Memorandum

To: Hiawatha City Council
Kim Downs
John Bender

From: Patrick Parsley CDD

Date: June 5th, 2019

Re: Sidewalk Installation Resolution: 875 Edgewood, 205 18th Ave, 315 18th Ave.

Background: We received a request for a number of sidewalk installations in Hiawatha. The concern focused on the workability and known pedestrian disconnections for various parts of Hiawatha. The citizen sited locations frequented by walkers and runners which currently have small gaps in the sidewalk network. Of the concerns raised, Community Development believes the following locations qualify for sidewalk installation mandates due to safety and accessibility concerns.

875 Edgewood Road: This is a commercial lot which has an approved site plan for the construction of a building approved in 2016. The sidewalk will be required when construction occurs at the site. Currently no work has been completed except the installation of water and sewer services. This is part of the Hiawatha North 50th Final Plat.

205 18th Avenue: This is a private residential lot which has not been developed. It is the only remaining empty lot of the Hiawatha North 20th Addition. The lot is owned by Larry and Constance Lorenz of 4131 Wedgewood Dr. NE. There are no notes in the Final Plat and there has been no request for a sidewalk deferral.

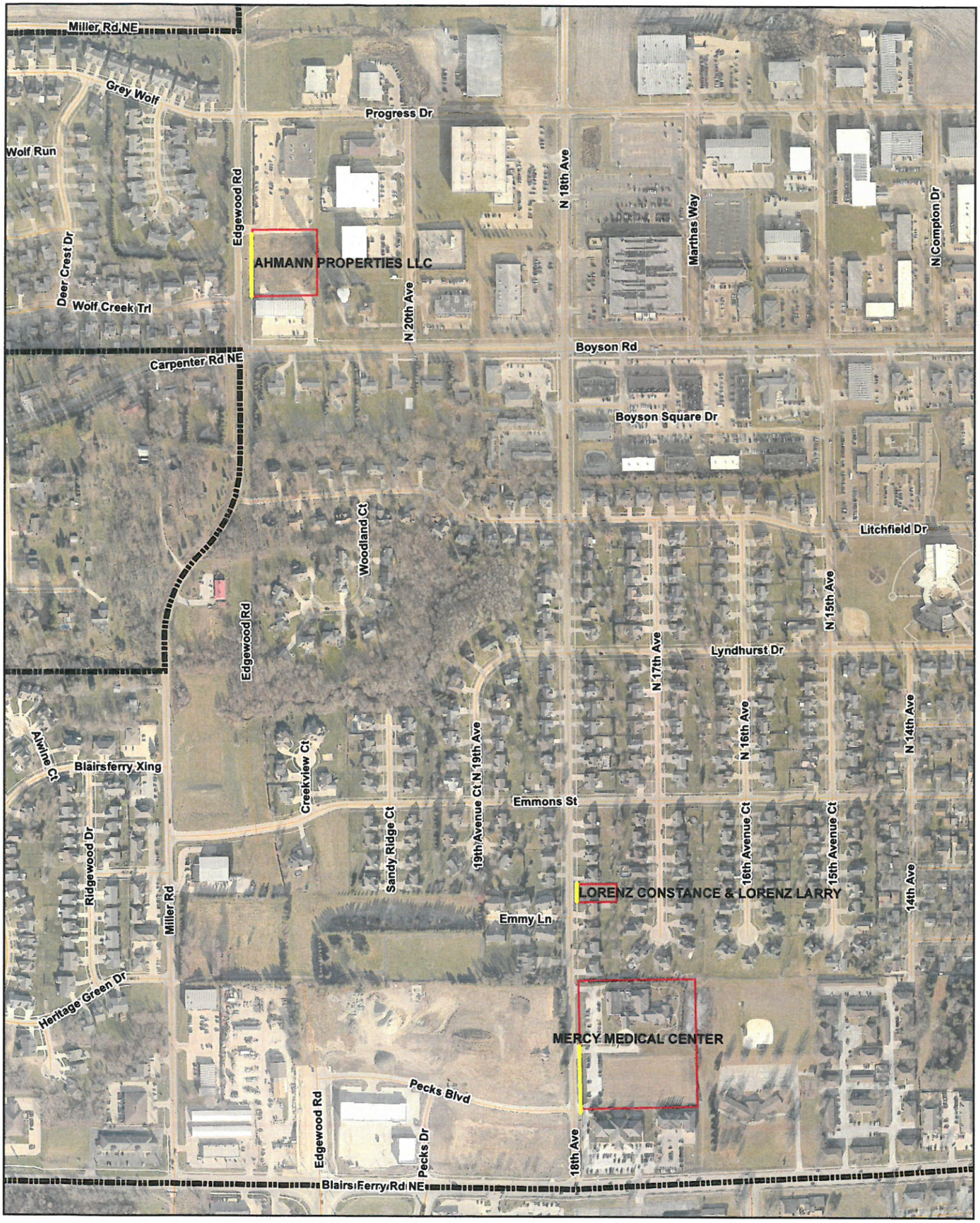
315 18th Avenue: This is a commercial lot which has been partially developed with a building, permanent parking, landscaping along and a "temporary parking lot". The site plan was approved as a phased project with three buildings proposed in 2006. At that time one building was built and the sidewalk adjacent to that building was installed. In 2007 the site plan was revised to allow a temporary parking lot on the south half of the lot. The approved site revision was "temporary" and the sidewalk improvement was not requested.

