

**FEDERAL HIGHWAY ADMINISTRATION
FINDING OF NO SIGNIFICANT IMPACT
FOR**

**For Collins Road NE (Highway 100)
Cedar Rapids, Iowa**

Linn County, Iowa

STP-U-1187(670)--70-57

The Federal Highway Administration (FHWA) has determined that this project will have no significant impact on the human and natural environment. This Finding of No Significant Impact is based on the attached Environmental Assessment (EA) which has been independently evaluated by FHWA and determined to adequately and accurately discuss the need, environmental issues, and impacts of the proposed project and appropriate mitigation measures. It provides sufficient evidence and analysis for determining that an Environmental Impact Statement (EIS) is not required. The FHWA takes full responsibility for the accuracy, scope, and content of the attached EA.

12/17/09
Date

Michael LaPelle
For Federal Highway Administration

Federal Highway Administration Finding of No Significant Impact

Collins Road NE (Highway 100) Cedar Rapids, Linn County, Iowa

Description of the Proposed Action

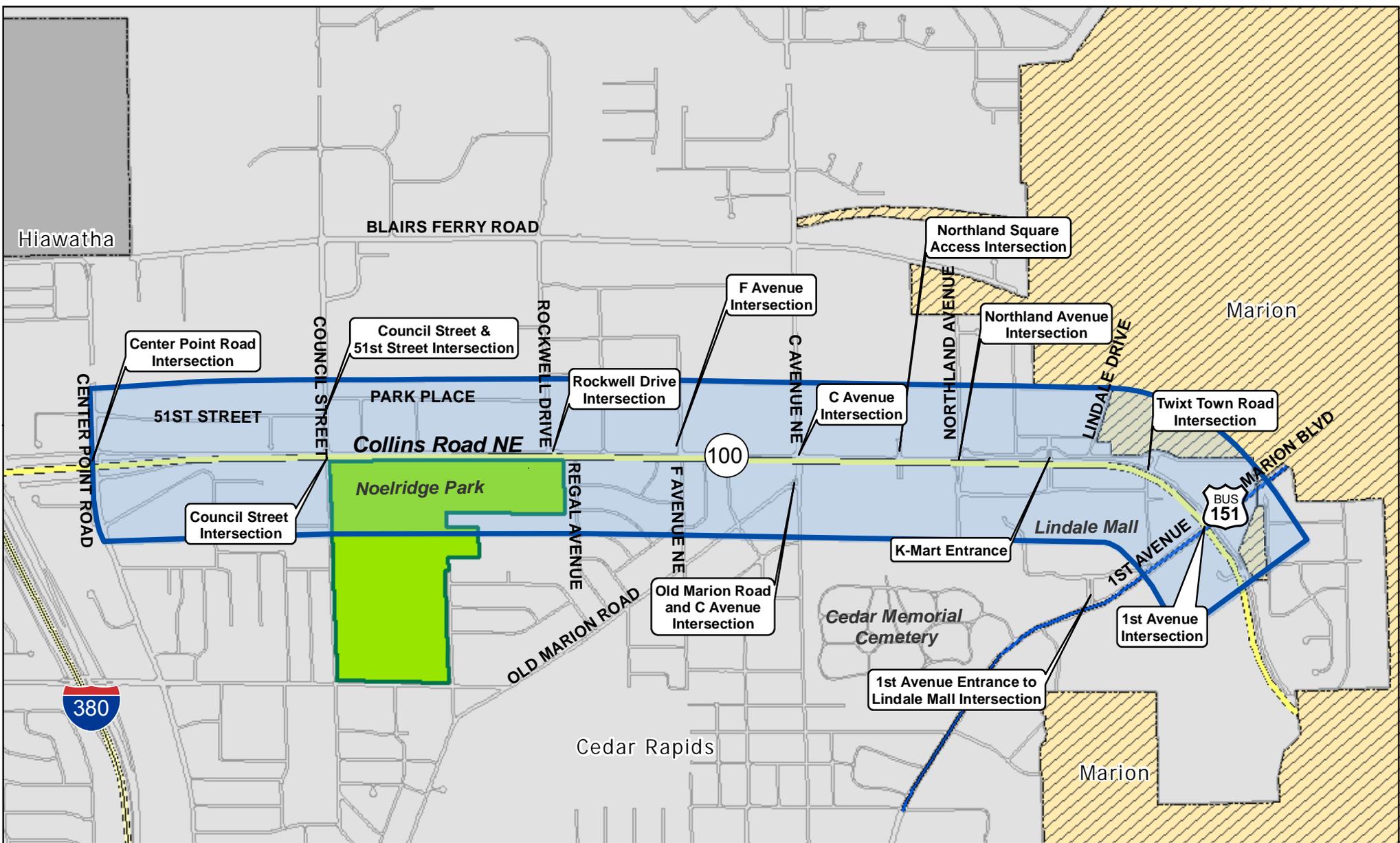
The proposed project consists of improving approximately 2.6 miles of Collins Road NE (Highway 100) in Cedar Rapids, Iowa. The project extends from the intersection of Center Point Road to approximately 750 feet east of its intersection with 1st Avenue. Figure 1 shows the project location.

