
City Administrator Report to Mayor & City Council

2018.04.13, Edition No. 305

WEEKLY UPDATE:

- Fire Department: Please find attached the latest production photos of the new fire truck.
- Community Development: Attached are copies of the Community Development presentation materials from last night.
- Projects: Tentative dates for upcoming projects:
 - April 19, 2018: Resolution Accepting the Completed Work for the West Hill Storm and Sanitary Sewer Separation Project - Phase IIIC
 - April 19, 2018: Resolution Approving the Contract and Bond for the West Hill Storm and Sanitary Sewer Separation Project - Phase IVA
 - May 3, 2018: Resolution Accepting the Completed Work for the Musser Public Library and HNI Community Center
 - May 3, 2018: Resolution Awarding the Contract for the 2017/2018 Sidewalk Program
 - May 17, 2018: Resolution Approving the Contract and Bond for the 2017/2018 Sidewalk Program
- Bi-State: We at Bi-State are excited to invite you an upcoming free workshop we are putting together for May. We hope you'll save the date and plan for a member or members of your staff to attend:
 - Complete Streets Workshop
Tuesday, May 22, 2018
Rock Island Public Library
10:00 AM – 2:00 PM CDT
 - This short, half-day event is going to be packed with great speakers and ideas to take back to your community. Highlights include: Keynote speaker Michael Divita, who helped implement streetscape projects in South Bend, Indiana that in just three years have resulted in fewer crashes, higher property values, increased sales at local businesses, and generated nearly \$100 million in new investments downtown, Presentations from Scott County Public Health, Healthy Hometown, and the Illinois DOT on free resources for your community to help assess pedestrian amenities, followed by a short demonstration walk in downtown Rock Island, and a guided brainstorming session with Heather Schady from the Active Transportation Alliance on low-cost, highly-effective pop-up projects that have helped other communities successfully gauge interest and demonstrate the value of Complete Streets initiatives. Plus, lunch! More details and registration information are to follow, but in the meantime, please mark your calendars. Attendees will leave with great ideas and resources to take back to your communities.
- CSO: City Engineer Edmond provided the following list of trees that will likely be compromised by the phase 4 sewer separation project. We will work to replace them from Alliant's grant and other resources. (Please see attached).
- Trail: DPW has laid out changes to the trail (quiet zone) crossings and has a plan

to improve/lengthen the crossings to accommodate longer bikes or carriers. Need costs from contractor, but should be quick repair depending on materials/contractor schedule.

Additional Information

Library: The following are the notes from the team meeting on Wednesday, April 11th (RHill):

1. Furnishings:
 - a. April 16th - Phase I delivery
 - b. April 30th - Phase II delivery
 - c. Mid May - Final delivery
2. Shelving:
 - a. May 29th - Shelving installation
 - b. June 6th - Shelving Move
3. Construction:
 - a. Punch List items
 - b. Pour ADA ramp
 - c. Finish Cleaning
 - d. Reading Garden - Building & Grounds construction
 - e. Window Cleaning (End of May)
4. "The Story"
 - a. Pam/Hill project
5. Vending Operations:
 - a. Begin installation May 1st
6. Signage:
 - a. Sign Pro provided options for the following:
 - i. Building Signs
 - ii. Hour Signs
 - iii. Entrance Signs
 - iv. Ground Signs
 - v. Message Board
 - vi. Handicap Parking Signs
 - vii. Name plate signs
 - viii. Donor Wall
 - ix. Children's Wall Graphics
 - x. Directional Maps
 - xi. Changing Station
 - xii. Etched Glass
 - xiii. Hanging self check out signs
 - xiv. Self Check out decals
 - b. Sign Pro to do one more walk through with Library Staff

7. Parking Lot and Traffic Flow:
 - a. 2 additional handicap spaces
 - b. Identify Parking Lot Lighting (4/18 Board Meeting)
8. Moving:
 - a. Library to close Mid May
 - b. Operational by June 15th
 - c. "Ready to Rock" on June 30th
9. Disposition of Surplus Property:
 - a. Sell for scrap (\$.02 p/lb)
 - b. Public surplus of other remaining items
10. Bike Racks:
 - a. Funding source - Melon city Bike Club
 - b. Delivery???
11. Donor Wall - See 6 viii
12. Next Meeting:
 - a. Decision on signage
 - b. Moving Library Material
 - c. Muscabus Inquiry
 - d. Phase I Furniture Delivery
 - e. ADA Ramp

Projects: The following are the notes from the Team Meeting held on Wednesday, April 11, 2018 (RHill):

1. Phase III - West Hill Sewer Separation:
 - a. Outstanding issues:
 - i. Final Pay App.
 - b. April 19th - Resolution Accepting Completed Work
2. Phase IV - West Hill Sewer Separation:
 - a. April 12th - Public Meeting
 - b. April 13th - Pre-Construction Meeting
 - c. April 19th - Resolution Approving Contract and Bond
 - d. April 23rd - Construction Start
 - e. 4 of 5 Temporary Easements secured
3. Mulberry Ave. Reconstruction Project:
 - a. DOT loose ends
4. Mississippi Drive Corridor Project:
 - a. April 11th - Work underway on E. 2nd (underground)
 - b. April 11th - Papoose Creek Land Bridge poured

