Code of Ordinances provides the Mayor with the power to appoint members of the Library Board of Trustees, with the approval of the City Council; and

WHEREAS, a trustee term expires on June 30, 2026 and the Library Board has made a recommendation to fill the openings; and

WHEREAS, such recommendation is now forwarded onto the City Council for their review and consideration.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF ANAMOSA, IOWA that the following appointments to the Library Board of Trustees be approved with an effective date of July 1, 2025:

Position	Appointee Name	Term Expires
Library Board Trustee	Charlotte Scheckel	June 30, 2029

Councilmember _____ introduced this Resolution and moved for its adoption.

Councilmember _____ seconded the motion to adopt.

The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
SHADA				
D. SMITH				
WEIMER				
HURT				

PASSED AND APPROVED this 24th day of August 2026.

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK



CITY OF ANAMOSA
107 S. FORD STREET
ANAMOSA, IA 52205
TEL: 319.462.6055
FAX: 319.462.6081

Wednesday, August 18th, 2026

Tim Hollett



Anamosa, IA, 52205

Dear Tim,

On behalf of the City of Anamosa, I am pleased to extend you a conditional offer of employment for the position of Part Time LCC Personnel. This conditional offer is contingent upon approval of the Anamosa City Council.

The Part Time LCC Personnel position is subject to the general terms and conditions of employment as determined by the Personnel Policy Manual for the City of Anamosa. This position is an "at-will" position, and the City of Anamosa retains the right to terminate your employment at any time. All employees are subject to a 90-day probationary period.

This is a part-time, hourly position, the wage for this position will be \$11.28. You may begin employment tentatively Tuesday, August 25th, 2026.

Sincerely,

A handwritten signature in black ink, appearing to read "Marshall Webber", with a horizontal line extending to the right.

Marshall Webber, Parks and Recreation Director
City of Anamosa

RESOLUTION NO. 2026-51

SETTING THE WAGE OF PART-TIME LCC PERSONNEL FOR FISCAL YEAR ENDING JUNE 30, 2027.

WHEREAS, the City Council regularly sets the wages of City employees; and,

WHEREAS, the Parks & Recreation Department has a vacant Part-Time LCC Personnel position; and

WHEREAS, the Parks & Recreation Director and Parks & Recreation Board have identified and selected a qualified candidate to fill this vacant position; and,

WHEREAS, the City Administrator reviewed the recommendation of the Parks & Recreation Director and Parks & Recreation Board, and a Conditional Offer of Employment was extended to the selected candidate; and,

WHEREAS, the wage recommendation for this candidate is being forwarded to the City Council for review and consideration.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ANAMOSA, IOWA, that the wage for the following Part-Time LCC Personnel be approved, for Fiscal Year ending June 30, 2027:

Position	Employee Name	Hourly Wage
Part-Time LCC Personnel	Tim Hollett	\$11.28/hour

Councilmember _____ introduced this Resolution and moved for its adoption.

Councilmember _____ seconded the motion to adopt.

The roll was called and the following indicates the result of the vote.

COUNCIL MEMBER	AYES	NAYS	ABSENT	ABSTAIN
CRUMP				
K. SMITH				
HURT				
D. SMITH				
WEIMER				
SHADA				

PASSED AND APPROVED this 24th day of August, 2026.

ROD SMITH, MAYOR

ATTEST:

KAYLEE PALMER, CITY CLERK



HR Green, Inc.
 8710 Earhart Lane SW
 Cedar Rapids, IA 52404
 (319) 841-4000

CHANGE ORDER

Distribution:

Owner ☒ _____
 Engineer ☒ _____
 Contractor ☒ _____
 Field ☐ _____
 Other ☐ _____

Project: Sanitary Sewer Rehabilitation Near Elm St. and Hickory St.	Change Order No.	2
	Date	August 24, 2026
To Contractor: Boomerang Corp. 13225 Circle Dr. Suite A, PO Box 227 Anamosa, IA 52205	Project No.	2403955
	Original Contract Date	January 7, 2026

The contract is changed as Follows:

The point repair located near 301 S Elm St. requires additional Time & Materials to properly remove protruding sections of pipe, install sectional liners for stability, and to completely fill the void areas above the sewer.

