

**CITY OF ATLANTIC COUNCIL MEETING**  
**February 5, 2025**  
**Atlantic City Hall - City Council Chambers – 5:30 PM**

**AGENDA**

- 1. Roll Call.**
- 2. Approve Agenda.**
- 3. Pledge of Allegiance.**
- 4. Adopt Consent Agenda Items.**
  - a. Minutes of January 22, 2025, City Council Meeting.
  - b. Class E Retail Alcohol License and Change of Ownership – Hy-Vee Wine & Spirits
  - c. Class B Retail Alcohol License:
    - i. Hy-Vee Food Store (and Change of Ownership).
    - ii. Dollar General.
  - d. Legal Change of Ownership
    - i. Tobacco Vape Store, Inc.
    - ii. Atlantic Liquor.
  - e. Tree Trimmer Permit – AA Tree Service LLC.
  - f. Bills: \$173,979.12
- 5. Public Forum.**
- 6. Swearing in of Atlantic Police Officer Christian Holzapfel.**
- 7. Third Reading of Ordinance No. 1048 “Vacating the Street Located Between 3009 Palm Street and 3101 Palm Street in the City of Atlantic, Iowa.”**
- 8. Second Reading of Ordinance No. 1049 “An Ordinance Amending the Code of Ordinances of the City of Atlantic, Iowa, by Amending Chapter 165, Zoning Regulations.”**
- 9. Resolution #05-25 “Adopting a Policy for the Parks & Recreation Department Regarding Donations, Relocations, and Removals.”**
- 10. Resolution #06-25 “Adopting a Policy for The Rental of Park Shelters.”**
- 11. Resolution #07-25” Authorizing and Approving a Loan Agreement, providing for the Issuance of a \$780,000 General Obligation Corporate Purpose Note, Series 2025A and Providing for the Levy of Taxes to Pay the Same.”**
- 12. Review and Recommendation of Options for City-Wide Cleanup.**
- 13. Administrator’s Report.**
  - a. 2025 Bond B – Additional Street Cost Estimates.
- 14. Mayor’s Report.**
- 15. City Council Reports.**
- 16. Presentation, Discussion & Recommendation with Vision Atlantic on Funding for the YMCA Expansion.**
- 17. Order to Enter Exempt Session Pursuant to Iowa Code Section 20.17(3) Providing for the Strategy Meetings of Public Employers for Collective Bargaining.**
- 18. Adjournment.**

**CITY OF ATLANTIC COUNCIL MEETING**  
**February 5, 2025**  
**Atlantic City Hall - City Council Chambers – 5:30 PM**

**AGENDA NOTES**

- 1. Roll Call.**
- 2. Approve Agenda.**
- 3. Pledge of Allegiance.**
- 4. Adopt Consent Agenda Items.**
  - a. Minutes of January 22, 2025, City Council Meeting.
  - b. Class E Retail Alcohol License and Change of Ownership – Hy-Vee Wine & Spirits
  - c. Class B Retail Alcohol License:
    - i. Hy-Vee Food Store (and Change of Ownership).
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  - f. Bills: \$173,979.12

**5. Public Forum.**

**6. Swearing in of Atlantic Police Officer Christian Holzapfel.**

Christian Holzapfel joined the Atlantic Police Reserves in 2013 and was hired as a full-time officer in August of 2016 and stayed with the department until 2024. After a brief stint away, Officer Holzapfel rejoined the APD in January of 2025. Officer Holzapfel is a graduate of Atlantic High School and is married with 2 children. He attended the 274<sup>th</sup> basic academy class at the Iowa Law Enforcement Academy. When he is not working, Officer Holzapfel enjoys playing golf, working out, spending time with family, and he is an assistant baseball coach for AHSTW during the summer.

**7. Third Reading of Ordinance No. 1048 “Vacating the Street Located Between 3009 Palm Street and 3101 Palm Street in the City of Atlantic, Iowa.”**

The following information is taken and modified from April 3, 2024, agenda notes for Resolution #25-24, which was the original resolution setting the date of public hearing vacating this property.

For the new members of the Council, I will provide the long history of this issue.

During the November 8, 2022, Planning & Zoning Commission meeting, Chair Roger Herring received a petition signed by the property owners abutting City right-of-way (ROW) on Palm Street. The petition requested the ROW be vacated.



The City was also aware that immediately west of the ROW is a 7.16 parcel of land owned by Mr. Bill Welter. He had expressed an interest in building a home on this property and utilizing the west section of the ROW to access his property.

There was clear disagreement between the abutting property owners and Mr. Welter regarding the use of the public ROW. Each side claimed that allowing the other party to take possession of the ROW would diminish the enjoyment and use of their own property. There was no reason to refer this to another body or Committee when the final arbiter of this issue is the City Council.

The Council wanted to make the decision in an open and transparent manner that is fair to both parties.

Accordingly, the City Council set a public hearing during the November 16, 2022, Council meeting, for the following Council meeting on December 7, 2022. Letters were sent to the interested parties so they could all directly address the Council.

On December 7, 2022, the Council held the public hearing and then had discussion and review of the issue. Ultimately, the Council recommended we vacate the ROW, splitting

the ROW three ways, evenly between the property owners to the north and south, and the middle to Mr. Welter. It was the advice of the City Attorney to wait to begin the formal vacation process until Mr. Welter had completed his improvements on the ROW.

Since the improvements have been completed, it is now the time to divide and vacate the ROW. This must be done by Ordinance.

The Council held the public hearing and passed the first reading of Ordinance No. 1048 during their January 8, 2025, Council meeting. The second reading was passed during January 22, 2025, the Council meeting.

*City Administrator Recommends Approval*

**8. Second Reading of Ordinance No. 1049 “An Ordinance Amending the Code of Ordinances of the City of Atlantic, Iowa, by Amending Chapter 165, Zoning Regulations.”**

The City Council held the public hearing and passed the first reading of Ordinance No. 1049 during the January 22, 2025, Council meeting. The following is from those notes.

City Engineer Dave Sturm is working with Vision Atlantic on the Camblin Hills Housing Development. He made a request to the Planning & Zoning Commission during their October 22, 2024, meeting.

First, Zones R-2 (Low Density Single Family) and R-3 (High Density Single Family) have a front yard setback requirement of 25 feet, yet R-4 has a 30 feet front yard setback requirement. He requested that R-4 can be modified to be 25 feet as well.

Second, all three of those districts have a rear yard requirement of 20% of the lot depth. He requested to amend the Ordinance so that it reads 20% of the lot depth with a maximum requirement of 25 feet.

After reviewing the proposed changes, the Planning & Zoning Commission recommends to the Council that the front rear yard setbacks be changed in the R-4 district.

*City Administrator Recommends Approval*

**9. Resolution #05-25 “Adopting a Policy for the Parks & Recreation Department Regarding Donations, Relocations, and Removals.”**

The Atlantic Parks Department is a regular recipient of donations, memorials, and similar gifts. This goes back decades with verbal agreements and possibly with paper agreements long-since lost.

A policy to make the giving of gifts to the Parks & Recreation Department more organized and uniform for both the Department and the donor is good public administration practice.

The enclosed policy was forwarded to me by the Parks & Recreation Commission with their recommendation for adoption by the City Council.

Both Councilman McDermott and Councilwoman Kennedy serve as liaison to the Commission and may be able to provide additional background on the Policy.

*City Administrator Recommends Approval*

**10. Resolution #06-25 “Adopting a Policy for The Rental of Park Shelters.”**

This minor recommendation for policy change was forwarded to the Council by the Parks & Recreation Commission. It makes reservations for City Park shelters a day-long reservation (reducing the work required on weekends by the Department to post multiple reservations and police them) and increases the fee to \$50.00.

*City Administrator Recommends Approval*

**11. Resolution #07-25” Authorizing and Approving a Loan Agreement, providing for the Issuance of a \$780,000 General Obligation Corporate Purpose Note, Series 2025A and Providing for the Levy of Taxes to Pay the Same.”**

This is a “City Administrator relies too much on lawyers, bankers, and the City Clerk to Keep his Head on Straight.” type of error.

During my entry of the FY 2024 actuals, I was alarmed to see the \$780,000 in debt certified in the FY 2025 budget, with proceeds receivable in FY 2024 had a grand total of \$0.00 deposited into the new capital equipment fund.

In going back over records, the process is close to being completed. Our Finance Attorneys at Dorsey & Whitney have worked with Jason at First Whitney Bank to get the final stages of formal action prepared to receive the money.

This error had no consequence as no expenditure was incurred in FY 2024, either, meaning no negative fund balance existed to upset our Auditors. That said, I take ownership of this embarrassing piece of red tape catch-up.

*City Administrator Recommends Approval*

**12. Review and Recommendation of Options for City-Wide Cleanup.**

Following consistent public feedback during Council listening sessions, the Council is poised to proceed with City-Wide Cleanup events.

A City employee that was involved in the first Cleanup has shared some comments and ideas with me that I wanted to forward to the Council for consideration as we proceed with the planning of the Cleanup.

**13. Administrator's Report.**

- a. 2025 Bond B – Additional Street Cost Estimates.

**14. Mayor's Report.**

**15. City Council Reports.**

**16. Presentation, Discussion & Recommendation with Vision Atlantic on Funding for the YMCA Expansion.**

Vision Atlantic made a presentation during January 29, 2025, Budget Work Session, requesting funding for the YMCA Expansion Project. It was concluded further dialogue between the Council and Vision Atlantic would be needed for directions to be determined.

Now will be the time for Vision Atlantic to present its ideas on financing options for the YMCA Expansion Project and for the Council to review the options available and how to proceed with the request.