Community Development has been in contact with the owners of each of these properties. They have been made aware of the possible mandate for sidewalk installation.

Recommendation: The sidewalks on 18th are a critical part of connecting residents to access along Blairs Ferry. Since all other improvements are complete in this development, it would be prudent to complete the sidewalks at this time. Further delay could be considered a safety issue since the area is 99% complete and inhabited.

The sidewalk along Edgewood could still be considered as being part of an active development. It is at the edge of the completed sidewalk system. However the completion along 875 would serve to connect a grocery store to existing residential neighborhoods. This critical link may be viewed as a safety concern though somewhat less traveled.

Given the critical locations of these three unfinished sidewalk locations, Community Development would recommend Council action to mandate the completion these sidewalk sections within 120 days.



Hiawatha!

1 inch = 500 feet

memo

To: John Bender

From: Patrick Parsley

Date: 5/14/2019

Re: Sidewalk requests

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205 18th Ave: This is a private residential lot which has not been developed. It is the only remaining empty lot of the Hiawatha North 20th Addition. The lot is owned by Larry and Constance Lorenz of 4131 Wedgewood Dr. NE. There are no notes in the Final Plat and there has been no request for a sidewalk deferral.

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315 18th Ave: This is a commercial lot. This site has been partially developed with a building, permanent parking and landscaping and a "temporary parking lot". The site plan was approved as a phased project with three buildings proposed in 2006. At that time one building was built and the sidewalk adjacent to that building was installed. In 2007 the site plan was revised to allow a parking lot on the south half of the lot. The approved site revision was "temporary" and the sidewalk improvement was not requested.

Given no changes have taken place over the last 12 years; the parking lot should no longer be recognized as temporary. A permanent parking lot is considered as an improvement therefore the sidewalk should be addressed in accordance with our Final Platting policy. The policy requires sidewalks to be installed in conjunction with improvements on a given lot.

No request for sidewalk deferral has been made for this lot. The only delay has been the "temporary" status of the parking lot.

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875 Edgewood: This is a commercial lot which has an approved site plan for the construction of a building approved in 2016. Currently no work has been completed except the installation of water and sewer services. This is part of the Hiawatha North 50th Final Plat.

No request for sidewalk deferral has been made for this lot. The only delay has been the completion of the construction on this development.

RECOMMEND: The sidewalks on 18th are a critical part of connecting residents to access along Blairs Ferry. Since no improvements are imminent as would be assumed in a developing Plat, it would be prudent to complete the sidewalks at this time. Further delay could be considered a safety issue since the area is 99% complete and inhabited.

