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PLANS OF PROPOSED IMPROVEMENT ON THE

PRIMARY ROAD SYSTEM

Woodbury COUNTY

7511-Salvage and Removal

Hamilton Maintenance Garage and Leeds Campus in Sioux City

SCALES: As Noted

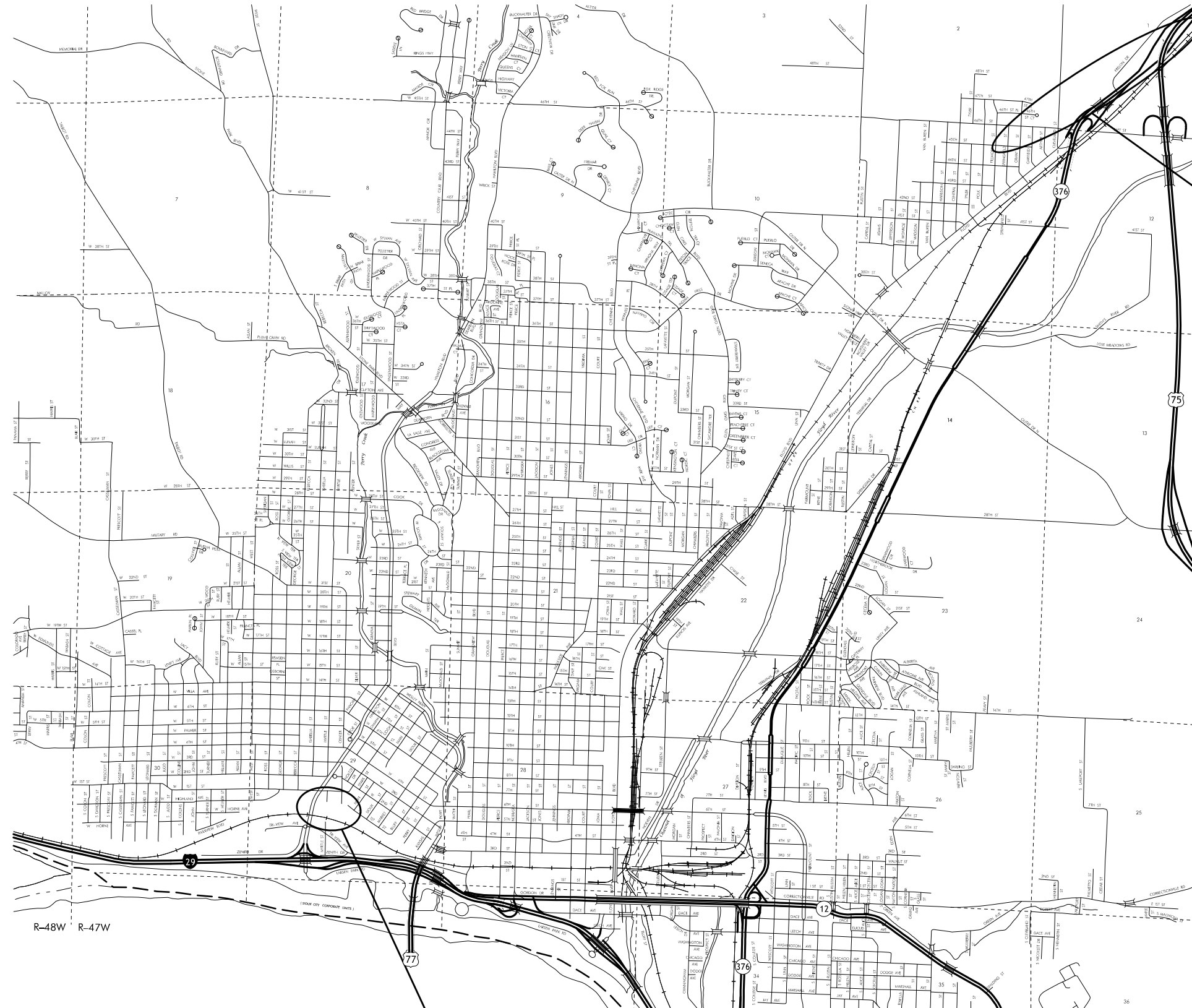
Refer to the Proposal Form for list of applicable specifications.

