City of Carroll

112 E. 5th Street Carroll, Iowa 51401-2799 (712) 792-1000 FAX: (712) 792-0139

MEMO TO: Honorable Mayor and City Council Members

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

DATE: August 2, 2016

SUBJECT: Rolling Hills South Third Addition
Acceptance of Public Improvements
Street Grade Ordinance

The Developer, 704 Development Corporation, has completed construction of the public improvements in the Rolling Hills South Third Addition. The public improvements include the following:

Third Addition:
- Sanitary Sewer and Appurtenances
- Storm Sewer and Appurtenances
- Watermain and Appurtenances
- Roadway

RECOMMENDATION: Consideration and approval of the following:

1. Acceptance, by motion, of the public improvements for future maintenance and care, subject to the provisions of the Maintenance Bond.

2. Passage and approval of the Ordinance establishing street grades on Meadow Lane, Summit Drive, Westridge Drive and Valley Drive.

RMK:ds

attachment

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF CARROLL, IOWA, BY AMENDING PROVISIONS PERTAINING TO STREET GRADES.

Be It Enacted by the City Council of the City of Carroll, Iowa:

SECTION 1. Chapter 138, Section 02 (138.02) of the Code of Ordinances of the City of Carroll, Iowa, is amended by adding the following:

PURPOSE: The purpose of this Ordinance is to establish street grades on Meadow Lane, Summit Drive, Westridge Drive and Valley Drive in the Rolling Hills South Third Addition.

BENCHMARK: For the purpose of establishing and maintaining the grades of the streets within the City of Carroll, Iowa, the following points with the following elevations are used to establish a datum plane.

BM-1: Cut "x" in north edge of sanitary sewer manhole rim at Valley Drive and Meadow Lane. Elevation: 1,296.67 Datum NAVD 88.

BM-2: Cut "x" north rim sanitary sewer manhole rim 100 feet east of west dead end on Summit Drive. Elevation: 1,330.05 Datum NAVD 88.

BM-3: Cut 'x" northeast corner of storm sewer intake on east side of Meadow Lane south of Valley Drive. Elevation: 1,298.02 Datum NAVD 88.

GRADES: The profile grades on the following streets within the City of Carroll, Iowa, are hereby established as follows:

Location (Station)	Centerline Elevation	Centerline Grade	Vertical Curve
MEADOW LANE			
0+00.00 (1)	1,328.47	-1.46%	
0+70.00	1,327.45	-1.46%	
1+50.00		-6.78%	160'
2+30.00	1,320.86	-6.78%	
4+00.00	1,309.33	-6.78%	
4+50.00		-4.20%	100'
5+00.00	1,303.84	-4.20%	
5+60.66 (2)	1,301.32		

Notes: (1) Centerline Summit Drive Sta. 10+00.00
(2) End paving. Match Rolling Hills South First Addition

SUMMIT DRIVE – WESTRIDGE DRIVE

9+75.00	(3)	1,328.84	-1.92%	
10+00.00	(4)		-0.80%	75'
10+37.50		1,328.05	-0.80%	
13+71.03	(5)	1,325.38		

Notes: (3) Begin paving. Match Rolling Hills South Second Addition
(4) Centerline Meadow Lane Sta. 0+00.00
(5) End paving.

VALLEY DRIVE

1+47.03	(6)	1,310.90	-9.20%	
1+62.50		1,309.48	-9.20%	
1+91.53	(7)		-9.20%	
2+50.00			-4.55%	175'
3+37.50		1,297.45	-4.55%	
3+41.00	(8)	1,297.29		

Notes: (6) West end cul-de-sac.
(7) Center of cul-de-sac, 45' radius
(8) End Paving. Match Rolling Hills South First Addition

GRADE LINES: The elevation given is the theoretical profile at the angle made by a change in rate of grade. The theoretical profile grade line is a straight line from a given point. In most cases to eliminate a sharp break in grade changes, a vertical curve of given length is made a part of the grade line. The established grade line is along the given straight line to the given vertical curve, then along the given vertical curve to the next straight line.

SECTION 2. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.

SECTION 3. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION 4. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval, and publication as provided by law.

Passed by the Council the 8th day of August, 2016, and approved this 8th day of August, 2016.

_____

Eric P. Jensen, Mayor

ATTEST:

_____

Laura A. Schaefer, City Clerk

First Reading: _____

Second Reading: _____

Third Reading: _____

I certify that the foregoing was published as Ordinance No. _____ on the _____ day of _____, 20___.

_____

Laura A. Schaefer, City Clerk