The sidewalk along Edgewood could still be considered as being in an active development. It is at the edge of the completed sidewalk system. However the completion along 875 would serve to connect a grocery store to existing residential neighborhoods. This critical link may be viewed as a safety concern though somewhat less traveled.

Given the critical locations of the unfinished sidewalks, Community Development would recommend Council action to complete these sections.

From: J Bender

Sent: Thursday, May 16, 2019 4:18 PM

To: David & Sarah Vieth

Cc: K Downs; pparsley@hiawatha-iowa.com

Subject: RE: Hiawatha Sidewalks

Hello Sarah:

Thank you for the message and interest. After we received your questions, we did some research on the sidewalk and pedestrian facilities you asked about and have come up with several suggestions. Please see below:

- The trail along the north side of Emmons Street was constructed last year when we replaced the street east of the railroad. The intent for several years was to have the trail added to the north side of the Emmons Street bridge when the Iowa DOT replaces the bridge. This is due to the 6-lane expansion project of I-380 the DOT has on the construction schedule. This bridge would connect the Cedar Valley Nature trail to our trail in Guthridge park. We were also working with the railroad for a trail crossing on the tracks, but again delayed waiting for the DOT. That is why the sidewalk is closed on the north side of the bridge. However we just found out late last year, the new DOT plans do not include replacing the bridge. For that reason, we have been discussing possible grant funding to add a separate trail bridge over I-380. Obviously, this has changed our approach considerably.

- We have reviewed the two properties you mentioned along 18th Avenue. One located at 205-18th Avenue and one at 315-18th Avenue. The 205 location is an empty lot that has not been developed. Normal procedure is to require the sidewalk be constructed when the owner builds a house. However because this has not happened, the Council can require the owner to construct the sidewalk. Same situation at the 315 address. This lot was purchased and used for overflow parking. Both Engineering and Community Development can support the position at City Council to pass a resolution requiring these two sections of sidewalk to be constructed. Normally the Council gives the owner 6 months or so to get the work done.

- We also reviewed the section of sidewalk on the south side of Emmons street adjacent to 2097 Emmons street. The City owns the property west of this address as future right-of-way for Edgewood Road. The other property is private ownership. Again the City Council could order these two sections to be built, but because there is no sidewalk to the west on Emmons or

Miller Road, we would have difficulty making a case for this to be constructed at this time. Long term, Edgewood Road will have a trail on the east side along the roadway when constructed. If you drive on the new section of Edgewood Road adjacent to the Pecks Landing development, you can see the trail we are proposing.

- Just as a point of interest, we are also looking at the section of trail along the south side of Boyson Road east of Miller Road. This would complete our trail section on the south side of Boyson Road all the way to I-380. Plus a section of sidewalk on the east side of Edgewood south of the Fareway store. With these two sections completed, we will have good pedestrian routes available north to Clark Park.

Again we are preparing documentation for the City Council to move forward with these projects. If interested, we can let you know possible dates that the Council would consider these items. Support from the public is always a good thing for the Council. Any questions let me know.

Thanks.

John C. Bender PE
City Engineer
City of Hiawatha
101 Emmons Street, Hiawatha Iowa 52233
319-393-1515 ext 511
jbender@hiawatha-iowa.com

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From: David & Sarah Vieth [mailto:2runners@mchsi.com]
Sent: Wednesday, April 17, 2019 3:55 PM
To: jbender@hiawatha-iowa.com
Subject: Hiawatha Sidewalks

Dear Mr. Bender,

I received the latest copy of the Hiawatha Insights newsletter over the weekend. I read with interest the articles updating the improvement projects on Robins Road, 12th Avenue, and the signal installment at

Willman Street and Center Point Road. As with prior Insights articles discussing these projects, as well Hiawatha Midtown, and future parks and the future Tower Terrace project, pedestrian accessibility and a walkable pedestrian friendly atmosphere in the city were touted as being part of the plans.

