



TENTATIVE AGENDA

ROBINS CITY COUNCIL

MONDAY, OCTOBER 2, 2023

7:00 - P.M. IN ROBINS CITY HALL

(ONE OR MORE MEMBERS OF THE COUNCIL MAY BE ATTENDING VIA ELECTRONIC DEVICE)

AGENDA:

- a. **CALL THE MEETING TO ORDER**
 - b. **PLEDGE OF ALLEGIANCE TO THE FLAG**
 - c. **ROLL CALL**
 - d. **APPROVAL OF THE AGENDA**
 - e. **MAYOR'S REPORT**
 - f. **COUNCIL REPORTS**
 - g. **ENGINEERS REPORT**
 - h. **CITIZEN COMMENTS – Agenda Items (limited to 3 minutes each)**
 - i. **CITIZEN COMMENTS – Non-Agenda Items (limited to 3 minutes each)**
 - j. **CONSENT AGENDA:**
 - a. Minutes of the September 6th Work Session; the September 11th Council Meeting; and the September 25th Work Session.
 - b. Financial Report
 - c. List of Bills Submitted
 - d. Resolution No. 1023-3 approving Pay Request #7 to Rathje Construction for work completed on the SE Trunk Sanitary Sewer Improvements.
 - e. Resolution No. 1023-4, appointing Planning and Zoning Commission Members for additional five-year terms.
 - k. **NEW BUSINESS**
 - a. Resolution No. 1023-5 approving a Platted Easement on Lot 3 of Kervin's Third Addition of The City of Robins, Iowa.
 - b. Review the Final Plat of the Village of Robins First Addition to Robins, Iowa and motion to approve Resolution No. 1023-5 approving the Plat.
 - c. Resolution No. 1023-6, accepting improvements and streets in The Village of Robis First Addition to Robins.
 - d. Review Developers Agreement #2022-3 for Robins Landing North, South, and Robins Road Watermain Extension; and Motion to Approve.
 - e. Resolution No. 1023-6, authorizing crack and joint sealing in the City of Robins.
 - l. **OLD BUSINESS**
 - a. Approval of Resolution No. 1023-2, adopting the Personnel Policy dated October 2nd, 2023.
14. **MOTION TO ADJOURN**



To: City of Robins (Mayor and Council)

Date: September 27, 2023

From: Kelli Scott, P.E.

CC:

RE: City Engineer's Report

CITY PROJECTS

Southeast Quadrant Sanitary Trunk Sewer (Camelot Pl)

We performed a punchlist walkthrough with Rathje on September 25th. Generally speaking the site needs to be cleaned up and there are areas that they will need to re-seed that have failed to grow under the seeding warranty in the contract. Rathje was meeting with his sub-contractor Wednesday to go over the deficient areas.

Rathje performed exploratory excavation at the areas where the pavers were settling and losing bedding material. There was an existing tile found in the vicinity of the failure that may have contributed to the failure and has been plugged. The tile was televised and didn't show evidence that the missing material travelled into the tile. Since the repair, there have been some significant rainfall events with no evidence of the sinkholes reappearing.

The culvert has been installed and the road patched.

Pay App #7

Regional Retention Basin

No update.

West Main St Trail and Road Reconstruction

We have received an opinion from City legal on the remaining abstracts obtained for the properties adjacent to the assumed Stamy Road ROW. Portions of the ROW are documented and portions are not. The segment through Stamy farms where the trail was proposed does not have a documented ROW. We will be having discussions with Dave Stamy regarding the discovery and options for an alternate route.

DEVELOPMENTS

The Village First Addition

The Final Plat is on the agenda for approval. A few minor punchlist items need to be addressed. Forge LLC has provided an escrow check to cover those items and have been notified that no building permits will be issued until the items are completed. We recommend acceptance of the public improvements as noted.

Robins Landing Phase I

The off-site water and north plans have been approved for construction. The Owner wants to start construction of the off-site watermain starting October 2nd. We are in discussions regarding actual start date due to the required closure of Main Street. The closure is estimated to last 10 days.

The south plans have been submitted to the DNR for permitting and will be approved for construction after the permits are received.

The final draft of the DA is on the agenda tonight. We have received no comments from the Owner.

Hindu Temple

The Hindu Temple has submitted an updated drainage report and site plan for review. We have made preliminary comments and sent back to the engineer for incorporation and comments. Our initial conversations with them indicated a desire to start construction this fall.

MISCELLANEOUS

Booster Station

There have been reports of pressure losses in the boosted area since the VFDs were installed. From our preliminary investigations, it appears that it was due to a pump failure unrelated to the work we performed.

The drops in suction pressure previously reported by CR water have decreased significantly, therefore maintain the upstream pressures more consistently. There has also been an improvement of the stability of the down stream pressures as well.

Since the VFDs were put online, the monthly utility bills have decreased to levels seen during the winter months (low usage) for a decrease of \$300-\$400 per month. We will continue to work with CR water to reduce the run times of the pumps to the extent possible to optimize energy efficiency and system efficiency.

Tower Terrace Road

An application was submitted in August for the MPDG Rural Grant in the amount of \$44.6M for the construction of TTR. There is no award schedule for this funding, so will provide an update when a response is received.

Indian Creek and Dry Run Creek Sanitary Sewer

No Update.

A 28E Amendment is in process at the City of Marion to allocate any excess capacity within the already constructed segments and to revise the flow requests from CR and allow other jurisdictions to review their flow requests and make modifications. At this time, we don't feel that any changes are necessary for the City of Robins.

Transportation Technical Advisory Committee (TTAC)

No update.

REDI

No update.

Knollwood Basin

No Update.

Data has been analyzed and a memo prepared. We will deliver the analysis memo to City staff and work with City staff and officials to review the analysis information and determine next steps.

28-E Agreements

No Update. CR canceled the last meeting due to a lack of information to share.

We had a meeting with CR on August 1st to continue negotiations. As a result of that meeting, we have set up recurring monthly meetings to work through the nuances of each agreement.

Robins Police Department

Traffic Trailer Analysis

N center Point Rd and Kings Way South Bound Traffic

From 09/01/2023 to 09/14/2023

Average speed 44mph

Speeding vehicles 9.7 %

Top speed 137mph at 2:45 pm

Most travelled 4pm

N Center Point Rd and Kings Way North Bound Traffic

From 08/18/2023 to 09/01/2023

Average speed 40mph

Speeding vehicles 9.7%

Top Speed 105mph at 9:55pm

Most travelled 4pm

Robins Police Department

Traffic Trailer Analysis

West Main St and Brougham Rd east bound traffic

From 09/020/2023 to 09/26/2023

Speed Limit 35mph

Average speed 32mph

Speeding vehicles 4.0 %

Top speed 107mph at 08:20 am

Most travelled 6am to 4pm

West Main St and Brougham Rd west bound traffic

From 09/14/2023 to 09/20 /2023

Speed Limit 35mph

Average speed 33mph

Speeding vehicles 3.2 %

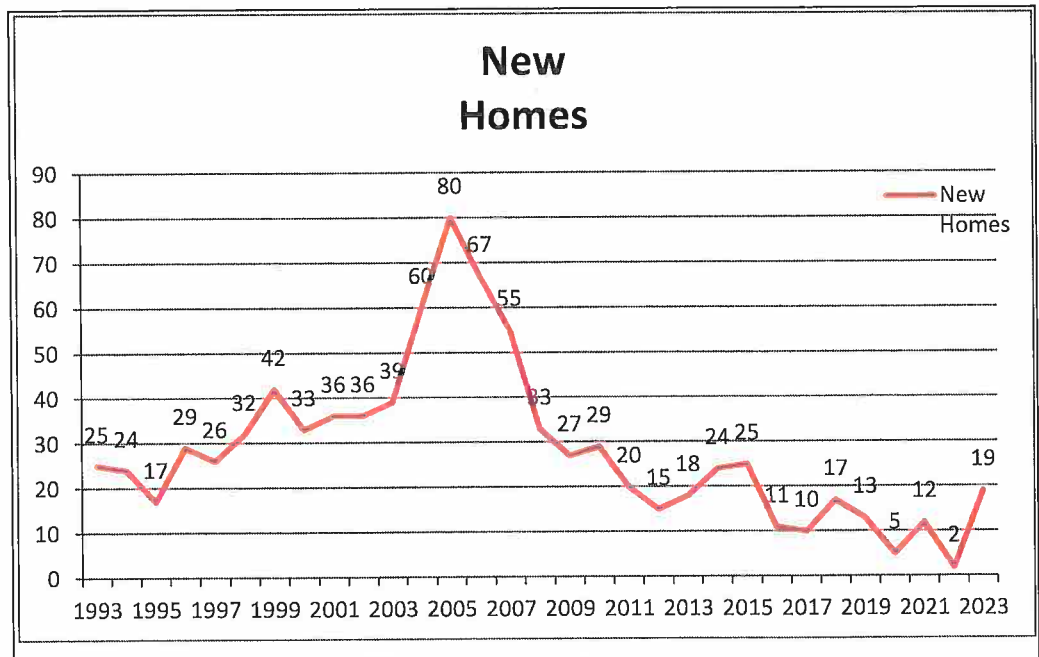
Top Speed 75mph at 14:15 pm

Most travelled 6am to 4pm

Robins
Planning and Zoning Report
 September 30, 2023

Permit Number	BeginDate	Comment	PermitType	PartyName	FullAddress		City	State	Zip
					#	Street			
B22-002	09/08/23	Permit Re-New	Building	Kimberly Jauga	3078	Windsor Dr.			
B23-001	03/30/23	New SFD Construction	Building	First Construction	3083	Arbury Ct.			
B23-001	04/07/23	New SFD Construction	Building		3083	Arbury Ct			
B23-002	04/14/23	New SFD Construction	Building	Rosanne Donnelly	300	Dutch Dr.			
B23-003	04/20/23	New SFD Construction	Building	Tom Shey	1965	Kaylin Ct			
B23-005	05/08/23	New Duplex/Gargae	Building	Kenwood Homes, LLC	875	Miles St.			
B23-006	05/08/23	New Duplex/Gargae	Building	Kenwood Homes, LLC	901	Miles St.			
B23-007	06/07/23	New SFD Construction	Building	B. Hancock Construction	3084	Arbury Ct.			
B23-008	06/08/23	New SFD & Garage	Building	Matt Gangestad	3082	Arbury Ct			
B23-009	07/07/23	New SFD & Garage	Building	Will & Jenna Dible	3149	Windsor Dr.			
B23-010	08/08/23	New SFD & Garage	Building	Academy Homes	460	Dutch Dr.			
B23-011	08/08/23	New SFD & Garage	Building	le March & Katherine O'Br	3084	Brimley Pass			
B23-012		New SFD & Garage	Building	im Steinke & Kathy Norm	3067	Saxton Ln			
B23-013	09/22/23	New SFD & Garage	Building	Frey Homes	3089	Windsor Dr.			
B23-014	09/26/23	New SFD & Garage	Building	Tim Jacobs Homebuilders	3063	Saxton Ln			
B23-015	09/26/23	New SFD & Garage	Building	JP Homes	3081	Arbury Ln			
BC23-001	03/03/23	ew Commercial Constructi	Building	FC Land LLC	3230	N. Ctr Pt. Rd #500			
BC23-002	06/21/23	ew Commercial Constructi	Commercial	Andy Eicher	3201	Eagle View Ct.			
BC23-003	09/06/23	New 50'x80' Outbuilding	Building	Midwest Janitorial Service	2822	N. Center Point Rd			

FY2023 Permits Issued	
January	22
February	12
March	30
April	28
May	39
June	34
July	30
August	37
September	38
October	
November	
December	
Total	270





ROBINS CITY COUNCIL
Minutes of the September 6, 2023 Work Session

Mayor Hinz opened the Work Session at noon on September 6, 2023 in the Robins City Hall. Attendees were Council Members Dave Franzman, Dick Pilcher, JD Smith, Roger Overbeck, and Marilyn Cook along with City Staff; including Deputy Clerk Lisa Goodin, Police Chief Andy Humphrey, Fire Chief Keith Feldkamp, Building Official/Public Works Superintendent Mike Kortenkamp, Fire Code Official/Deputy Public Works Superintendent Neal Boeckmann and City Clerk/Treasurer Lori Pickart.

The City Council and City Staff reviewed the revised Personnel Policy, noting the effective date will be the day of adoption of the Policy which is scheduled for October 2nd, 2023. They noted comp time is no longer allowed by exempt employees; and added observance of Good Friday and Veterans Day to the list of holidays; along with vacation and holiday pay for Permanent Part-time Employees. They reviewed and agreed upon adding an additional week of vacation pay for full-time exempt employees. They defined full-time exempt employees as employees regularly working at least 40 hours per week. They added the requirement for return of City issued uniforms and equipment from Police Officers upon the end of their service to the City; and added drug testing to the policy for all employees.

The Council adjourned at 1:15 p.m.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer



ROBINS CITY COUNCIL
MINUTES OF THE SEPTEMBER 11TH, 2023 MEETING

Mayor Hinz called the meeting to order at 7:00 p.m. on Monday, September 11, 2023 in the Robins City Hall. After the Pledge of Allegiance to the Flag, roll call was taken with Councilors JD Smith, Dave Franzman, Roger Overbeck, Dick Pilcher and Marilyn Cook, along with Attorney Holly Corkery, Engineer Kelli Scott, Planning and Zoning Administrator Dean Helander, Building Official Mike Kortenkamp, Police Chief Gary Manhart, Deputy Clerk Lisa Goodin, City Clerk/Treasurer Lori Pickart and around five guests.

Mayor Hinz asked that the minutes of the September 6th, meeting along with item "c" under new business approval of the Urban Revitalization Plan. Smith moved to approve the Agenda as amended, Franzman seconded and all voted aye.

COMMITTEE REPORTS

- Mayor Chuck Hinz noted this past Sunday was the last outdoor Market.
- Safety Coordinator Pilcher noted he police and fire reports were in the packet. He added he has been attending meetings relating to the status of the sirens due to the DAEC closure.
- Public Works Coordinator Overbeck the contractor is finishing up the SE trunk sanitary sewer project and will be working on the culvert replacement next week.
- Parks Coordinator Franzman noted the chip barriers at the South Troy Park will be installed soon. He added the camera funded by the Civic Club is up and running.
- Streets Coordinator Smith noted the contractor is nearly completed with the repair of several intersections around town. He added discussions have occurred relating to crack sealing yet this fall.
- Engineer Kelli Scott noted the Village addition will be on the October agenda and added the sink hole behind Todd Roberts home is due to a tile which is broken.

CITIZEN COMMENTS

- Comments on Agenda items were heard from Todd Roberts who asked if the broken tile would be capped. Engineer Scott noted Soil Concepts would be repairing manhole problem,
- Comments under Non-Agenda items were heard from Greg McGivern, of Robins advising the Council that Rudd Sanitation has been making a big mess on the city's streets with trucks, both oil deposits and garbage leaking all over. He provided several pictures to the Council and asked if the city would consider getting a new provider. Mayor Hinz noted he sent an e-mail two weeks ago siting the contract about the vehicles used. He added he believes they followed the trucks around spraying off the messes in the streets. Smith noted he has talked with the maintenance guys and noted he has heard the DOT has gotten involved.

CONSENT AGENDA

- Franzman moved to approve the Consent Agenda as amended. Items included were the Financial Report, the List of Bills Submitted, and Resolution No. 0923-1 approving the disposal of City Assets. Overbeck seconded the motion and all voted aye.

NEW BUSINESS

- Second Reading of Ordinance No. 2302. Engineer Scott noted Ordinance No. 2302 is rezoning the Robins Landing sub-division by removing the PUD zoning to R-3, two family medium density residential. Smith noted he has concerns with the “wet” detention basin. Scott noted his Ordinance relates to the rezoning of the property. She noted the city will be discussing that with the final plat. Franzman moved to approve the second reading of Ordinance No. 2302, Pilcher seconded. There we no other discussion, and all voted ayes on the motion.
- Franzman moved to suspend the rules and pass Ordinance No. 2302 on its final reading, Pilcher seconded and all voted aye.
- Pilcher moved to approve Resolution No. 0924-4, declaring necessity and providing for Notice of Hearing on the proposed urban revitalization plan for the Robins Urban Revitalization Area. The public hearing will be held on October 16th at 5:30 p.m. Franzman seconded and all voted aye.

OLD BUSINESS

- The Declaration of Restrictive Covenants has been amended by adding “if any changes to the covenants is made, the City needs to be advised and approve the changes”. Plat of Survey No. 2719 is severing building #400 from the Tradesman Square sub-division to allow the sale of both the building and land to another property owner. Overbeck moved to approve Resolution No. 0923-3, Cook seconded and all voted aye.

Franzman moved to adjourn the meeting at 7:38 p.m. Overbeck seconded and all voted aye.