- c. April 16th - 27th - Mississippi Drive Closed
 - d. MPW installing street lights
 - e. Monuments/Branding to be installed
 - f. April 26th - Business Owners Meeting
 - g. Storm Sewer installation at Mulberry underway
 - h. Dirt/Base work on Mississippi Drive underway
 - i. Sycamore to Mulberry to be poured no later than May 15th
5. Musser Public Library & HNI Community Center:
- a. March 31st - Work Substantially Completed
 - b. Punch List items underway
 - c. April 16th - Phase I Furniture arrival
 - d. April 30th - Phase II Furniture arrival
 - e. Mid May - Phase III Furniture arrival
 - f. May 29th - Shelving Installation
 - g. May 3rd - Resolution Accepting Completed Work
 - h. June 6th - Shelving Move
 - i. June 15th - Operational
6. Riverside Park Master Plan:
- a. SEH to provide a draft Scope of Services for a Development Plan
 - b. Focus: increase activity on the Riverfront
7. 2017/2018 Sidewalk Program:
- a. Spring 2018 Project
 - b. Target Area - Dollar General Store
 - c. April Bid Opening
 - d. May 3rd - Resolution Awarding Contract
 - e. May 17th - Resolution Approving Contract & Bond
8. Grandview Ave. Reconstruction Project:
- a. DeFederalized Project via "SWAP" program
 - b. TSIP Grant for Grandview/Houser/Sampson Intersection - Bolton-Menk
 - c. Monthly Meetings held
 - d. August 2018 - First DOT submittal
 - e. 2/19/19 - Tentative Bid Letting Date
9. 2nd/Mulberry Roundabout Design:
- a. April 24th - 90% Design Completion
 - b. Project Timeline Under Review
10. West Side Trail:
- a. Route selected (Houser/Crossroads/Arboretum)
 - b. Environmental Phase I Cultural Resources survey needed
 - c. 2019 Construction
11. Quiet Zone:
- a. Not Completed
 - b. Reconstruction of Mad Creek & Hershey Lift Station Crossings needed

12. Second Street Connector Design:
 - a. Awaiting Bolton-Menk Proposal
 - b. Mulberry to Pine
13. Other 2018 Projects:
 - a. Carver Corner Development:
 - i. DeFederalized
 - ii. Begin in-house process re: options for development
 - b. DOT Lake Park Blvd site
 - i. Concept Plan
 - ii. Set meeting with DOT
 - iii. Establish Notice of Public Interest
 - c. Aerial Photography RFP
 - d. Roundabout: Houser & Fulliam
 - i.. DOT Grant
 - ii. Shive Hattery Design
 - iii. Local Property owners contacted
 - e. Park Ave. 3 lane configuration
 - i. Under contract with Shive-Hattery

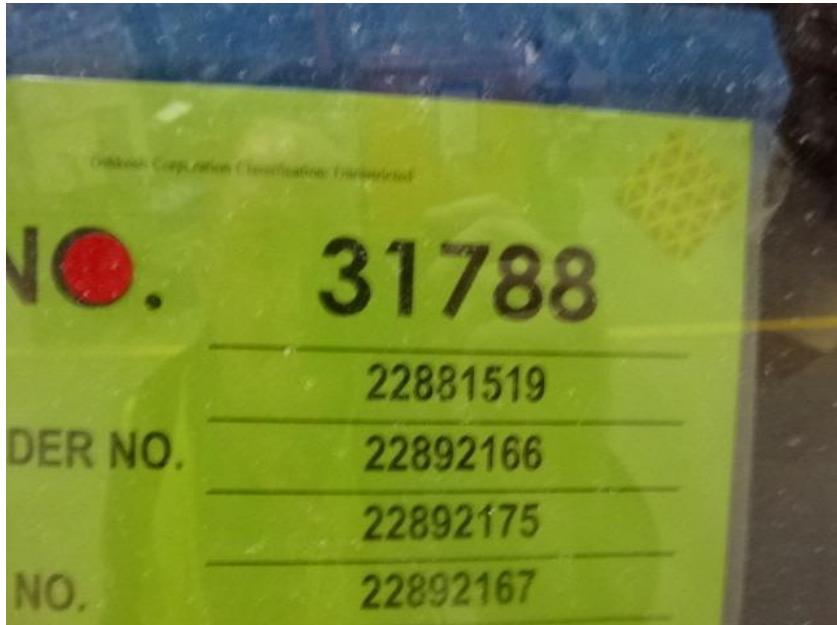
Photo Album for Muscatine Fire Department, IA

Job 31788

April 6, 2018

Earlier this week, the cab was merged with the chassis along with the pump house. At the time of this report, the chassis began on the Pre-assembly line where the body and water tank are installed. Next week your apparatus should continue down the main assembly line where a majority of content is installed.