**17. Order to Enter Exempt Session Pursuant to Iowa Code Section 20.17(3) Providing for the Strategy Meetings of Public Employers for Collective Bargaining.**

**18. Adjournment.**

Minutes

&

Misc.

The Atlantic City Council met in regular session in the Council Chambers at City Hall with Mayor Garrett presiding. Upon roll call, the following were present: Mayor Garrett, Ward 1 Council Kennedy, Ward 2 Council Behrens, Ward 3 Council McDermott, Ward 4 Council Sarsfield, Ward 5 Council Halder, At Large Council Brink, At Large Council Otte, Engineer Dave Sturm, City Administrator Lund, City Coordinator McEntaffer. Absent: None.

Motion by Brink; second by McDermott to approve agenda. All ayes. Motion carried.

Those present recited the Pledge of Allegiance.

Motion by Sarsfield; second by Behrens to approve Consent Agenda as follows: Minutes of the January 8, 2025 City Council Meeting; Tax Abatement Applications for 3205 Chestnut Street and 2606 Country Oaks Drive; and amended bills totaling \$96,342.34. All ayes. Motion carried.

Public Forum – None.

Kyle Cofer, Retail Coach, presented on the latest business recruiting efforts.

Motion by Otte; second by Halder to approve the second reading of Ordinance No. 1048 "VACATING THE STREET LOCATED BETWEEN 3009 PALM STREET AND 3101 PALM STREET IN THE CITY OF ATLANTIC, IOWA." Ayes: Otte, Kennedy, Behrens, McDermott, Sarsfield, Halder, Brink. Nays: None. Motion carried.

At 5:54 p.m., Mayor Garrett opened the public hearing for a proposed ordinance amending the Code of Ordinances of the City of Atlantic, Iowa, by Amending Chapter 165, Zoning Regulations. No comments were received. Motion by McDermott; second by Sarsfield to close the public hearing at 5:55 p.m. All ayes. Motion carried.

Motion by Brink; second by Behrens to approve the First Reading of Ordinance No. 1049 "An Ordinance Amending the Code of Ordinances of the City of Atlantic, Iowa, by Amending Chapter 165, Zoning Regulations." Ayes: Brink, Otte, Kennedy, Behrens, McDermott, Sarsfield, Halder. Nays: None. Motion carried.

Motion by Behrens; second by Sarsfield to reappoint Brad Henningsen to Airport Commission. All ayes. Motion carried.

Motion by McDermott; second by Halder to approve Resolution #04-25 "OBLIGATING FUNDS FROM THE HOTEL WHITNEY URBAN RENEWAL AREA REVENUE FUND FOR APPROPRIATION TO THE PAYMENT OF ANNUAL APPROPRIATION TAX INCREMENT FINANCED OBLIGATIONS WHICH SHALL COME DUE IN THE NEXT SUCCEEDING FISCAL YEAR." Ayes: McDermott, Sarsfield, Halder, Brink, Otte, Kennedy, Behrens. Nays: None. Motion carried.



Motion by Behrens; second by Otte to approve Amendment #3 for the Midwest Medical Service Contract. Ayes: Behrens, McDermott, Sarsfield, Halder, Brink, Otte, Kennedy. Nays: None. Motion carried.

Motion by Kennedy; second by Brink to reappoint Emily Krengel to the Board of Adjustment. All ayes. Motion carried.

City Administrator Lund reported that he's been working on the budget and how it's been coming along. Lund has been meeting with the department heads to go over numbers and any questions they may have.

Mayor Garrett reported that she's been working with the ISU Design Team to discuss Bull Creek. And she met with Cass County Coalition Emergency Preparedness.

#### City Council Reports

Brink – CADCO; Halder – Chamber of Commerce; Sarsfield – Airport; McDermott – Library, Park & Recreation; Kennedy – AMU, Park & Recreation; Behrens – None; Otte – CADCO, Personnel & Finance

Motion by Kennedy; second by Halder to Enter Exempt Session Pursuant to Iowa Code Section 20.17(3) Providing for the Strategy Meetings of Public Employees for Collective Bargaining. All ayes. Motion carried. Council entered exempt session at 6:19 p.m.

Motion by Behrens; second by Sarsfield to close the Exempt Session of the city council meeting at 6:43 p.m. All ayes. Motion Carried.

Motion by Sarsfield; second by McDermott to re-enter the open session of city council meeting. All ayes. Motion carried. Council re-entered open session at 6:44 p.m.

Motion by Behrens; second by Kennedy to adjourn at 6:46 p.m. All ayes. Motion carried.

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Grace N. Garrett, Mayor

ATTEST: \_\_\_\_\_  
Amanda McEntaffer, City Coordinator

## LIQUOR LICENSE - POLICE CHIEF'S REPORT

**BUSINESS NAME:** HY-VEE WINE AND SPIRITS

**CONTACT PERSON:** KELLY PALMER

**CONTACT'S TELEPHONE:** 712.243.2664 AND 515.267.2949

**EVENT/PREMISE ADDRESS:** 1602 E 7TH ST

**TYPE:** CLASS E RETAIL ALCOHOL LICENSE

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

**APPLICATION RECEIVED BY CITY CLERK'S OFFICE:** 1/22/25

**PLEASE FILE REPORT WITH CITY CLERK'S OFFICE BY:** 1/30/25

**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25

**APPLICANT'S CURRENT LICENSE EXPIRES:** 8/31/25

*change of ownership*

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### POLICE CHIEF'S RECOMMENDATION:



APPROVAL OF APPLICATION



DENIAL OF APPLICATION

*Chief Dan Stone*

Police Chief's Signature

**POLICE CHIEF'S REMARKS:**

## LIQUOR LICENSE - FIRE CHIEF'S REPORT

**BUSINESS NAME:** HY-VEE WINE AND SPIRITS

**CONTACT PERSON:** KELLY PALMER

**CONTACT'S TELEPHONE:** 712.243.2664 AND 515.267.2949

**EVENT/PREMISE ADDRESS:** 1602 E 7TH ST

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**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25

**APPLICANT'S CURRENT LICENSE EXPIRES:** 8/31/25 *change of ownership*

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### FIRE CHIEF'S RECOMMENDATION:



APPROVAL OF APPLICATION



DENIAL OF APPLICATION



*Fire Chief's Signature*

**FIRE CHIEF'S REMARKS:**

## LIQUOR LICENSE - POLICE CHIEF'S REPORT

**BUSINESS NAME:** HY-VEE FOOD STORE

**CONTACT PERSON:** KATIE NYLEN

**CONTACT'S TELEPHONE:** 515.267.2800

**EVENT/PREMISE ADDRESS:** 1630 E 7TH ST

**TYPE:** CLASS B RETAIL ALCOHOL LICENSE

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

**APPLICATION RECEIVED BY CITY CLERK'S OFFICE:** 1/22/25

**PLEASE FILE REPORT WITH CITY CLERK'S OFFICE BY:** 1/30/25

**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25

**APPLICANT'S CURRENT LICENSE EXPIRES:** 9/13/25

*change of ownership*

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### POLICE CHIEF'S RECOMMENDATION:



APPROVAL OF APPLICATION



DENIAL OF APPLICATION

*Chief Dan Hogan*

Police Chief's Signature

**POLICE CHIEF'S REMARKS:**

## LIQUOR LICENSE - FIRE CHIEF'S REPORT

**BUSINESS NAME:** HY-VEE FOOD STORE

**CONTACT PERSON:** KATIE NYLEN

**CONTACT'S TELEPHONE:** 515.267.2800

**EVENT/PREMISE ADDRESS:** 1630 E 7TH ST

**TYPE:** CLASS B RETAIL ALCOHOL LICENSE

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

**APPLICATION RECEIVED BY CITY CLERK'S OFFICE:** 1/22/25

**PLEASE FILE REPORT WITH CITY CLERK'S OFFICE BY:** 1/30/25

**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25

**APPLICANT'S CURRENT LICENSE EXPIRES:** 9/13/25 *change of ownership*

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### FIRE CHIEF'S RECOMMENDATION:

☒ APPROVAL OF APPLICATION

☐ DENIAL OF APPLICATION



*Fire Chief's Signature*

**FIRE CHIEF'S REMARKS:**

## LIQUOR LICENSE - POLICE CHIEF'S REPORT

**BUSINESS NAME:** DOLLAR GENERAL

**CONTACT PERSON:** "TAX DEPARTMENT"

**CONTACT'S TELEPHONE:** 615.855.4000

**EVENT/PREMISE ADDRESS:** 1805 EAST 7TH STREET

**TYPE:** CLASS B RETAIL ALCOHOL

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

**APPLICATION RECEIVED BY CITY CLERK'S OFFICE:** 1/15/25

**PLEASE FILE REPORT WITH CITY CLERK'S OFFICE BY:** 1/30/25

**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25


**APPLICANT'S CURRENT LICENSE EXPIRES:** 2/28/25

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### POLICE CHIEF'S RECOMMENDATION:

☒ APPROVAL OF APPLICATION

☐ DENIAL OF APPLICATION



Police Chief's Signature

**POLICE CHIEF'S REMARKS:**

## LIQUOR LICENSE - FIRE CHIEF'S REPORT

**BUSINESS NAME:** DOLLAR GENERAL

**CONTACT PERSON:** "TAX DEPARTMENT"

**CONTACT'S TELEPHONE:** 615.855.4000

**EVENT/PREMISE ADDRESS:** 1805 E 7TH ST

**TYPE:** CLASS B RETAIL ALCOHOL

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

PRIVILEGES: Choose One

**APPLICATION RECEIVED BY CITY CLERK'S OFFICE:** 1/15/25

**PLEASE FILE REPORT WITH CITY CLERK'S OFFICE BY:** 1/30/25

**APPLICATION WILL BE PRESENTED TO CITY COUNCIL:** 2/5/25

**APPLICANT'S CURRENT LICENSE EXPIRES:** 2/28/25

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### FIRE CHIEF'S RECOMMENDATION:

☒ APPROVAL OF APPLICATION

☐ DENIAL OF APPLICATION



*Fire Chief's Signature*

**FIRE CHIEF'S REMARKS:**



Application Information

## Legal Ownership Information

Name of sole proprietor, partnership, : TOBACCO & VAPE STORE INC  
corporation, LLC, or LLP

Type of ownership : Corporation

Primary office address : 640 29TH AVE SW CEDAR RAPIDS IA 52404-3419

Legal Ownership Phone : 651-500-7897

Legal Ownership Email : mmirib@gmail.com

## Application Information

Sales Permit Number: : 305104123

Location Name : ATLANTIC

Location Phone Number : 712-250-8993

Location Address : 1610 E 7TH ST STE 1 ATLANTIC IA 50022-1909

Location Mailing Address : 640 29TH AVE SW CEDAR RAPIDS IA 52404-3419

Renewal : No

Start Date : 03-Jan-2025

End Date : 30-Jun-2025

License Fee : 1,500.00

Types of Sales : Over the Counter

Type of Establishment : Tobacco store

Does this retail location ensure that : Yes  
no person younger than 21 years of  
age is present or permitted to enter  
at any time?

## Corporate Officers

Title	Name	Address
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Authorized Individual	MIRIB, MOHAMMED	10397 ANDREA TRL INVER GROVE HEIGHTS MN 55077-4723
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## Legal Ownership Information

Name of sole proprietor, partnership, : FATEH SINGH LLC  
corporation, LLC, or LLP

Type of ownership : Limited Liability Company

Primary office address : 1617 90TH ST WEST DES MOINES IA 50266-1538

Legal Ownership Phone : 515-300-8791

Legal Ownership Email : fatehllc16@gmail.com

## Application Information

Sales Permit Number: : 301201321

Location Name : ATLANTIC

Location Phone Number : 712-340-7373

Location Address : 411 CHESTNUT ST ATLANTIC IA 50022-1247

Location Mailing Address : 1617 90TH ST WEST DES MOINES IA 50266-1538

Renewal : No

Start Date : 12-Jan-2025

End Date : 30-Jun-2025

License Fee : 1,500.00

Types of Sales : Over the Counter

Type of Establishment : Liquor store

Does this retail location ensure that : Yes  
no person younger than 21 years of  
age is present or permitted to enter  
at any time?

## Corporate Officers

Title	Name	Address
Authorized Individual	SINGH, SUKHJINDER	411 CHESTNUT ST ATLANTIC IA 50022-1247



23 East 4<sup>th</sup> Street  
Atlantic, IA 50022  
City Hall: (712) 243-4810  
Fax: (712) 243-4407  
[www.atlanticiowa.com](http://www.atlanticiowa.com)

## TREE TRIMMER APPLICATION

Permit No. 25.1

### Applicant Information

Business Name: AA Tree Service LLC Date: \_\_\_\_\_

Address: 406 Maple St.

Street Address	IA	Apartment/Unit #
Anita,		5000
City	State	ZIP Code

Phone: 712-249-8960 Owner Name Randy Hoover, Jr.

Email: aa+tree service 2024@gmail.com

Insurance Company: Broker Korns & Korns (Nick Harris)

**Do you use Independent Contractors? If so, please attach their Certificates of Insurance**

YES  
☐

☒ NO

Do you have employees? If so, please attach **YES**  
proof of Work Comp insurance. ☐

YES  
☐

NO  
BY

Please list all independent contractors and phone numbers:

Please ensure that all portions of this application are completed and that a current Certificate of Insurance is on file with the City of Atlantic. Applications will not be processed until all information is complete and all insurance is on file.

*In support of the request for the issuance of a Tree Trimmer/Solid Waste Collector license, I hereby state that the above information is correct and truthful. I further hereby state that I will abide by the rules and regulations stated in the City of Atlantic Ordinances regarding Tree Trimmers. I understand that misrepresentation on this application may result in denial or revocation of permit. I further understand that a lapse in any insurance coverage may result in revocation of my permit.*

Signature: \_\_\_\_\_

Date: 12/29/24

**For City Use Only**

Council  
Approved

YES  
☐

NO  
☐

Date  
Approved: \_\_\_\_\_

Permit  
Valid  
From: \_\_\_\_\_

To: \_\_\_\_\_

City Clerk  
(or designee)  
Signature: \_\_\_\_\_



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
01/07/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Brocker Kams & Kams Inc. Insurance Atlantic Office 804 East 7th Street Atlantic IA 50022		<b>CONTACT NAME:</b> Brocker Kams Kams <b>PHONE (A/C, No, Ext):</b> (712) 243-6777 <b>FAX (A/C, No):</b> (712) 243-6784 <b>E-MAIL ADDRESS:</b>	
<b>INSURED</b> AA TREE SERVICE LLC 406 MAPLE ST ATLANTIC IA 50022		<b>INSURER(S) AFFORDING COVERAGE</b> <b>INSURER A:</b> Risk Placement Services <b>INSURER B:</b> Progressive Northern <b>INSURER C:</b> <b>INSURER D:</b> <b>INSURER E:</b> <b>INSURER F:</b>	
		<b>NAIC #</b> 38628	

**COVERAGES** **CERTIFICATE NUMBER:** CL251715420 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL (INSR) (INSR) (WVD)	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER		L275001757	01/08/2025	01/08/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Per occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMPROP AGG \$ 2,000,000
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY		976304755	01/08/2025	01/08/2026	COMBINED SINGLE LIMIT (Per accident) \$ 500,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ Medical payments \$ 500
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$					EACH OCCURRENCE \$ AGGREGATE \$
	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/ MEMBER EXCLUDED? (Mandatory in NM) If yes, describe under DESCRIPTION OF OPERATIONS below	<input type="checkbox"/> Y <input checked="" type="checkbox"/> N	N/A			

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

<b>CERTIFICATE HOLDER</b> CITY OF ATLANTIC 23 E 4 ST ATLANTIC IA 50022	<b>CANCELLATION</b> SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE 
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# Bills

### CLAIMS REPORT TOTALS

ACCOUNTS PAYABLE TOTAL 01/23/25-02/05/25	\$	175,369.72
	\$	175,369.72
LESS AIRPORT BILLS:	\$	473.71
LESS LIBRARY BILLS:	\$	916.89
<b>TOTAL CLAIMS FOR 01/22/25 CC APPROVAL</b>	<b>\$</b>	<b>173,979.12</b>



Laura McLean, City Clerk/Treasurer



# CLAIMS REPORT

Check Range: 1/23/2025- 2/05/2025

INVOICE#	VENDOR NAME	INVOICE DESCRIPTION	INVOICE AMT	VENDOR TOTAL
LIABILITIES				
PR20250103	EQUITABLE SALARY ALLOTMENT	AXA EQUITABLE	314.23	
PR20250115	EQUITABLE SALARY ALLOTMENT	AXA EQUITABLE	380.08	
PR20250117	EQUITABLE SALARY ALLOTMENT	AXA EQUITABLE	196.38	
PR20250124	EQUITABLE SALARY ALLOTMENT	AXA EQUITABLE	299.15	1,189.84
PR20250124	COLLECTION SERVICES CENTER	GARNISHMENT		702.00
PR20250124	EFTPS	FED/FICA TAX	8,227.38	
PR20250125	EFTPS	FED/FICA TAX	14,868.73	23,096.11
PR20250103	INTERNATIONAL UNION OF	UNION DUES-ST	117.74	
PR20250117	INTERNATIONAL UNION OF	UNION DUES-ST	117.74	235.48
PR20250103	IPERS	IPERS	11,200.89	
PR20250115	IPERS	PROTECTIVE IPER	7,798.58	
PR20250117	IPERS	IPERS	10,959.78	
PR20250124	IPERS	PROTECTIVE IPER	8,020.10	37,979.35
PR20250115	LIBERTY NATIONAL LIFE INS	LIBERTY AFTER T	6.50	
PR20250124	LIBERTY NATIONAL LIFE INS	LIBERTY AFTER T	6.50	13.00
PR20250115	LINCOLN FINANCIAL GROUP	LINCOLN ANNUITY	487.18	
PR20250124	LINCOLN FINANCIAL GROUP	LINCOLN ANNUITY	429.43	916.61
PR20250125	POLK COUNTY SHERIFF	GARNISHMENT		189.27
PR20250103	TREASURER-STATE OF IOWA	STATE TAXES	2,468.88	
PR20250115	TREASURER-STATE OF IOWA	STATE TAXES	2,015.91	
PR20250117	TREASURER-STATE OF IOWA	STATE TAXES	3,565.49	
PR20250124	TREASURER-STATE OF IOWA	STATE TAX	2,088.74	10,139.02
PR20250124	MISSION SQUARE RETIREMENT	ICMA	897.28	
PR20250125	MISSION SQUARE RETIREMENT	ICMA	227.65	1,124.93
	050 LIABILITIES TOTAL			75,585.61
POLICE				
ICWF-JLK1-K43X	AMAZON CAPITAL SERVICES	UNIFORMS	429.88	
1F6F-6F3L-9NH1	AMAZON CAPITAL SERVICES		492.35	
1L1X-4GT4-1G71	AMAZON CAPITAL SERVICES		202.99	1,125.22
130844	ATLANTIC MOTOR SUPPLY	MOTOR OIL		69.98
REIMB APPLICATION	BENJAMIN SAUNDERS	REIMBURSE APPLICATION FEE		20.00
1/24/25 ACCT 133	CAPPEL'S ACE HARDWARE			9.99
REIMB APPLICATION	CHRISTIAN HOLZAPFEL	REIMB APPLICATION FEE		20.00
JAN 2025	DONALD LAPPE			2,030.36
8-739-29195	FEDEX			18.87
REIMB APPLICATION	JOSEPH WEAVER	REIMBURSE APPLICATION FEE		20.00
REIMB APPLICATION	LEVI LANK	REIMBURSE APPLICATION FEE		20.00
01/21/25	NEOPOST ADVANCE	POLICE		37.38
2024 DEC	OLSEN FUEL SUPPLY	POLICE GASOLINE		2,764.50
022520225	TN BLEU CONGLOMERATE LLC	GRANT TRAINING INDIANOLA		6,000.00
	110 POLICE TOTAL			12,136.30
CODE ENFORCEMENT				
1/24/25 ACCT 133	CAPPEL'S ACE HARDWARE	TAPE		7.17
1/22/25 REIM	KRIS ERICKSON	UNIFORM REIMB		69.97
01/21/25	NEOPOST ADVANCE	CODE ENF		181.25
405941849001	ODP BUSINESS SOLUTIONS			33.99
	115 CODE ENFORCEMENT TOTAL			292.38