Mayor, Chuck Hinz

ATTEST:

Lori Pickart, City Clerk/Treasurer



ROBINS CITY COUNCIL
MINUTES OF THE SEPTEMBER 25TH, 2023 WORK SESSION

Mayor Hinz called the meeting to order at 10:10 a.m. in the Robins City Hall on Monday, September 25th, 2023. Roll call was taken with Councilors Dick Pilcher, JD Smith, Dave Franzman, Marilyn Cook and Roger Overbeck present along with Attorney Doug Herman, Engineer Kelli Scott, Building Official/Public Works Superintendent Mike Kortenkamp, Planning and Zoning Administrator Dean Helander and City Clerk/Treasurer Lori Pickart. The Council reviewed Development Agreement #2022-3 relating to the Robins Landing Development and adjourned at 11:30 a.m.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer



<i>ACCOUNT:</i>	<i>BALANCE 9/1/2023</i>	<i>SEPTEMBER RECEIPTS</i>	<i>SEPTEMBER EXPENSES</i>	<i>BALANCE 9/30/2023</i>	<i>PROPOSED BILLS</i>	<i>ANTICIPATED BALANCE</i>
GENERAL FUND	\$1,828,439.12	\$195,605.54	\$145,468.92	\$1,878,575.74	\$69,040.71	\$1,809,535.03
ROAD USE	\$787,502.41	\$37,284.02	\$61,856.80	\$762,929.63	\$52,241.40	\$710,688.23
ROBINS BASEBALL	\$13,468.34	\$0.00	\$0.00	\$13,468.34	\$0.00	\$13,468.34
LOCAL OPTION TAX	\$2,103,296.03	\$47,216.75	\$2,234.24	\$2,148,278.54	\$7,997.10	\$2,140,281.44
TIF	\$30,695.65	\$38,646.05	\$0.00	\$69,341.70	\$0.00	\$69,341.70
DEBT SERVICE	\$18,303.39	\$13,270.21	\$0.00	\$31,573.60	\$0.00	\$31,573.60
CAPITAL PROJECTS	\$1,488,006.23	\$0.00	\$0.00	\$1,488,006.23	\$59,012.40	\$1,428,993.83
WATER UTILITY	\$207,742.42	\$0.00	\$2,022.36	\$205,720.06	\$2,556.11	\$203,163.95
SEWER UTILITY	\$662,630.44	\$44,047.98	\$28,484.69	\$678,193.73	\$23,417.65	\$654,776.08
TOTALS	\$7,140,084.03	\$376,070.55	\$240,067.01	\$7,276,087.57	\$214,265.37	\$7,061,822.20

<i>September Revenues</i>	Police Fines	\$1,012.00
	Vehicle Inspections	\$920.00
	American Relief Plan	\$0.00
	Park Rental	\$575.00
	Golf Cart License	\$0.00
	Ball Diamond Usage	\$0.00
	City Hall Rental	\$550.00
	Building Permits	\$3,858.00
	Coseco Permits	\$0.00
	Engineering Services Fee	\$120,440.77
	Platting Fees	\$1,860.00
	Misc. Receipts	\$5,121.07
	Farmers Market	\$5.00
	Property Taxes	\$61,263.70
	Alcohol Permits	\$0.00
	Road Use Receipts	\$37,284.02
	Local Option Tax Receipts	\$47,216.75
	TIF Receipts	\$38,646.05
	Debt Service Receipts	\$13,270.21
	Bond Proceeds	\$0.00
	Capital Projects Reimbursements	\$0.00
	Cedar Rapids Water Reimbursement	\$0.00
	Water Main Fees	\$0.00
	Water Connection Fee	\$0.00
	Sewer User Fees	\$44,047.98
	Sewer Connections	\$0.00
Total Receipts		\$376,070.55

Cash and Investment Account Balance as of 9/30/23

	<u>Checking</u>	<u>Savings</u>	<u>CD's</u>	<u>Totals</u>
General Fund	\$112,988.97	\$1,265,586.77	\$500,000.00	\$1,878,575.74
Road Use	\$30,397.68	\$732,531.95		\$762,929.63
Robins Baseball Inst.	\$212.67	\$13,255.67		\$13,468.34
Local Option Tax	\$98,227.64	\$1,550,050.90	\$500,000.00	\$2,148,278.54
TIF	\$46,054.39	\$23,287.31		\$69,341.70
Debt Service	\$20,823.23	\$10,750.37		\$31,573.60
Capital Projects	\$546.10	\$1,487,460.13		\$1,488,006.23
Water Utility	\$2,759.10	\$202,960.96		\$205,720.06
Sewer Utility	\$11,513.39	\$666,680.34		\$678,193.73
Totals	\$323,523.17	\$5,952,564.40	\$1,000,000.00	\$7,276,087.57

Vendor	Description	Parks 001-430	Police 001-110	Fire 001-150	General - Other	P&A 001-620	Road Use 110-210	Sewer Utility - 610-815	Water Utility 600-810	Lost/Capital Projects	Total
Alliant Energy	electricity	279.72	341.52	341.52		258.03	1,766.57	184.52			3,171.88
Amazon	supplies	384.51		190.62	46.99	194.69	61.57				878.38
City of Cedar Rapids	sewer upgrade							16,335.35		59,012.40	75,347.75
Cook, Marilyn	gas stipend				30.00						30.00
Corum Construction	road repairs						37,450.00				37,450.00
Display Sales	supplies	3,702.08									3,702.08
Electronic Engineering	park cameras & popcorn popper	4,559.00									4,559.00
EMC Insurance	insurance		964.38	2,029.00			2,657.81	3,181.81			8,833.00
Franzman, Dave	gas stipend				30.00						30.00
Gazette	publications					369.27					369.27
G-Works	additional users					106.00					106.00
Helander, Dean	gas stipend										100.50
Henderson Truck	mower repairs				60.00		38.39				38.39
Hinz, Chuck	gas stipend										60.00
Homburg, Steven	reimbursement			80.00							80.00
IMS Branded Solutions	supplies	28.00	30.00			55.71	28.00	106.00			141.71
Iowa Pump Works	omni-site										1,671.70
J&M Enterprises	service						1,671.70				180.65
John Deere Credit	supplies						180.65				180.65
John's Lock & Key	service		115.23			27.39					142.62
Keltec Inc.	service		194.06								194.06
Limited Landscape	service						363.88			1,000.00	1,363.88
Linn Co-op Lawn Care	service	550.00									550.00
Linn County REC	electricity								699.11		2,103.29
Linn County Sheriff	auto service		375.50				1,103.62	300.56			375.50
LRS Portables	port-a-potty				143.00						143.00
Lynch-Dallas	service					1,815.50					1,815.50
Menards	supplies						87.76				87.76
Mercy Hospital	service			355.69							355.69
Metro Design	service					169.95					169.95
Mid-American Energy	natural gas		30.16	30.17		59.02	29.44	27.14			175.93
Miene Septic	service						1,875.00				1,875.00
Office Depot	supplies					101.23					101.23
Overbeck, Roger	gas stipend				30.00						30.00
Payroll-Alt, Connor	Firefighter			764.40							764.40
Payroll-Alt, Jason	Firefighter			148.21							148.21
Payroll-Bartels, Brett	Police Officer		530.63								530.63
Payroll-Bell, Eddie	Firefighter			331.91							331.91
Payroll-Boeckmann, Neal	Streets/Sewers/Firefighter	467.54		2,789.24	467.55		1,870.53				5,594.86
Payroll-Boots, Brian	Firefighter			32.49							32.49
Payroll-Circl, Adam	Police Officer		464.29								464.29

Vendor	Description	Parks 001-430	Police 001-110	Fire 001-150	General - Other	P&A 001-620	Road Use 110-210	Sewer Utility - 610-815	Water Utility 600-810	Lost/Capital Projects	Total
Payroll-Cook, Marilyn	Councilor					332.14					332.14
Payroll-Draker, David	Firefighter			653.61							653.61
Payroll-Dunn, Jim	Police Officer		336.44								336.44
Payroll-Fee, Robert	Firefighter			251.61							251.61
Payroll-Feldkamp, Keith	Fire Chief			1,722.00							1,722.00
Payroll-Franzman, Dave	Councilor					332.46					332.46
Payroll-Goodin, Lisa	Deputy Clerk				842.08			1,263.11			2,105.19
Payroll-Graham, Nathan	Firefighter			173.87							173.87
Payroll-Helander, Harold	Zoning Administrator				1,021.93						1,021.93
Payroll-Hinz, Chuck	Mayor					369.40					369.40
Payroll-Holland, Joshua	Firefighter			1,323.56							1,323.56
Payroll-Homburg, Stephen	Firefighter			78.41							78.41
Payroll-Hoppe, Phillip	Streets/Sewers/Parks/C. Hall	368.57		108.41		146.31		32.53			655.82
Payroll-Humphrey, Andy	Police Chief		2,838.80								2,838.80
Payroll-Humphrey, Gabe	Police Officer		758.07								758.07
Payroll-Jellison, Loren	Firefighter			737.60							737.60
Payroll-Kortenkamp, Mike	Building/Streets/Sewer				2,421.22		1,210.60	1,210.60			4,842.42
Payroll-Kramer, Alindsey	Firefighter			494.14							494.14
Payroll-Manhart, Gary	Police Officer		1,286.44								1,286.44
Payroll-McGiveren, Greg	Police Officer		1,552.36								1,552.36
Payroll-Nusbaum, Jason	Police Officer										0.00
Payroll-Oshel, Deric	Police Officer		362.97								362.97
Payroll-Overbeck, Roger	Councilor					277.05					277.05
Payroll-Payne, Tim	Police Officer		611.17								611.17
Payroll-Pickart, Lori	City Clerk/Treasurer					4,996.84					4,996.84
Payroll-Pilcher, Richard	Councilor					332.46					332.46
Payroll-Potts, Kenneth	Streets/Sewer/Parks	266.00			384.22		532.00	49.26			1,231.48
Payroll-Pruitt, Joshua	Firefighter			39.86							39.86
Payroll-Skaggs, Brandon	Firefighter			747.74							747.74
Payroll-Smith, JD	Councilor					206.87					206.87
Payroll-Teahen, Janet	Firefighter			413.07							413.07
Payroll-Teahen, Peter	Firefighter			615.07							615.07
Payroll-Vandersee, Anthony	Firefighter			319.60							319.60
Payroll-Vanersvelde, Jeff	Streets					67.02	174.74				241.76
Payroll-Webber, Jacob	Firefighter	412.84		412.40							825.24
Payroll-Welton, Joey	Streets/Sewer/Parks			115.27	48.06		739.31	364.77			1,267.41
Payroll-Wood, Kevin	Firefighter			1,109.20							1,109.20
Pilcher, Dick	gas stipend				30.00						30.00

Vendor	Description	Parks 001-430	Police 001-110	Fire 001-150	General - Other	P&A 001-620	Road Use 110-210	Sewer Utility - 610-815	Water Utility 600-810	Lost/Capital Projects	Total
Point Computer	service		210.00		140.00						350.00
Smith, JD	gas stipend				30.00						30.00
Snyder & Associates	engineering					10,149.53		362.00	1,857.00	6,997.10	19,365.63
Snyder & Associates	R Landing engineering					2,175.00					2,175.00
Strategic Print Solutions	mailing					1,029.21					1,029.21
Walmart	supplies				169.04						169.04
Wendling Quarries	supplies						47.12				47.12
WEX	gasoline		689.30	195.36			352.71				1,237.37
Wholesale Repair	repairs			161.43							161.43
Total		11,018.26	11,691.32	16,765.46	5,994.59	23,571.08	52,241.40	23,417.65	2,556.11	67,009.50	214,265.37

Budget Tracking

The City of Robins

FY '24

9/29/23	July 23	Aug 23	Sept 23	Oct 23	Nov 23	Dec 23	Jan 24	Feb 24	Mar 24	April 24	May 24	June 24	Total	Budget	Balance
1. PUBLIC SAFETY															
Police Department															
Salaries	10,314	13,377	15,524	9,615									48,830	152,250	103,420
FICA, City Share	774	1,008	1,165	728									3,675	11,647	7,972
IPERS, City Share	960	1,245	1,445	895									4,545	14,174	9,629
Health Insurance	1,792	1,792	2,688	896									7,168	25,000	17,832
Training/Travel	2,919	8	250	0									3,177	5,000	1,823
Building Maintenance	113	122	188	0									423	6,000	5,577
Gas & Oil	523	665	674	689									2,551	10,000	7,449
Vehicle Repair	80	34	170	376									660	5,000	4,340
Utilities	299	412	453	372									1,536	6,000	4,464
Communications	146	159	265	0									570	2,000	1,430
Municipal Insurance	0	3,392	964	964									5,320	20,000	14,680
State/County Charges	0	500	0	0									500	1,200	700
Dispatch Fees	0	0	0	0									0	5,100	5,100
Personal Protective Eq	0	0	0	0									0	12,500	12,500
Computer/Software	2,503	299	2,559	404									5,765	10,000	4,235
Misc. Supplies	125	1,490	105	0									1,720	12,000	10,280
Guns/Holsters/Lights	334	0	182	115									631	12,500	11,869
3 New Radios	0	0	0	0									0	21,600	21,600
Reserve Program Costs	0	525	2,444	0									2,969	3,500	531
New Car	0	46,879	0	0									46,879	0	-46,879
Police Total	20,882	71,907	29,076	15,054	0	0	0	0	0	0	0	0	136,919	335,471	198,552
Fire Department															
Salaries & Stipends	15,905	2,588	4,444	14,842									37,779	93,500	55,721
FICA	1,233	196	333	1,161									2,923	7,153	4,230
IPERS	717	123	419	727									1,986	8,705	6,719
Health Insurance	428	256	767	364									1,815	4,200	2,385
Dues/Memberships	0	0	0	0									0	600	600
Fire Training	0	0	0	0									0	3,000	3,000
Medical Training	0	0	1,273	80									1,353	6,000	4,647
Station Maintenance	2,874	264	1,736	178									5,052	14,500	9,448
Gas & Oil	108	124	110	195									537	2,200	1,663
Truck Repair	1,754	115	4,956	161									6,986	9,100	2,114
Utilities	300	412	453	372									1,537	6,300	4,763
Communications	41	53	85	0									179	2,000	1,821
Municipal Insurance	0	4,805	2,029	2,029									8,863	28,000	19,137
Immunizations	280	302	658	356									1,596	5,000	3,404
Medical Supplies	7	199	7	0									213	2,000	1,787
Major Equipment	0	315	0	0									315	3,000	2,685
Attire	0	34	132	0									166	4,000	3,834
Fire Total	23,647	9,786	17,402	20,465	0	0	0	0	0	0	0	0	71,300	199,258	127,958
Animal Control	0	0	0	0	0	0	0	0	0	0	0	0	0	2,500	2,500
TOTAL PUBLIC SAFETY	44,529	81,693	46,478	35,519	0	0	0	0	0	0	0	0	208,219	537,229	329,010
2. PUBLIC WORKS															
Drainage Salaries	1,268	1,396	2,055	901									5,620	16,800	11,180
FICA-City Share	96	106	156	69									427	1,285	858

9/29/23	July 23	Aug 23	Sept 23	Oct 23	Nov 23	Dec 23	Jan 24	Feb 24	Mar 24	April 24	May 24	June 24	Total	Budget	Balance
IPERS-City Share	120	132	194	85									531	1,586	1,055
Health Insurance	106	128	191	46									471	1,610	1,139
Mowing Costs	45	159	61	0									265	3,600	3,335
Purchase Mower	0	0	0	0									0	20,000	20,000
Bridge/Drainage	0	2,809	12,997	0									15,806	250,000	234,194
Tree Maintenance	0	0	0	0									0	2,500	2,500
NPDES Requirements	0	0	0	0									0	2,500	2,500
Streets Total	1,635	4,730	15,654	1,101	0	0	0	0	0	0	0	0	23,120	299,881	276,761
Traffic Signs	0	0	0	0										1,000	1,000
Solid Waste	0	0	0	0										27,000	27,000
TOTAL PUBLIC WORKS	1,635	4,730	15,654	1,101	0	0	0	0	0	0	0	0	23,120	327,881	304,761
4. CULTURE & RECREATION															
Library Service	0	0	24,544	0									24,544	120,000	95,456
Parks Department															
Salaries	2,813	4,096	3,943	1,680									12,532	33,600	21,068
FICA	214	312	300	128									954	2,570	1,616
IPERS	265	387	372	158									1,182	3,172	1,990
Health Insurance	106	128	192	46									472	1,725	1,253
Maintenance	5,001	9,635	1,236	4,468									20,340	30,000	9,660
Park Camera System	337	55	238	4,870									5,500	0	-5,500
Utilities	229	550	1,456	280									2,515	7,000	4,485
Pickleball/Skate Park	0	0	0	0									0	200,000	200,000
Park Planning	0	0	0	0									0	20,000	20,000
Total	8,965	15,163	7,737	11,630	0	0	0	0	0	0	0	0	43,495	298,067	254,572
Cemetery	99	0	0	0									99	2,500	2,401
Special Events	0	0	0	0									0	2,300	2,300
City Entrance Signs	0	0	0	0									0	500	500
TOTAL CULTURE & REC.	9,064	15,163	7,737	11,630	0	0	0	0	0	0	0	0	43,594	303,367	259,773
5. COMMUNITY & ECONOMIC DEVELOPMENT															
P&Z/Inspectors/Building															
Salaries	5,783	6,321	8,152	4,462									24,718	74,550	49,832
Meeting Fees	101	0	0	101									202	2,000	1,798
FICA	435	476	612	337									1,860	5,703	3,843
IPERS	546	597	770	421									2,334	7,038	4,704
Health Insurance	904	904	1,356	452									3,616	17,250	13,634
Mileage/Stipends	0	0	0	0									0	400	400
Communications	61	49	108	0									218	700	482
Training	0	0	4	0									4	5,000	4,996
Misc. Supplies	154	429	33	47									663	2,000	1,337
Vehicle	69	39	83	0									191	2,000	1,809
TOTAL COMM. & ECON.	8,053	8,815	11,118	5,820	0	0	0	0	0	0	0	0	33,806	116,641	82,835
6. GENERAL GOVERNMENT															
Mayor/Council															
Salaries	1,900	400	400	2,091									4,791	19,800	15,009
FICA	108	31	31	118									288	1,515	1,227
IPERS	57	0	0	63									120	500	380
Gas Stipends	210	0	0	210									420	1,500	1,080
Total Mayor/Council	2,275	431	431	2,482	0	0	0	0	0	0	0	0	5,619	23,315	17,696
Policy & Admin.															