The Preferred Alternative is to construct the Build Alternative with the Tower Anchor Avoidance Sub-Alternative and the C Avenue Improved Traffic Flow Sub-Alternative. The Build Alternative is described in Section 4.4.1 of the October 31, 2009 Environmental Assessment (EA). The Tower Anchor Avoidance Sub-Alternative is described in Section 4.2.1.1 of the EA. The C Avenue Improved Traffic Flow Sub-Alternative is described in the Changes Since the Public Hearing section of this document.

The Preferred Alternative was selected because it satisfies the purpose and need for the proposed project. The Preferred Alternative avoids the KGAN tower anchor. The Preferred Alternative also allows the design process the flexibility to evaluate geometric improvements that would improve traffic flow at the C Avenue intersection beyond the Build Alternative. The footprint of the Preferred Alternative is shown in Figure 2 and includes:

- Three westbound and three eastbound through lanes.
- A constant median width that includes right turn lanes and dual left turn lanes at all intersections except at Twixt Town Road.
- A 10 foot wide median to act as a refuge area for pedestrians at intersections with high pedestrian usage.
- The Tower Anchor Avoidance Sub-Alternative that was described in detail in Section 4.2.1.1. of the October 31, 2008 Collins Road Environmental Assessment (EA).
- The C Avenue Intersection Improved Traffic Flow Sub-Alternative that is described in the following sections.

Beyond the footprint represented in Figure 2, the Preferred Alternative includes the preservation of right-of-way at Council Street, C Avenue, and 1st Avenue as described in Section 4.4.1 of the EA. The City and Iowa DOT may want to purchase or accept properties that become available to preserve land for future right-of-way beyond what is needed to construct the Preferred Alternative in the vicinity of these intersections. Another option is for the City to utilize zoning authority to preserve land for future right-of-way at these intersections.