DSC04526



DSC04527



DSC04528



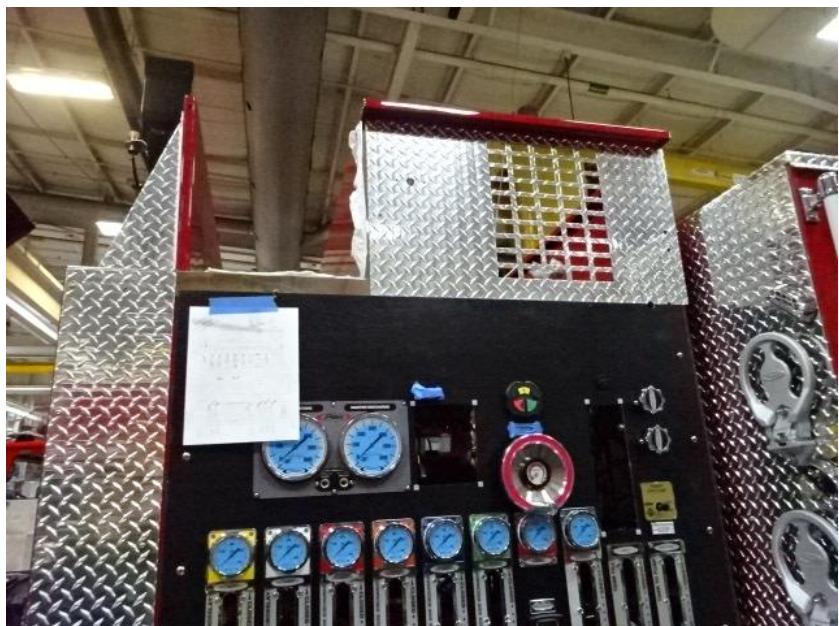
DSC04529



DSC04530



DSC04531



DSC04532



DSC04533



DSC04534



DSC04535



DSC04536



DSC04537



DSC04538



DSC04539



DSC04540



DSC04541



DSC04542



DSC04543



DSC04544



DSC04545



DSC04546



DSC04547



DSC04548



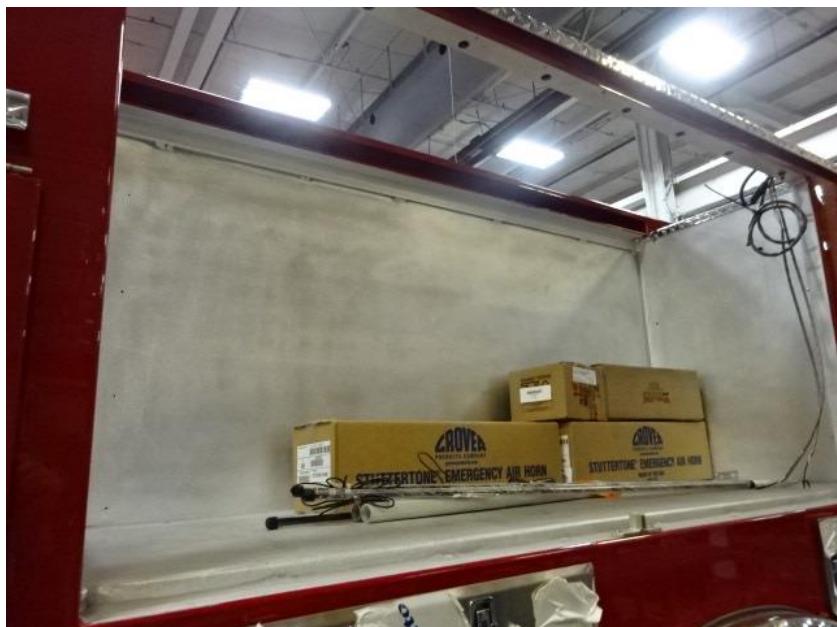
DSC04549



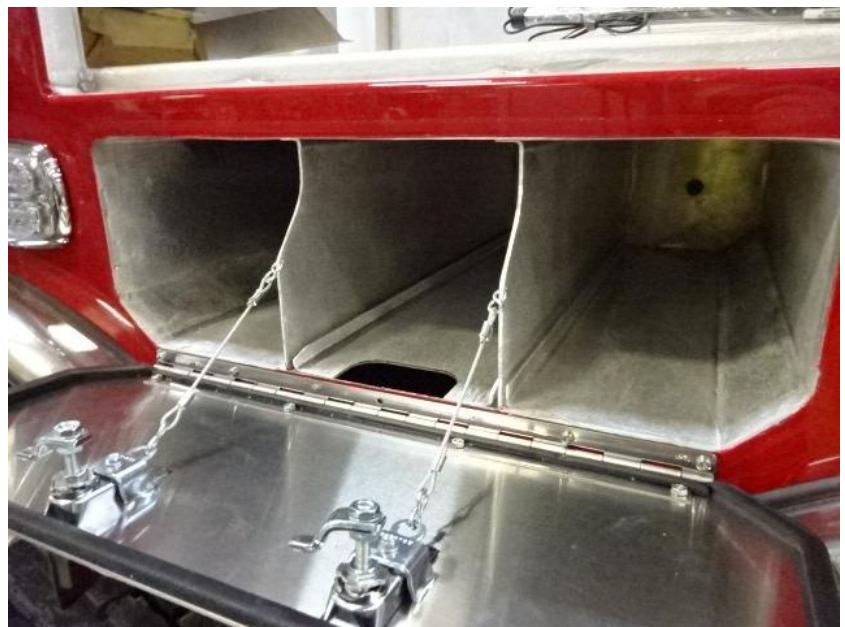
DSC04550



DSC04551



DSC04552



DSC04553



DSC04554



DSC04555



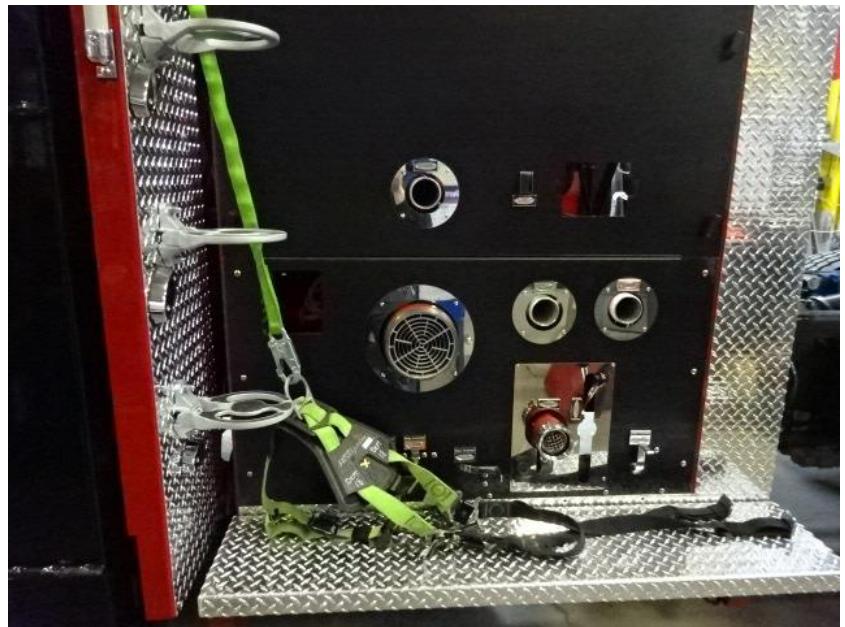
DSC04556



DSC04557



DSC04558



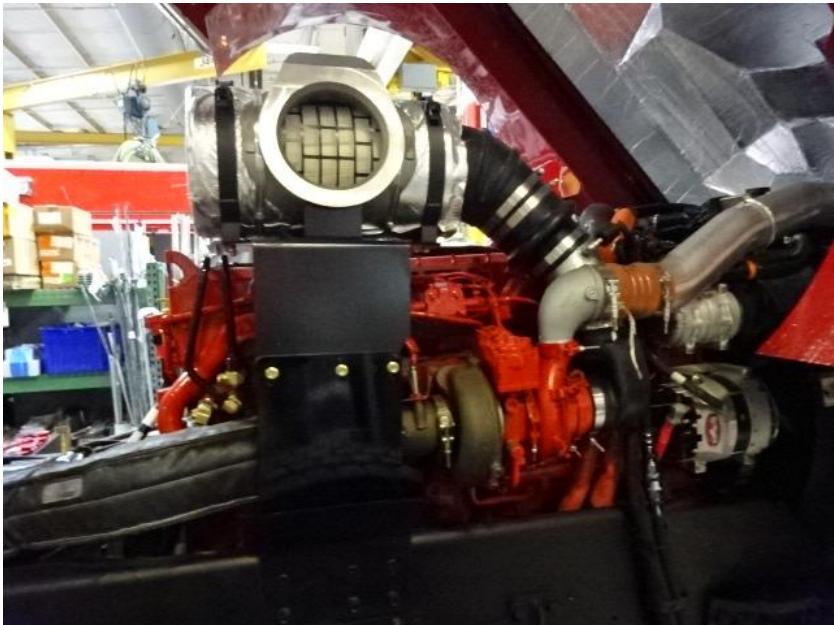
DSC04559



DSC04560



DSC04561



DSC04562



DSC04563



DSC04564



<http://reliantfire.com/>



An Oshkosh Corporation Company



Your Vision to Quality & Safety

© 2005-2018 Fire & Safety Consulting, LLC
Neenah, Wisconsin 54956





City of Muscatine

Building Division Review



Introduction to Codes

The International Building Code (IBC) process includes involvement and is supported by all branches of the government, professional architectural organizations and industrial participation, e.g., manufacturers, etc.



Credentials & Experience

- Nick Morgan
 - Residential Electrical Inspector
 - Commercial Electrical Inspector

EXPERIENCE: 5 years (4 years, electrician; 1 year, city electrical/combination inspector)
- Mike Hopkins
 - Commercial Building Inspector

EXPERIENCE: 37 years (3 years, licensed contractor; 34 years, building inspector)
- Mike Stensland (residential & commercial certifications - obtained before they were divided)
 - Certified Building Official
 - Building Plans Examiner
 - Plumbing Inspector
 - Fire Inspector II
 - Accessibility Inspector/Plans Examiner
 - Building Inspector
 - Mechanical Inspector

EXPERIENCE: 41 years (4 years contractor; 37 years, building inspector & building official)