9/29/23	July 23	Aug 23	Sept 23	Oct 23	Nov 23	Dec 23	Jan 24	Feb 24	Mar 24	April 24	May 24	June 24	Total	Budget	Balance
Salaries	6,968	7,138	10,707	3,569									28,382	90,300	61,918
FICA	516	529	793	264									2,102	6,908	4,806
IPERS	658	673	1,011	337									2,679	8,524	5,845
Health Insurance	2,031	2,045	3,046	1,015									8,137	31,500	23,363
Dues/Memberships	2,174	0	0	0									2,174	4,000	1,826
Training/Travel	0	0	0	0									0	1,000	1,000
Strategic Planning	0	0	0	0									0	5,000	5,000
Clock Tower Maintenance	0	0	0	0									0	1,500	1,500
Communications	83	182	333	0									598	3,000	2,402
Publications	101	398	511	369									1,379	3,200	1,821
R/L Engineering	0	0	5,458	2,175									7,633	0	-7,633
Engineering	0	9,709	2,637	7,974									20,320	100,000	79,680
Municipal Insurance	0	7,632	60	0									7,692	45,000	37,308
Legal	0	4,382	912	1,816									7,110	50,000	42,890
Data Processing	1,576	186	40	246									2,048	25,000	22,952
Elections	0	0	0	0									0	3,500	3,500
Corridor MPO	0	2,722	0	0									2,722	4,000	1,278
Office Supplies	472	244	1,327	0									2,043	7,000	4,957
Misc. Supplies	17	85	71	662									835	5,000	4,165
Postage	126	0	0	142									268	1,500	1,232
Office Contingencies	0	0	0	1,029									1,029	11,500	10,471
City Hall Phone System	0	0	0	0									0	10,000	10,000
City Hall Design	0	0	0	0									0	20,000	20,000
Total Policy & Admin	14,722	35,925	26,906	19,598	0	0	0	0	0	0	0	0	97,151	437,432	340,281
City Hall/Buildings															
Salaries-Cleaning	273	422	273	253								0	1,221	6,000	4,779
FICA	21	32	21	19									93	459	366
IPERS	26	40	26	24									116	566	450
Maintenance	992	122	228	0									1,342	25,000	23,658
Utilities	282	354	460	328									1,424	4,800	3,376
Church Planning/Design	0	0	0	0									0	80,000	80,000
City Hall Total	1,594	970	1,008	624	0	0	0	0	0	0	0	0	4,196	116,825	112,629
TOTAL GENERAL GOVERN	18,591	37,326	28,345	22,704	0	0	0	0	0	0	0	0	106,966	577,572	470,606
TOTAL GENERAL FUND	81,872	147,727	109,332	76,774	0	0	0	0	0	0	0	0	415,705	1,862,690	1,446,985
Road Use															
Salaries	9,225	5,861	8,226	3,947									27,259	89,250	61,991
FICA, City Share	697	439	618	299									2,053	6,828	4,775
IPERS, City Share	870	553	777	372									2,572	8,425	5,853
Health Insurance	1,039	1,159	1,355	388									3,941	19,550	15,609
Building Repair/Maint	786	0	84	0									870	5,000	4,130
Street Lights	2,687	0	2,708	2,736									8,131	38,000	29,869
Gas/Oil/Maintenance	1,082	177	504	353									2,116	15,000	12,884
Equipment Repairs	476	0	120	1,710									2,306	20,000	17,694
Utilities	160	198	239	163									760	3,520	2,760
Communications	245	243	418	0									906	2,500	1,594
Insurance	0	6,501	2,918	2,658									12,077	38,600	26,523
Legal/Engineering	0	0	122	0									122	5,000	4,878
Street Maint/Construct	5,053	3,100	40,838	37,450									86,441	200,000	113,559
Traffic Signs (Church)	0	0	0	0									0	3,000	3,000

9/29/23	July 23	Aug 23	Sept 23	Oct 23	Nov 23	Dec 23	Jan 24	Feb 24	Mar 24	April 24	May 24	June 24	Total	Budget	Balance
Parts & Repair	1,267	521	947	342									3,077	14,000	10,923
Major Equipment	0	0	0	0									0	1,000	1,000
Rock/Sand/Material	442	0	67	765									1,274	32,000	30,726
Capital Imp/Truck Res	0	0	0	0									0	195,207	195,207
Snow truck #2 Reserve	0	0	0	0									0	132,384	132,384
03 Utility Truck Reserve	0	0	0	0									0	26,875	26,875
Large Eq. Reserve	0	0	0	0									0	95,501	95,501
Replace Bobcat & Acce	0	0	0	0									0	9,225	9,225
19 Utility Truck Reser.	0	0	0	0									0	20,625	20,625
22 Utility Truck	0	0	0	0									0	8,125	8,125
Add to S. Building	0	0	0	0									0	20,000	20,000
STREETS TOTAL	24,029	18,752	59,941	51,183	0	0	0	0	0	0	0	0	153,905	1,009,615	855,710
Snow Removal Wages	270	276	495	165									1,206	15,750	14,544
FICA-Snow	20	21	37	12									90	1,205	1,115
IPERS, City Share	25	26	47	16									114	1,487	1,373
Health Insurance	50	60	90	22									222	1,265	1,043
Snow Removal Total	365	383	669	215	0	0	0	0	0	0	0	0	1,632	19,707	18,075
ROAD USE TOTAL	24,394	19,135	60,610	51,398	0	0	0	0	0	0	0	0	155,537	1,029,322	873,785
RBI Equipment	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
LOCAL OPTION TAX	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SE Trunk Sewer Overal	21,033	5,737	2,234	5,596									34,600		-34,600
W. Main St. Trail		8,777		4,277									13,054		-13,054
Water to I-380		0	0	0									0	100,000	100,000
REDI		0	0	0									0	63,000	63,000
R. Landing Upsizing		0	0	0										270,000	270,000
R. Landing Parkland		0	0	0										400,000	400,000
TT CPF Match			0	0									0	208,816	208,816
Total Lost	21,033	14,514	2,234	9,873	0	0	0	0	0	0	0	0	47,654	1,041,816	994,162
7. DEBT SERVICE															
2016 Bond															
Principal													0	305,000	305,000
Interest													0	22,333	22,333
Total	0	0	0	0	0	0	0	0	0	0	0	0	0	327,333	327,333
2020 Bond															
Principle													0	535,000	535,000
Interest													0	27,248	27,248
Total	0	0	0	0	0	0	0	0	0	0	0	0	0	562,248	562,248
Bonding Fees	250												250	1,500	1,250
TOTAL DEBT SERVICE	250	0	0	0	0	0	0	0	0	0	0	0	250	891,081	890,831
8. CAPITAL PROJECTS															
CHR w/Linn County	370,742												370,742	325,000	-45,742
Tower Terrace Inter.	0												0	200,000	200,000
Indian Creek Sewer	0	31,256		59,012									90,268	1,000,000	909,732
Total Capital Projects	370,742	31,256	0	59,012	0	0	0	0	0	0	0	0	461,010	1,525,000	1,063,990
9. BUSINESS TYPE															
Water Utility															
Pump Station Electricit	908	834	806	699									3,247	13,000	9,753
Quass Rd. Upsizing		0	0										0	30,000	30,000
Misc. Items	23603	0	1217	1857									26,677	10,000	-16,677

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9/29/23	July 23	Aug 23	Sept 23	Oct 23	Nov 23	Dec 23	Jan 24	Feb 24	Mar 24	April 24	May 24	June 24	Total	Budget	Balance
City Hall Rent	550	575	550										1,675	4,500	2,825
Building Permits	19,160	5,773	3,958										28,891	50,000	21,109
Coseco Permits	200	300	0										500	1,000	500
Engineering Recovery	19,160	0	120,441										139,601	25,000	-114,601
Platting Fees	0	0	1,860										1,860	2,500	640
Interest (001-620-430)	0	0	0										0	20,000	20,000
Misc. Receipts	8,298	1,622	5,121										15,041	5,000	-10,041
Farmers Markets			405										0	1,500	1,500
Beer/Liquor/Cig Perm	0	0	0										0	996,336	934,496
Property Taxes	576	0	61,264										61,840	1,871,896	1,614,218
GENERAL TOTAL	50,491	11,486	196,106	0	0	0	0	0	0	0	0	0	257,678	1,871,896	1,614,218
ROAD USE															
Receipts	37,683	53,020	37,284										127,987	435,980	307,993
ROAD USE TOTAL	37,683	53,020	37,284	0	0	0	0	0	0	0	0	0	127,987	435,980	307,993
RBI RECEIPTS	0			0									0		0
LOCAL OPTION SALES TAX								0							
Receipts	39,849	0	47,217										87,066	338,100	251,034
Interest (121-950-430)	0	0											0	4,000	4,000
LOCAL OPTION TAX T	39,849	0	47,217	0	0	0	0	0	0	0	0	0	87,066	342,100	255,034
TIF															
TIF Receipts	218	0	38,646										38,864	670,188	631,324
TIF TOTAL	218	0	38,646	0	0	0	0	4,259	0	0	0	0	38,864	670,188	631,324
DEBT SERVICE															
Debt Service Receipts	111		13,270										13,381	220,893	207,512
TOTAL DEBT SERVICE	111	0	13,270	0	0	0	0	0	0	0	0	0	13,381	220,893	207,512
CAPITAL PROJECTS															
Interest (301-799-4300)														10,000	10,000
TOTAL CAPITAL PROJEC	0	0	0	0	0	0	0	0	0	0	0	0	0	10,000	10,000
WATER UTILITY															
Interest (600-810-4300)	0												0	500	500
Main Charge	2,250	2,250											4,500	1,500	-3,000
CR Refund	25,082												25,082	5,000	-20,082
Pipe Charge	0												0	7,350	7,350
WATER UTILITY TOTAL	27,332	2,250	0	0	0	0	0	0	0	0	0	0	29,582	14,350	-15,232
SEWER UTILITY															
Interest (610-815-4300)		0											0	1,200	1,200
Sewer Fees	66,542	1,421	44,394										112,357	364,880	252,523
Late Fees	376	51	113										540	0	-540
Connection Fee	2,730	2,730	0										5,460	15,000	9,540
Sales Tax	107	0	223										330	0	-330
System Development F	0	0	0										0	0	0
SEWER UTILITY TOTAL	69,755	4,202	44,730	0	0	0	0	0	0	0	0	0	118,687	381,080	262,393
TOTAL RECEIPTS	225,439	70,958	377,253	0	0	0	0	4,259	0	0	0	0	673,245	3,946,487	3,273,242

RESOLUTION NO. 1023-3

RESOLUTION APPROVING PAY REQUEST #7 TO
RATHJE CONSTRUCTION FOR WORK DONE ON THE
SE TRUNK SANITARY SEWER IMPROVEMENTS
FROM S. MENTZER TO DRY CREEK

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF
ROBINS, IOWA that Pay Request No. 7 to Rathje Construction in the amount of
\$147,98.46 for work done on the SE Trunk Sanitary Sewer Improvements from S.
Mentzer to Dry Creek is hereby approved.

BE IT FINALLY RESOLVED that the City Clerk is directed to provide
payment for Pay Request No. 7.

PASSED AND APPROVED, this 2nd day of October, 2023.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer



September 27, 2023

City of Robins
265 S 2nd St
Robins, IA 52328

RE: SE TRUNK SANITARY SEWER IMPROVEMENTS FROM S. MENTZER TO DRY CREEK –
PAY REQUEST #7

Dear Mayor and City Council,

Enclosed for your review and approval is Pay Request #7 for work on the SE Trunk Sanitary Sewer Improvements from S. Mentzer to Dry Creek project.

We have reviewed the pay estimate and find it in agreement with the work completed to date. We, therefore, recommend approval of Pay Request #7 in the amount of **\$147,978.46** to Rathje Construction Company.

Payment for this period includes compaction testing, filter sock removal, installation of turfstone pavers, and the box culvert installation across S. Troy Rd.

Feel free to contact me to discuss further if needed. Thank you.

Respectfully,

SNYDER & ASSOCIATES, INC.

A handwritten signature in blue ink, appearing to read 'Patrick Williams', is written over a light blue horizontal line.

Patrick Williams
Project Engineer

Cc: Nate Byers – Rathje Construction Company
Attached: Pay Request #7

APPLICATION FOR PARTIAL PAYMENT NO. 7

PROJECT: SE Trunk Sanitary Sewer Improvements From S. Mentzer to Dry Creek

S&A PROJECT NO.:

121.0304

OWNER: City of Robins
CONTRACTOR: Rathje Construction
ADDRESS: PO Box 408
Marion, IA 52302
DATE: 9/27/2023

PAYMENT PERIOD: 6/20/2023
to 9/19/2023

1. CONTRACT SUMMARY:

Original Contract Amount: \$ 578,978.41
Net Change by Change Order: \$ 300,841.42
Contract Amount to Date: \$ 879,819.83

CONTRACT PERIOD: TOTAL CALENDAR DAYS

Original Contract Date: September 13, 2021

Original Contract Time: 105
Late Start Date April 1, 2022

2. WORK SUMMARY:

Total Work Performed to Date: \$ 792,983.02

Retainage: 5% \$39,649.15
Total Earned Less Retainage: \$ 753,333.87
Less Previous Applications for Payment: \$ 605,355.41
AMOUNT DUE THIS APPLICATION: \$147,978.46

Added by Change Order: 441

Contract Time to Date: 9/19/2023

Completion Date 9/29/2023

Time Used to Date: 536

Contract Time Remaining: 10

3. CONTRACTOR'S CERTIFICATION:

The undersigned CONTRACTOR certifies that:

- (1) all previous progress payments received from OWNER on account of Work done under the contract referred to above have been applied to discharge in full all obligations of CONTRACTOR incurred in connection with the Work covered by prior Applications for Payment; and
(2) title to all materials and equipment incorporated in said Work or otherwise listed in or covered by the application for Payment are free and clear of all liens, claims, security interests, and encumbrances

Rathje Construction Company
CONTRACTOR

By _____ DATE: _____

4. ENGINEER'S APPROVAL:

Payment of the above AMOUNT DUE THIS APPLICATION is recommended:

Snyder & Associates, Inc.
ENGINEER

By _____ DATE: _____

5. OWNER'S APPROVAL

City of Robins
OWNER

By _____ DATE: _____

6. DETAILED ESTIMATE OF WORK COMPLETED:

ITEM NO.	DESCRIPTION	CONTRACT ITEMS				COMPLETED WORK THIS PERIOD			COMPLETED WORK TO DATE		
		PLAN QTY.	UNIT	UNIT COST	COST TOTAL	QTY. TO DATE	CO #	COST TOTAL	QTY. TO DATE	CO #	COST TOTAL
1.	Clearing and Grubbing	1	LS	\$ 6,450.00	\$ 6,450.00			\$ -	1		\$ 6,450.00
2.	Topsoil, On-site, 6"	2264	CY	\$ 16.00	36,224.00			\$ -	2264		\$ 36,224.00
3.	Excavation, Class 10	623	CY	\$ 18.50	11,525.50			\$ -	623		\$ 11,525.50
4.	Subbase, Modified	160.7	SY	\$ 6.75	1,084.73			\$ -	68		\$ 459.00
5.	Removal of Known Pipe Culvert, CMP, 36"	80	LF	\$ 15.00	1,200.00			\$ -	80		\$ 1,200.00
6.	Removal of Known Pipe Culvert, HDPE, 12"	10	LF	\$ 50.00	500.00			\$ -	10		\$ 500.00
7.	Removal of Known Pipe Culvert, RCP, 24"	14	LF	\$ 50.00	700.00			\$ -	16		\$ 800.00
8.	Removal of Known Pipe Culvert, RCP, 36"	40	LF	\$ 25.00	1,000.00			\$ -	40		\$ 1,000.00
9.	Compaction Testing	1	LS	\$ 1,000.00	1,000.00	1		\$ 1,000.00	1		\$ 1,000.00
10.	Turfstone Pavers	1384	SY	\$ 82.00	113,488.00	66		\$ 5,412.00	1384		\$ 113,488.00
11.	Rock Excavation	31	CY	\$ 75.00	2,325.00			\$ -	26		\$ 1,950.00
12.	Trench Foundation	26.5	TON	\$ 50.00	1,325.00			\$ -	17		\$ 850.00
13.	Replacement of Unsuitable Backfill Material	154.6	CY	\$ 30.00	4,638.00			\$ -			\$ -
14.	Trench Compaction Testing	1	LS	\$ 1,000.00	1,000.00	1		\$ 1,000.00	1		\$ 1,000.00
15.	Sanitary Sewer Gravity Main, Trenched, PVC, 12"	1669.7	LF	\$ 52.50	87,659.25			\$ -			\$ -
16.	Sanitary Sewer Service Relocation	2	EA	\$ 1,500.00	3,000.00			\$ -	5		\$ 7,500.00
17.	Removal of Sanitary Sewer, PVC, 8"	35	LF	\$ 10.00	350.00			\$ -	35		\$ 350.00
18.	Removal of Sanitary Sewer, PVC, 10"	692	LF	\$ 10.00	6,920.00			\$ -	692		\$ 6,920.00
19.	Sanitary Sewer Abandonment, Plug	2	EA	\$ 250.00	500.00			\$ -	2		\$ 500.00
20.	Pipe Culvert, Trenched, HDPE, 12"	60	LF	\$ 53.00	3,180.00			\$ -	80		\$ 4,240.00
21.	Pipe Culvert, Trenched, RCP, 24"	14	LF	\$ 80.75	1,130.50			\$ -	14		\$ 1,130.50
22.	Pipe Culvert, Trenched, RCP, 36"	120	LF	\$ 111.00	13,320.00			\$ -	120		\$ 13,320.00
23.	Pipe Apron, RCP, 24"	1	EA	\$ 1,500.00	1,500.00			\$ -	1		\$ 1,500.00
24.	Footing for Concrete Pipe Apron, RCP, 24"	1	EA	\$ 950.00	950.00			\$ -	1		\$ 950.00
25.	Pipe Apron Guard	1	EA	\$ 1,650.00	1,650.00			\$ -	0		\$ -
26.	Subdrain, Type 1, Trenched, 6"	592	LF	\$ 12.75	7,548.00			\$ -			\$ -
27.	Subdrain, Type 1, Trenched, 8"	1970	LF	\$ 16.25	32,012.50			\$ -			\$ -
28.	Subdrain, Type 1, Trenchless, 6"	60	LF	\$ 80.00	4,800.00			\$ -			\$ -
29.	Subdrain Cleanout, Type A-2, 8"	5	EA	\$ 850.00	4,250.00			\$ -	5		\$ 4,250.00
30.	Hickenbottom Subdrain Cleanout, Type A-2, 8"	5	EA	\$ 700.00	3,500.00			\$ -	5		\$ 3,500.00
31.	Pipe Bursting, HDPE, 16"	401.9	LF	\$ 135.00	54,256.50			\$ -	401.9		\$ 54,256.50
32.	Manhole, SW-301, 48"	6	EA	\$ 3,500.00	21,000.00			\$ -	6		\$ 21,000.00
33.	Manhole Adjustment, Major	2	EA	\$ 2,000.00	4,000.00			\$ -	0		\$ -
34.	Connection to Existing Manhole	2	EA	\$ 1,500.00	3,000.00			\$ -	2		\$ 3,000.00
35.	Remove Manhole	6	EA	\$ 1,000.00	6,000.00			\$ -	6		\$ 6,000.00
36.	Pavement, HMA	158.4	TON	\$ 160.00	25,344.00			\$ -			\$ -
37.	Driveway, Granular	51	TON	\$ 25.00	1,275.00			\$ -	114		\$ 2,850.00
38.	Pavement Removal	160.9	SY	\$ 8.75	1,407.88			\$ -	136		\$ 1,190.00
39.	Temporary Traffic Control	1	LS	\$ 3,000.00	3,000.00			\$ -	0.8		\$ 2,400.00
40.	Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Type 1	2.8	AC	\$ 3,250.00	9,100.00			\$ -			\$ -
41.	Hydraulic Seeding, Seeding, Fertilizing, and Mulching, Type 4	2.8	AC	\$ 2,500.00	7,000.00			\$ -			\$ -
42.	Watering	300	MGAL	\$ 45.00	13,500.00			\$ -			\$ -
43.	Warranty	1	LS	\$ 500.00	500.00			\$ -			\$ -
44.	SWPPP Management	1	LS	\$ 1,800.00	1,800.00			\$ -	0.6		\$ 1,080.00
45.	Filter Sock, 9"	6983	LF	\$ 2.00	13,966.00			\$ -	6227		\$ 12,454.00
46.	Filter Socks, Removal	6983	LF	\$ 0.40	2,793.20	6172		\$ 2,468.80	6227		\$ 2,490.80
47.	Temporary RECP, Type 2.C	5366	SY	\$ 1.10	5,902.60			\$ -			\$ -
48.	Rip Rap, Class E	103	TON	\$ 60.00	6,180.00			\$ -	83		\$ 4,980.00
49.	Stabilized Construction Entrance	240	SY	\$ 5.00	1,200.00			\$ -	173		\$ 865.00
50.	Mobilization	1	LS	\$ 30,000.00	30,000.00			\$ -	1		\$ 30,000.00
51.	Concrete Washout	1	LS	\$ 500.00	500.00			\$ -			\$ -
15.A	Sanitary Sewer Gravity Main, Trenched, PVC, 12"	-1669.7	LF	\$ 52.50	(87,659.25)			\$ -			\$ -
52.	Sanitary Sewer Gravity Main, Trenched, PVC, 15"	1669.7	LF	\$ 60.00	100,182.00			\$ -	1669.7		\$ 100,182.00
TOTAL ORIGINAL CONTRACT =					\$ 578,978.41	TOTAL		\$ 9,880.80	TOTAL		\$ 463,355.30

ITEM NO.	DESCRIPTION	CONTRACT ITEMS				COMPLETED WORK THIS PERIOD			COMPLETED WORK TO DATE		
		PLAN QTY.	UNIT	UNIT COST	COST TOTAL	QTY. TO DATE	CO #	COST TOTAL	QTY. TO DATE	CO #	COST TOTAL
STORED MATERIALS SUMMARY:											
1.	Turfstone Pavers			\$ 82.00		0		\$ -	591.36		\$ 48,491.52
TOTAL STORED MATERIALS = \$ - \$ - \$ 48,491.52											
CHANGE ORDER SUMMARY:											
26.	Subdrain, Type 1, Trenched, 6"	-592	LF	12.75	(7,548.00)			\$ -			\$ -
27.	Subdrain, Type 1, Trenched, 8"	-1,970	LF	16.25	(32,012.50)			\$ -			\$ -
28.	Subdrain, Type 1, Trenchless, 6"	-60	LF	80.00	(4,800.00)			\$ -			\$ -
CO2-1	Subdrain, Type 1, Trenched 12"	2,562	LF	24.25	62,128.50			\$ -	2,489		\$ 60,358.25
CO2-2	Subdrain, Type 1, Trenchless, 12"	60	LF	240.00	14,400.00			\$ -	60		\$ 14,400.00
CO2-3	Remove and Reinstall Rip Rap	1	LS	1,030.00	1,030.00			\$ -	1		\$ 1,030.00
CO2-4	Concrete Flume and Sediment Basin Cleanout	1	LS	4,500.00	4,500.00			\$ -	1		\$ 4,500.00
CO3-1	Clearing and Grubbing	1	LS	6,800.00	6,800.00			\$ -	1		\$ 6,800.00
CO3-2	Excavation, Class 10	305	CY	62.00	18,910.00			\$ -	305		\$ 18,910.00
CO3-3	Subdrain, Type 1, Trenched 12"	430	LF	39.00	16,770.00			\$ -	430		\$ 16,770.00
CO3-4	Class E Rip Rap	258	TON	82.32	21,238.56			\$ -	232.2		\$ 19,114.70
CO3-5	Flowable Mortar	103	CY	219.62	22,620.86			\$ -	92.7		\$ 20,358.77
CO3-6	Mobilization	1	LS	4,500.00	4,500.00			\$ -	1		\$ 4,500.00
CO3-7	Railroad Standby	1	LS	8,200.00	8,200.00			\$ -	1		\$ 8,200.00
CO5-1	Additional Railroad Flagger Days	5	DAY	1,430.00	7,150.00			\$ -	5		\$ 7,150.00
COR-6	7'x3' Double Cell Box Culvert	36	LF	\$ 2,750.00	\$ 99,000.00	36		\$ 99,000.00	36		\$ 99,000.00
COR-6	7'x3' Sloped End Section with Footing and Headwall	1	LS	\$ 15,500.00	\$ 15,500.00	1		\$ 15,500.00	1		\$ 15,500.00
COR-6	3' Rise Double Cell Wingwalls w/ 6" Poured Floor and #4 Bar @ 12" OC Reinforcement	1	LS	\$ 15,500.00	\$ 15,500.00	1		\$ 15,500.00	1		\$ 15,500.00
COR-6	Remove HMA Pavement	74	SY	\$ 14.00	\$ 1,036.00	74		\$ 1,036.00	74		\$ 1,036.00
COR-6	Install 6" HMA	24	TN	\$ 260.00	\$ 6,240.00			\$ -			\$ -
COR-6	Pavement Subbase 6" Depth	22	TN	\$ 34.00	\$ 748.00			\$ -			\$ -
COR-6	Remove Existing CMP Storm Sewer Culvert	85	LF	\$ 45.00	\$ 3,825.00	85		\$ 3,825.00	85		\$ 3,825.00
COR-6	Turfstone Pavers	218	SF	\$ 15.00	\$ 3,270.00	218		\$ 3,270.00	218		\$ 3,270.00
COR-6	12" Subdrain w/ Rodent Guard	71	LF	\$ 30.00	\$ 2,130.00	71		\$ 2,130.00	71		\$ 2,130.00
COR-6	12" Thick Class E Rip Rap	22	TN	\$ 65.00	\$ 1,430.00			\$ -			\$ -
COR-6	Flowable Mortar	12	CY	\$ 200.00	\$ 2,400.00	12		\$ 2,400.00	12		\$ 2,400.00
COR-6	Traffic Control	1	LS	\$ 1,000.00	\$ 1,000.00	1		\$ 1,000.00	1		\$ 1,000.00
COR-6	Mobilization	1	LS	\$ 3,875.00	\$ 3,875.00	1		\$ 3,875.00	1		\$ 3,875.00
COR-7	Class E Rip Rap	10	TON	\$ 100.00	\$ 1,000.00			\$ -			\$ -
		TOTAL CHANGE ORDERS = \$ 300,841.42				\$ 147,536.00			\$ 329,627.72		
		TOTAL CONTRACT									
		& CHANGE ORDERS \$879,819.83				\$ 157,416.80			\$ 792,983.02		

Resolution No. 1023-4

A Resolution Re-appointing three (3) Commission Members to the Planning and Zoning Commission

WHEREAS, the appointment of three commission members to the Robins Planning and Zoning Commission has expired as listed below:

2/2/23 - AJ Hester
2/3/23 - Dan Ries
3/3/23 - Dennis Trachta

WHEREAS, the City Clerk has notified the three members of the expiration and their desire to continue to serve on the Planning and Zoning Commission.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Robins, the above listed members are approved to serve on the Robins Planning and Zoning Commission for addition 5-year terms.

PASSED AND APPROVED this 2nd day of October 2023.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer

Prepared by and Return to: Lori Pickart – City Clerk
The City of Robins
265 South Second St
Robins, IA 52328
319-393-0588

RESOLUTION NO. 1023-5

A RESOLUTION APPROVING A PLATTED EASEMENT

WHEREAS, The City Council finds that the need for a platted easements(s) on Lot 3 of Kervin's Third Addition to Robins, Iowa, and

WHEREAS, the City Council has determined that approval of this easement consistent with the best interests of the public health, safety and welfare.

WHEREAS, an existing 30' (foot) lies on the property, and

WHEREAS, the existing 30' drainage easement shall now be an 30' (foot) Drainage Easement an and Access & Utility Easement.

NOW, THEREFORE IT IS HEREBY RESOLVED:

SECTION 1. That a drainage easement over private property located in the City of Robins, Iowa, described as follows:

LOT #3 TO KERVIN'S THIRD ADDITION TO THE CITY OF ROBINS, LINN COUNTY, IOWA.

SECTION 2. The City Clerk is authorized to record this resolution with the County Recorder.

SECTION 3. All resolutions or parts of resolution in conflict with the provisions of this resolution are hereby repealed.

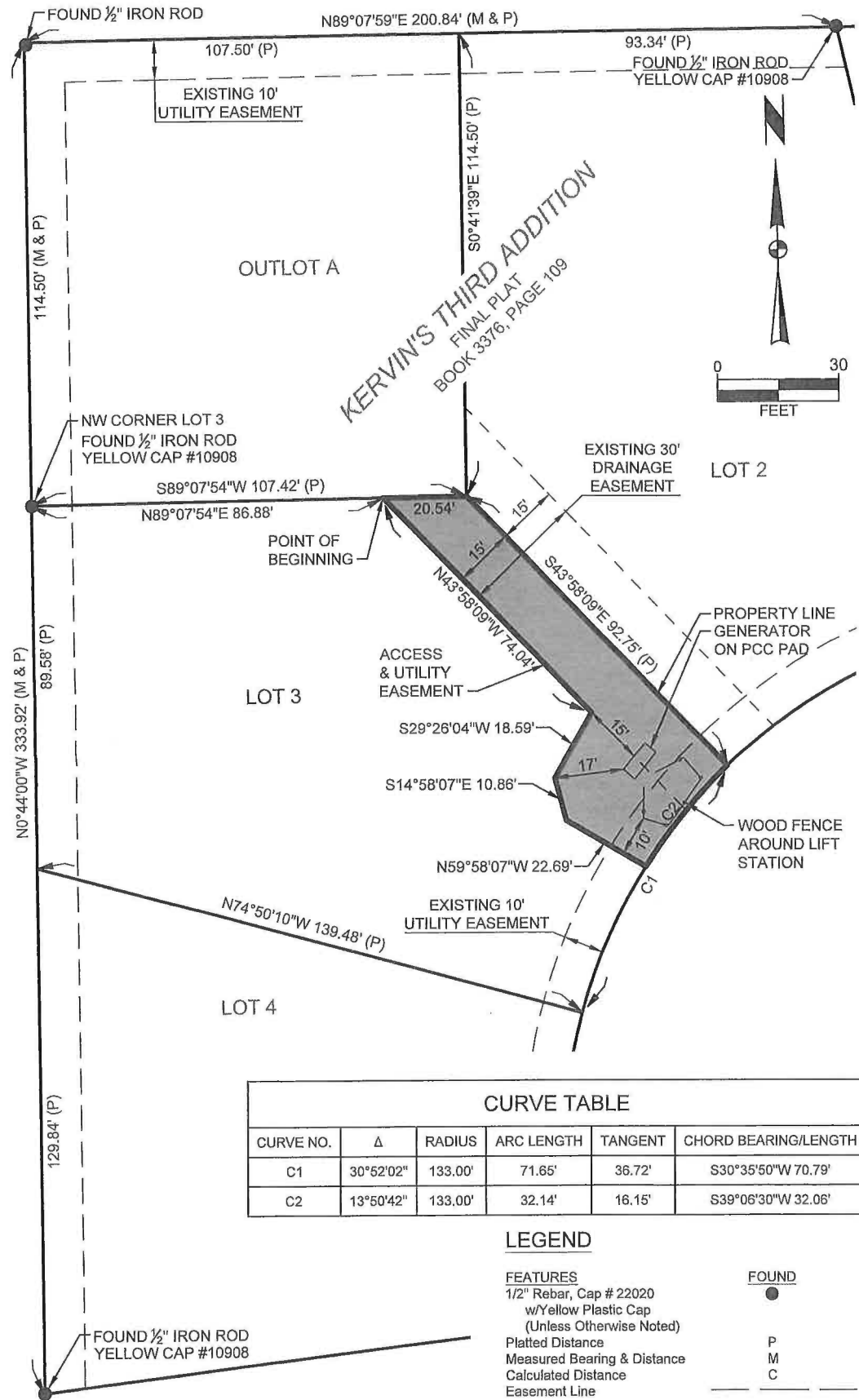
PASSED AND APPROVED, this 2nd day of October, 2023.

ATTEST:

Chuck Hinz, Mayor

Lori Pickart City Clerk/Treasurer

EASEMENT PLAT



EASEMENT PLAT

LOT 3, KERVIN'S THIRD ADDITION



5005 BOWLING STREET SW, SUITE A
CEDAR RAPIDS, IOWA 52404 (319) 362-9394

SHEET 2 OF 2

PN: 123.0010

T-R-S:TTN-RRW-SS

DATE: 5/30/2023

PM/TECH: WTH

INDEX LEGEND

SURVEYOR'S NAME / RETURN TO:
WALTER T. HURLBUTT
SNYDER & ASSOCIATES, INC.
5005 BOWLING STREET SW, SUITE A
CEDAR RAPIDS, IOWA 52404
515-964-2020
WHURLBUTT@SNYDER-ASSOCIATES.COM
SERVICE PROVIDED BY:
SNYDER & ASSOCIATES, INC.
SURVEY LOCATED:
LOT 3
KERVIN'S THIRD ADDITION
REQUESTED BY:
CITY OF ROBINS

EASEMENT PLAT

EASEMENT DESCRIPTION

A PERMANENT ACCESS AND UTILITY EASEMENT ON THAT PART OF LOT 3, KERVIN'S THIRD ADDITION TO THE CITY OF ROBINS (FINAL PLAT RECORDED IN BOOK 3376, PAGE 109 AT THE LINN COUNTY RECORDER'S OFFICE), LINN COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AS A POINT OF REFERENCE AT THE NORTHWEST CORNER OF SAID LOT 3;

THENCE NORTH 89° 07' 54" EAST 86.88 FEET ALONG THE NORTH LINE OF SAID LOT 3 TO THE POINT OF BEGINNING;

THENCE CONTINUING ALONG SAID NORTH LINE OF LOT 3 NORTH 89° 07' 54" EAST 20.54 FEET TO THE NORTHEASTERLY CORNER OF SAID LOT 3;

THENCE SOUTH 43° 58' 09" EAST 92.75 FEET ALONG THE NORTHEASTERLY LINE TO THE MOST EASTERLY CORNER OF SAID LOT 3;

THENCE SOUTHWESTERLY ALONG A CURVE CONCAVE SOUTHEASTERLY WHOSE RADIUS IS 133.00 FEET, WHOSE ARC LENGTH IS 32.14 FEET AND WHOSE CHORD BEARS SOUTH 39° 06' 30" WEST 32.06 FEET, SAID CURVE BEING THE EASTERLY LINE OF SAID LOT 3;

THENCE NORTH 59° 58' 07" WEST 22.69 FEET;

THENCE NORTH 14° 58' 07" WEST 10.86 FEET;

THENCE NORTH 29° 26' 04" EAST 18.59 FEET;

THENCE NORTH 43° 58' 09" WEST 74.04 FEET TO THE POINT OF BEGINNING AND CONTAINING 2,149 SQUARE FEET (0.05 ACRE) MORE OR LESS.