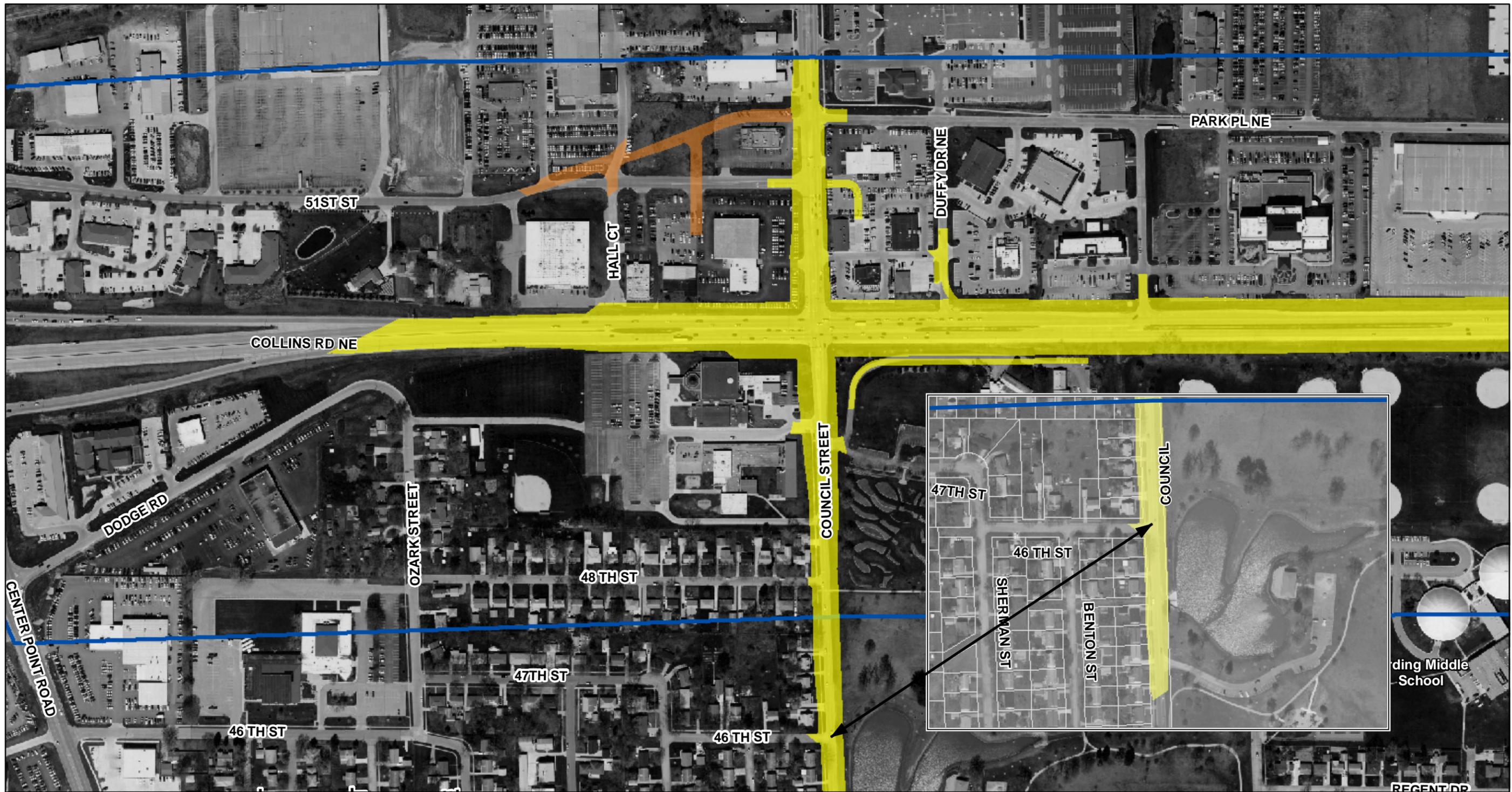
-  City of Cedar Rapids
-  City of Hiawatha
-  City of Marion
-  Public Parks
-  Project Study Area

Figure 1
PROJECT STUDY AREA
 Collins Road NE/Highway 100
 Finding of No Significant Impact
 Cedar Rapids, Iowa

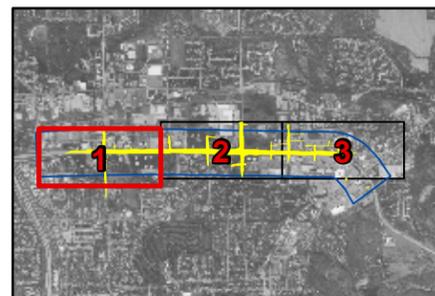
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 Howard R. Green Company



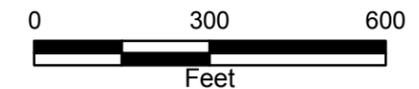
- Federal Aid Project
- Proposed Preferred Alternative Footprint
- Other Ongoing/Planned City, State, or Private Projects
- Project Study Area