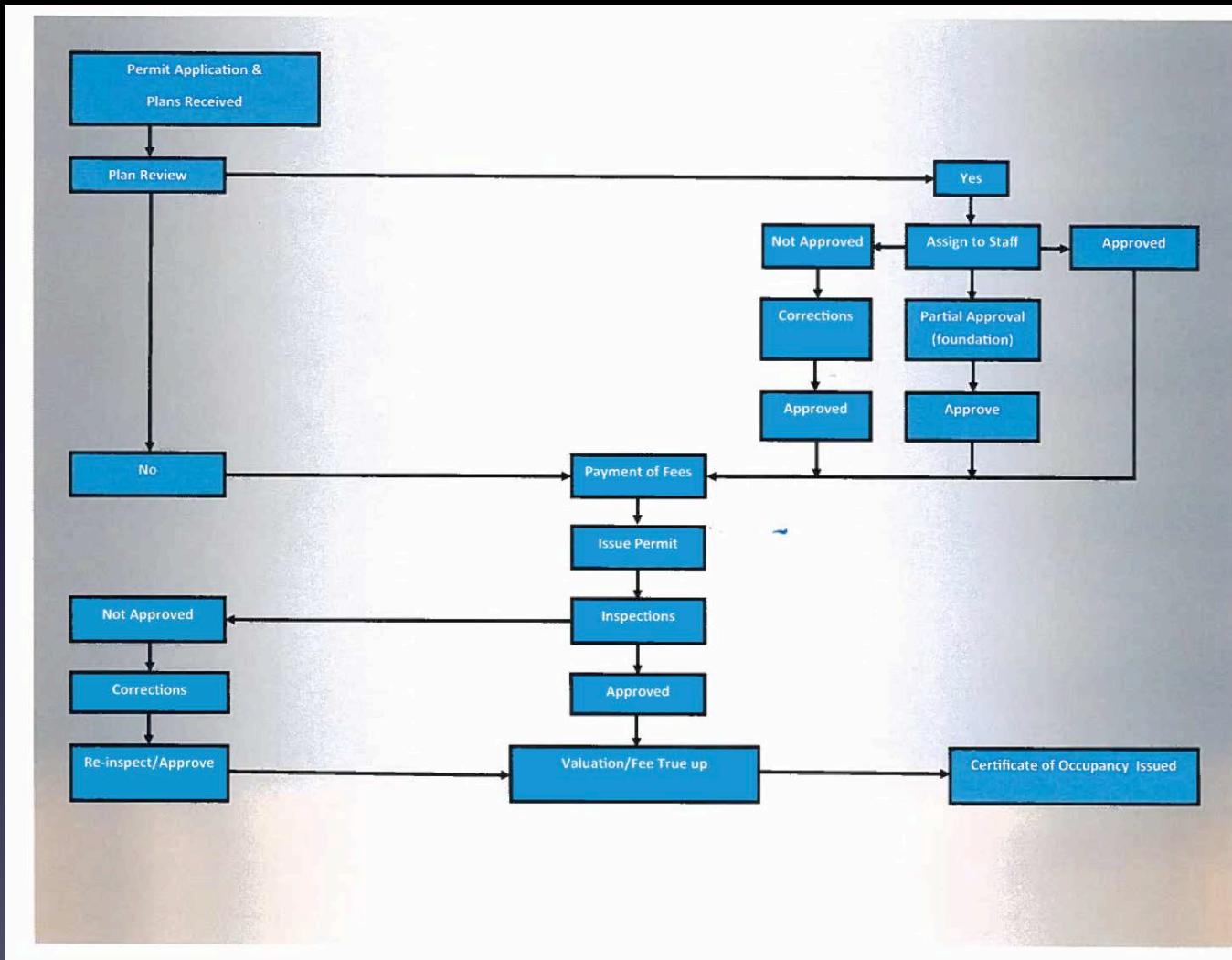
Awards & Recognition



National ICC Award



Permitting Process





Building Plan Review

Things we've observed and corrected during the review process

- *Fire dampers/flex duct/fire barrier*
- *Upper level exits; inaccurate code data from architect*
- *Loft egress windows significantly too high*
- *Electrical, (gutted, no permit, unlicensed installers)*
- *Structural, plumbing, emergency egress (unlicensed installers)*
- *Exiting, commercial fire sprinklers, fire alarm*
- *Residential apartment sprinklers*
- *Exterior wall and fire rating at property line*
- *Fire wall separation*
- *Electrical, occupant load limit, ventilation*
- *Building location rotated & moved closer to Highway from original SPR without revision approval*
- *Work done without request for inspections*
- *Interior sleeping rooms without emergency egress windows*
- *No architect or engineer - several code issues - fire sprinklers vs. exits, fire sprinklers vs. fire walls*
- *Exterior wall header, undersized fire sprinklers*
- *Kitchen hood system*



Inspections

typical items inspected:

- Pre-permit site conditions (when necessary)
- Temporary electrical service
- Footing/Setbacks for each concrete placement
- Foundation walls for each concrete placement
- Building water and sewer service
- Under-slab, prior to pour
 - Plumbing
 - Electrical
 - Radon (residential)
- Structural steel (periodic), excluding special inspections
- Rough mechanical, electrical and plumbing
 - Fire alarm systems, rough-in
 - Fire sprinkler systems, rough-in
 - Masonry, excluding special inspection program
 - Fire ratings at vertical and horizontal assemblies
 - Draft stopping at wall and attics
 - Roofing, when requested
 - Exterior wall coverings, veneers & moisture membrane
 - Finals for foundation, structural, electrical, mechanical, plumbing
 - Neighbor disputes, such as exterior surface drainage, etc.
 - Framing
 - Prior to wall cavity utilities for large projects and,
 - After mechanical, electrical and plumbing installation



Applied Permit Fees

Typical \$200,000 project (*residential or commercial*)

Structural*:	Value \$125,000	\$ 894
Plumbing:	Value \$ 25,000	\$ 318
Mechanical:	Value \$ 25,000	\$ 318
Electrical:	Value \$ 25,000	<u>\$ 318</u>
	Total Permit:	\$1,848