Item Number	Description	Unit	Unit Cost	Quantity Change	Sub-Total
CO2-1	Time & Materials for Point Repair Near 301 S Elm St.	LS	\$ 25,000.00	1	\$ 25,000.00
Total Cost					\$ 25,000.00

The original (Contract Sum) was	\$ 222,222.00
Net change by previously authorized Change Orders	\$ 9,415.00
The (Contract Sum) prior to this Change Order was	\$ 231,637.00
The (Contract Sum) will be increased by this Change Order in the amount of	\$ 25,000.00
The new (Contract Sum) including this Change order will be	\$ 256,637.00
The Contract Time will be (increased) by	0 Days
The date of Final Completion as of the date of this Change Order therefore is	August 31, 2026

NOT VALID UNTIL SIGNED BY THE CONTRACTOR, OWNER'S REPRESENTATIVE, if applicable, AND OWNER		
Contractor	Owner's Representative	Owner
Boomerang Corp.	HR Green, Inc.	City of Anamosa, IA
By:	By:	By:
Date: 8/18/2026	Date: 8/18/2026	Date:

AIA Type Document
Application and Certification for Payment

Storm

Pg 1 of 4

TO (OWNER): City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
107 S. Ford Street
Anamosa, IA 52205

APPLICATION NO: 3
PERIOD TO: 7/31/2026

DISTRIBUTION
TO:
_ OWNER
_ ARCHITECT
_ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
13225 Circle Drive Suite A
PO Box 227
Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S
PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for Payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Type Document is attached.

1. ORIGINAL CONTRACT SUM\$ 222,222.00
2. Net Change by Change Orders\$ 9,415.00
3. CONTRACT SUM TO DATE (Line 1 + 2)\$ 231,637.00
4. TOTAL COMPLETED AND STORED TO DATE\$ 142,842.46

5. RETAINAGE:

a. 3.00 % of Completed Work \$ 4,285.28
b. 0.00 % of Stored Material \$ 0.00

Total retainage (Line 5a + 5b)\$ 4,285.28

6. TOTAL EARNED LESS RETAINAGE\$ 138,557.18
(Line 4 less Line 5 Total)

7. LESS PREVIOUS CERTIFICATES FOR PAYMENT

(Line 6 from prior Certificate)\$ 81,844.23

8. CURRENT PAYMENT DUE\$ 56,712.95

9. BALANCE TO FINISH, INCLUDING RETAINAGE

(Line 3 less Line 6) \$ 93,079.82

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approved this Month	47,415.00	-38,000.00
TOTALS	47,415.00	-38,000.00
NET CHANGES by Change Order	9,415.00	

The Undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the owner, and that current payment shown herein is now due.

CONTRACTOR: BOOMERANG
13225 Circle Drive Suite A PO Box 227
Anamosa, IA 52205

By: C. Val

Date: 8/19/2026

State of:

County of:

Subscribed and Sworn to before me this _____ Day of _____ 20____

Notary Public:

My Commission Expires :

ARCHITECT'S CERTIFICATE FOR PAYMENT

In Accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED\$ 56,712.95

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT: Halay J. J. J.

By: Halay J. J. J.

Date: 8/19/26

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, Payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AIA Type Document
Application and Certification for Payment

Pg 2 of 4

TO (OWNER): City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
107 S. Ford Street
Anamosa, IA 52205