Grid 1

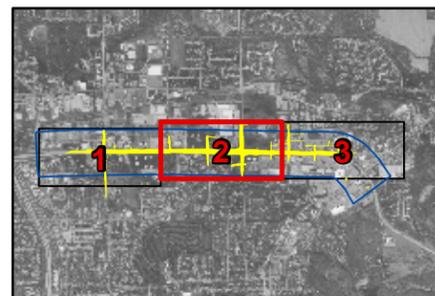
Figure 2
PREFERRED ALTERNATIVE

Collins Road NE/Highway 100
Finding of No Significant Impact
Cedar Rapids, Iowa





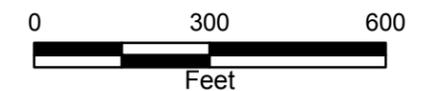
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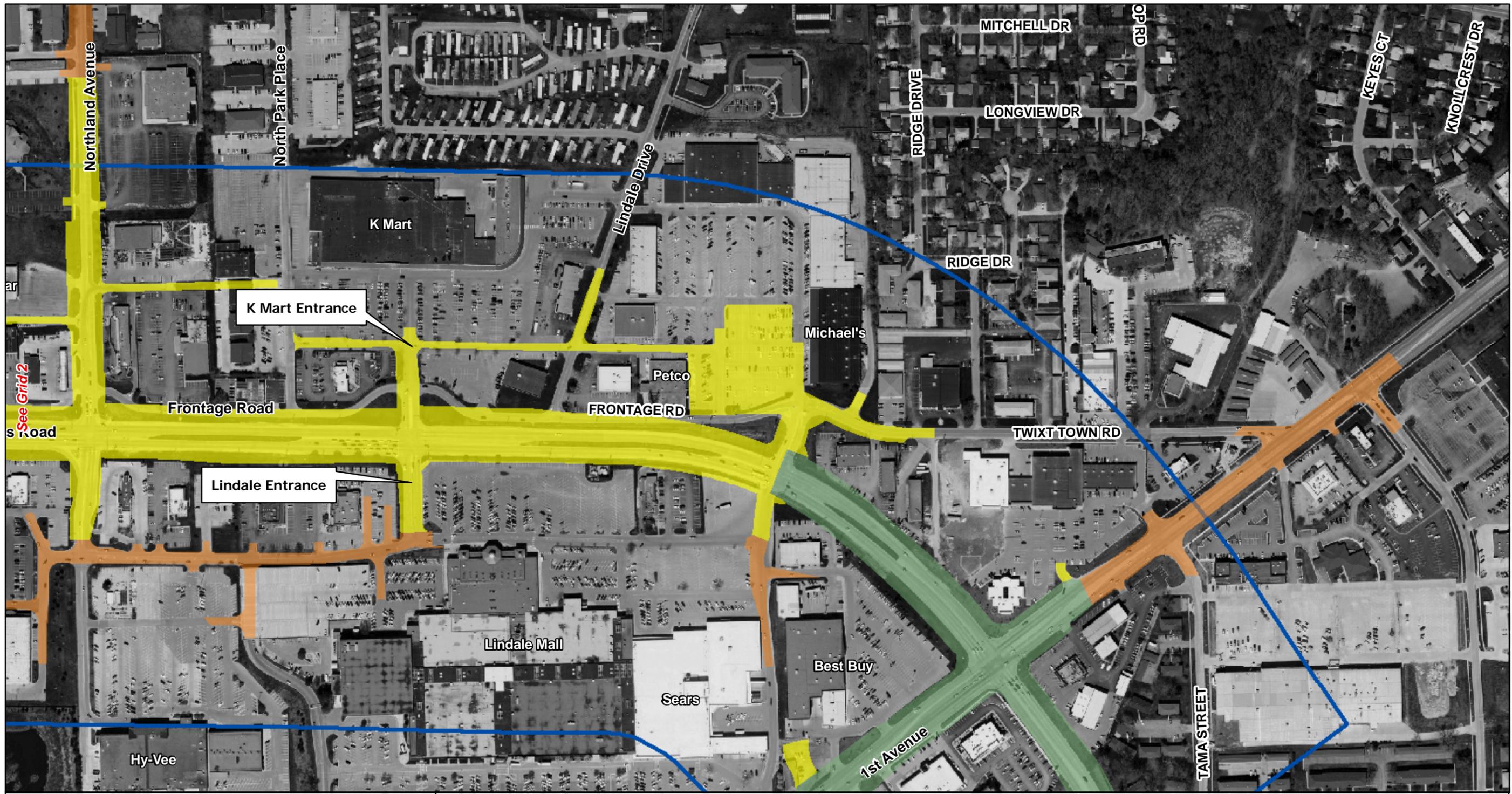