DATE OF SURVEY

4/19/2023

OWNER

RODNEY P. KERVIN & ANNETTE M. KERVIN
TRUSTEES OF THE RODNEY AND ANNETTE
KERVIN FAMILY REVOCABLE TRUST



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Professional Land Surveyor under the laws of the State of Iowa.

Walter T. Hurlbutt
2023.08.07
08:11:16-05'00"

Walter T. Hurlbutt, PLS Date

License Number 22020

My License Renewal Date is December 31, 2023

Pages or sheets covered by this seal:

Sheets 1 and 2 of 2.

EASEMENT PLAT

LOT 3, KERVIN'S THIRD ADDITION



SNYDER
& ASSOCIATES

5005 BOWLING STREET SW, SUITE A
CEDAR RAPIDS, IOWA 52404 (319) 362-9394

SHEET 1 OF 2

PN: 123.0010

T-R-S:TTN-RRW-SS

DATE: 5/30/2023

PM/TECH: WTH



September 12, 2023

Lori Pickart
City of Robins
265 South 2nd St
Robins, IA 52328

RE: THE VILLAGE OF ROBINS FIRST ADDITION
APPROVAL OF FINAL PLAT

Dear Ms. Pickart:

We have reviewed the Final Plat that was submitted on August 31, 2023 for The Village of Robins First Addition.

We find the Final Plat to be in general conformance with the City requirements and recommend approval of the Final Plat contingent on receipt of the bound documents and confirmation from the Developer's Engineer that the detention basins and drainage easements conform to the design. An escrow check has been received to cover the costs of any outstanding punch list items (route and seal of cracks, pavement curing and rip rap cleaning).

Building permits will not be issued until the punch list items are complete and accepted by the City.

Respectfully,

SNYDER & ASSOCIATES, INC.

Kelli Scott, P.E.
Project Manager

KJS/kjs

Enclosure (if applicable)

cc: Final Plat



ROBINS PLANNING AND ZONING COMMISSION
MINUTES OF THE SEPTEMBER 20TH, 2023 MEETING

Chairperson Tim O'Hara called the meeting to order at 5:30 p.m. Roll call was taken with commission members AJ Hester, Dan Ries, Dennis Trachta, Ed Rathgeber, Jay Goodin, and Tim O'Hara present, along with Planning and Zoning Administrator Dean Helander, REDI Coordinator Greg Neumeyer, City Clerk/Treasurer Lori Pickart and around 4 guests. Absent was Todd Roberts.

Rathgeber moved to approve the agenda, Trachta seconded; all voted aye. Rathgeber moved to approve the minutes of the August 16th, 2023 meeting, Trachta seconded and all voted aye.

The Commission reviewed the request from Tom & Marilyn Cook to construct a 34'x36' (1,224 sq. ft.) accessory building on their property located at 295 Northaven Drive. Mr. Cook noted they will also be building a home on the property in front of the proposed building area, he also said it would be the same color as their future home, but is hoping to get a variance for vertical siding on the building. He added no one will likely see the accessory building from the street. Goodin moved to approve Resolution No. 2023-7 approving the accessory building from the P&Z and recommending the same to the City Council. Trachta seconded the motion and all voted aye.

The Commission reviewed the Final Plat of The Village of Robins First Addition. The Commission asked if the cul-de-sacs would ever be extended, of which they could be. Mr. Ricklefs noted there are turn arounds in the last lot of the cul-de-sacs. The Commission verified the sewer comes between lots 42 and 43, and the water comes from Quass Road. It was pointed out the detention basin on Lot B was deeded to the homeowners association and the city streets were dedicated to the city. Rathgeber moved to approve Resolution No. 2023-8, recommending approval to the City Council, Ries seconded and all voted aye.

Trachta moved to adjourn the meeting at 5:47 p.m. Ries seconded and all voted aye.

Tim O'Hara
Chairperson

Dean Helander
Planning and Zoning Administrator

Lori Pickart

From: Betsy Souer <ELS@ShuttleworthLaw.com>
Sent: Monday, September 25, 2023 9:40 AM
To: Lori PICKART
Subject: Deeds for Lots A and B - your message

Lori,
I received your message.

Feel free to cross it out or white it out on the original and put in Robins if you'd prefer.

Please let me know if you need anything else.

Betsy



Elizabeth L. Souer
Shuttleworth & Ingersoll, P.L.C.
115 3rd Street SE, Suite 500
Cedar Rapids, IA 52401
Phone: (319) 365-9461
Fax: (319) 365-8443
E-mail els@shuttleworthlaw.com
Website www.shuttleworthlaw.com

This message is covered by the Electronic Communication Privacy Act, 18 USC Section 2510-2515, is intended only for the use of the person to whom it is addressed and may contain information that is confidential and subject to the attorney-client privilege. It should also not be forwarded to anyone else. If you received this message and are not the addressee, you have received this message in error. Please notify the person sending the message and destroy your copy and all attachments.

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Prepared by/Return to: Laurie L. Dawley, Shuttleworth & Ingersoll, P.L.C., P.O. Box 2107, Cedar Rapids, IA 52406; 319-365-9461

Address Tax Statement to: ~~The City of Cedar Rapids~~, 265 South 2nd Street, Robins, IA 52328
The City of Robins,

QUIT CLAIM DEED

For valuable consideration, Forge, Inc., an Iowa corporation, does hereby quit claim to The City of Cedar Rapids, all of its right, title, interest, claim and demand in and to the following described real estate in Linn County, Iowa:

Lot A, The Village of Robins First Addition in the City of Robins, Linn County, Iowa.

This deed is exempt from transfer tax and the declaration of value and groundwater hazard statement requirements pursuant to Iowa Code section 428A.2(21).

Words and phrases in this deed, including the acknowledgment(s), shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Date: Sept. 15th, 2023

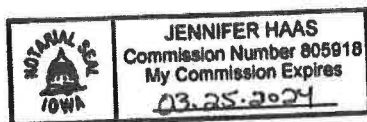
Forge, Inc.

By: 

Bryce Ricklefs, President

STATE OF IOWA, Jones COUNTY, ss:

The foregoing deed was acknowledged before me on Sept 15th, 2023, by Bryce Ricklefs as President of Forge, Inc.




Notary Public

Prepared by/Return to: Laurie L. Dawley, Shuttleworth & Ingersoll, P.L.C., P.O. Box 2107, Cedar Rapids, IA 52406; 319-365-9461

Address Tax Statement to: The Village of Robins Homeowners Association, 13225 Circle Drive, Suite A. Anamosa. IA 52205

QUIT CLAIM DEED

For valuable consideration, Forge, Inc., an Iowa corporation, does hereby quit claim to The Village of Robins Homeowners Association, an Iowa nonprofit corporation, all of its right, title, interest, claim and demand in and to the following described real estate in Linn County, Iowa:

Lot B, The Village of Robins First Addition in the City of Robins, Linn County, Iowa.

This deed is exempt from transfer tax and the declaration of value and groundwater hazard statement requirements pursuant to Iowa Code section 428A.2(21).

Words and phrases in this deed, including the acknowledgment(s), shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Date: Sept 18th, 2023

Forge, Inc.

By: [Signature]

Bryce Ricklefs, President

STATE OF IOWA, Jones COUNTY, ss:

The foregoing deed was acknowledged before me on Sept. 18, 2023, by Bryce Ricklefs as President of Forge, Inc.

[Signature]
Notary Public





September 12, 2023

Lori Pickart
City of Robins
265 South 2nd St
Robins, IA 52328

RE: THE VILLAGE OF ROBINS FIRST ADDITION
ACCEPTANCE OF PUBLIC IMPROVEMENTS

Dear Ms. Pickart:

Forge Inc. has completed the public improvements associated with The Drawings of Proposed Improvements, The Village Addition, in the City of Robins, Linn County, IA as prepared by Matt Shock, P.E. of STS Civil and as approved for construction on January 31, 2022. All testing of the utilities has been completed and have passed in accordance with SUDAS requirements.

We find the public improvements have been completed in general conformance with the City requirements and recommend acceptance of the public improvements contingent on verification from the Developer's Engineer that the detention basins and drainage easements conform to the design. An escrow check has been received to cover the costs of any outstanding punch list items (route and seal of cracks, pavement curing and rip rap cleaning).

Building permits will not be issued until the punch list items are complete and accepted by the City.

Respectfully,

SNYDER & ASSOCIATES, INC.

Kelli Scott, P.E.
Project Manager

KJS/kjs

Enclosure (if applicable)

cc:

RESOLUTION NO. 1023-6

RESOLUTION ACCEPTING IMPROVEMENTS AND STREETS IN
"THE VILLAGE OF ROBINS FIRST ADDITION" TO ROBINS

WHEREAS, the following improvements in The Village of Robins First Addition have been completed in accordance with the requirements of the City of Robins:

1. The streets located in The Village of Robins First Addition have been completed to City Street Specifications and a Four (4) year Street Maintenance Bond has been received, and
2. The Storm Sewer installation has been completed to City Specifications and a Four (4) year Storm Sewer Maintenance Bond has been received, and
3. The Water system has been installed for the lots in The Village of Robins First Addition are in compliance with the city's specifications and a Four (4) year Water Maintenance Bond has been received by the City, and
4. The Sanitary Sewer installation has been completed to the City Specifications and a Four (4) year Sanitary Sewer Maintenance Bond has been received.
5. The Final Plat was approved by the City Council on October 2nd, 2023.

NOW THEREFORE BE IT RESOLVED by the City Council of the City of Robins that the streets, storm sewer, water lines, sanitary sewer and other required improvements are hereby accepted by the City.

PASSED AND APPROVED this 2nd day of October 2023.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer

RESOLUTION No. 1023-5

RESOLUTION APPROVING FINAL PLAT

WHEREAS, A FINAL PLAT OF "THE VILLAGES OF ROBINS FIRST ADDITION" TO ROBINS, IOWA, containing 52 lots numbered 1 through 52, and Outlot A and Outlot B, both inclusive, has been filed with the City Clerk on September 11th, 2023, and after consideration of the same, is found to be correct and in accordance with the provisions of the laws of the State of Iowa, and the Ordinances of the City of Robins, in relation to Plats and Additions to Cities,

NOW, THEREFORE, BE IT FINALLY RESOLVED BY THE CITY COUNCIL OF THE CITY OF ROBINS, IOWA, that said plat of "The Villages of Robins First Addition" to the City of Robins, Linn County, Iowa, be and the same is hereby acknowledged and approved on the part of the City of Robins, Iowa.

PASSED AND APPROVED this 2nd day of October, 2023.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk/Treasurer

STATE OF IOWA)
) ss
COUNTY OF LINN)

We, Chuck Hinz, Mayor, and Lori Pickart, City Clerk of the City of Robins, Iowa, do hereby certify that the above and foregoing Resolution is true and a correct copy of the Resolution as passed by the City Council of the City of Robins, Iowa on the 2nd of October A.D., 2023.

Chuck Hinz, Mayor

Lori Pickart, City Clerk/Treasurer

DEVELOPER'S AGREEMENT 2022-3

This Developer's Agreement is entered into by and between the City of Robins, Iowa, (hereinafter referred to as the CITY) and Robins Landing First Addition, LLC (hereinafter referred to as the OWNER), and

WHEREAS, the OWNER has approval by the CITY to construct the "Drawings of Proposed Improvements for **ROBINS LANDING NORTH, ROBINS LANDING SOUTH AND ROBINS ROAD WATER MAIN EXTENSION**" (hereinafter referred to as the PROJECT) in the City of Robins, Iowa, and

WHEREAS, Exhibit A.1 is the Preliminary Plat and A.2 is the Phasing Exhibit (attached), Robins Landing First Addition approved June 13, 2023; and

WHEREAS, Exhibits B.1, B.2 and B.3 (attached) indicate the location and extent of the water main and sanitary sewer mains to be constructed with the PROJECT; and

WHEREAS, the CODE is the Robins' City Code of Ordinances, which is by this reference incorporated herein, and

WHEREAS, Exhibit C (attached) the LANDING is the Robins Landing Concept dated November 22, 2021 encompassing approximately 400 acres within the Robins City Limits; and

WHEREAS, the PLAN is the Comprehensive Infrastructure Plan, adopted on March 15, 2021; and

WHEREAS, the OWNER is the owner of record of the property as described in the Exhibit A.1, and

WHEREAS, the approved plan meets applicable design standards;

NOW, THEREFORE, in consideration of the mutual obligations contained in this Developer's Agreement, the parties hereto agree as follows:

1. The OWNER shall construct the PROJECT per the Statewide Urban Design and Specifications (SUDAS);
2. The PROJECT will develop 92 acres of land within the CITY to be zoned as follows;
 - a. Planned Light Industrial (PLI) – 18.14 Acres (estimated 1 lots)
 - b. Public Use (P-1) – 16.25 Acres
 - c. Business Commercial (C-1) – 22.13 Acres (estimated 14 lots)
 - d. Medium Density Two-Family Residential (R-3) – 35.29 Acres (estimated 93 lots/units)

3. WHEREAS, The PROJECT requires public sanitary sewer service and gravity sanitary sewer main, previously constructed by the CITY, is available within the PROJECT limits;
 - a. WHEREAS The PROJECT requires an 8" sanitary sewer main to meet the service demands for the PROJECT;
 - b. The CODE requires the OWNER to pay sanitary sewer development fees (\$3,000 per acre) for commercial property in the amount of **\$276,000** (\$3,000 x 92 Acres), to be paid upon Final Plat acceptance;
 - c. The CODE requires the OWNER to pay sanitary sewer connection fees of \$9,500 per acre for Industrial Use, \$3,000 per acre for Commercial Use, \$870 per unit for Multi-Family Residential Use and \$910 per unit for Single-Family Residential Use in the amount of **\$322,750** to be paid upon issuance of a building permit;
 - i. Planned Light Industrial (PLI) – \$172,330 (\$9,500 x 18.14 Acres)
 - ii. Public Use (P-1) – 16.25 Acres
 - iii. Business Commercial (C-1) – \$65,790 (\$3,000 x 21.93 Acres)
 - iv. Medium Density Two-Family Residential (R-3) – \$84,630 (\$910 x 93 Lots)
4. WHEREAS, The PROJECT requires public water service and water main is NOT available within the PROJECT limits;
 - a. The PROJECT requires 12" and 8" water main to meet the service demands for the PROJECT;
 - b. The CODE requires the OWNER to pay water service connection fees of \$2,000 per acre for Non-Residential Use and \$750 per dwelling unit for Residential Use in the amount of **\$149,890**, to be paid upon issuance of a building permit;
 - i. Planned Light Industrial (PLI) – \$36,280 (\$2,000 x 18.14 Acres)
 - ii. Public Use (P-1) – 16.25 Acres
 - iii. Business Commercial (C-1) – \$43,860 (\$2,000 x 21.93 Acres)
 - iv. Medium Density Two-Family Residential (R-3) – 69,750 (\$750 x 93 Lots)
5. WHEREAS, The OWNER must reserve parkland for Public Use at a rate of 0.006 Acres per person;
 - a. The CODE requires the OWNER to reserve 1.66 Acres of parkland;
 - i. Medium Density Two-Family Residential (R-3) – 1.66 Acres (estimated 277 persons)
 - b. The OWNER is reserving 16.25 acres of green space for PROJECT;
 - i. 10.96 acres of parkland
 - ii. 5.29 acres of stormwater detention
 - c. The LANDING requires 15.89 acres of parkland reservation;
 - i. Multi-Family – 3.88 Acres (estimated 1292 persons)
 - ii. Medium Density Two-Family Residential (R-3) – 12.02 Acres (estimated 2003 persons)

6. WHEREAS, The OWNER shall construct sufficient stormwater management facilities for the PROJECT
 - a. The OWNER shall construct the detention basins with the option of a wet basin as long as there is sufficient depth, size and control structures to ensure the basin is an amenity and not a nuisance.
7. WHEREAS, an increase in traffic may warrant a left turn lane on Robins Road at the entrance of Hampton Drive or conversion of the Cedar Valley Nature Trail crossing to an underpass.
 - a. The CITY and OWNER shall coordinate with Linn County to determine the most desirable solution.
 - b. Any financial implications to all impacted parties, inclusive of future developments, shall be determined through an amendment to this agreement.
8. WHEREAS, The CITY has agreed to support the PROJECT and purchase the Public Parkland under the following provisions;
 - a. The OWNER shall construct the off-site public water service infrastructure serving the Public Parkland including, but not limited to, the segment of Hawkeye Drive traversing the property, 25 stall parking lot, water main, storm sewer, sanitary sewer, 16.25 acres of land (inclusive of stormwater detention basins), and the trail connection between Hawkeye Dr. to the CVNT, in exchange for the purchase of the Public Parkland,
 - b. The OWNER shall allow provisions for easy access to the parkland from all areas of the PROJECT.
 - c. The CITY will purchase 10.96 acres of Public Parkland for \$1,600,000 in 4 installments.
 - i. The first installment shall be made upon completion and acceptance of the off-site water main, but no sooner than July 1, 2023
 - ii. The second installment shall be made upon completion and acceptance of infrastructure construction for Phase 1 and acceptance of Phase 1 (refer to Exhibit A.2) Final Plat, but no sooner than July 1, 2024
 - iii. The third installment shall be made upon completion and acceptance of infrastructure construction for Phase 2 and acceptance of Phase 2 (refer to Exhibit A.2) Final Plat, but no sooner than July 1, 2025
 - iv. The fourth installment shall be made upon completion and acceptance of Phase 2A (park infrastructure, parking lot, trail, grading and seeding) (refer to Exhibit A.2) Final Plat, but no sooner than July 1, 2026
 - d. The CITY will update the CODE Chapter 166.33 Park and School Reservations to implement a \$500 per Lot/Dwelling Unit Parkland Development Fee, exclusive of the PROJECT, in lieu of the dedication of Public Parkland, and shall be applied to all zoning classifications.
 - e. The CITY will take ownership of the stormwater detention basins within the PROJECT to ensure satisfactory safety, upkeep and appearance is maintained.
 - f. The CITY plans to construct a trail to provide connectivity from the Wildflower and Chester subdivisions to the LANDING. Planning for the project is currently underway.
9. WHEREAS, The CITY is requesting the off-site water main to be 16" DIP and portions of the 12" PVC water main required for the PROJECT to be upsized to 16" DIP in accordance with the PLAN;