APPLICATION NO: 3
PERIOD TO: 7/31/2026

DISTRIBUTION
TO:
☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
13225 Circle Drive Suite A
PO Box 227
Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S
PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
10	TOPSOIL ON-SITE	45.000	10.0000	450.00	22.500	225.00	22.500	225.00	0.00	450.00	100.00	.00
20	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	200.000	.0100	2.00	.000	0.00	.000	0.00	0.00	0.00	.00	2.00
30	TRENCH COMPACTION TESTING	1.000	100.0000	100.00	.000	0.00	.000	0.00	0.00	0.00	.00	100.00
40	SANITARY SEWER GRAVITY MAIN TRENCHED PVC 12 IN	87.000	200.0000	17,400.00	87.000	17,400.00	.000	0.00	0.00	17,400.00	100.00	.00
50	SANITARY SEWER GRAVITY MAIN TRENCHED PVC 18 IN	59.000	300.0000	17,700.00	59.000	17,700.00	.000	0.00	0.00	17,700.00	100.00	.00
60	SANITARY SEWER SERVICE STUB PVC 4 IN	15.000	120.0000	1,800.00	15.000	1,800.00	.000	0.00	0.00	1,800.00	100.00	.00
70	SANITARY SEWER SERVICE RELOCATION	1.000	1,800.0000	1,800.00	2.000	3,600.00	.000	0.00	0.00	3,600.00	200.00	-1,800.00
80	REMOVAL OF SANITARY SEWER 18 IN	59.000	10.0000	590.00	59.000	590.00	.000	0.00	0.00	590.00	100.00	.00
90	SANITARY SEWER ABANDONMENT FILL AND PLUG 12 IN	95.000	10.0000	950.00	.000	0.00	.000	0.00	0.00	0.00	.00	950.00
100	STORM SEWER TRENCHED RCP 15 IN	27.000	180.0000	4,860.00	.000	0.00	27.000	4,860.00	0.00	4,860.00	100.00	.00
110	REMOVAL OF STORM SEWER 12 IN	27.000	10.0000	270.00	.000	0.00	52.000	520.00	0.00	520.00	192.59	-250.00
120	PRE-REHABILITATION CLEANING AND INSPECTION 12 IN	350.000	4.1000	1,435.00	.000	0.00	90.600	371.46	0.00	371.46	25.89	1,063.54
130	REMOVE PROTRUDING SERVICE CONNECTIONS	2.000	320.0000	640.00	.000	0.00	.000	0.00	0.00	0.00	.00	640.00
140	CIPP MAIN LINING 12 IN	270.000	83.0000	22,410.00	.000	0.00	.000	0.00	0.00	0.00	.00	22,410.00
150	CIPP MAIN LINING 15 IN (UV CURED)	80.000	315.0000	25,200.00	.000	0.00	80.000	25,200.00	0.00	25,200.00	100.00	.00

AIA Type Document
Application and Certification for Payment

Pg 3 of 4

TO (OWNER): City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
107 S. Ford Street
Anamosa, IA 52205

APPLICATION NO: 3
PERIOD TO: 7/31/2026

DISTRIBUTION
TO:
☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
13225 Circle Drive Suite A
PO Box 227
Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S
PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
150	CIPP MAIN LINING 15 IN (UV CURED)	-80.000	315.0000	-25,200.00	.000	0.00	-80.000	-25,200.00	0.00	-25,200.00	100.00	.00
160	BUILDING SANITARY SEWER SERVICE REINSTATEMENT	5.000	95.0000	475.00	.000	0.00	4.000	380.00	0.00	380.00	80.00	95.00
170	CIPP END SEAL 12 IN	2.000	234.0000	468.00	.000	0.00	.000	0.00	0.00	0.00	.00	468.00
180	CIPP SERVICE PIPE PARTIAL PIPE 4 IN	3.000	6,400.0000	19,200.00	.000	0.00	.000	0.00	0.00	0.00	.00	19,200.00
180	CIPP SERVICE PIPE PARTIAL PIPE 4 IN	-2.000	6,400.0000	-12,800.00	.000	0.00	.000	0.00	0.00	0.00	.00	-12,800.00
190	BYPASS PUMPING	1.000	4,000.0000	4,000.00	.500	2,000.00	.000	0.00	0.00	2,000.00	50.00	2,000.00
200	SANITARY SEWER IN-SITU SPOT REPAIR 12 IN	1.000	25,000.0000	25,000.00	.000	0.00	.000	0.00	0.00	0.00	.00	25,000.00
210	MANHOLE SW-301 48 IN	3.000	10,500.0000	31,500.00	3.000	31,500.00	.000	0.00	0.00	31,500.00	100.00	.00
220	INTAKE SW-512 24 IN	2.000	1,000.0000	2,000.00	.000	0.00	2.000	2,000.00	0.00	2,000.00	100.00	.00
230	REMOVE MANHOLE	2.000	250.0000	500.00	2.000	500.00	.000	0.00	0.00	500.00	100.00	.00
240	REMOVE INTAKE	2.000	250.0000	500.00	2.000	500.00	.000	0.00	0.00	500.00	100.00	.00
250	REMOVAL OF SIDEWALK	5.000	10.0000	50.00	5.000	50.00	.000	0.00	0.00	50.00	100.00	.00
260	SIDEWALK PCC 4 IN	5.000	200.0000	1,000.00	.000	0.00	5.000	1,000.00	0.00	1,000.00	100.00	.00
270	DETECTABLE WARNING	8.000	50.0000	400.00	.000	0.00	8.000	400.00	0.00	400.00	100.00	.00
280	DRIVEWAY PAVED PCC 4 IN	12.000	150.0000	1,800.00	.000	0.00	40.000	6,000.00	0.00	6,000.00	333.33	-4,200.00
290	FULL DEPTH PATCHES PCC 8 IN	128.000	175.0000	22,400.00	.000	0.00	128.000	22,400.00	0.00	22,400.00	100.00	.00
300	TEMPORARY TRAFFIC CONTROL	1.000	1,500.0000	1,500.00	.800	1,200.00	.200	300.00	0.00	1,500.00	100.00	.00
310	REMOVE AND REINSTALL TRAFFIC SIGNS	1.000	100.0000	100.00	.500	50.00	.500	50.00	0.00	100.00	100.00	.00