While I commend the city for being proactive with these new projects relating to easy access for all those navigating the city on foot or by bicycle, stroller, wheelchair, or scooter, I would like to ask what the city is doing to address some of the existing areas that also need to see these same improvements. Some examples are as follows:

1.) The north walkway on Emmons Street west of the Railroad Tracks crossing I-380 has been closed now going on 4 years. My husband and I are avid runners and walkers and use this route on an almost daily basis. There have been several road and sidewalk improvements in the general area during that time, yet the bridge remains closed. This requires running in the street or crossing the street multiple times on a run or walk, which adds to our safety concerns. Often, drivers are not observing the speed limit or do not yield much room and come dangerously close to us as we run/walk. We have many friends and neighbors who have also expressed these same concerns as they walk, run, or bike this direction. Could you provide a timeline as to when this sidewalk across the Interstate will open on the north side of Emmons Street?

2.) The property between 177 and 225 18th Avenue, on the east side of the street, is a vacant lot with no sidewalk. Again, this often times means having to leave the sidewalk to use the street for this stretch (i.e., when the grass is too high, when there is snow, if it is wet and slick, when using a stroller, etc.). While the neighborhood was under construction, this was understandable to allow sidewalks to be added once a home was finished being built. However, houses have been built on all other lots along this road for at least 10 years and all but this one property have finished sidewalks. I could find no city ordinance addressing the issue. I was wondering if the city could adopt an ordinance that, after a certain period of time (i.e. 3-5 yrs.), a property owner would be required to install a sidewalk and follow the regular upkeep regulations if they are not intending to build a home or develop the property. Is this something that you and your department could address?

3.) A similar situation is in place on the same stretch of road, further south, past the Hospice house. There is a stretch along the east side of 18th with no sidewalk. In this case, there is a driveway that does allow pedestrians to cut through the parking lot and re-enter the sidewalk to the side of the Medical Clinic. So, while it is not necessary to go into the street, there is no continuity and it would be nice to have an unbroken path in this area.

4.) On Emmons Street, across from Creekview Court, and to either side of the home at 2097 Emmons St., there are no sidewalks. Again, it would be nice to see a non-interrupted sidewalk path that could aide pedestrians in this area.

Thank you for exploring and addressing the issue of a pedestrian friendly and accessible city and getting back to me on these items.

Regards,

Sarah Vieth

2runners@mchsi.com

DRAFT

Prepared/Return to City of Hiawatha, Amy Scheer, Deputy City Clerk, 101 Emmons Street Hiawatha, Iowa 52233 (319) 393-1515

RESOLUTION NO. 19-
City Council

RESOLUTION ORDERING CONSTRUCTION OF A PERMANENT SIDEWALK UPON THE PROPERTY LOCATED AT 875 Edgewood Road

BE IT RESOLVED, by the City Council of the City of Hiawatha, Iowa to order the construction of a permanent sidewalk upon the property located at 875 Edgewood Road, providing approximately 275 lineal feet of five feet wide sidewalk in accordance with the SUDAS engineering standards as amended and adopted by the City of Hiawatha to connect to the existing sidewalk located on the adjacent properties by November 1, 2019; in addition to this order, if the construction of the sidewalk is not completed by November 1, 2019, the City may assess the cost of such improvement to the abutting property owner in accordance with the provisions of Chapter 384 of the Code of Iowa.

AYES:
NAYS:

PASSED AND APPROVED on this 19th day of June, 2019

_____
Bill Bennett, Mayor

ATTEST:

_____
Amy Scheer, Deputy City Clerk

DRAFT

I, Amy Scheer, Deputy City Clerk of the City of Hiawatha, Iowa, do hereby certify that the within and foregoing offer was duly approved and accepted by the City Council of the City of Hiawatha, by Resolution No. 19-____ and said resolution passed and approved on the 19th day of June, 2019.

_____

Amy Scheer, Deputy City Clerk