# CLAIMS REPORT

Check Range: 1/23/2025- 2/05/2025

INVOICE#	VENDOR NAME	INVOICE DESCRIPTION	INVOICE AMT	VENDOR TOTAL
3599593	FIRE			
13FV-VFW7-1M7L	AGRIVISION	GATOR		54.04
1404-RWM-7TTV	AMAZON CAPITAL SERVICES	STEAM MOP	86.98	
82NV073467	AMAZON CAPITAL SERVICES	EMS BATTERY PORTABLE SUCTION	145.47	232.45
82NV076406	ARNOLD MOTOR SUPPLY	TOWERS AND SHROUDS	132.99	
82NV076739	ARNOLD MOTOR SUPPLY	ZEREX, DEGREASER	57.98	
1/24/25 ACCT 133	ARNOLD MOTOR SUPPLY	TOOLS TO WORK ON 261	29.99	220.96
002861655	CAPPEL'S ACE HARDWARE	JEREMIAH		497.76
7893	IOWA WESTERN COMMUNITY	EMS CEUS		55.00
P42120	LEFTY'S PUMP & PLUMBING	REPAIR AND PARTS		346.52
1/19/25 FIRE DEPT	MACQUEEN EMERGENCY	HELMET		464.81
BB037332	MEDIACOM COMMUNICATIONS	FIRE DEPT INTERNET		168.87
38318952 FIRE DEPT	NISHANET	AFD		40.00
	VISUAL EDGE IT, INC.	COPIER MONTHLY CONTRACT		26.00
		150 FIRE TOTAL		2,106.41
IN05202870	ANIMAL CONTROL			
IN05206680	CCP INDUSTRIES	SHIPPING ON REPLACEMENT TB QUA	15.80	
09173	CCP INDUSTRIES		132.25	148.05
01/21/25	FOREVER PETS INC	MIKE BLEVINS URN FOR MOOSE		72.50
403866474001	NEOPOST ADVANCE	ANIMAL CONTROL		.55
403866790001	ODP BUSINESS SOLUTIONS		209.42	
2024 DEC	ODP BUSINESS SOLUTIONS		31.48	240.90
	OLSEN FUEL SUPPLY	ANIMAL CONTROL GASOLINE		396.01
		190 ANIMAL CONTROL TOTAL		858.01
JAN 2025 GARY RD	ROADS, BRIDGES, SIDEWALKS			
82NV073549	ALLIANT ENERGY	MAINTENANCE BUILDING GAS		1,020.96
82NV076585	ARNOLD MOTOR SUPPLY	VALVE STEMS FOR SKID LOADER	27.18	
82NV076606	ARNOLD MOTOR SUPPLY	SHOP SUPPL	22.44	
82NV076625	ARNOLD MOTOR SUPPLY	SHOP	108.99	
130129	ARNOLD MOTOR SUPPLY		35.88	194.49
130636	ATLANTIC MOTOR SUPPLY	SOCKETS	94.64	
130640	ATLANTIC MOTOR SUPPLY	SERPENTINE #291	42.41	
130664	ATLANTIC MOTOR SUPPLY	#291	150.47	
130689	ATLANTIC MOTOR SUPPLY	#291	28.66	
130691	ATLANTIC MOTOR SUPPLY	#291	75.12	
130761	ATLANTIC MOTOR SUPPLY	FILTERS #5	169.78	
11553	ATLANTIC MOTOR SUPPLY		352.63	913.71
1/24/25 ACCT 133	BERG ELECTRIC LLC	TRUCK BAY AND SHOP LIGHTS		559.58
1/29/25 REIMB	CAPPEL'S ACE HARDWARE	HOSE CLAMPS		399.06
104542	CHAD SILENCE	WORK CLOTHES AND BOOTS		278.98
88037332	HENNINGSEN CONST. INC.	COLD PATCH		49.00
0301-420674	NISHANET	STREETS VOICE EXT		217.99
408567463001	O'REILLY AUTO PARTS	#291		103.51
2024 DEC	ODP BUSINESS SOLUTIONS			18.93
252464	OLSEN FUEL SUPPLY	STREETS GASOLINE		1,240.47
25582	SCHILDBERG CONST. CO.			2,395.54
	ULTIMATE LAWN & POWER LLC	CHAINSaws		30.00
		210 ROADS, BRIDGES, SIDEWALKS TOTAL		7,422.22



# CLAIMS REPORT

Check Range: 1/23/2025- 2/05/2025

INVOICE#	VENDOR NAME	INVOICE DESCRIPTION	INVOICE AMT	VENDOR TOTAL
130129	SNOW REMOVAL			
N15673	ATLANTIC MOTOR SUPPLY	SOCKETS, RATCHET	141.25	
2024 DEC	NELSON MACHINE & FORGE LC	SNOW PLOW CYLINDER	180.15	
	OLSEN FUEL SUPPLY	SNOW GASOLINE	446.98	
				-----
	250	SNOW REMOVAL TOTAL		768.38
ACCT.#33	AIRPORT			
01016328	CAPPEL'S ACE HARDWARE	LEAF BAGS & MISC SUPPLIES	66.72	
B8037332	CENTRAL IOWA DISTRIBUTING	TOWELS & WIPES	267.00	
	NISHNANET	AIRPORT	139.99	
				-----
	280	AIRPORT TOTAL		473.71
JAN 2025	LIBRARY			
4218684061	ALLIANT ENERGY	LIBRARY	862.63	
01/21/25	CINTAS CORPORATION #749	MAT SERVICE	53.55	
	NEOPOST ADVANCE	LIBRARY POSTAGE	.71	
				-----
	410	LIBRARY TOTAL		916.89
3620/3	RECREATION			
JAN 2025 133293	AKIN BUILDING CENTER		8.49	
15435	ATLANTIC MUNICIPAL UTILITIES	3RD STREET PLACE WATER	15.16	
1/24/25 ACCT 133	BROWN ELECTRIC CO	REPAIR FLICKERING SIGN	113.33	
1/24/25 ACCT 40	CAPPEL'S ACE HARDWARE	KITCHEN SINK REPAIR	9.99	
B8037332	CAPPEL'S ACE HARDWARE	ATV SPREADER	602.33	
B8037520	NISHNANET	P/REC	76.00	
2024 DEC	NISHNANET	PARKS BUSINESS INTERNET	99.99	
	OLSEN FUEL SUPPLY	FIRE GASOLINE	402.51	
				-----
	440	RECREATION TOTAL		1,327.80
B8037457	SCHILDBERG CAMPGROUND			
252464	NISHNANET	BUSINESS RURAL MOU	200.00	
	SCHILDBERG CONST. CO.		933.94	
				-----
	442	SCHILDBERG CAMPGROUND TOTAL		1,133.94
1/24/25 ACCT 133	COMMUNITY BEAUTIFICATION			
	CAPPEL'S ACE HARDWARE		64.36-	
				-----
	510	COMMUNITY BEAUTIFICATION TOTAL		64.36-
FEB 2025	ECONOMIC DEVELOPMENT			
	CASS ATLANTIC DEVELOPMENT		3,975.00	
				-----
	520	ECONOMIC DEVELOPMENT TOTAL		3,975.00
FEB 2025	ECON DEVELOPMENT			
	ATLANTIC AREA CHAMBER OF		7,725.00	
				-----
	521	ECON DEVELOPMENT TOTAL		7,725.00