Value Engineering Saves. Refer to Article 1105.14 of the Specifications.



ROADWAY DESIGN	
	I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.
	06/2/2026 SignatureJustin M. POTTORFFDate
	Printed or Typed Name My license renewal date is December 31, 2026
	Pages or sheets covered by this seal: <u>ALL</u>

REVISIONS	TOTAL
	16
PROJECT IDENTIFICATION NUMBER	
26-97-000-010	
PROJECT NUMBER	
NHSN-000-T(472)--2R-97	
R.O.W. PROJECT NUMBER	

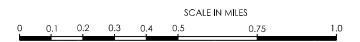
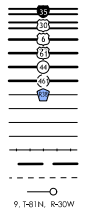


PROJECT LOCATION



LEGEND

- INTERSTATE ROUTE
- FREEWAY OR EXPRESSWAY ROUTE
- U.S. NUMBERED ROUTE
- BUSINESS ROUTE
- STATE NUMBERED ROUTE
- UNIMPROVED ROUTE
- COUNTY NUMBERED ROUTE
- SECONDARY ROAD OR ADJOINING CITY STREET
- CITY STREET
- PARK, INSTITUTION, OR FEDERAL ROAD
- RAILROAD
- CORPORATION LINE
- SECTION LINE
- CUT-DE-GRASS
- SECTION, TOWNSHIP & RANGE NUMBERS



HIGHWAY AND STREET MAP
OF
SIoux CITY
IOWA

PREPARED BY
IOWA DEPARTMENT OF TRANSPORTATION
PLANNING, PROGRAMMING, AND MODAL DIVISION
OFFICE OF SYSTEMS PLANNING
PHONE (515) 239-1664
IN COOPERATION WITH
UNITED STATES DEPARTMENT OF TRANSPORTATION
FEDERAL HIGHWAY ADMINISTRATION

97-7057



PROJECT LOCATION

ESTIMATED PROJECT QUANTITIES AND REFERENCE NOTES

Demolition Items : Demolition Items

Item no.	Item Code	Item	Unit	Quantities	Estimate Reference Notes
				Estimated	
				Demolition Items	
1	2212-5070310	PATCHES, FULL-DEPTH REPAIR	SY	23.3	Refer to Tab. 102-6C.
2	2212-5070330	PATCHES BY COUNT (REPAIR)	EACH	1	Refer to Tab. 102-6C.
3	2528-2518000	SAFETY CLOSURE	EACH	1	Refer to Tab 108-33 in the C Sheets. Refer to the J Sheets.
4	2528-8445110	TRAFFIC CONTROL	LS	1	Refer to Traffic Control Plan on Sheet J.1
5	2528-9290050	PORTABLE DYNAMIC MESSAGE SIGN (PDMS)	CDAY	0	Refer to Traffic Control Plans in the J Sheets. Provide two (2) PDMS on IA-376 SB. Place PDMS units with a message noting a pending change in traffic and closure of the ramp for at least ten (10) prior to a change in traffic pattern and proposed ramp closure. The PDMS units may also be used for other unique related construction events as directed or coordinated with the Engineer. The Engineer will provide the Contractor the message to be displayed on the PDMS units. See Proposal.
6	2529-2242320	CT JOINT	EACH	1	
7	2533-4980005	MOBILIZATION	LS	1	--
8	2538-6970010	SALVAGE, REMOVAL, AND DISPOSAL OF OBSTRUCTIONS	LS	1	Refer to Sheets C.3 and C.4 for Property Information.

The above referenced property was inspected to determine the feasibility to demolish, sell, or rent such property. The inspection also addressed pest or rodent control, property maintenance requirements, and hazardous waste concerns. A pest and rodent inspection was completed on this date.