- a. The CITY shall allow 16" PVC water main in lieu of 16" DIP water main due to supply chain issues resulting in a 70+ week delay for procurement of the materials and significant material cost increases,
 - b. The OWNER shall construct the off-site water main and the water main required for the PROJECT, inclusive of upsizing costs, with an *estimated value of \$911,000* in exchange for the CITY waiving the sanitary sewer development fees (\$276,000) and sanitary sewer connection fees (\$322,750) in Part 5 and the water service connection fees (\$149,890) in Part 6 (*\$748,640 in fees*) and providing the off-site public water service design documents,
 - c. The OWNER shall install an automatic flushing device and a meter (purchased from City of Cedar Rapids) at the end of Ingram Circle. All costs associated with flushing the water mains are the responsibility of the OWNER.
 - d. The CITY will reimburse the OWNER upon receipt of the invoice showing the actual material upsize costs for the upsize from 12" PVC to 16" PVC in the amount of \$242,489.25 (Invoices attached).
 - e. The CITY shall pay the OWNER \$40,000 for the cost of the additional hydrant and requested water services constructed to existing properties along Robins Road broken down as follows;
 - i. Short Side Water Service - \$4,500 each x 2
 - 1. 2826 Robins Road
 - 2. 2828 Robins Road
 - ii. Long Side Water Service - \$7,500 each x 3
 - 1. 100 Robins Road
 - 2. 400 Robins Road
 - 3. 500 Robins Road
 - iii. Fire Hydrant Assembly - \$8,500 each x 1
10. If the OWNER forms a legal entity (LLC, non-profit, etc.) hereinafter referred to as the ASSOCIATION, for the PROJECT, of which will be responsible to uphold the associated covenants, conditions and restrictions in accordance with Chapter 166.07 of the CODE.
- a. The OWNER shall provide a copy of all covenants, conditions and restrictions for the PROJECT that must be approved by the CITY and recorded into the land record at the time of final plat or site plan approval.
 - i. The ASSOCIATION shall include all deedholder(s) within the development hereinafter referred to HOLDER(S)
 - ii. Required document language:
 - 1. Obligation of the HOLDER(S). ASSOCIATION hereby declares that all of the properties described above shall be held, sold and conveyed subject to the following easements, restrictions, covenants and conditions, which are for the purpose of protecting the value and desirability of, and which shall run with the real property and be binding on all parties having any right, title or interest in the properties

or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each HOLDER(S) thereof.

2. Right of CITY to Compel Performance. In the event that any portion of the PROJECT described above shall not be preserved and maintained in the City's opinion in a safe condition and in a state of good repair and aesthetically pleasing appearance, the City may, after giving notice to the ASSOCIATION, cause (i) the necessary work of maintenance or repair to be accomplished, and (ii) the costs thereof to be assessed against the ASSOCIATION.

Following the completion of such work or payment of such sums by the CITY, the CITY shall determine the total cost of such work or payment, including incidental costs, mailing fees and reasonable attorneys' fees and shall deliver to the ASSOCIATION a written statement setting forth such costs and the total thereof.

In the event the ASSOCIATION shall fail to pay for the completion of such work, the CITY may take legal action to collect the total cost of such work from the HOLDER(S) within the development.

Costs incurred by the CITY in exercising any of its rights may be added to the cost of the work described above, and then charged to each HOLDER(S) of a Lot proportionately.

3. Amendments. No amendment, modification or revocation to the covenants, conditions and restrictions may be had without the express written consent of the CITY, which consent must be recorded in the official records of Linn County, Iowa.
11. All structures within C-1, C-1A and PLI shall have similar architectural design and utilize wood, masonry or steel construction per the Robins Landing Overlay District ordinance;
12. The OWNER shall construct the PROJECT improvements in their entirety, fully comply with this Developer's Agreement and the applicable City Ordinances and provide a four (4) year Maintenance Bond.
13. The CITY shall determine when the improvements have been completed in their entirety and shall make the recommendation to the City Council for acceptance of such improvements.
14. The OWNER agrees that construction of the PROJECT shall not proceed until this Developer's Agreement has been executed by all parties.
15. This agreement shall be deemed to run with the land and shall be binding on all heirs, successors, and assigns of the OWNER.

OWNER:

Robins Landing First Addition, LLC

By: _____

STATE OF IOWA)
) SS
County of Linn)

This instrument was acknowledged before me on the _____ day of _____, 2023, by
_____ (name) as _____ (name of office) of
Robins Landing First Addition, LLC

Notary Public in and for said State

Approved by the City of Robins, Iowa this _____ day of _____, 2023.

Mayor – Chuck Hinz

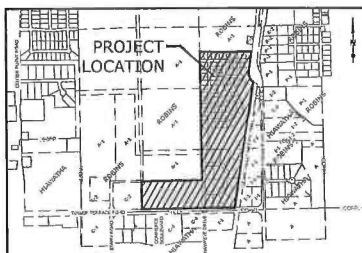
Attest:

City Clerk – Lori Pickart

Exhibit A.1

LOCATION MAP

MILITARY LEGEND				
EXISTING			PROPOSED	
(15A)	SAFETY OFFICE NOISE		15B	
(15B)	STATION OFFICE		17A	
(16A)	STATION OFFICE		16B	
(16B)	STATION OFFICE		16C	
(16C)	STATION OFFICE		16D	
(16D)	STATION OFFICE		16E	
(16E)	STATION OFFICE		16F	
(16F)	STATION OFFICE		16G	
(16G)	STATION OFFICE		16H	
(16H)	STATION OFFICE		16I	
(16I)	STATION OFFICE		16J	
(16J)	STATION OFFICE		16K	
(16K)	STATION OFFICE		16L	
(16L)	STATION OFFICE		16M	
(16M)	STATION OFFICE		16N	
(16N)	STATION OFFICE		16O	
(16O)	STATION OFFICE		16P	
(16P)	STATION OFFICE		16Q	
(16Q)	STATION OFFICE		16R	
(16R)	STATION OFFICE		16S	
(16S)	STATION OFFICE		16T	
(16T)	STATION OFFICE		16U	
(16U)	STATION OFFICE		16V	
(16V)	STATION OFFICE		16W	
(16W)	STATION OFFICE		16X	
(16X)	STATION OFFICE		16Y	
(16Y)	STATION OFFICE		16Z	
(16Z)	STATION OFFICE		16AA	
(16AA)	STATION OFFICE		16AB	
(16AB)	STATION OFFICE		16AC	
(16AC)	STATION OFFICE		16AD	
(16AD)	STATION OFFICE		16AE	
(16AE)	STATION OFFICE		16AF	
(16AF)	STATION OFFICE		16AG	
(16AG)	STATION OFFICE		16AH	
(16AH)	STATION OFFICE		16AI	
(16AI)	STATION OFFICE		16AJ	
(16AJ)	STATION OFFICE		16AK	
(16AK)	STATION OFFICE		16AL	
(16AL)	STATION OFFICE		16AM	
(16AM)	STATION OFFICE		16AN	
(16AN)	STATION OFFICE		16AO	
(16AO)	STATION OFFICE		16AP	
(16AP)	STATION OFFICE		16AQ	
(16AQ)	STATION OFFICE		16AR	
(16AR)	STATION OFFICE		16AS	
(16AS)	STATION OFFICE		16AT	
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(16AU)	STATION OFFICE		16AV	
(16AV)	STATION OFFICE		16AW	
(16AW)	STATION OFFICE		16AX	
(16AX)	STATION OFFICE		16AY	
(16AY)	STATION OFFICE		16AZ	
(16AZ)	STATION OFFICE		16BA	
(16BA)	STATION OFFICE		16BB	
(16BB)	STATION OFFICE		16BC	
(16BC)	STATION OFFICE		16BD	
(16BD)	STATION OFFICE		16BE	
(16BE)	STATION OFFICE		16BF	
(16BF)	STATION OFFICE		16BG	
(16BG)	STATION OFFICE		16BH	
(16BH)	STATION OFFICE		16BI	
(16BI)	STATION OFFICE		16BJ	
(16BJ)	STATION OFFICE		16BK	
(16BK)	STATION OFFICE		16BL	
(16BL)	STATION OFFICE		16BM	
(16BM)	STATION OFFICE		16BN	
(16BN)	STATION OFFICE		16BO	
(16BO)	STATION OFFICE		16BP	
(16BP)	STATION OFFICE		16BQ	
(16BQ)	STATION OFFICE		16BR	
(16BR)	STATION OFFICE		16BS	
(16BS)	STATION OFFICE		16BT	
(16BT)	STATION OFFICE		16BU	
(16BU)	STATION OFFICE		16BV	
(16BV)	STATION OFFICE		16BW	
(16BW)	STATION OFFICE		16BX	
(16BX)	STATION OFFICE		16BY	
(16BY)	STATION OFFICE		16BZ	
(16BZ)	STATION OFFICE		16CA	
(16CA)	STATION OFFICE		16CB	
(16CB)	STATION OFFICE		16CC	
(16CC)	STATION OFFICE		16CD	
(16CD)	STATION OFFICE		16CE	
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(16CH)	STATION OFFICE		16CI	
(16CI)	STATION OFFICE		16CJ	</

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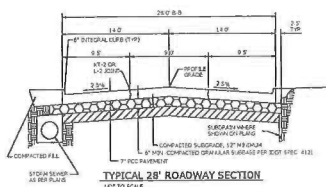
NOTE
THIS PLAN IS A CONCEPTUAL REPRESENTATION OF THE PROPOSED DEVELOPMENT. ANY FINAL PLAN AND RELATED IMPROVEMENTS REQUIRED BY THIS DEVELOPMENT SHALL MEET THE REQUIREMENTS OF SUDAS DESIGN STANDARDS AND SPECIFICATIONS.

PUBLIC STREET CLASSIFICATIONS				
STREET	DESIGN DATA - US&N		R.O.W. WIDTH	DESIGN SPEED
	CLASSIFICATION	STREET WIDTH		
TOWER TERRACE ROAD	MINOR ARTERIAL	25'	110'	50 MPH
ROBINS RD	MINOR ARTERIAL	25'	70-82'	40 MPH
HAWKEYE DRIVE	LOCAL	28/31'	60/55'	30 MPH
CHESTER ROAD	LOCAL	28'	60'	30 MPH
RYKER STREET	LOCAL	31'	60'	30 MPH
IGRAM STREET	LOCAL	31'	60'	30 MPH
NATURE TRAIL CT	LOCAL	28'	60'	30 MPH
HAMPTON STREET	LOCAL	28'	60'	30 MPH

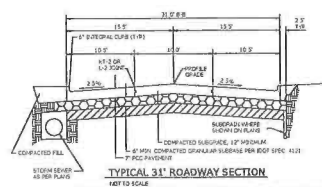
ESTIMATED AREA CALCULATIONS

APPROX. SITE AREA: 3,999,213 S.F. / 91.8 AC.

EXISTING:		
BUILDING AREA:	0 S.F. / 0 AC.	(0.00 %)
PAVED AREA:	0 S.F. / 0.0 AC.	(0.00%)
OPEN AREA:	3,999,213 S.F. / 91.8 AC.	(100.00 %)
PROPOSED:		
BUILDING AREA:	699,862 S.F. / 16.1 AC.	(17.50 %)
PAVED AREA:	275,301 S.F. / 6.3 AC.	(6.88 %)
OPEN AREA:	302,4050 S.F. / 69.4 AC.	(75.62 %)



TYPICAL 28' ROADWAY SECTION
NOT TO SCALE



TYPICAL 31' ROADWAY SECTION
NOT TO SCALE

SHEET INDEX

P0.0	COVER
P1.0	PRELIMINARY PLAT - OVERALL LAYOUT AND REZONING LEGALS
P1.1	PRELIMINARY PLAT
P1.2	PRELIMINARY PLAT

APPLICANT/OWNER

ROBINS LANDING FIRST ADDITION, LLC
%JON DUSEK
222 THIRD AVE SE, SUITE 299
CEDAR RAPIDS, IA 52401
(319) 364-6533
JDUSEK@ARMSOFVCO.COM

CONTACT PERSON

HALL & HALL ENGINEERS, INC.
BRIAN VOGEL, P.E.
1860 BOYSON RD.
KIAWATHA, IA 52233
PH: 319-362-9548
FAX: 319-362-7595
EMAIL: BRIAN@HALLENG.COM

PRELIMINARY PLAT LEGAL DESCRIPTION

[illegible]

SITE ADDRESS

NORTH OF TOWER TERRACE ROAD/WEST OF CEDAR VALLEY
NATURE TRAIL IN ROBINS, IA

ZONING

EXISTING: R-3, C-1, C-1A, PL-1, P-1, PUD,
PROPOSED: R-3, C-1, PL-1, P-1

USE

EXISTING: AGRICULTURAL
PROPOSED: RESIDENTIAL (SINGLE FAMILY) AND COMMERCIAL

DIMENSIONAL STANDS

MEDIUM DENSITY RESIDENTIAL (R-3):

FRONT SETBACK: 30 FEET
SIDE SETBACK: 10 FEET
SIDE SETBACK, CORNER: 30 FEET
REAR SETBACK: 30 FEET
BUILDING MAXIMUM HEIGHT: 35 FEET
MIN. LOT WIDTH: 65 FEET
MIN. LOT AREA: 7,000 SQ. FT.

STORM WATER MANAGEMENT

PROPOSED STORM WATER MANAGEMENT AND WATER QUALITY REQUIREMENTS WILL BE ACHIEVED IN ON SITE DETENTION BASINS. DETAILED CALCULATIONS WILL BE PROVIDED WITH THE DETAILED PLAN OF IMPROVEMENTS.

LANDSCAPE PLAN/NOTE

DETAILED LANDSCAPE PLAN FOR THE TOWN HOME UNITS,
SCREENING, CALCULATIONS, AND NOTES TO BE SUBMITTED FOR
APPROVAL WITH THE DETAILED SITE PLANS AND PLAN OF
IMPROVEMENT DRAWINGS.

PLAN APPROVED BY:
Kelli Scott
DATE: 09-13-23

FOCUS APPROVED AUTHORITY: _____ DATE: _____

HALL & HALL ENGINEERS, INC.
Land Use & Land Development Division
1000 N. 10th St., Suite 100, Phoenix, AZ 85004
Phone: (602) 944-1111 Fax: (602) 944-1112
www.hallandhall.com