AIA Type Document
Application and Certification for Payment

Pg 4 of 4

TO (OWNER): City of Anamosa
 107 S. Ford Street
 Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
 107 S. Ford Street
 Anamosa, IA 52205

APPLICATION NO: 3
PERIOD TO: 7/31/2026

DISTRIBUTION TO:
 _ OWNER
 _ ARCHITECT
 _ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
 13225 Circle Drive Suite A
 PO Box 227
 Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
320	HYDRAULIC SEEDING SEEDING FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING TYPE 1	.300	12,000.0000	3,600.00	.000	0.00	.300	3,600.00	0.00	3,600.00	100.00	.00
330	FILTER SOCK 8 IN	100.000	1.5000	150.00	.000	0.00	.000	0.00	0.00	0.00	.00	150.00
340	FILTER SOCKS REMOVAL	100.000	.0100	1.00	.000	0.00	.000	0.00	0.00	0.00	.00	1.00
350	INLET PROTECTION DEVICE	1.000	50.0000	50.00	.000	0.00	.000	0.00	0.00	0.00	.00	50.00
360	CONSTRUCTION SURVEY	1.000	2,600.0000	2,600.00	1.000	2,600.00	.000	0.00	0.00	2,600.00	100.00	.00
370	MOBILIZATION	1.000	9,321.0000	9,321.00	.500	4,660.50	.500	4,660.50	0.00	9,321.00	100.00	.00
380	SANITARY SEWER SERVICE REINSTATEMENTS UNDER CONCRETE FLOOR	1.000	23,035.0000	23,035.00	.000	0.00	.000	0.00	0.00	0.00	.00	23,035.00
390	STORM SEWER REPLACEMENT UNDER DRIVEWAY	1.000	11,700.0000	11,700.00	.000	0.00	1.000	11,700.00	0.00	11,700.00	100.00	.00
400	CREDIT FOR UV CURE SUBSTITUTION	80.000	158.5000	12,680.00	.000	0.00	.000	0.00	0.00	0.00	.00	12,680.00
REPORT TOTALS				<u>\$231,637.00</u>		<u>\$84,375.50</u>		<u>\$58,466.96</u>		<u>\$142,842.46</u>		<u>\$88,794.54</u>
									<u>\$.00</u>			

AIA Type Document
Application and Certification for Payment

Sanitary

Pg 1 of 4

TO (OWNER): City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
107 S. Ford Street
Anamosa, IA 52205

APPLICATION NO: 4
PERIOD TO: 7/31/2026

DISTRIBUTION
TO:
_ OWNER
_ ARCHITECT
_ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
13225 Circle Drive Suite A
PO Box 227
Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S
PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for Payment, as shown below, in connection with the Contract.
Continuation Sheet, AIA Type Document is attached.

1. ORIGINAL CONTRACT SUM\$ 222,222.00
2. Net Change by Change Orders\$ 9,415.00
3. CONTRACT SUM TO DATE (Line 1 + 2)\$ 231,637.00
4. TOTAL COMPLETED AND STORED TO DATE\$ 158,152.56

5. RETAINAGE:

a. 3.00 % of Completed Work\$ 4,744.58
b. 0.00 % of Stored Material\$ 0.00
Total retainage (Line 5a + 5b)\$ 4,744.58

6. TOTAL EARNED LESS RETAINAGE\$ 153,407.98
(Line 4 less Line 5 Total)

7. LESS PREVIOUS CERTIFICATES FOR PAYMENT

(Line 6 from prior Certificate)\$ 152,486.48

8. CURRENT PAYMENT DUE\$ 921.50

9. BALANCE TO FINISH, INCLUDING RETAINAGE

(Line 3 less Line 6)\$ 78,229.02

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	0.00
Total approved this Month	47,415.00	-38,000.00
TOTALS	47,415.00	-38,000.00
NET CHANGES by Change Order	9,415.00	

The Undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the owner, and that current payment shown herein is now due.