# CLAIMS REPORT

Check Range: 1/23/2025- 2/05/2025

INVOICE#	VENDOR NAME	INVOICE DESCRIPTION	INVOICE AMT	VENDOR TOTAL
1/28/25	HOUSING & URBAN RENEWAL CASS COUNTY LANDFILL	903 MAPLE ABATEMENT	23.00	
		530 HOUSING & URBAN RENEWAL TOTAL	23.00	
1/21/25 314 CHESTNUT 84173	OTHER COMM & ECO DEV ALLIANT ENERGY	314 CHESTNUT	334.63	
FEB 2025	ATLANTIC MUNICIPAL UTILITIES	CHANNEL 10	81.83	
FEB 2025	PERRY'S WINDOW SERVICE		15.00	
	RICCI SPRIGGS	CABLE STATION RENT	400.00	
		599 OTHER COMM & ECO DEV TOTAL	831.46	
Q1679068	CLERK/TREASURER/ADM QUADIENT LEASING USA INC	POSTAGE METER LEASE	164.97	
		620 CLERK/TREASURER/ADM TOTAL	164.97	
FEB 2025	LEGAL SERVICES/ATTORNEY CRARY HUFF LAW FIRM		500.00	
FEB 2025	OTTO & LORENCE LAW FIRM		2,500.00	
		640 LEGAL SERVICES/ATTORNEY TOTAL	3,000.00	
1/21/25 CITY HALL 178	CITY HALL/GENERAL BLDGS ALLIANT ENERGY		615.76	
01/21/25	MELISSA E. JOHNSON		900.00	
BB036838	NEOPOST ADVANCE	CITY HALL	80.11	
BB037332	NISHNANET	50/50 ACCESS	150.00	
BB037348	NISHNANET	TECHNOLOGY SERVICES	228.10	
406161756001	NISHNANET	50/50 ACCESS FEB 2025	150.00	528.10
406403995001	ODP BUSINESS SOLUTIONS	PAPER, OFFICE SUPPLIES	224.83	
408570278001	ODP BUSINESS SOLUTIONS	KITCHEN	135.30	
		8.79	368.92	
		650 CITY HALL/GENERAL BLDGS TOTAL	2,492.89	
2213363373	CAPITAL PROJECTS BITUMINOUS MATERIALS AND	CRACK SEAL	1,274.23	
124.0738.09-6	SNYDER & ASSOCIATES INC	DOWNTOWN TREESCAPE	6,100.00	
124.1048.09-4	SNYDER & ASSOCIATES INC	2025 WEST 22ND ST IMPROVEMENTS	11,195.00	
124.1097.09-3	SNYDER & ASSOCIATES INC	2025 STREET IMPROVEMENTS	23,482.50	40,777.50
1190-5	SOUTHWEST IOWA PLANNING COUNCIL	ADMIN FOR CDBG WATER	525.00	
		750 CAPITAL PROJECTS TOTAL	42,576.73	
JAN 2025 304 SUNNYSI	SEWER/SEWAGE DISPOSAL ALLIANT ENERGY	WTP GAS	699.08	
JAN 2025 309 SUNNYSI	ALLIANT ENERGY	309 SUNNYSIDE LN WTP	1,167.41	1,866.49
19YX-K69F-L4LP	AMAZON CAPITAL SERVICES	GARAGE DOOR REMOTE	34.09	
1VK9-H7YT-3W43	AMAZON CAPITAL SERVICES	CHAIRS	447.93	
1W4W-613C-736W	AMAZON CAPITAL SERVICES	SKIMMER NOODLES	67.99	550.01
00207484	AQUA-CHEM INC		323.40	
15343-78732	ATLANTIC AG & AUTO		22.50	

CLAIMS REPORT  
Check Range: 1/23/2025- 2/05/2025

INVOICE#	VENDOR NAME	INVOICE DESCRIPTION	INVOICE AMT	VENDOR TOTAL
1/24/25 ACCT 133	CAPPEL'S ACE HARDWARE	PAINTING NEEDS	633.71	
1041	HYDROVAC SUPPLY	JET PARTS	1,850.03	
1/14/25 REIMB	LANE RING	TRUCK FUEL	17.57	
W05162	MACQUEEN EMERGENCY	PUMP FIX	3,754.48	
1/20/25 REIMB	MICHAEL BLEVINS	UNIFORM REIMB	96.28	
88037332	NISHNANET	WTP	319.00	
2024 DEC	OLSEN FUEL SUPPLY	WTP GASOLINE	168.20	
212033	PHENOVA INC	QA/QC	566.64	
123.1116.09-7	SNYDER & ASSOCIATES INC	2024 SAN SEWER REHAB UV CIPP	1,000.00	
INV00605800	USABBLUEBOOK	SETTLING AGENT	136.18	
7744	XTREME AUTO	LAWN MOWER FLAT REPAIR	111.24	
			-----	
		815 SEWER/SEWAGE DISPOSAL TOTAL	11,415.73	
	STORM WATER			
2024 DEC	OLSEN FUEL SUPPLY	MONTHLY GASOLINE	207.65	
			-----	
		865 STORM WATER TOTAL	207.65	
			=====	
		Accounts Payable Total	175,369.72	
		Invoices: Paid	80,919.80	
		Invoices: Not Scheduled	94,449.92	

**CLAIMS REPORT  
CLAIMS FUND SUMMARY**

FUND	NAME	AMOUNT
001	GENERAL	70,281.81
011	POLICE EQUIPMENT RESERVE	202.99
017	RECREATION IMP RESERVE	509.98
026	POLICE FEDERAL GRANTS	6,000.00
110	ROAD USE TAX	20,576.09
112	EMPLOYEE BENEFITS	922.23
117	T&A POLICE PENSION	2,030.36
121	LOST PROGRESS FUND	11,658.64
301	CAPITAL IMPROVEMENT STR	7,374.23
347	2024-2026 CIP	34,677.50
350	CDBG-AMU WATER PROJECT	525.00
610	SEWER	20,403.24
740	STORM WATER	207.65
TOTAL FUNDS		175,369.72

7

**CITY OF ATLANTIC, IOWA  
ORDINANCE NO. 1048**

**AN ORDINANCE VACATING THE STREET LOCATED BETWEEN 3009  
PALM STREET AND 3101 PALM STREET IN THE CITY OF ATLANTIC,  
IOWA**

WHEREAS, pursuant to notice published in the manner required by law, on the 8th day of January 2025, this Council held a public hearing on a proposal to vacate a certain portion of the street as hereinafter described; and

WHEREAS, this Council determines that it is in the best interests of the City that said street be vacated.

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

SECTION 1. The City of Atlantic, Iowa does hereby vacate and release the following-described street:

The street running East and West located between Lot 6, Terrace Hills Addition to the City of Atlantic, Cass County, Iowa and Lot 7 in Terrace Hills Addition to the City of Atlantic, Cass County, Iowa.

SECTION 2. The vacated right of way is hereby conveyed, as follows:

- A. The North One-Third (22') of that portion of the vacated street running East and West located between Lot 6, Terrace Hills Addition to the City of Atlantic, Cass County, Iowa and Lot 7 in Terrace Hills Addition to the City of Atlantic, Cass County, Iowa.

Title thereto is quieted to **Nancy S. White and Daniel D. White, Trustees, or their successors in trust, under the Nancy S. White Living Trust, dated February 19, 2016, and any amendments thereto.**

- B. The Middle One-Third (22') of that portion of the vacated street running East and West located between Lot 6, Terrace Hills Addition to the City of Atlantic, Cass County, Iowa and Lot 7 in Terrace Hills Addition to the City of Atlantic, Cass County, Iowa.

Title thereto is quieted to **William G. Welter.**

- C. The South One-Third (22') of that portion of the vacated street running East and West located between Lot 6, Terrace Hills Addition to the City of Atlantic, Cass County, Iowa and Lot 7 in Terrace Hills Addition to the City of Atlantic, Cass County, Iowa.

Title thereto is quieted to **Alan Chestnut and Rita Chestnut, as joint tenants with full rights of survivorship and not as tenants in common.**

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

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

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

Passed by the Council the 8<sup>th</sup> day of January 2025 and approved this 5<sup>th</sup> day of February 2025.

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Grace Garrett, Mayor

Attest:

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Laura McLean, City Clerk

8



**ORDINANCE No. 1049**  
**AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF ATLANTIC, IOWA, BY AMENDING CHAPTER 165, ZONING REGULATIONS.**

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

**SECTION 1.** The City Council accepts the Planning and Zoning Commission's recommendation to adopt an amendment of the 2023 Zoning ordinance of the City of Atlantic Iowa, chapter 165 of the City of Atlantic's code.

**SECTION 2. AMENDED ARTICLES.** The following articles in Chapter 165 "Zoning Regulations the Code of Ordinances of the City of Atlantic, Iowa, is hereby amended as follows:

a. Article 7.70(1): Shall be repealed and replaced as follows:

**7.70 YARD REQUIREMENTS**

1. Front Yard:

A. Twenty-five (25) feet.

b. Article 7.70(3): Shall be repealed and replaced as follows:

**7.70 YARD REQUIREMENTS**

3. Rear Yard:

A. 20% of the lot depth, with a maximum requirement of 25 Feet.

**SECTION 3.** This ordinance shall be in full force and effect upon its passage and publication, as required by law.

Passed by the Council the \_\_\_\_ day of \_\_\_\_\_, 2025, and approved this \_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Grace N. Garrett, Mayor

Attest:

\_\_\_\_\_  
Laura McLean

9

**RESOLUTION NO. 5-25**

**ADOPTING A POLICY FOR THE PARKS & RECREATION  
DEPARTMENT REGARDING DONATIONS, RELOCATIONS, AND  
REMOVALS**

**WHEREAS**, the City Council of the City of Atlantic created the Parks & Recreation Commission to provide direction for the Parks & Recreation Department and also make recommendations to the City Council for policies, programs, and priorities for Atlantic’s park and recreation system, and;

**WHEREAS**, Atlantic’s Parks & Recreation Department regularly receives gifts, donations, and memorials from the public; and;

**WHEREAS**, to ensure the receipt of these gifts, donations, and memorials are managed in a transparent and uniform manner, the Commission has developed a Gifts and Donation Policy and recommends its adoption by the City Council; and;

**WHEREAS**, the attached “Exhibit A” sets forth the Gifts and Donation Policy; and;

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Atlantic, that a policy of gifts and donations for the Parks & Recreation Department is hereby adopted and effective on February 5, 2025.