HL&H

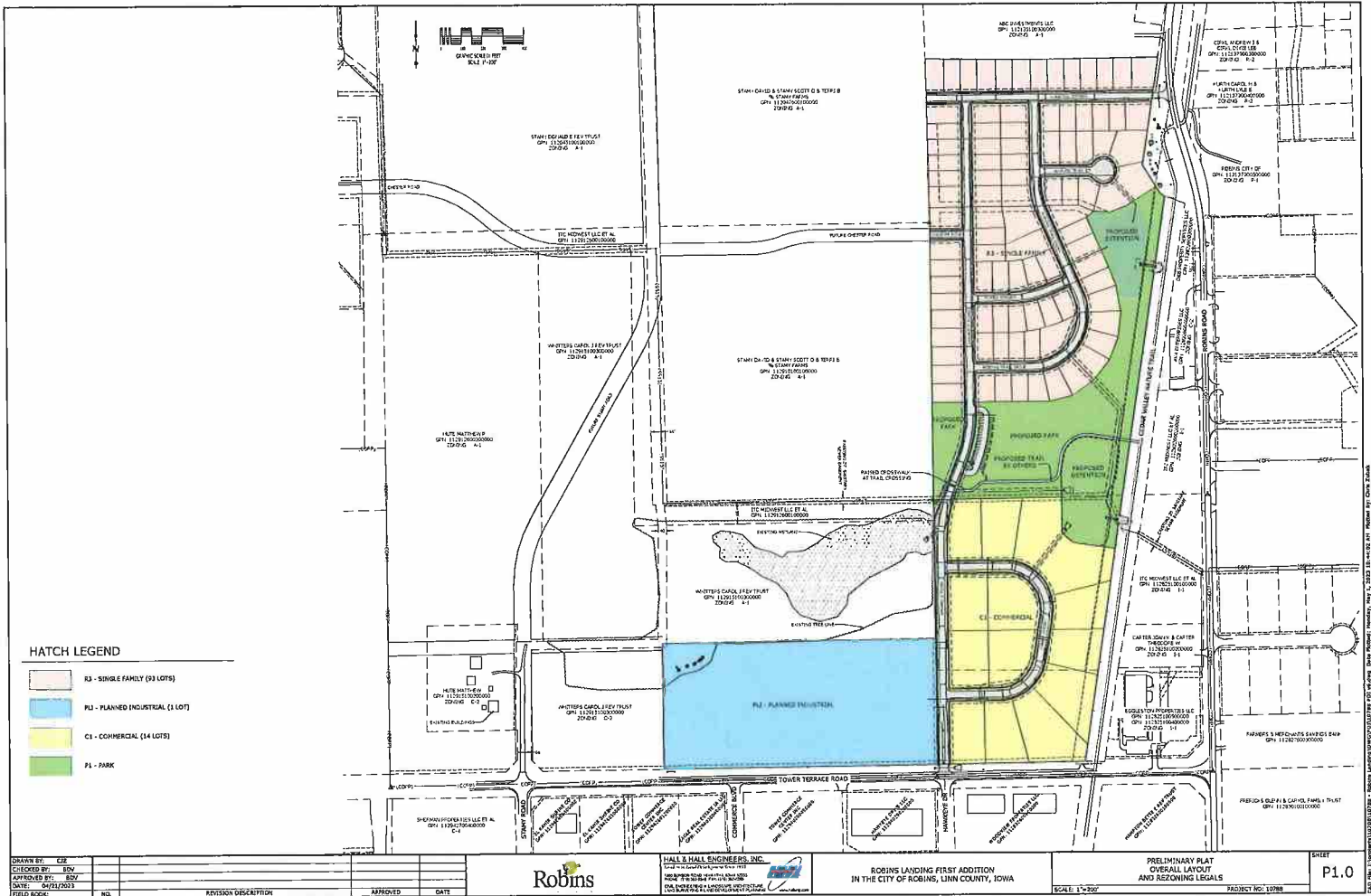
DESIGN ENGINEERS & LANDSCAPE ARCHITECTS
LAND DEVELOPMENT PLANNERS

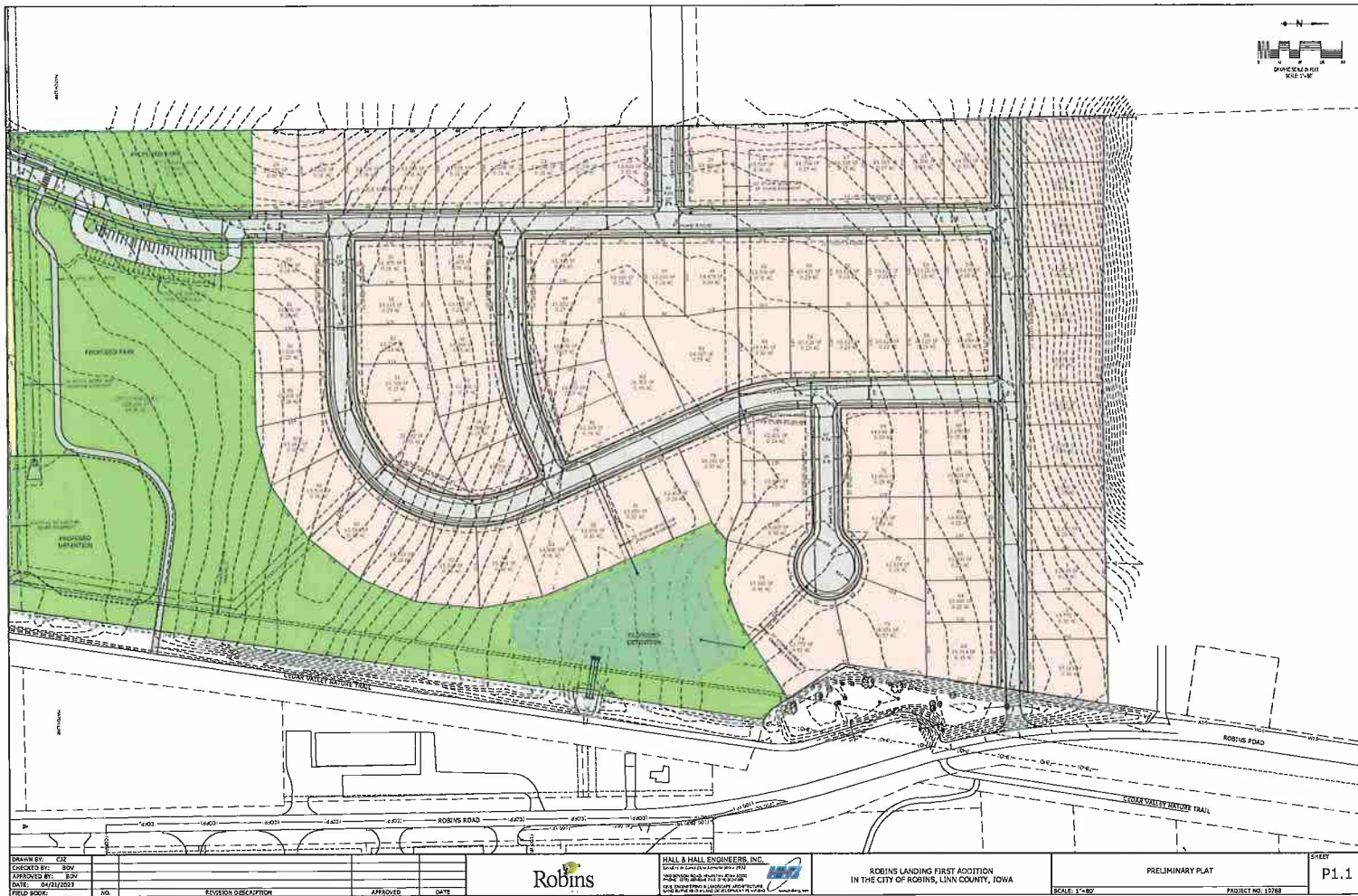
PHOTO: J. HARRIS

Contact Person	BRIAN D. YODanis, PE
Telephone Number	(313) 363-9548
Fax Number	(313) 363-7595
E-Mail Address	brandyodanis@gmail.com
Mailing Address	1860 Boyson Rd Plymouth, IA 52253
Date Submitted	02/01/22
Date Revised	02/16/22
Date Forwards	04/12/2023

HALL AND HALL PROJECT NUMBER: 10786

HALL AND HALL PROJECT NUMBER: 10734





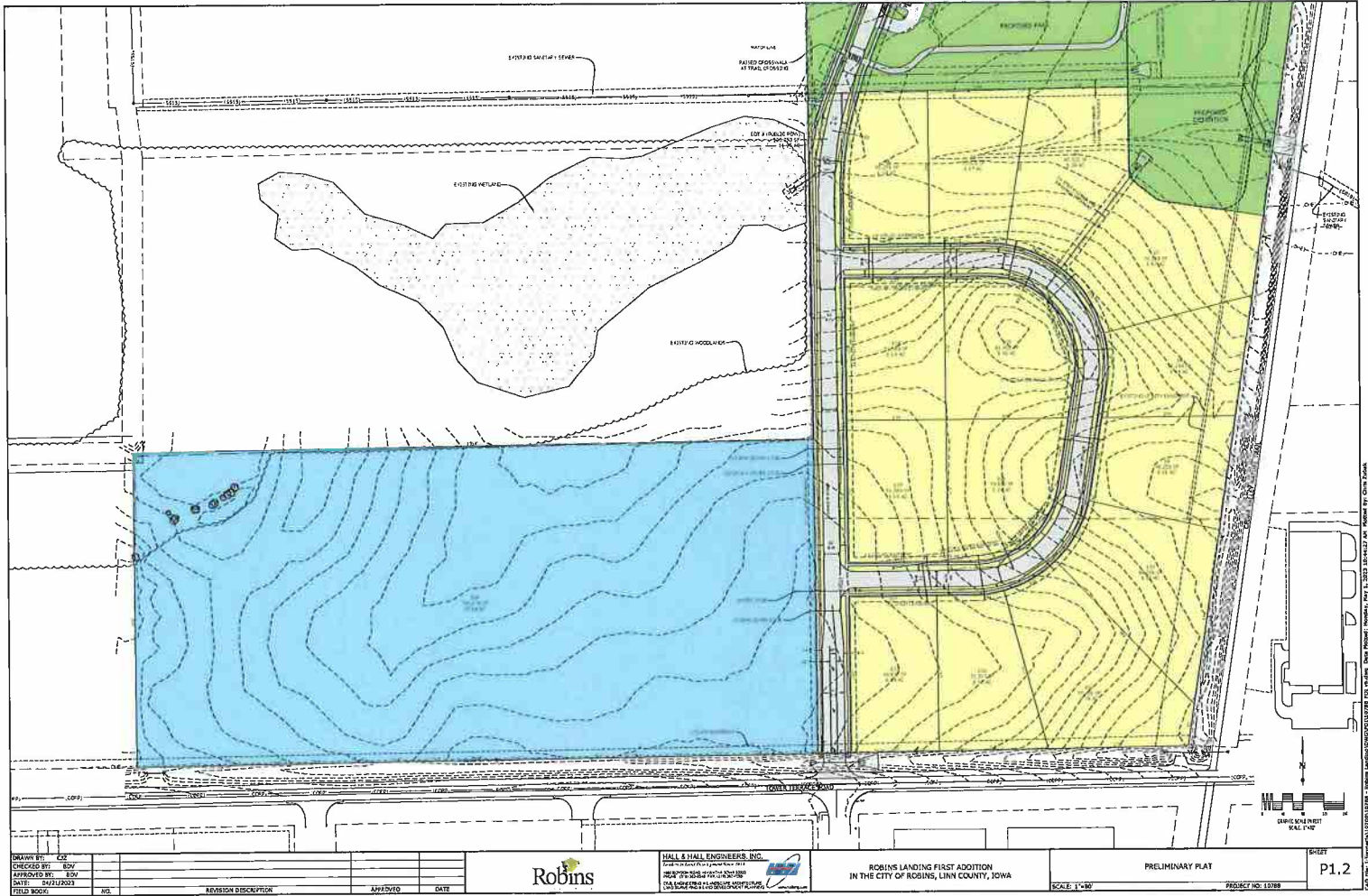
DRAWN BY: C22					
CHECKED BY: R22					
APPROVED BY: R22					
DATE: 04/24/2013					
FIELD NO:					
NO.	REVISION DESCRIPTION	APPROVED	DATE		

Robins

HALL & HALL ENGINEERS, INC.
 2030 W. 10TH STREET, SUITE 200
 ROBINSON, ILLINOIS 60070
 TEL: 815.396.1234 FAX: 815.396.1235
 WWW.HALL-AND-HALL.COM

ROBINS LANDING FIRST ADDITION
 IN THE CITY OF ROBINSON, LINN COUNTY, IOWA

PRELIMINARY PLAT
 SCALE: 1"=80'
 PROJECT NO. 10788
 SHEET
 P1.1



DRAWN BY: CJP	NO.	REVISION DESCRIPTION	APPROVED	DATE
CHECKED BY: BSW				
APPROVED BY: BSW				
DATE: 04/11/2013				
FIELD BOOK:				

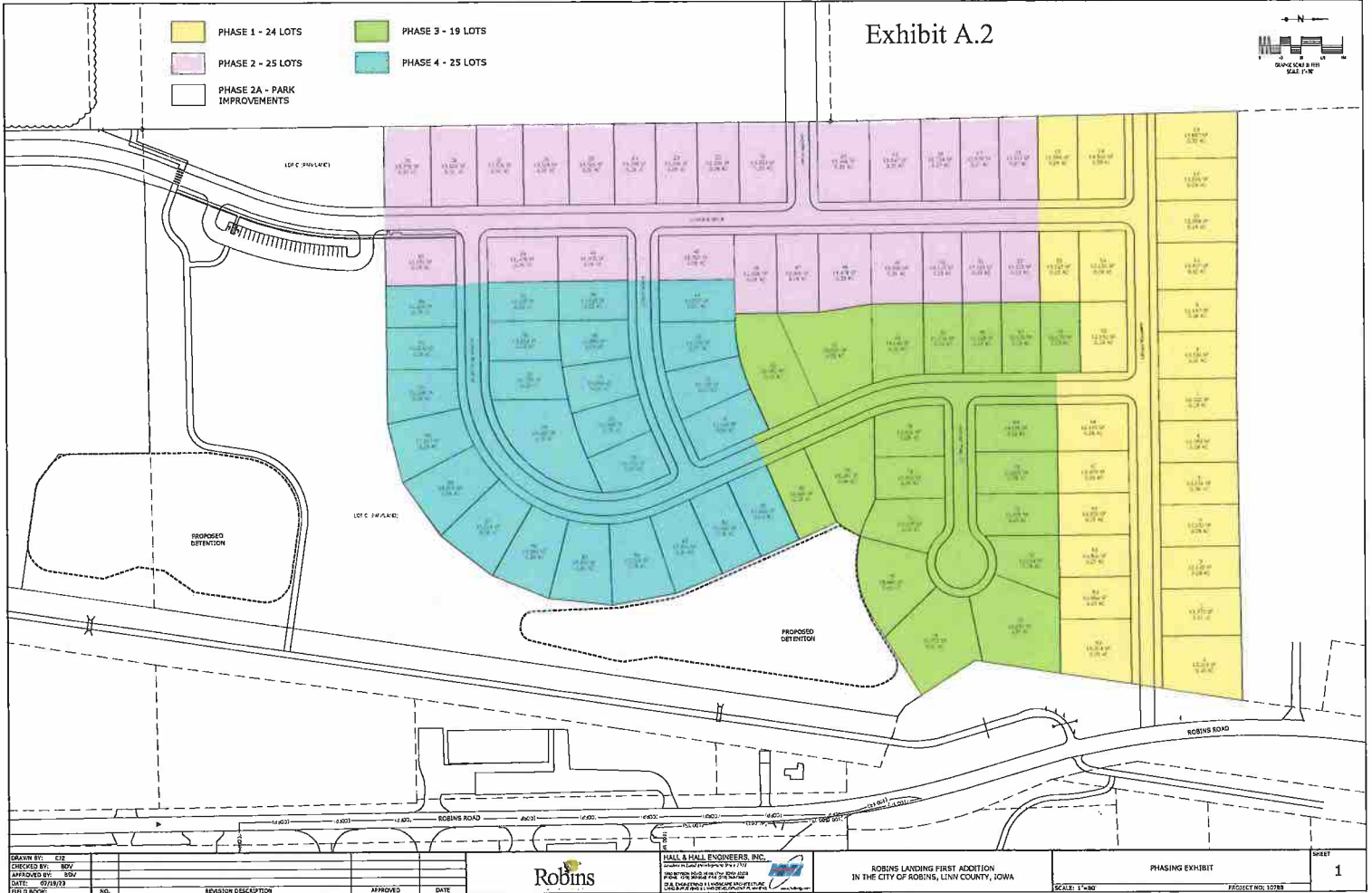
Robins

HALL & HALL ENGINEERS, INC.
 1000 WEST 10TH STREET, SUITE 100
 ROBINSON, ILLINOIS 62450
 (618) 391-1100
 FAX (618) 391-1101
 WWW.HALL-AND-HALL.COM