ITEM (approx. size)	FOUNDATION	PREVIOUS USE	DEMOLISH, SELL, RENT
2 Story Brick Building (60'x31')	Concrete	Building	Demolish
1 Story Brick Building (87'x60')	Concrete	Building	Demolish
Wood Building (16'x12')	Wood	Building	Demolish
Metal Building (30'x91')	Concrete	Building	Demolish
Wood Building (21'x44')	Wood	Building	Demolish
Metal Building (44'x32')	Concrete	Building	Demolish
Hoop Building (62'x41')	Concrete	Building	Demolish
Platform Steel/Wood (15'x18')	Pile	Platform	Demolish
Bollards	Concrete	Bollards and Foundation	Demolish
PCC Foundation 10'x10'	Concrete	Foundation	Demolish
PCC Foundations 42'x42'	Concrete	Foundation	Demolish
Lightpoles	Concrete	Lightpoles	Demolish
Install silt fence on the North, East, and South sides of the property			Must use
Install safety fence on the North, East, and South sides of the property			Must use

Approximate location of parcel 1200 W Highland Ave

The above referenced property was inspected to determine the feasibility to demolish, sell, or rent such property. The inspection also addressed pest or rodent control, property maintenance requirements, and hazardous waste concerns. A pest and rodent inspection was completed on this date.

ITEM (approx. size)	FOUNDATION	PREVIOUS USE	DEMOLISH, SELL, RENT
2 Story Brick Building (40'x61')	Concrete	Building	Demolish
Brick Shed (13'x8')	Concrete	Shed	Demolish
Metal Building (63'x30')	Concrete	Building	Demolish
Metal Building (20'x24')	Concrete	Building	Demolish
Metal Building (120'x50')	Concrete	Building	Demolish
Metal Building (13'x8')	Concrete	Building	Demolish
Wood Shed (9'x13')	Concrete	Shed	Demolish
2 Story Brick Building (38'x61')	Concrete	Building	Demolish
Brick Building (150'x38')	Concrete	Building	Demolish
Metal Building (90'x30')	Metal	Building	Demolish
Wood Shed (24'x15')	Concrete	Building	Demolish
Hoop Building (40'x62')	Concrete	Building	Demolish
Wood Building (19'x30')	Concrete	Building	Demolish
Platform Wood and Steel (10'x10') with Tank	Pile	Platform	Demolish
Foundation 29'x50'	Concrete	Foundation	Demolish
Fuel Island	Concrete	Fuel Island	Demolish
Lightpoles	Concrete	Lightpoles	Demolish
Install silt fence on the North, East, and South sides of the property			Must use
Install safety fence on the North, East, and South sides of the property			Must use

Approximate location of parcel 4721 46th Street

Underground Williams Pipeline is present at this site. Locates will not mark this pipe.

3:09:29 PM

5/29/2026

jpotto1

pw:\NTPwint1.dot.int.lan:PWMain\Documents\Projects\9700001026\DistrictDesign\NHSN-000-T(472)--2R-97\C SHEETS (472).dgn

Comments	Water has been turned off and the meter has been pulled. (City of Sioux City) Water Dept. – Frank Post (712)-898-0895.
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Electric and gas have been turned off and will be prepped for demolition by MidAmerican Energy.

Sioux City Requirements:

1. The contractor needs to have a Master Plumbers License in the state of Iowa or be a city licensed utility contractor.
2. Utility Disconnect Permit fees are \$175.00 for each sewer, water, and storm.
3. ROW permits are required through engineering for traffic impacts.
4. Contractor to confirm location of all water, sanitary, and storm services.
5. Water service is to be disconnected at the corporation stop.
6. Sanitary sewer is disconnected within 5-ft of the property line.
7. Storm sewer disconnects at the point of connection.
8. An inspection from City Utilities is required before demo permit is issued. There are fees for the building demo permits (Inspection Services) through the City of Sioux City as well as the requirement for the inspection.

Backfill, grade, and seed the lot once demolition is complete.

Contractor must always stay and remain within the property boundary! Do not trespass on or intrude on the neighboring properties.

Location of well (if known) ☒ N/A _____

Location of septic system (if known) ☒ N/A

Utilities have been notified. Yes ☒ No ☐ N/A ☐

There may be miscellaneous junk, debris, concrete and/or fencing located on this parcel.