Passed and approved this 5<sup>th</sup> day of February 2025.

\_\_\_\_\_  
Grace N. Garrett, Mayor

ATTEST: \_\_\_\_\_  
Laura McLean, City Clerk

## **EXHIBIT A**

### **Gift and Donation Policy**

#### **City of Atlantic Parks and Recreation Department**

##### **Policy Statement**

This policy provides guidelines for the facilitation of donations made directly to the City of Atlantic Parks and Recreation Department. The City and its Parks and Recreation Department appreciate and welcome gifts and donations, including but not limited to trees, benches, tables, recreation equipment (in like-new condition), and monetary contributions for purchasing equipment that enhances the appearance and usage of City of Atlantic Parks and Recreation programs and services.

All gifts are subject to review by the Parks and Recreation Department head and the Parks and Recreation Commission to ensure that they align with the mission and objectives of the Parks and Recreation Department, ultimately enhancing the user experience.

Once accepted by the Parks Department or Commission, all gifts are considered final. No restrictions on the ownership or disposition of the gift will be accepted, except those approved by a formal vote of the Parks and Recreation Commission.

##### **Donations of Materials and Equipment**

Donations are welcomed to enhance the resources available to City Parks and their patrons. The following terms apply to ensure effective and broad goals:

1. Donors must legally own the items being donated.
2. Items become the property of the City of Atlantic Parks and Recreation Department, and the City reserves the right to manage, sell, or dispose of the items as deemed appropriate.
3. Contributors are responsible for appraisals of the donated items' value.
4. Any items left anonymously will be considered lost and treated accordingly.
5. The Parks and Recreation Department and Parks Commission will retain final approval authority for all donated materials.

##### **Monetary Donations**

Monetary contributions designated for the City of Atlantic Parks and Recreation will be deposited into the City's Parks account. These funds will be allocated by the City to support Parks and Recreation services and operations.

##### **Memorials**

Monetary donations may be designated for the purchase of equipment, trees, or materials in honor or memory of an individual, organization, or group. These donations are subject to

approval by the Parks and Recreation Commission and the City of Atlantic. Signage and plaques must also be approved by the Parks Commission and the City. Renderings of the plaque, including dimensions and wording, must go through the approval process.

## **Recognition**

Contributions may be recognized through naming opportunities. Donors can choose to include naming rights for specific funds, programs, facilities, or fixtures. Those wishing to remain anonymous should indicate this at the time of donation.

The City of Atlantic and the Parks and Recreation Department and Commission will determine how donations and contributors are recognized. Recognition may include plaques, reports, signage, and press releases.

## Acknowledgment

\_\_\_\_\_ I acknowledge I have read and understand the provision of Gift and Donation Policy of the City of Atlantic Parks and Recreation Department.

NAME/ Organization \_\_\_\_\_

Contact Person \_\_\_\_\_

Address \_\_\_\_\_

Phone Number \_\_\_\_\_

Signature of Donor or representative of Donating Organization \_\_\_\_\_

Park And Recreation Commission Approval \_\_\_\_\_

City of Atlantic Approval \_\_\_\_\_

## **Mission**

The City of Atlantic Parks and Recreation Department strives to provide exceptional parks, facilities, programs and services to improve the quality of life for all, while building a healthy and resilient community.

10

**RESOLUTION NO. 6-25**

**ADOPTING A POLICY FOR THE RENTAL OF PARK SHELTERS**

**WHEREAS**, the City Council of the City of Atlantic created the Parks & Recreation Commission to provide direction for the Parks & Recreation Department and also make recommendations to the City Council for policies, programs, and priorities for Atlantic's park and recreation system, and;

**WHEREAS**, the Parks & Recreation Commission has recommended changes to the rental of City park shelters to the City Council, and;

**NOW, THEREFORE**, Be It Resolved by the City Council of the City of Atlantic, Iowa, as follows:

Section 1. A rental of a City park shelter shall be for an entire day.

Section 2. The fee for reserving a City park shelter shall be \$50.00.

Section 3. This resolution shall be effective February 6, 2025, and in full force upon its adoption and approval, as provided by law.

Passed and approved February 5, 2025.

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Grace N. Garrett, Mayor

Attest:

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Laura McLean, City Clerk

11



## **RESOLUTION NO. 07-25**

### **Resolution authorizing and approving a Loan Agreement, providing for the issuance of a \$780,000 General Obligation Corporate Purpose Note, Series 2025A and providing for the levy of taxes to pay the same**

WHEREAS, the City of Atlantic (the “City”), in Cass County, State of Iowa, proposed to enter into a loan agreement (the “Essential Purpose Loan Agreement”) and to borrow money thereunder in a principal amount not to exceed \$450,000, pursuant to the provisions of Section 384.24A of the Code of Iowa, for the purpose of paying the costs, to that extent, of acquiring vehicles and equipment for the municipal police and fire departments, and has published notice of the proposed action and has held a hearing thereon on April 3, 2024; and

WHEREAS, the City also proposed to enter into a loan agreement (the “General Purpose Loan Agreement” and together with the Essential Purpose Loan Agreement, the “Loan Agreements”) and to borrow money thereunder in a principal amount not to exceed \$360,000, pursuant to the provisions of Section 384.24A of the Code of Iowa, for the purpose of paying the cost, to that extent, of acquiring emergency electric generators and improving and equipping the municipal library, and in lieu of calling an election upon such proposal, has published notice of the proposed action and has held a hearing thereon, and as of April 3, 2024, no petition had been filed with the City asking that the question of entering into the General Purpose Loan Agreement be submitted to the registered voters of the City; and

WHEREAS, pursuant to the provisions of Section 384.28 of the Code of Iowa, the City combined the Loan Agreements into a single loan agreement (the “Loan Agreement”); and

WHEREAS, the City has negotiated the sale of a General Obligation Corporate Purpose Note, Series 2025A (the “Note”) in the principal amount of \$780,000 to First Whitney Bank and Trust, Atlantic, Iowa (the “Lender”) in evidence of the City’s obligation under the Loan Agreement; and

WHEREAS, it is now necessary to make final provision for the approval of the Loan Agreement and to authorize the issuance of the Note to the Lender;

NOW, THEREFORE, Be It Resolved by the City Council of the City of Atlantic, Iowa, as follows:

It is hereby determined that the City shall enter into the Loan Agreement with the Lender in substantially the form which will be placed on file with the City, providing for a loan to the City in the amount of \$780,000, for the purpose or purposes set forth in the preamble hereof.

The Mayor and City Clerk are hereby authorized and directed to sign the Loan Agreement on behalf of the City, and the Loan Agreement is hereby approved.

Principal of the Note shall be payable on June 1 in each of the years, and in the respective principal amounts as follows:

<u>Year</u>	<u>Principal Installment</u>	<u>Year</u>	<u>Principal Installment</u>
2025	\$165,000	2028	\$155,000
2026	\$145,000	2029	\$165,000
2027	\$150,000		

The City Clerk is hereby designated as the registrar and paying agent for the Note and may be hereinafter referred to as the “Registrar” or the “Paying Agent.”

The Note bears interest at the rate 4.75% per annum. Interest shall be calculated on the basis of a 360-day year comprised of twelve 30-day months. Accrued interest on the Note shall be payable semiannually on the first day of June and December in each year, commencing June 1, 2025, and continuing to, and including, final maturity on June 1, 2029.

Payment of both principal of and interest on the Note shall be made to the registered owner appearing on the registration books of the City at the close of business on the fifteenth day of the month next preceding the payment date and shall be paid to the registered owner at the address shown on such registration books; provided, however, that the final installment of principal and interest shall be payable only upon presentation and surrender of the Note to the Paying Agent.

The City reserves the right to optionally prepay principal of the Note in whole or in part at any time prior to and in inverse order of maturity on terms of par and accrued interest. All principal so prepaid shall cease to bear interest on the date of prepayment.

The Note shall be executed on behalf of the City with the official manual or facsimile signature of the Mayor and attested with the official manual or facsimile signature of the City Clerk and shall be a fully registered Note without interest coupons. In case any officer whose signature or the facsimile of whose signature appears on the Note shall cease to be such officer before the delivery of the Note, such signature or such facsimile signature shall nevertheless be valid and sufficient for all purposes, the same as if such officer had remained in office until delivery.

The Note shall be fully registered as to principal and interest in the name of the owner on the registration books of the City kept by the Registrar, and after such registration, payment of the principal thereof and interest thereon shall be made only to the registered owner or its legal representatives or assigns. The Note shall be transferable only upon the registration books of the City upon presentation to the Registrar, together with either a written instrument of transfer satisfactory to the Registrar or the assignment form thereon completed and duly executed by the registered owner or the duly authorized attorney for such registered owner.

The record and identity of any owners of the Note shall be kept confidential as provided by Section 22.7 of the Code of Iowa.

The Note shall be in substantially the following form:

(Form of Note)

UNITED STATES OF AMERICA  
STATE OF IOWA  
CASS COUNTY  
CITY OF ATLANTIC

GENERAL OBLIGATION CORPORATE PURPOSE NOTE, SERIES 2025A

No. 1

\$780,000

RATE	MATURITY DATE	NOTE DATE
4.75%	June 1, 2029	February 21, 2025

The City of Atlantic (the “City”), in Cass County, State of Iowa, for value received, promises to pay in the manner hereinafter provided to

First Whitney Bank and Trust  
Atlantic, Iowa

or registered assigns, the principal sum of SEVEN HUNDRED AND EIGHTY THOUSAND DOLLARS, together with interest on the outstanding principal hereof from the date of this Note, or from the most recent payment date on which interest has been paid, except as the provisions hereinafter set forth with respect to prepayment prior to maturity may be or become applicable hereto.