**includes foundation*



Fee Comparison

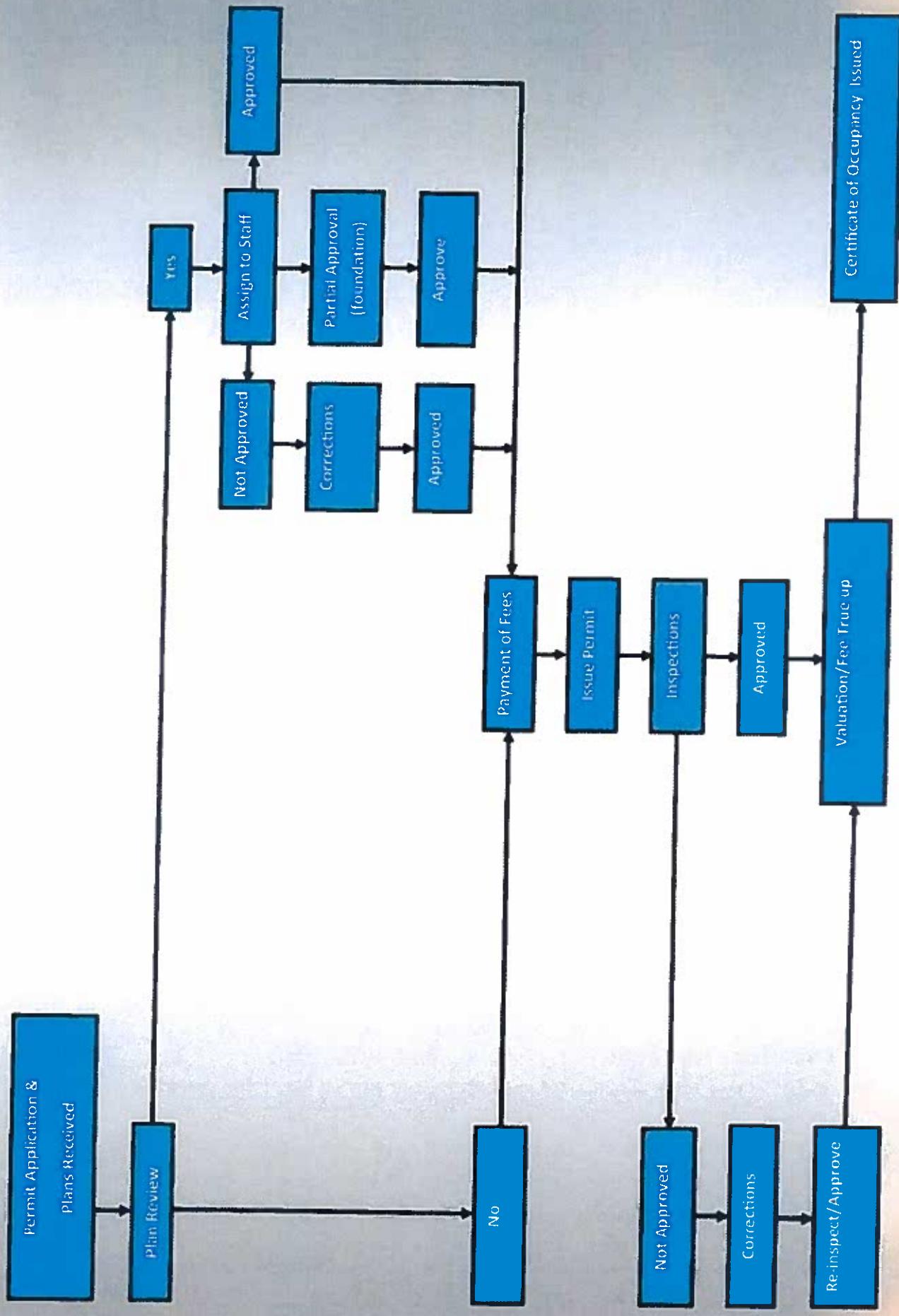
*Commensurate & comparable with other Iowa Cities
[recent commercial examples]*

- Convenience Store
 - Average of area and comparable Cities \$10,146
 - Muscatine fees \$ 7,525
- Retail Store
 - Average of area and comparable Cities \$ 5,688
 - Muscatine fees \$ 4,200
- Industrial Laboratory
 - Average of area and comparable Cities \$18,226
 - Muscatine fees \$13,982



Performance

	Permits	Fees	Inspections	Plan Reviews
• FYE 2014	987	\$202K	900	13
• FYE 2015	1,007	\$218K	918	13
• FYE 2016	1,027	\$211K	855	30
• FYE 2017	1,268	\$475K	1,483	203