CONTRACTOR: BOOMERANG
13225 Circle Drive Suite A PO Box 227
Anamosa, IA 52205

By: C. Z. Val

Date: 8/18/2026

State of:

County of:

Subscribed and Sworn to before me this _____ Day of _____ 20____

Notary Public:

My Commission Expires :

ARCHITECT'S CERTIFICATE FOR PAYMENT

In Accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED\$ 921.50

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform to the amount certified.)

ARCHITECT: Halcyon J. J. J.

By: Halcyon J. J. J.

Date: 8/19/26

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, Payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

AIA Type Document
Application and Certification for Payment

Pg 2 of 4

TO (OWNER): City of Anamosa
 107 S. Ford Street
 Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
 107 S. Ford Street
 Anamosa, IA 52205

APPLICATION NO: 4
PERIOD TO: 7/31/2026

DISTRIBUTION TO:
 - OWNER
 - ARCHITECT
 - CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
 13225 Circle Drive Suite A
 PO Box 227
 Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
10	TOPSOIL ON-SITE	45.000	10.0000	450.00	45.000	450.00	.000	0.00	0.00	450.00	100.00	.00
20	REPLACEMENT OF UNSUITABLE BACKFILL MATERIAL	200.000	.0100	2.00	.000	0.00	.000	0.00	0.00	0.00	.00	2.00
30	TRENCH COMPACTION TESTING	1.000	100.0000	100.00	.000	0.00	.000	0.00	0.00	0.00	.00	100.00
40	SANITARY SEWER GRAVITY MAIN TRENCHED PVC 12 IN	87.000	200.0000	17,400.00	87.000	17,400.00	.000	0.00	0.00	17,400.00	100.00	.00
50	SANITARY SEWER GRAVITY MAIN TRENCHED PVC 18 IN	59.000	300.0000	17,700.00	59.000	17,700.00	.000	0.00	0.00	17,700.00	100.00	.00
60	SANITARY SEWER SERVICE STUB PVC 4 IN	15.000	120.0000	1,800.00	15.000	1,800.00	.000	0.00	0.00	1,800.00	100.00	.00
70	SANITARY SEWER SERVICE RELOCATION	1.000	1,800.0000	1,800.00	2.000	3,600.00	.000	0.00	0.00	3,600.00	200.00	-1,800.00
80	REMOVAL OF SANITARY SEWER 18 IN	59.000	10.0000	590.00	59.000	590.00	.000	0.00	0.00	590.00	100.00	.00
90	SANITARY SEWER ABANDONMENT FILL AND PLUG 12 IN	95.000	10.0000	950.00	.000	0.00	95.000	950.00	0.00	950.00	100.00	.00
100	STORM SEWER TRENCHED RCP 15 IN	27.000	180.0000	4,860.00	27.000	4,860.00	.000	0.00	0.00	4,860.00	100.00	.00
110	REMOVAL OF STORM SEWER 12 IN	27.000	10.0000	270.00	52.000	520.00	.000	0.00	0.00	520.00	192.59	-250.00
120	PRE-REHABILITATION CLEANING AND INSPECTION 12 IN	350.000	4.1000	1,435.00	90.600	371.46	.000	0.00	0.00	371.46	25.89	1,063.54
130	REMOVE PROTRUDING SERVICE CONNECTIONS	2.000	320.0000	640.00	.000	0.00	.000	0.00	0.00	0.00	.00	640.00
140	CIPP MAIN LINING 12 IN	270.000	83.0000	22,410.00	.000	0.00	.000	0.00	0.00	0.00	.00	22,410.00
150	CIPP MAIN LINING 15 IN (UV CURED)	80.000	315.0000	25,200.00	80.000	25,200.00	.000	0.00	0.00	25,200.00	100.00	.00

AIA Type Document
Application and Certification for Payment

Pg 3 of 4

TO (OWNER): City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
107 S. Ford Street
Anamosa, IA 52205