Principal of this Note shall be payable on June 1 in each of the years, and in the respective principal amounts as follows:

<u>Year</u>	<u>Principal Installment</u>	<u>Year</u>	<u>Principal Installment</u>
2025	\$165,000	2028	\$155,000
2026	\$145,000	2029	\$165,000
2027	\$150,000		

Principal of this Note shall bear interest at the per annum rate of 4.75%. Accrued interest on this Note shall be payable semiannually on the first day of June and December in each year, commencing June 1, 2025 and continuing to, and including, final maturity on June 1, 2029. Interest shall be calculated on the basis of a 360-day year comprised of twelve 30-day months.

Both principal of and interest on this Note are payable to the registered owner appearing on the registration books of the City maintained by the City Clerk (hereinafter referred to as the “Registrar” or the “Paying Agent”) at the close of business on the fifteenth day of the month next preceding the payment date in lawful money of the United States of America to the registered owner at the address shown on such registration books; provided, however, that the final installment of principal and interest will be payable only upon presentation and surrender of this Note to the Paying Agent.

This Note is issued by the City to evidence its obligation under a certain Loan Agreement, dated the date hereof (the “Loan Agreement”), entered into by the City for the purpose of (a) acquiring vehicles and equipment for the municipal police and fire departments; and (b) acquiring emergency electric generators and improving and equipping the municipal library.

This Note is issued pursuant to and in strict compliance with the provisions of Chapter 76 and Chapter 384 of the Code of Iowa, 2025, and all other laws amendatory thereof and supplemental thereto, and in conformity with a resolution of the City Council authorizing and approving the Loan Agreement and providing for the issuance and securing the payment of this Note (the "Resolution"), and reference is hereby made to the Resolution and the Loan Agreement for a more complete statement as to the source of payment of this Note and the rights of the owner of this Note.

The City reserves the right to optionally prepay the principal of this Note in whole or in part at any time prior to and in inverse order of maturity on terms of par and accrued interest. All principal so prepaid shall cease to bear interest on the date of prepayment.

This Note is fully negotiable but shall be fully registered as to both principal and interest in the name of the owner on the books of the City in the office of the Registrar, after which no transfer shall be valid unless made on said books and then only upon presentation of this Note to the Registrar, together with either a written instrument of transfer satisfactory to the Registrar or the assignment form hereon completed and duly executed by the registered owner or the duly authorized attorney for such registered owner.

The City, the Registrar and the Paying Agent may deem and treat the registered owner hereof as the absolute owner for the purpose of receiving payment of or on account of principal hereof, premium, if any, and interest due hereon and for all other purposes, and the City, the Registrar and the Paying Agent shall not be affected by any notice to the contrary.

And It Is Hereby Certified and Recited that all acts, conditions and things required by the laws and Constitution of the State of Iowa, to exist, to be had, to be done or to be performed precedent to and in the issue of this Note were and have been properly existent, had, done and performed in regular and due form and time; that provision has been made for the levy of a sufficient continuing annual tax on all the taxable property within the City for the payment of the principal of and interest on this Note as the same will respectively become due; and that the total indebtedness of the City, including this Note, does not exceed any constitutional or statutory limitations.

IN TESTIMONY WHEREOF, the City of Atlantic, Iowa, by its City Council, has caused this Note to be executed by its Mayor and attested by its City Clerk, on February 21, 2025.

CITY OF ATLANTIC, IOWA

By (DO NOT SIGN)  
Mayor

Attest:

(DO NOT SIGN)  
City Clerk

**\$780,000**

City of Atlantic, Iowa

2025 General Obligation Corporate Purpose Note

## Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	Fiscal Total
02/21/2025	-	-	-	-	-
06/01/2025	165,000	4.750%	10,292	175,292	175,292
12/01/2025	-	-	14,606	14,606	-
06/01/2026	145,000	4.750%	14,606	159,606	174,213
12/01/2026	-	-	11,163	11,163	-
06/01/2027	150,000	4.750%	11,163	161,163	172,325
12/01/2027	-	-	7,600	7,600	-
06/01/2028	155,000	4.750%	7,600	162,600	170,200
12/01/2028	-	-	3,919	3,919	-
06/01/2029	165,000	4.750%	3,919	168,919	172,838
<b>Total</b>	<b>\$780,000</b>	<b>-</b>	<b>\$84,867</b>	<b>\$864,867</b>	<b>-</b>

### Yield Statistics

Bond Year Dollars	\$1,786.67
Average Life	2.291 Years
Average Coupon	4.7500002%
Net Interest Cost (NIC)	4.7500002%
True Interest Cost (TIC)	4.7532341%
Bond Yield for Arbitrage Purposes	4.7532341%
All Inclusive Cost (AIC)	4.7532341%

### IRS Form 8038

Net Interest Cost	4.7500002%
Weighted Average Maturity	2.291 Years

12

Here are my thoughts if we do cleanup, we need to come up with a plan that is more feasible for the city. While a monitored location would be great to make the citizens bring the items to the location & put them in roll offs. We don't have the location or the roll off.

**IDEA 1.** Set up with the landfill of free days for the citizens to take advantage of & the city picks up the bill. Downfall fall is that means anyone in the county could bring stuff in.

**IDEA 2.** Do 1 type of item over a couple days each month of summer/spring/fall example city will pick up plastics this week in the month of August. City will pick up metals this week of September...

**IDEA 3.** No appliances, no electronics. These items are high priced disposal. We also need more volunteers to do the cleanups. The city council made the choice to have the last citywide cleanup, but very few staff worked on it.

**IDEA 4.** The churches keep saying they want to help the community & maybe the council could help too so they can see what it takes to do a cleanup.

**NOTES:** Tires have gone way up in price & as we learned last time tire businesses from all around us started dumping tires in town on properties that didn't already have 4 tires out to cut their costs of getting rid of tires (that by the way they bill their customers for disposal)

People literally throw human waste out there & everything they can dig out of the places they have hidden them. One property put out every bit of construction waste from their kitchen remodel.

13







OPINION OF PROBABLE PROJECT COSTS



CITY OF ATLANTIC STREET IMPROVEMENTS  
STATE ST FROM LOCUST ST. TO CHESTNUT ST.  
CHESTNUT/COMMERCE ST. FROM IOWA AVE. TO NEAR LINN ST.

11/27/2024

8 INCH P.C. CONCRETE w/ DOWEL BASKETS

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	EXCAVATION, CLASS 10, ROADWAY AND BORROW	2000	CY	\$ 8.00	\$ 16,000.00
2	TOPSOIL, STRIP, SALVAGE AND SPREAD	630	CY	\$ 12.00	\$ 7,560.00
3	CONSTRUCTION OF SOIL AGGREGATE SUBBASE	0.62	MILE	\$ 35,000.00	\$ 21,700.00
4	GRANULAR SHOULDERS, TYPE B	500	TON	\$ 55.00	\$ 27,500.00
5	SHOULDER CONSTRUCTION, EARTH	66	STA	\$ 300.00	\$ 19,800.00
6	PAVEMENT SCARIFICATION	9460	SY	\$ 7.00	\$ 66,220.00
7	STD/S-F PCC PAV'T, CL C CL 2, 8 INCH	9460	SY	\$ 75.00	\$ 709,500.00
8	DRIVEWAY, P.C. CONCRETE, 6 IN.	70	SY	\$ 70.00	\$ 4,900.00
9	REMOVAL OF PAVED DRIVEWAY	70	SY	\$ 12.00	\$ 840.00
10	ADJUST FIXTURE, MANHOLE	3	EACH	\$ 2,200.00	\$ 6,600.00
11	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
12	REMOVE AND REPLACE SIGN, AS PER PLAN	5	EACH	\$ 300.00	\$ 1,500.00
13	TRAFFIC CONTROL	1	LS	\$ 15,000.00	\$ 15,000.00
14	MOBILIZATION	1	LS	\$ 60,000.00	\$ 60,000.00
15	MULCHING	0.8	ACRE	\$ 1,400.00	\$ 1,120.00
16	SEEDING AND FERTILIZING (URBAN)	0.8	ACRE	\$ 4,200.00	\$ 3,360.00
Subtotal:					\$ 962,800.00
Contingency (10%):					\$ 96,280.00
CONSTRUCTION TOTAL:					\$ 1,059,080.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 144,400.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 1,203,480.00</b>

# OPINION OF PROBABLE PROJECT COSTS



## CITY OF ATLANTIC STREET IMPROVEMENTS STATE ST. FROM LOCUST ST. TO CHESTNUT ST. CHESTNUT/COMMERCE ST. FROM IOWA AVE. TO NEAR LINN ST.