Grid 2

Figure 2
PREFERRED ALTERNATIVE

Collins Road NE/Highway 100
Finding of No Significant Impact
Cedar Rapids, Iowa





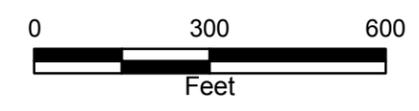
- Federal Aid Project
- Proposed Preferred Alternative Footprint
- Other Ongoing/Planned City, State, or Private Projects
- Project Study Area



Grid 3

Figure 2
PREFERRED ALTERNATIVE

Collins Road NE/Highway 100
Finding of No Significant Impact
Cedar Rapids, Iowa



Notice of Environmental Assessment Availability

Notification of the availability of the Environmental Assessment (EA) was forwarded to federal, state, and local agencies on December 23, 2008. Copies of the EA were made available for public review at the Cedar Rapids Public Library West Side Branch, at Cedar Rapids City Hall, Cedar Rapids Engineering Office, and at the Iowa DOT District 6 Office. A "Notice of Public Availability of the EA and Public Hearing" for the project was published in the *Cedar Rapids Gazette* on December 18, 2008 and January 6, 2009. The notice is included in Appendix A.

Review and Comment Period

Following publication of the EA, members of the public and federal/state resource and regulatory agencies were invited to submit comments on the proposed action. Interested persons were invited to attend a public hearing for the project held on January 20, 2009 at Harding Middle School in Cedar Rapids from 5:00 to 7:00 p.m. A written record of the public hearing was prepared and is included as a separate document to the Finding of No Significant Impact (FONSI) document. The review and comment period for agencies and the public closed on February 9, 2009.

Agency Comments

Written comments from nine agencies were received. Copies of the written comments and the responses are included in Appendix B and are summarized in Table 1.

Table 1. Agency Comments

Agency	Date of Response	Comment
Iowa Department of Natural Resources	1/5/09	Concerned with the conversion 6(f) (3) land due to federal LWCF used in 1978 to improve the Noelridge Park Tennis Courts. Included documents that stipulate the terms and conditions of LWCF program.
Linn County Engineer	1/5/09	Linn County supports the proposed improvements as described in the EA. Funding and right of way acquisition for the proposed project should be a high priority.
City of Marion Engineer	1/5/09	Considers the proposed improvements to be “the best that can be expected” for the corridor. Describes support for the proposed project.
U.S. Army Corps of Engineers	1/6/09	Concurred that Department of Army Section 404 authorization will be required for the project.
U.S. Department of Interior	1/8/09	Asked to have the documents sent to US. DOI headquarters instead of the regional office.
Iowa Department of Natural Resources	1/9/09	No records of protected species found in the project area. Any construction activities that impacts more than one acre of land may require a storm water discharge permit. All persons should comply with Iowa Administrative Code for fugitive dust.
Natural Resource Conservation Service	1/12/09	No concerns or comments at this time.
Iowa Department of Natural Resources	1/14/09	Waters of the U.S. should be avoided, minimized, or mitigated if impacts are unavoidable. Placement of dredged or fill material into waters of the U.S. requires Dept. of Army authorization. Included Joint Application Form.
U.S. Environmental Protection Agency	2/4/09	The Iowa DNR requires construction that disturbs more than one acre to be covered by a storm water permit. Cumulative effects from past, present, and future projects could be unfavorable for McCloud Run trout stream. EA did not include permitting discussion for storm water. Construction impacts did not describe mitigation. Included map of SiteMapper database showing Sherwin Williams Company as an EPA-regulated facility for minor air emissions and hazardous waste.