Application for Construction Permit						Property Information	Contractor	Architect/Engineer	Class of Work	Foundation	Office																																				
<p>Address _____</p> <p>Parcel Number _____</p> <p>Lot # _____ Subdivision/Block _____</p> <p>Zoning District _____ In Historic District? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>In Floodplain or Flood Channel District(s)? Yes <input type="checkbox"/> No <input type="checkbox"/></p>						<p>Address _____</p> <p>Parcel Number _____</p> <p>Lot # _____ Subdivision/Block _____</p> <p>Zoning District _____ In Historic District? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>In Floodplain or Flood Channel District(s)? Yes <input type="checkbox"/> No <input type="checkbox"/></p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>											
Estimated Value of Project \$						Project Value						Sketch						Acknowledgment						Fee & Approval						Class of Work						Foundation						Office					
<p>Project estimates will be subject to a "True Up" process after completion. City staff will work with the Muscatine County Assessor's Office to determine final project value. Permit fees will be adjusted as needed once this value is determined. Final Certificates of Occupancy will not be issued until any adjusted fees are paid.</p> <p>True Up Value _____</p> <p>Permit Fee Adjustment _____</p> <p>Date Paid _____</p>						<p>Contractor _____</p> <p>Address _____</p> <p>Phone _____</p> <p>Email _____</p>						<p>State Laws regulating building construction.</p> <p>I hereby acknowledge that I have read this application and state that the above is correct and agree to comply with all City ordinances and state laws regulating construction.</p> <p>Further plan review may be required.</p> <p>Signature of Applicant _____</p>						<p>Approved By: _____</p> <p>Date Paid: _____</p> <p>Permit Fee: _____</p> <p>Remarks: _____</p>						<p>Use of Building _____</p> <p>Building Inspector _____</p> <p>Building _____</p> <p>Height _____</p> <p>Size of Garage and/or Accessory Building(s) _____</p>						<p>Size of Footings _____ Depth in Ground _____</p> <p>Size of Piers _____ Spaced _____</p> <p>Electrical _____</p> <p>Pumbing _____</p> <p>H.V.A.C. _____</p>						<p>Use of Building _____</p> <p>Building _____</p> <p>Building _____</p> <p>Building _____</p> <p>Building _____</p>						<p>Occupancy Classification _____</p> <p>Type of Construction _____</p> <p>Design Occupant Load _____</p> <p>Automatic Fire Sprinkler System? Yes <input type="checkbox"/> No <input type="checkbox"/></p>					
<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>						<p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p> <p>Address _____</p>											



Job Contract/Bid: _____
Scope of Work: _____

WHEN COMPLETED NOTIFY BUILDING DEPARTMENT — AN INSPECTION IS REQUIRED

Address	By		
Heating Contractor's Name	Address		
<input type="checkbox"/> Other firm listed			
Ordinances of the City of Muscatine, Iowa			
do hereby agree to do the above work in conformity with the laws of the State of Iowa and the			
This permit expires 60 days from date it is issued work has not been started.			
<input type="checkbox"/> Air Conditioning	<input type="checkbox"/> Wall Furnace	<input type="checkbox"/> Tons of Cooling	<input type="checkbox"/> BTU Input
<input type="checkbox"/> Gas Fired	<input type="checkbox"/> Other Apparatus	<input type="checkbox"/> Heat Gain	<input type="checkbox"/> Heat Loss
water cooled		<input type="checkbox"/> Pre-Fab Chiller	
<input type="checkbox"/> Air Conditioning	<input type="checkbox"/> Duct Furnace	<input type="checkbox"/> Hot Water	<input type="checkbox"/> Glycol
<input type="checkbox"/> Air Conditioning	<input type="checkbox"/> Incinerator	<input type="checkbox"/> Chilling Filter	<input type="checkbox"/> Electric
<input type="checkbox"/> Air Conditioning	<input type="checkbox"/> Duct Furnace	<input type="checkbox"/> Electrostatic Filter	<input type="checkbox"/> Gas
<input type="checkbox"/> Air Conditioning	<input type="checkbox"/> Unit Heater	<input type="checkbox"/> Preheat Wessel	
<input type="checkbox"/> Replacement	<input type="checkbox"/> Burner	<input type="checkbox"/> General Filters	
<input type="checkbox"/> in OLD building	<input type="checkbox"/> Air	<input type="checkbox"/> Ventilator 3 Sys.	
<input type="checkbox"/> Installation	<input type="checkbox"/> Combustion	<input type="checkbox"/> Combustion 3 Sys.	
<input type="checkbox"/> in NEW building	<input type="checkbox"/> Condenser	<input type="checkbox"/> Gas Vent System	
<input type="checkbox"/> New Installation	<input type="checkbox"/> Humidifier	<input type="checkbox"/> Gas Vent System	
<input type="checkbox"/> Type of Building	<input type="checkbox"/> Cooling Tower	<input type="checkbox"/> Steam	<input type="checkbox"/> Cost of Installation \$
Amount of Fee \$			
Address (Where heating plant is to be installed)			
Owned by			
Heating and/or Air Conditioning plant in the building or ventilation system.			
The undersigned hereby makes an application for a permit to install the following described			
Date of Inspect			
Muscatine, Iowa			
PERMIT NO.			
CITY OF MUSCATINE, IOWA — BUILDING DEPARTMENT			
Heating and/or Air Conditioning Addition			

No**ELECTRICAL PERMIT**

Rough In.....

Final Inspect.....

App. Elec. Inspect.....

Fee \$.....

Paid.....

Muscatine, Iowa.....

20.....

Permit is hereby granted to

Switches	Service Cable	Conduit	Equipment	Motors	Motors: Each	H.P. over 50	Fixtures	Sign	Transformer	Re-inspection
.....

Said Electrical Work to Conform with the State Law of Iowa and the City Ordinance of the City of Muscatine, Iowa.

Owner.....

Address.....

REMARKS.....