Extermination of pest or rodent required? Yes ☐ No ☒

Buildings to be boarded or secured? Yes ☒ No ☐

Tanks were secure upon possession? Yes ☐ No ☐ N/A ☒

By copy of this memo we are also requesting an asbestos inspection.

cc: Don Johnson, Office of Location and Environment
Eric Wright, Right of Way Design.
Brennan Dolan, Office of Location and Environment
Jessica Felix, District 3 Engineer
Shane Tymkowicz, Assistant District 3 Engineer
Jason Klemme, District 3 Construction Engineer
John Newell, Property Manager
Stacy Ryan, Contracts Bureau
Mustafa Qaisi, Contracts Bureau
Cesar Cintron, Contracts Bureau
Parcel File

100_01D
8/15/22

PROJECT DESCRIPTION

This design is for the demolition of the Hamilton Garage and the Leeds Campus in the corporate limits of the City of Sioux City. The Item "Salvage, Removal, and Disposal of Obstructions " shall include the buildings shown on the U Sheets. The demolition of the foundations shall be included as part of the project. Parking lot paving is NOT included as part of the demolition project.

The water service connections to the City water main shall be disconnected at the corporation into the main.
The sewer service shall be disconnected within 5 feet of the property line.

Hamilton Garage Address: 1200 W Highland Ave
Leeds Campus Address: 4721 56th Street

105_04 4/21/26 STANDARDS The following Standards apply to construction work on this project.		
Number	Date	Title
EC-101	04-19-16	Wood Excelsior Mat for Ditch Protection
PR-105	10-21-25	Full Depth Ramp PCC Patch with Dowels
PV-101	10-21-25	Joints
PV-102	10-21-25	PCC Curb Details
TC-1	10-15-19	Work Not Affecting Traffic (Two-Lane or Multi-Lane)
TC-402	04-18-23	Work Within 15 ft of Traveled Way
TC-417	04-21-20	Ramp Closure
TC-418	04-18-23	Lane Closure on Divided Highway

FULL-DEPTH PATCHES																				102_06C 4/21/26	
Line No.	Count	Station	Reference Location Sign	Direction of Travel	Side	Length (FT)	Width (FT)	Patch Thickness (IN)	Patch Repair or Finish	PCC Patch Type	PCC Patch Quantity (SY)	HMA Patches (SY)	Composite HMA (TON)	Subbase Patches (PR-140) (SY)	Subbase Patch with 'EF' Joint (PR-101) (SY)	Patch Subdrain PR-101 or PR-140 (No.)	'CD' Joints (No.)	'CT' Joints (No.)	'EF' Joints PR-101 (No.)	Anchor Lugs Removal (No.)	Remarks
1.0	1		IA-376 SB Ramp	SB	Aux.	15.0	14.0	10.0	Finish	Ramp with Dowels (PR-105)	23.3							1			With Curb. For Water Service Disconnect.

SAFETY CLOSURES			
Station	Road Closure Qty.	Hazard Closure Qty.	Remarks
	1		Floyd Blvd Ramp

108_13A
3/27/25

TRAFFIC CONTROL PLAN

- 1. Traffic control on this project shall be in accordance with the Standard Road Plans listed in tabulation 105-4. For additional information, refer to Part 6 of the Manual on Uniform Traffic Control Devices (MUTCD).
- 2. The IA-376 SB ramp to Floyd Boulevard will be closed for the disconnection of a water service from the Leeds Campus. Contractor shall notify the Engineer in writing three weeks prior to the planned closure date of the ramp.
- 3. Contractor may elect to close a lane of traffic on Hamilton Boulevard in accordance with Standard Road Plans listed in tabulation 105-4.
- 4. The Contractor shall coordinate traffic control with all other projects in the area.

511 TRAVEL RESTRICTIONS

Line No.	Route	Direction	County	Location Description	Feature Crossed	Object Type	Maint. Bridge No. or Structure ID or FHWA No.	Type of Restriction	Existing Measurement	Construction Measurement	Construction Measurement as Signed	Projected As Built Measurement	Remarks
1.0	IA-376	SB	Woodbury	IA-376 Ramp to Floyd Boulevard		Barrier		Horizontal					

FILE NO.	ENGLISH	DESIGN TEAM	District 3		WOODBURY COUNTY	PROJECT NUMBER	NHSN-000-T(472)--2R-97	SHEET NUMBER	J.2	
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STAGING NOTES

Site 00 is the entire demolition project.

STAGE 1

Site 01 is the closure of the IA-376 SB ramp to Floyd Boulevard.