ROBINS LANDING FIRST ADDITION
 IN THE CITY OF ROBINSON, LINN COUNTY, IOWA

SCALE: 1"=50'
 PRELIMINARY PLAT
 PROJECT NO. 10388

SHEET
 P1.2





DRAWN BY: CS CHECKED BY: MM APPROVED BY: MM DATE: 06/04/2023		HALL & HALL ENGINEERS, INC. 1001 W. 10th Street, Suite 101 Des Moines, IA 50319 (515) 281-1111 www.hallandhall.com	ROBINS LANDING WATER MAIN EXTENSION IN THE CITY OF ROBINS, LINN COUNTY, IOWA	OVERALL UTILITY PLAN	sheet C2.0
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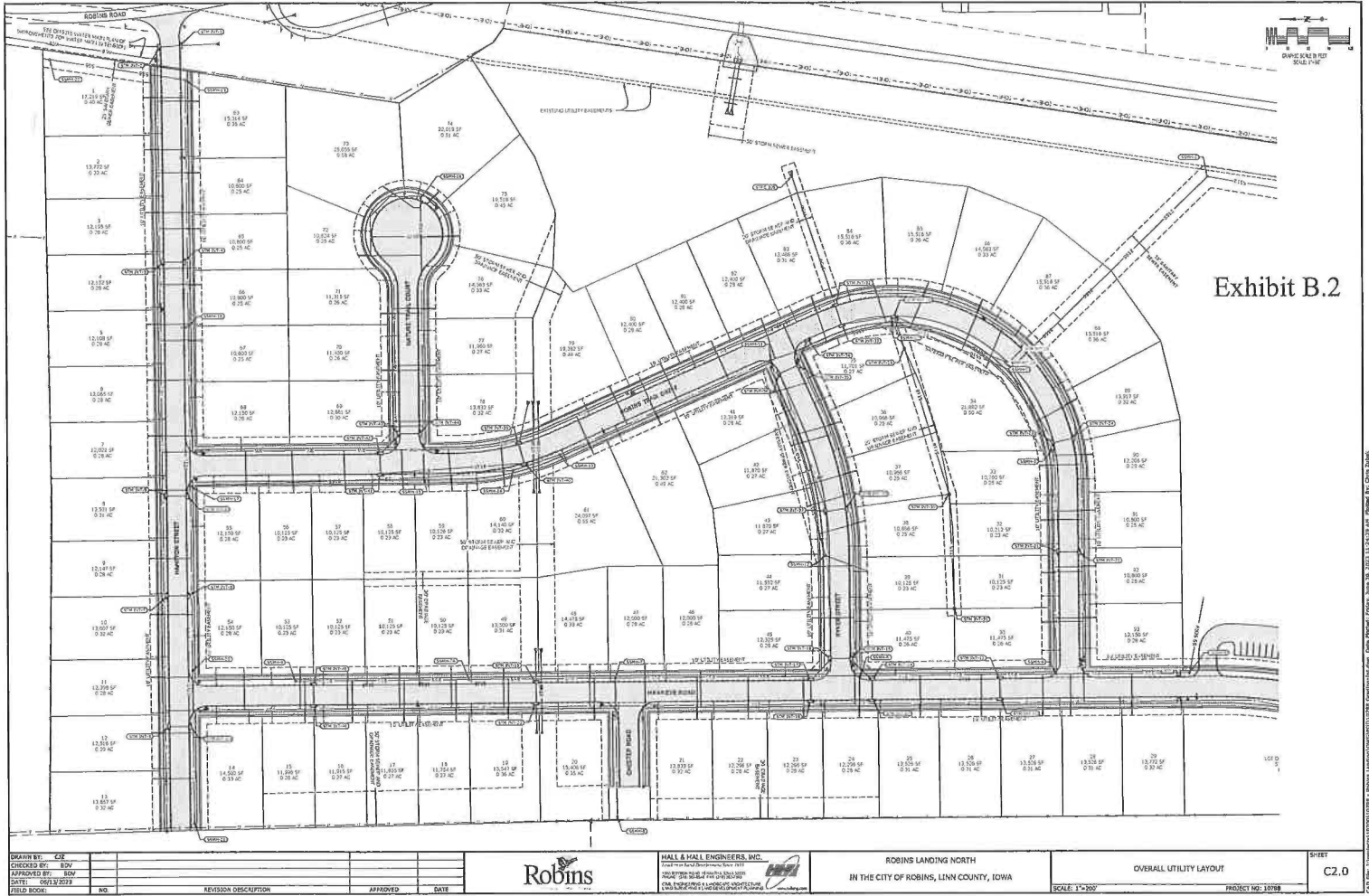
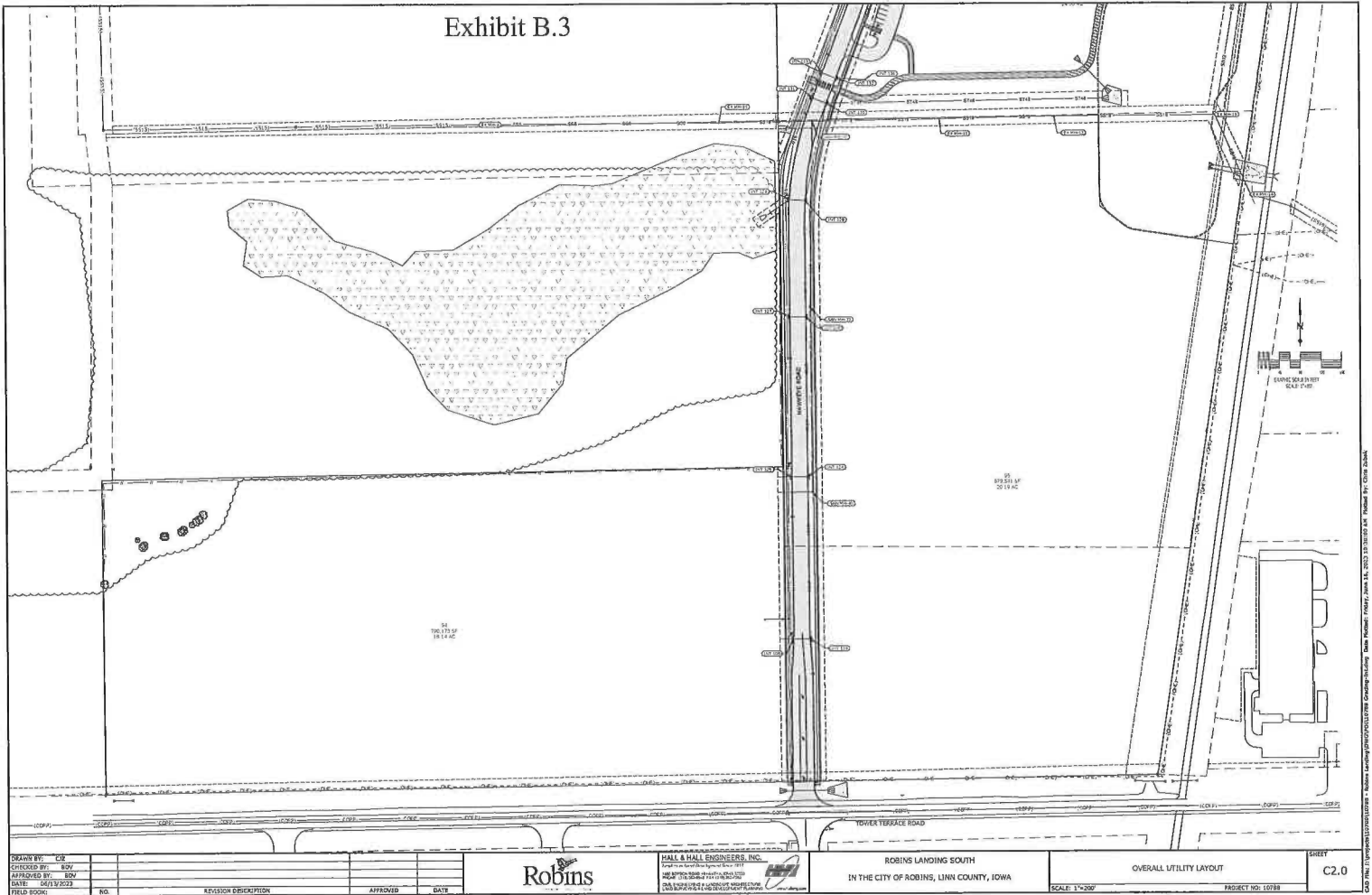


Exhibit B.3



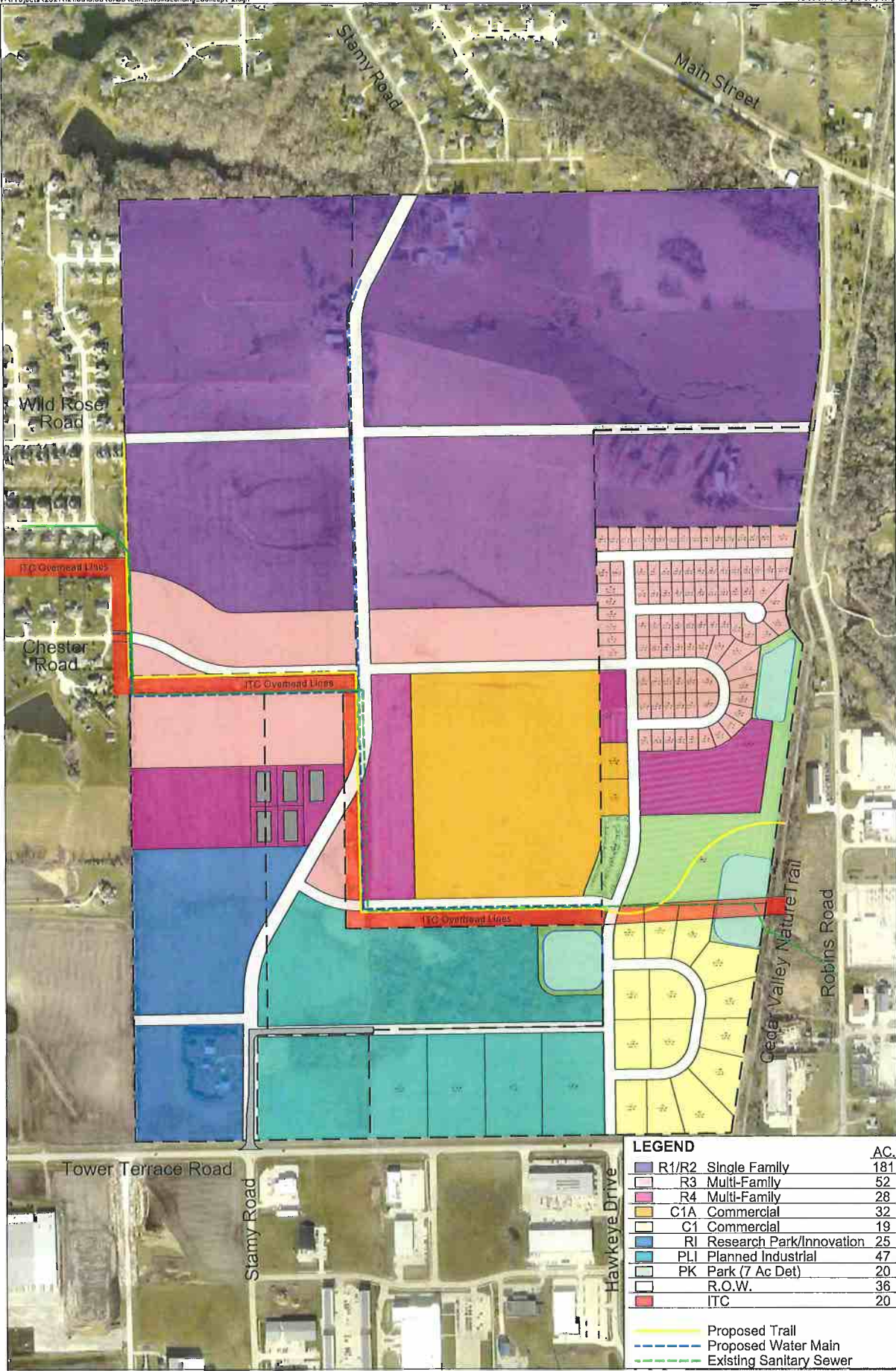
DESIGNED BY: C.B.					
CHECKED BY: B.W.					
APPROVED BY: B.W.					
DATE: 04/13/2022					
FIELD BOOK:					

Robins

HALL & HALL ENGINEERS, INC.
 1000 W. 10TH STREET, SUITE 200
 ROBINSON, ILLINOIS 62450
 (618) 431-1100
 WWW.HALL-AND-HALL.COM

ROBINS LANDING SOUTH
 IN THE CITY OF ROBINS, LINN COUNTY, IOWA

OVERALL UTILITY LAYOUT	SHEET C2.0
SCALE: 1"=200'	PROJECT NO. 10788



LEGEND		AC.
[Purple Box]	R1/R2 Single Family	181
[Pink Box]	R3 Multi-Family	52
[Orange Box]	R4 Multi-Family	28
[Yellow Box]	C1A Commercial	32
[Blue Box]	C1 Commercial	19
[Teal Box]	RI Research Park/Innovation	25
[Light Blue Box]	PLI Planned Industrial	47
[Light Green Box]	PK Park (7 Ac Det)	20
[Light Yellow Box]	R.O.W.	36
[Red Box]	ITC	20
[Yellow Line]	Proposed Trail	
[Blue Dashed Line]	Proposed Water Main	
[Green Dashed Line]	Existing Sanitary Sewer	



Robins Landing - Concept

RESOLUTION NO. 1023-6

RESOLUTION AUTHORIZING CRACK AND JOINT SEALING IN THE CITY OF ROBINS, IOWA

WHEREAS, the City Council as allocated money in the FY'24 Municipal Budget for Street Repair, and

WHEREAS, an estimate has been obtained from Kluesner Construction to perform crack and joint sealing on several streets within the City of Robins, and

WHEREAS, the City Council has reviewed the proposal from Kluesner Construction in the amount of \$90,903.58 which should be approved, with repairs of \$62,457.01 to occur before December 31, 2023, and the balance occurring after January 1, 2024.

NOW, THEREFORE, IT IS RESOLVED by the City Council, City of Robins, Iowa, that said proposal is hereby approved by the City, and the Mayor and City Clerk are hereby authorized and directed to execute said paperwork on behalf of the City.

Passed and approved, this 2nd day of October, 2023.

Chuck Hinz, Mayor

ATTEST:

Lori Pickart, City Clerk /Treasurer



PROPOSAL

1007 1st Ave. NW * PO Box 355 * Farley, IA 52046
 (563) 744-3422 Fax (563) 744-3146
 Fed ID # 42-1463491

kluesnerconstruction.com

DATE	ESTIMATE #
8/1/2023	23317

NAME / ADDRESS	CELL NUMBER	FAX NUMBER	PHONE NUMBER
CITY OF ROBINS 265 SOUTH SECOND STREET ROBINS, IOWA 52328-9998		319-393-0588	319-393-0588
	LOCATION		

DESCRIPTION	UNIT	RATE	TOTAL
CRACK AND JOINT SEALING OF CITY STREETS			
• ROUT NEW CRACKS			
• CLEAN CRACKS AND JOINTS WITH COMPRESSED AIR			
• SEAL CRACKS AND JOINTS WITH D-3405 HOT APPLIED RUBBERIZED SEALANT			
• PREVIOUSLY SEALED CRACKS WILL BE RE-SEALED AS NEEDED			
NORTH CENTER POINT RD FROM COUNTY HOME ROAD SOUTH TO WHERE THE CONCRETE MEETS THE ASPHALT	410	0.73	299.30
• RANDOM CRACKS ONLY			
NORTH CENTER POINT RD FROM CONCRETE AREA SOUTH TO WEST MAIN	25,806	0.73	18,838.38
NORTH CENTER POINT RD FROM WEST MAIN TO CITY LIMITS	43,812	0.73	31,982.76
CHESTER RD FROM N. CENTER POINT RD TO END	720	0.73	525.60
• RANDOMS ONLY			
CHESTER CT FROM CHESTER RD TO CUL-DA-SAC	135	0.73	98.55
STAMY ROAD FROM WEST MAIN TO MORRISON RD	5,678	0.73	4,144.94
OAK PARK RD FROM HOUSE #380 TO MORRISON RD	1,800	0.73	1,314.00
OAK PARK CT FROM OAK PARK DR TO CUL-DA-SAC			
• JOINTS	2,395	0.73	1,748.35
• RANDOMS	885	0.73	646.05
MORRISON RD FROM STAMY RD TO EAST END	3,200	0.73	2,336.00
OAK PARK DR FROM WEST MAIN TO HOUSE #380			
• JOINTS	3,804	0.73	2,776.92
• RANDOMS	912	0.73	665.76
WE PROPOSE TO FURNISH MATERIAL AND LABOR - COMPLETE IN ACCORDANCE WITH ABOVE SPECIFICATIONS. SIGN:			TOTAL

SIGNATURE



PROPOSAL

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8/1/2023	23317

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CITY OF ROBINS 265 SOUTH SECOND STREET ROBINS, IOWA 52328-9998		319-393-0588	319-393-0588
	LOCATION		

DESCRIPTION	UNIT	RATE	TOTAL
WHITE PINE ST FROM WEST MAIN TO NORTH END • RANDOMS ONLY	2,085	0.73	1,522.05
INTERSECTION OF LESLIE LANE AND WHITE PINE ST • RANDOMS ONLY	30	0.73	21.90
TAMARAC LANE FROM WHITE PINE ST TO KILBIRNIE RD • RANDOMS ONLY	195	0.73	142.35
WOODLAND DR FROM QUAAS RD TO END • SEAL SEAMS AROUND INTAKES HOUSE #15 - 470 (1), 435 (2), 280 (2), 670 (2), 640 (1), 530 (2) TOTAL 10 INTAKES		1,365.00	1,365.00
WOODLAND COURT • 2 INTAKES		273.00	273.00
TROY ROAD FROM MAIN ST TO SOUTH END	3,246	0.73	2,369.58
SOUTH TROY ROAD PARK - EAST LOT	2,589	0.73	1,889.97
REED AVE FROM S. TROY RD TO RICKEY ALLEN DR	672	0.73	490.56
LINDA SUE AVE FROM S. TROY RD TO RICKEY ALLEN DR	4,400	0.73	3,212.00
LINDA SUE CT FROM S. TROY RD TO GRAND CT	530	0.73	386.90
GRAND CT FROM NORTH END TO SOUTH END	1,922	0.73	1,403.06
RICKEY ALLEN DR FROM SOUTH END TO SALLY RAE AVE	1,488	0.73	1,086.24
SALLY RAE AVE FROM RICKEY ALLEN DR TO S. TROY RD	704	0.73	513.92
PINE CREST DR FROM E. MAIN ST TO E. MAIN ST • RANDOMS ONLY	360	0.73	262.80
WE PROPOSE TO FURNISH MATERIAL AND LABOR - COMPLETE IN ACCORDANCE WITH ABOVE SPECIFICATIONS. SIGN:			TOTAL

SIGNATURE



PROPOSAL

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8/1/2023	23317

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NAME / ADDRESS	CELL NUMBER	FAX NUMBER	PHONE NUMBER
CITY OF ROBINS 265 SOUTH SECOND STREET ROBINS, IOWA 52328-9998		319-393-0588	319-393-0588
LOCATION			

DESCRIPTION	UNIT	RATE	TOTAL
GYPSY LANE FROM E. MAIN TO NORTHHAVEN DR	3,626	0.73	2,646.98
NORTHHAVEN DR FROM E. MAIN ST TO N. MENTZER RD	4,640	0.73	3,387.20
KERVIN CT FROM N. MENTZER RD TO CUL-DA-SAC	1,820	0.73	1,328.60
SALLY RAE AVE FROM S. TROY TO 2ND ST	104	0.73	75.92
MAPLE ST FROM N. MENTZER RD TO EVERGREEN LANE • RANDOMS ONLY HOUSE #1350 - 30', 1425-20', 1480-90', 1490-26', 1500-110', 1590-34', 1605-20', 1655-20', 1655-20', 505-40'		975.00	975.00
EVERGREEN LANE FROM EAST KROLL DR TO EMERALD CT • JOINTS • RANDOMS	2,348 630	0.73 0.73	1,714.04 459.90
BOTH SIDES OF FIRE STATION APPROACHES TO BAY DOORS Freeway - Mainly on West End.			??
Total this Fall 62,457.01			

WE PROPOSE TO FURNISH MATERIAL AND LABOR - COMPLETE IN ACCORDANCE WITH
ABOVE SPECIFICATIONS. SIGN: Brad Brannell Jr

TOTAL \$90,903.58

PAYMENT DUE UPON COMPLETION OF THE
WORK. PROPOSAL MAY BE WITHDRAWN BY US
IF NOT ACCEPTED WITHIN 30 DAYS.

SIGNATURE

Michael J. Kortkamp