APPLICATION NO: 4
PERIOD TO: 7/31/2026

DISTRIBUTION
TO:
☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
13225 Circle Drive Suite A
PO Box 227
Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S
PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
150	CIPP MAIN LINING 15 IN (UV CURED)	-80.000	315.0000	-25,200.00	-80.000	-25,200.00	.000	0.00	0.00	-25,200.00	100.00	.00
160	BUILDING SANITARY SEWER SERVICE REINSTATEMENT	5.000	95.0000	475.00	4.000	380.00	.000	0.00	0.00	380.00	80.00	95.00
170	CIPP END SEAL 12 IN	2.000	234.0000	468.00	.000	0.00	.000	0.00	0.00	0.00	.00	468.00
180	CIPP SERVICE PIPE PARTIAL PIPE 4 IN	3.000	6,400.0000	19,200.00	.000	0.00	.000	0.00	0.00	0.00	.00	19,200.00
180	CIPP SERVICE PIPE PARTIAL PIPE 4 IN	-2.000	6,400.0000	-12,800.00	.000	0.00	.000	0.00	0.00	0.00	.00	-12,800.00
190	BYPASS PUMPING	1.000	4,000.0000	4,000.00	.500	2,000.00	.000	0.00	0.00	2,000.00	50.00	2,000.00
200	SANITARY SEWER IN-SITU SPOT REPAIR 12 IN	1.000	25,000.0000	25,000.00	.000	0.00	.000	0.00	0.00	0.00	.00	25,000.00
210	MANHOLE SW-301 48 IN	3.000	10,500.0000	31,500.00	3.000	31,500.00	.000	0.00	0.00	31,500.00	100.00	.00
220	INTAKE SW-512 24 IN	2.000	1,000.0000	2,000.00	2.000	2,000.00	.000	0.00	0.00	2,000.00	100.00	.00
230	REMOVE MANHOLE	2.000	250.0000	500.00	2.000	500.00	.000	0.00	0.00	500.00	100.00	.00
240	REMOVE INTAKE	2.000	250.0000	500.00	2.000	500.00	.000	0.00	0.00	500.00	100.00	.00
250	REMOVAL OF SIDEWALK	5.000	10.0000	50.00	5.000	50.00	.000	0.00	0.00	50.00	100.00	.00
260	SIDEWALK PCC 4 IN	5.000	200.0000	1,000.00	5.000	1,000.00	.000	0.00	0.00	1,000.00	100.00	.00
270	DETECTABLE WARNING	8.000	50.0000	400.00	8.000	400.00	.000	0.00	0.00	400.00	100.00	.00
280	DRIVEWAY PAVED PCC 4 IN	12.000	150.0000	1,800.00	40.000	6,000.00	.000	0.00	0.00	6,000.00	333.33	-4,200.00
290	FULL DEPTH PATCHES PCC 8 IN	128.000	175.0000	22,400.00	128.000	22,400.00	.000	0.00	0.00	22,400.00	100.00	.00
300	TEMPORARY TRAFFIC CONTROL	1.000	1,500.0000	1,500.00	1.000	1,500.00	.000	0.00	0.00	1,500.00	100.00	.00
310	REMOVE AND REINSTALL TRAFFIC SIGNS	1.000	100.0000	100.00	1.000	100.00	.000	0.00	0.00	100.00	100.00	.00

AIA Type Document
Application and Certification for Payment

Pg 4 of 4

TO (OWNER): City of Anamosa
 107 S. Ford Street
 Anamosa, IA 52205

PROJECT: Anamosa Sanitary Sewer Elm St
 107 S. Ford Street
 Anamosa, IA 52205

APPLICATION NO: 4
PERIOD TO: 7/31/2026

DISTRIBUTION TO:
☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM (CONTRACTOR): BOOMERANG
 13225 Circle Drive Suite A
 PO Box 227
 Anamosa, IA 52205

VIA (ARCHITECT):

ARCHITECT'S PROJECT NO:

CONTRACT FOR:

CONTRACT DATE:

ITEM	DESCRIPTION	PLAN QTY	UNIT PRICE	SCHEDULED VALUE	PREVIOUSLY COMP QTY/%	PREVIOUS APPL	COMP QTY/% THIS PERIOD	COMP AMT THIS PERIOD	STORED MATERIAL	COMPLETED AND STORED	%	BALANCE
320	HYDRAULIC SEEDING SEEDING FERTILIZING AND MULCHING FOR HYDRAULIC SEEDING TYPE 1	.300	12,000.0000	3,600.00	.300	3,600.00	.000	0.00	0.00	3,600.00	100.00	.00
330	FILTER SOCK 8 IN	100.000	1.5000	150.00	.000	0.00	.000	0.00	0.00	0.00	.00	150.00
340	FILTER SOCKS REMOVAL	100.000	.0100	1.00	.000	0.00	.000	0.00	0.00	0.00	.00	1.00
350	INLET PROTECTION DEVICE	1.000	50.0000	50.00	.000	0.00	.000	0.00	0.00	0.00	.00	50.00
360	CONSTRUCTION SURVEY	1.000	2,600.0000	2,600.00	1.000	2,600.00	.000	0.00	0.00	2,600.00	100.00	.00
370	MOBILIZATION	1.000	9,321.0000	9,321.00	1.000	9,321.00	.000	0.00	0.00	9,321.00	100.00	.00
380	SANITARY SEWER SERVICE REINSTATEMENTS UNDER CONCRETE FLOOR	1.000	23,035.0000	23,035.00	.000	0.00	.000	0.00	0.00	0.00	.00	23,035.00
390	STORM SEWER REPLACEMENT UNDER DRIVEWAY	1.000	11,700.0000	11,700.00	1.000	11,700.00	.000	0.00	0.00	11,700.00	100.00	.00
400	CREDIT FOR UV CURE SUBSTITUTION	80.000	158.5000	12,680.00	90.600	14,360.10	.000	0.00	0.00	14,360.10	113.25	-1,680.10
REPORT TOTALS				\$231,637.00		\$157,202.56		\$950.00		\$158,152.56		
									\$0.00			\$73,484.44



Please Remit To:
HR Green, Inc.
PO Box 8213
Des Moines, IA 50301-8213
319-841-4000

Steve Agnitsch
City of Anamosa, IA
107 S Ford Street
Anamosa, IA 52205-1841

August 14, 2026
Project No: 2602205-0000
Invoice No: 206319

Invoice Total: \$2,170.00

Project 2602205-0000 Anamosa, IA - WWTP Re-Rate
Wastewater Treatment Plant NPDES Capacity Re-Rate
Antidegradation Alternatives Analysis

Send Invoice to Jeremiah Hoyt at jeremiah.hoyt@anamosa-ia.org and copy Kaylee Palmer at kaylee.palmer@anamosa-ia.org

Professional Services Through August 07, 2026

Fee

Total Fee	21,700.00		
Percent Complete	85.00	Total Earned	18,445.00
		Previous Fee Billing	16,275.00
		Current Fee Billing	2,170.00
		Total Fee	2,170.00

Billing Limits

	Current	Prior	To-Date
Total Billings	2,170.00	16,275.00	18,445.00
Limit			21,700.00
Remaining			3,255.00

Total this Invoice \$2,170.00



Please Remit To:
HR Green, Inc.
PO Box 8213
Des Moines, IA 50301-8213
319-841-4000

Steve Agnitsch
City of Anamosa, IA
107 S Ford Street
Anamosa, IA 52205-1841

August 14, 2026
Project No: 2202515-0000
Invoice No: 206324

Invoice Total: \$7,000.00

Project 2202515-0000 Anamosa, IA - WTP Aerator Equipment Replacement
Water Treatment Plant Aerator Replacement
Design and Bid Phase Services
Includes Amendment 1 Construction Phase Services

Send Invoice to Jeremiah Hoyt at jeremiah.hoyt@anamosa-ia.org and copy Kaylee Palmer at kaylee.palmer@anamosa-ia.org

Professional Services Through August 07, 2026

Phase 01 WTP Aerator Equipment Replacement
Fee

Total Fee	52,000.00		
Percent Complete	94.2308	Total Earned	49,000.00
		Previous Fee Billing	42,000.00
		Current Fee Billing	7,000.00
		Total Fee	7,000.00

Billing Limits

	Current	Prior	To-Date
Total Billings	7,000.00	42,000.00	49,000.00
Limit			52,000.00
Remaining			3,000.00

Total this Phase \$7,000.00

Total this Invoice \$7,000.00



▶ 150 1st Ave NE, Suite 300
Cedar Rapids, IA 52401
Main 319.841.4000 + **Fax** 713.965.0044
▶ HRGREEN.COM

August 19, 2026

Jeremiah Hoyt
City Administrator
City of Anamosa
107 S. Ford Street
Anamosa, IA 52205

Re: Water Treatment Plant Aerator Replacement
Contractor's Pay Request No. 3

Dear Jeremiah,

Enclosed is Payment Application No. 3 from Woodruff Construction for the above-referenced project. This payment application includes the final installation of the aerator and associated work on the project for startup and commissioning. HR Green has conducted a punchlist inspection for the project with nearly all punchlist items complete.