- * Close the IA-376 SB ramp to Floyd Boulevard.
- * Maintain Access for Iowa DOT maintenance personnel and City of Sioux City Utilities personnel.
- * Remove ramp pavement above water service. Disconnect the water service. Disconnection of water service to be inspected by City of Sioux City Utilities personnel.
- * Backfill and restore ramp pavement.
- * Reopen IA-376 SB ramp to Floyd Boulevard.

STAGE 2

Site 02 is the lane closure on Hamilton Boulevard.

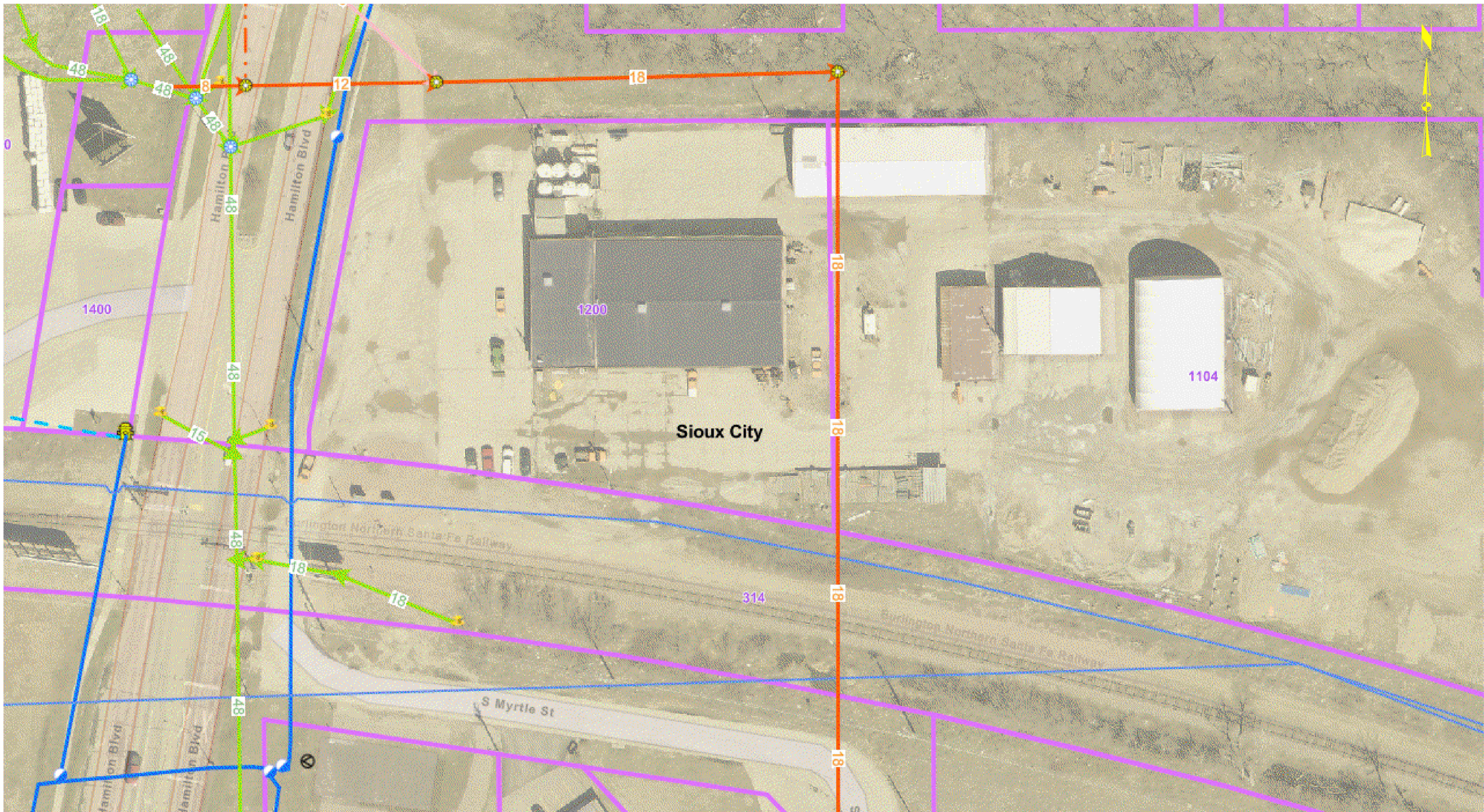
- * Work is considered to be complete when the water and sanitary sewer services are disconnected and Hamilton Boulevard is restored to normal traffic operations.