11/27/2024

### 8 INCH HMA (HOT MIX ASPHALT) OVERLAY w/ LEVELING COURSE

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	TOPSOIL, FURNISH AND SPREAD	630	CY	\$ 40.00	\$ 25,200.00
2	GRANULAR SHOULDERS, TYPE B	500	TON	\$ 55.00	\$ 27,500.00
3	SHOULDER CONSTRUCTION, EARTH	66	STA	\$ 300.00	\$ 19,800.00
4	PAVEMENT SCARIFICATION	380	SY	\$ 12.00	\$ 4,560.00
5	HMA STD TRAFFIC: LEVELING COURSE 1/2 IN. MIX	820	TON	\$ 165.00	\$ 135,300.00
6	HMA STD TRAFFIC: SURFACE COURSE 1/2 IN. MIX	3550	TON	\$ 145.00	\$ 514,750.00
7	DRIVEWAY, P.C. CONCRETE, 6 IN.	70	SY	\$ 70.00	\$ 4,900.00
8	REMOVAL OF PAVED DRIVEWAY	70	SY	\$ 12.00	\$ 840.00
9	ADJUST FIXTURE, MANHOLE	3	EACH	\$ 2,200.00	\$ 6,600.00
10	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
11	REMOVE AND REPLACE SIGN, AS PER PLAN	5	EACH	\$ 300.00	\$ 1,500.00
12	TRAFFIC CONTROL	1	LS	\$ 7,500.00	\$ 7,500.00
13	MOBILIZATION	1	LS	\$ 50,000.00	\$ 50,000.00
14	MULCHING	0.8	ACRE	\$ 1,400.00	\$ 1,120.00
15	SEEDING AND FERTILIZING (URBAN)	0.8	ACRE	\$ 4,200.00	\$ 3,360.00
Subtotal:					\$ 804,130.00
Contingency (10%):					\$ 80,410.00
CONSTRUCTION TOTAL:					\$ 884,540.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 120,600.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 1,005,140.00</b>







OPINION OF PROBABLE PROJECT COSTS



CITY OF ATLANTIC STREET IMPROVEMENTS  
IOWA AVENUE  
BUCK CREEK RD TO CHESTNUT ST

1/30/2025

7 INCH ASPHALT

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	TOPSOIL, STRIP, SALVAGE AND SPREAD	600	CY	\$ 12.00	\$ 7,200.00
2	CONSTRUCTION OF SOIL AGGREGATE SUBBASE	0.46	MILE	\$ 35,000.00	\$ 16,100.00
3	GRANULAR SHOULDERS, TYPE B	360	TON	\$ 55.00	\$ 19,800.00
4	SHOULDER CONSTRUCTION, EARTH	47	STA	\$ 300.00	\$ 14,100.00
5	HMA STD TRAFFIC: BASE COURSE 3/4 IN. MIX	1400	TN	\$ 165.00	\$ 231,000.00
6	HMA STD TRAFFIC: SURFACE COURSE 1/2 IN. MIX	1060	TN	\$ 145.00	\$ 153,700.00
7	CLASS "A" CRUSHED STONE	50	TN	\$ 40.00	\$ 2,000.00
8	MISC STORM WATER AND DRAINAGE IMP.	1	LS	\$ 20,000.00	\$ 20,000.00
9	REMOVE AND REPLACE TRAIL APPROACH	30	SY	\$ 80.00	\$ 2,400.00
10	DETECTABLE WARNINGS	32	SF	\$ 50.00	\$ 1,600.00
11	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
12	TRAFFIC CONTROL	1	LS	\$ 9,300.00	\$ 9,300.00
13	MOBILIZATION	1	LS	\$ 36,000.00	\$ 36,000.00
14	MULCHING	1.0	ACRE	\$ 1,400.00	\$ 1,400.00
15	SEEDING AND FERTILIZING (RURAL)	1.0	ACRE	\$ 4,200.00	\$ 4,200.00
Subtotal:					\$ 520,000.00
Contingency (10%):					\$ 52,000.00
CONSTRUCTION TOTAL:					\$ 572,000.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 78,000.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 650,000.00</b>

OPINION OF PROBABLE PROJECT COSTS



CITY OF ATLANTIC STREET IMPROVEMENTS  
IOWA AVENUE  
BUCK CREEK RD TO CHESTNUT ST

1/30/2025

7 INCH P.C. CONCRETE

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	TOPSOIL, STRIP, SALVAGE AND SPREAD	600	CY	\$ 12.00	\$ 7,200.00
2	CONSTRUCTION OF SOIL AGGREGATE SUBBASE	0.46	MILE	\$ 35,000.00	\$ 16,100.00
3	GRANULAR SHOULDERS, TYPE B	360	TON	\$ 55.00	\$ 19,800.00
4	SHOULDER CONSTRUCTION, EARTH	47	STA	\$ 300.00	\$ 14,100.00
5	STD/S-F PCC PAV'T, CL C CL 2, 7 INCH	6300	SY	\$ 68.00	\$ 428,400.00
6	CLASS "A" CRUSHED STONE	50	TN	\$ 40.00	\$ 2,000.00
7	MISC STORM WATER AND DRAINAGE IMP.	1	LS	\$ 20,000.00	\$ 20,000.00
8	REMOVE AND REPLACE TRAIL APPROACH	30	SY	\$ 80.00	\$ 2,400.00
9	DETECTABLE WARNINGS	32	SF	\$ 50.00	\$ 1,600.00
10	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
11	TRAFFIC CONTROL	1	LS	\$ 12,600.00	\$ 12,600.00
12	MOBILIZATION	1	LS	\$ 39,000.00	\$ 39,000.00
13	MULCHING	1.0	ACRE	\$ 1,400.00	\$ 1,400.00
14	SEEDING AND FERTILIZING (RURAL)	1.0	ACRE	\$ 4,200.00	\$ 4,200.00
Subtotal:					\$ 570,000.00
Contingency (10%):					\$ 57,000.00
CONSTRUCTION TOTAL:					\$ 627,000.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 85,500.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 712,500.00</b>

OPINION OF PROBABLE PROJECT COSTS



CITY OF ATLANTIC STREET IMPROVEMENTS  
NORTH CHESTNUT STREET  
STATE ST. TO SCHILDBERG PARKING LOT

1/30/2025

7 INCH ASPHALT NORTH OF IOWA AVE  
8 INCH ASPHALT w/ DOWEL BASKETS SOUTH OF IOWA AVE

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	TOPSOIL, STRIP, SALVAGE AND SPREAD	300	CY	\$ 12.00	\$ 3,600.00
2	CONSTRUCTION OF SOIL AGGREGATE SUBBASE	0.24	MILE	\$ 35,000.00	\$ 8,400.00
3	GRANULAR SHOULDERS, TYPE B	200	TON	\$ 55.00	\$ 11,000.00
4	SHOULDER CONSTRUCTION, EARTH	26	STA	\$ 300.00	\$ 7,800.00
5	HMA STD TRAFFIC: BASE COURSE 3/4 IN. MIX	780	TN	\$ 165.00	\$ 128,700.00
6	HMA STD TRAFFIC: SURFACE COURSE 1/2 IN. MIX	700	TN	\$ 145.00	\$ 101,500.00
7	CLASS "A" CRUSHED STONE	100	TN	\$ 40.00	\$ 4,000.00
8	MISC STORM WATER AND DRAINAGE IMP.	1	LS	\$ 16,000.00	\$ 16,000.00
9	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
10	TRAFFIC CONTROL	1	LS	\$ 7,500.00	\$ 7,500.00
11	MOBILIZATION	1	LS	\$ 18,500.00	\$ 18,500.00
12	MULCHING	0.5	ACRE	\$ 1,400.00	\$ 700.00
13	SEEDING AND FERTILIZING (RURAL)	0.5	ACRE	\$ 4,200.00	\$ 2,100.00
Subtotal:					\$ 311,000.00
Contingency (10%):					\$ 31,100.00
CONSTRUCTION TOTAL:					\$ 342,100.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 46,700.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 388,800.00</b>

# OPINION OF PROBABLE PROJECT COSTS



## CITY OF ATLANTIC STREET IMPROVEMENTS NORTH CHESTNUT STREET STATE ST. TO SCHILDBERG PARKING LOT

1/30/2025

7 INCH P.C. CONCRETE NORTH OF IOWA AVE  
8 INCH P.C. CONCRETE w/ DOWEL BASKETS SOUTH OF IOWA AVE

ITEM #	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	EXTENDED PRICE
1	TOPSOIL, STRIP, SALVAGE AND SPREAD	300	CY	\$ 12.00	\$ 3,600.00
2	CONSTRUCTION OF SOIL AGGREGATE SUBBASE	0.24	MILE	\$ 35,000.00	\$ 8,400.00
3	GRANULAR SHOULDERS, TYPE B	200	TON	\$ 55.00	\$ 11,000.00
4	SHOULDER CONSTRUCTION, EARTH	26	STA	\$ 300.00	\$ 7,800.00
5	STD/S-F PCC PAV'T, CL C CL 2, 7 INCH	1800	SY	\$ 68.00	\$ 122,400.00
6	STD/S-F PCC PAV'T, CL C CL 2, 8 INCH	1700	SY	\$ 75.00	\$ 127,500.00
7	CLASS "A" CRUSHED STONE	100	TN	\$ 40.00	\$ 4,000.00
8	MISC STORM WATER AND DRAINAGE IMP.	1	LS	\$ 16,000.00	\$ 16,000.00
9	SAFETY CLOSURE	4	EACH	\$ 300.00	\$ 1,200.00
10	TRAFFIC CONTROL	1	LS	\$ 8,300.00	\$ 8,300.00
11	MOBILIZATION	1	LS	\$ 20,000.00	\$ 20,000.00
12	MULCHING	0.5	ACRE	\$ 1,400.00	\$ 700.00
13	SEEDING AND FERTILIZING (RURAL)	0.5	ACRE	\$ 4,200.00	\$ 2,100.00
Subtotal:					\$ 333,000.00
Contingency (10%):					\$ 33,300.00
CONSTRUCTION TOTAL:					\$ 366,300.00
<u>Other Project Costs</u>					
Engineering, Construction Observation and Administration:					\$ 50,000.00
<b>TOTAL PROJECT COST:</b>					<b>\$ 416,300.00</b>