Job Estimate/Bid: _____

Scope of Work: _____

Building Official

City of Muscatine, Iowa
Building Permit Fee Schedule
Schedule 1-A
Effective 5-1-2005



TEMPORARY CERTIFICATE OF OCCUPANCY

EXPIRES:

This certificate, issued pursuant to the requirements of the 2015 International Building Code or the 2015 International Residential Code, as applicable, certifies that at the time of issuance of this certificate the structure noted below has been inspected by the City of Muscatine for compliance with the applicable construction codes for the occupancy and/or division of occupancy and the use for which the proposed occupancy is classified.

Building Permit Number:	Building Address:
Owner Name:	Owner Address:
Description of Work:	
Occupancy Classification:	Use of Building:
Type of Construction:	Design Occupant Load:
Automatic Fire Sprinkler System?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Special Stipulations/Conditions:	

Building Official

Date



CERTIFICATE OF OCCUPANCY

This certificate, issued pursuant to the requirements of the 2015 International Building Code or the 2015 International Residential Code, as applicable, certifies that at the time of issuance of this certificate the structure noted below has been inspected by the City of Muscatine for compliance with the applicable construction codes for the occupancy and/or division of occupancy and the use for which the proposed occupancy is classified.

Building Permit Number:	Building Address:
Owner Name:	Owner Address:
Description of Work:	
Occupancy Classification:	Use of Building:
Type of Construction:	Design Occupant Load:
Automatic Fire Sprinkler System?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Special Stipulations/Conditions:	

Building Official

Date

WEST HILL AREA - SANITARY AND STORM SEWER SEPARATION - PHASE 4, MUSCATINE, IOWA

Listing of Existing Trees in Public ROW and Potential Removals (Shrubs not counted)

Paving Dwg	Existing Trees	Potential Removals	Location / Notes	Streets (To/From)		Phase	DEMO DWG	SEWER DWG	Adjacent Addresses
CP01	9	3	7th - Cedar - width/radius	Cedar	Sycamore	A	DC01	CU01	618 Cedar Street; 202 E 7th St ; 700 Sycamore St
CP02	11	0	7th - past Iowa - close but I think they can be saved	Sycamore	Iowa	A	DC01	CU01	
CP03	9	2	7th - past Chestnut - Sidewalk impact?	Iowa	Chestnut	A	DC02	CU03	615 Chestnut St
CP04	5	0	7th - past Pine and Linn			A	DC02	CU04	
CP05	3	3	7th - past Spruce, close to boc	Linn	Locust	A	DC03	CU05	421 W 7th St; 500 W 7th St ; 508 W 7th St
CP06	1	0	7th and Locust	7th	Locust	A	DC04	CU06	
CP07	3	0	Locust	7th	8th	A	DC04	CU06	
CP08	5	4	Widening of Spruce Street	Spruce - 7th	8th	A	DC04	CU07	416 W 8th St; 713 Spruce St; 500 W 8th St; 421 W 7th St
CP09	4	2	8th - past Sycamore. Widening	Cedar	Sycamore	B	DC05	CU08	201 E 8th St; 118 E 8th St
CP10	6	6	8th - past Iowa. Widening	Iowa		B	DC05	CU09	114 W 8th St; 110 E 8th St; 101 E 8th St; 115 W 8th St
CP11	5	5	8th - past pine and chestnut. Widening and close to boc	Pine	Chestnut	B	DC06	CU10	728 Chestnut; 210 W 8th St; 719 Pine St; 116W 8th St
CP12	2	2	8th - past Fuller and Linn - close to BOC	Linn	Fuller	B	DC06	CU11	310 W 8th St; 314 W 8th St
CP13	11	0	Sycamore St. Many of these are pretty close to BOC.	7th	8th	B	DC07	CU12	
CP14	4	0	Iowa; only 1/2 block counted	8th	Alley #7	B	DC07	CU13	
CP15	0	0	Chestnut; shrubs, only 1/2 block counted	Alley #7	8th	B	DC08	CU56	
CP16	3	1	Pine St. Lots of shrubs in ROW; 1 Shrub/tree counted for removal	7th	8th	B	DC08	CU14	219 W 7th St
CP17	0	0	Fuller St	8th	Alley #8	B	DC09	CU55	
CP18	9	0	Linn St. Some of these are pretty close.	7th	8th	C	DC10	CU15	
CP19	2	2	8th -past Spruce, & Roscoe	Locust	Linn	C	DC10	CU16-17	404 W 8th Street; 400 W 8th St
CP20	0	0	8th - past Locust	Broadway	Spruce	C	DC11	CU17	
CP21	1	1	8th and Broadway Intersection	8th	Broadway	C	DC11	CU17	615 W 8th St (tree on private property)
CP22	4	0	Roscoe	8th	Maiden	C	DC12	CU18	
CP23	0	0	Maiden	Roscoe	To End	C	DC12	CU19	
CP24	2	0	Iowa	9th	8th	C	DC13	CU20	
CP25	4	2	9th. Widening may impact trees. Questionable	Iowa	Chestnut	C	DC13	CU21	902 Iowa Avenue
Net	103	33							

Totals by Phase Plan identified for removal

A	46	12	1
B	35	16	3
C	22	5	0
total	103	33	4

The above list is a summary of the number of trees along the project corridor.

The plan drawings show a limited number of trees to be removed. (4)

The project quantity estimates include additional trees to be removed. A total of 33 potential trees

Potentially these 33 trees could be in danger of removal in the project corridor

Construction methods and field decisions may require additional removals, or result in fewer removals.