HAMILTON BOULEVARD GARAGE



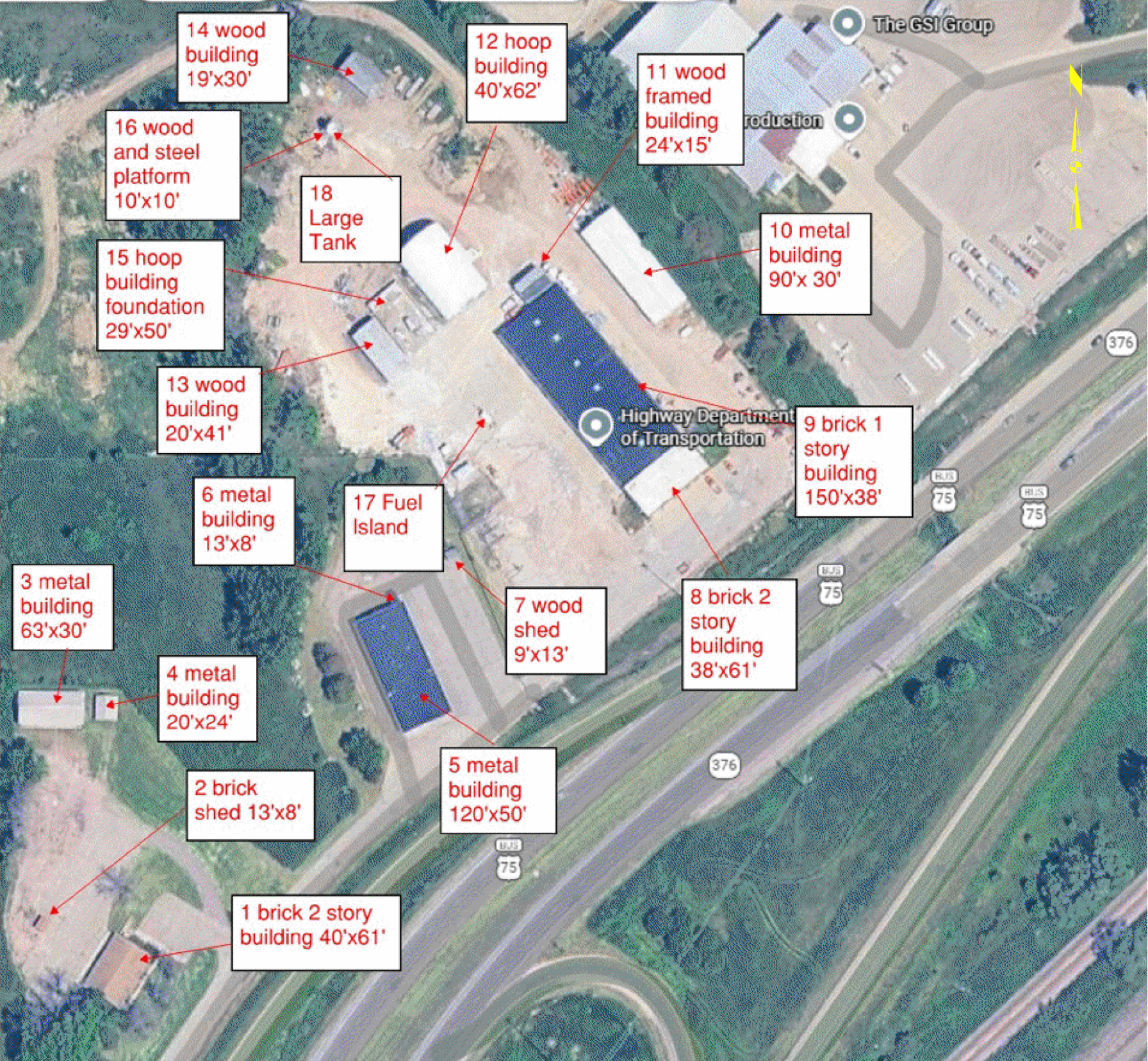
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HAMILTON BOULEVARD UTILITY MAP