The total request for Pay Request No. 3 is \$117,693.01. This payment application represents 100% of the total contract value not including retainage. We have reviewed and recommend full partial payment of Payment Application No. 3 as submitted by Woodruff. Please execute the pay application and distribute copies to all parties.

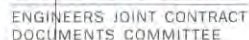
Sincerely,

HR GREEN, INC.

A handwritten signature in blue ink that reads 'Josh Scanlon'.

Josh Scanlon, P.E.
Project Manager

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3

ENGINEERS JOINT CONTRACT DOCUMENTS COMMITTEE		Application Period: 7/1/2026 - 8/5/2026	Application Date: 8/5/2026
To (Owner):	City of Anamosa	From (Contractor): Woodruff Construction	Via (Engineer): HR Green
Project:	Water Treatment Plant Aerator Replacement	Contract:	
Owner's Contract No.:		Contractor's Project No.: 25-106	Engineer's Project No.:

Change Order Summary

Change Order Summary				
Approved Change Orders				
Number	Additions	Deductions		
TOTALS				
NET CHANGE BY CHANGE ORDERS				

1. ORIGINAL CONTRACT PRICE.....	\$	\$233,730.00
2. Net change by Change Orders.....	\$	
3. Current Contract Price (Line 1 ± 2).....	\$	\$233,730.00
4. TOTAL COMPLETED AND STORED TO DATE (Column F total on Progress Estimates).....	\$	\$233,730.00
5. RETAINAGE:		
a. 3% X \$ 233,730.00 Work Completed.....	\$	\$7,011.90
b. 3% X Stored Material.....	\$	
c. Total Retainage (Line 5.a + Line 5.b).....	\$	\$7,011.90
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5.c).....	\$	\$226,718.10
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application).....	\$	\$109,025.09
8. AMOUNT DUE THIS APPLICATION.....	\$	\$117,693.01
9. BALANCE TO FINISH, PLUS RETAINAGE (Column G total on Progress Estimates + Line 5.c above).....	\$	\$7,011.90

The undersigned Contractor certifies, to the best of its knowledge, the following:

(1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment;

(2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all Liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such Liens, security interest, or encumbrances); and

(3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

Payment of: \$ 117,693.01
(Line 8 or other - attach explanation of the other amount)

is recommended by: John A. Jones 8/19/26
(Engineer) (Date)

Payment of: \$ _____
(Line 8 or other - attach explanation of the other amount)

is approved by: _____ (Owner) _____ (Date)

Approved by: _____
Funding or Financing Entity (if applicable) (Date)

By: 	Date: 8/5/26
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Progress Estimate - Lump Sum Work

Contractor's Application

For (Contract): Water Treatment Plant Aerator Replacement					Application Number: 3				
Application Period: 7/1/2026 - 8/5/2026					Application Date: 8/5/2026				
				Work Completed		E	F		G
A			B	C	D	Materials Presently Stored (not in C or D)	Total Completed and Stored to Date (C + D + E)	% (F / B)	Balance to Finish (B - F)
Specification Section No.	Description		Scheduled Value (\$)	From Previous Application (C+D)	This Period				
		Bond	\$ 2,100.00	\$ 2,100.00			\$ 2,100.00	100%	\$ -
		General Conditions	\$ 19,050.00		\$ 19,050.00		\$ 19,050.00	100%	\$ -
		Demolition	\$ 3,700.00		\$ 3,700.00		\$ 3,700.00	100%	\$ -
		Insulation	\$ 6,100.00		\$ 6,100.00		\$ 6,100.00	100%	\$ -
		Openings (Access Hatches)	\$ 9,050.00		\$ 9,050.00		\$ 9,050.00	100%	\$ -
		Painting	\$ 4,660.00		\$ 4,660.00		\$ 4,660.00	100%	\$ -
		Process Piping	\$ 27,935.00	\$ 1,000.00	\$ 26,935.00		\$ 27,935.00	100%	\$ -
		Aerator - Material	\$ 135,235.00	\$ 109,297.00	\$ 25,938.00		\$ 135,235.00	100%	\$ -
		Aerator - Installation	\$ 8,800.00		\$ 8,800.00		\$ 8,800.00	100%	\$ -
		Electrical	\$ 17,100.00		\$ 17,100.00		\$ 17,100.00	100%	\$ -
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		Totals	\$ 233,730.00	\$ 112,397.00	\$ 121,333.00	\$ -	\$ 233,730.00	100.0%	\$ -