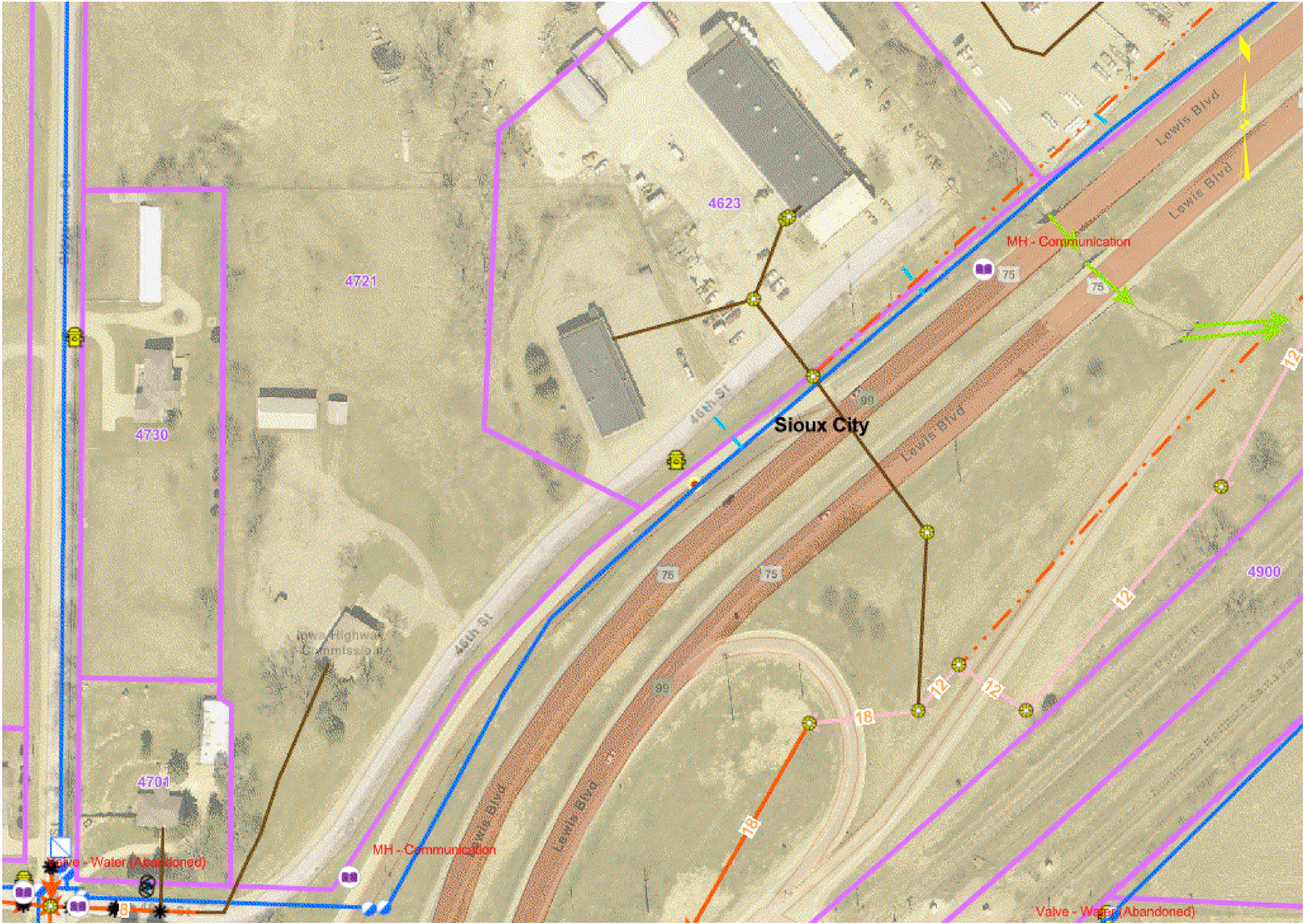
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LEEDS CAMPUS



NOT TO SCALE - FOR INFORMATION ONLY

LEEDS CAMPUS UTILITY MAP



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