Public Involvement

Individual meetings were conducted with property owners whose property was identified as being potentially fully acquired as a result of the proposed project. A letter dated October 30, 2008 was sent to 25 individual property owners. Of the 25 owners contacted only four did not respond. Table 2 lists the individual property owners who were contacted and the dates meetings were held.

Table 2. Individual Property Owner Meetings Before Public Hearing

Type of Property	Property Address	Date of Meeting
Residential	1501 48 th Street NE	11/18/08
Residential	4949 Council Street NE	11/18/08
Residential	4633 Council Street NE	None
Residential	4625 Council Street NE	11/3/08 (represented by 4617 Council Street property owner)
Residential	4617 Council Street NE	11/3/08
Residential	4609 Council Street NE	11/11/08 (phone conversation, no meeting)
Residential	4601 Council Street NE	None
Residential	4519 Hiawatha Ave NE	10/30/08
Residential	4748 F Avenue NE	None
Residential	4747 F Avenue NE	9/14/08
Residential	4744 F Avenue NE	12/9/08 (phone conversation, no meeting)
Residential	4747 Danbury Street NE	11/17/08
Residential	4746 E Avenue NE	11/17/08
Residential	409 Old Marion Road NE	11/18/08
Commercial	401 Old Marion Road NE	11/05/08 (email received, no meeting)
Residential	4531 C Avenue NE	11/3/08
Residential	4527 C Avenue NE	None
Residential	4523 C Avenue NE	11/5/08 (email received, no meeting)
Residential	4519 C Avenue NE	11/3/08
Residential	4515 C Avenue NE	11/26/08
Residential	4509 C Avenue NE	11/26/08
Commercial	1400 Twixt Town Road NE	11/20/08
Commercial	204 Collins Road NE	11/3/08 (phone conversation, no meeting)
Commercial	361 Collins Road NE	3/24/09
Commercial	444 1 st Avenue NE	1/15/08

Public Hearing

The public hearing was attended by 127 people. Representatives from the following offices attended and staffed the meeting:

- City of Cedar Rapids
- Iowa DOT District 6 Office
- Iowa DOT Office of Location & Environment
- Iowa DOT Office of Design
- Iowa DOT Office of Right of Way
- Consultant staff members

Displays include scrolls of the Build Alternative, the project development steps, and the proposed typical sections for both 35 and 45 mile per hour areas of the corridor. Opportunities were made available for persons attending to record verbal and written comments. A project statement containing a project location map and comment form was provided to attendees.

Attendees did not provide any formal recorded verbal comments. Twenty-three written comments were received during the comment period that ended on February 9, 2009. Copies of citizen comments received during the official comment period and the responses to these comments are included in Appendix C.

In general, meeting attendees were most concerned about the timeline of the proposed project and how traffic operations would improve as a result of the proposed project. Property owners were concerned with safety and noise issues due to the proximity of their home to the proposed roadway.

Changes Since the Public Hearing

As a result of the public comments received after the Jan. 20, 2009 public hearing, the Collins Road Build Alternative between Regal Avenue to east of the C Avenue intersection was re-evaluated. The re-evaluation resulted in the following:

- The development of the C Avenue Intersection Improved Traffic Flow Sub-Alternative for the C Avenue and Collins Road intersection.
- The evaluation of additional properties being potentially fully acquired that were not previously identified before the Jan. 20, 2009 public hearing.
- The need to conduct additional individual property owner meetings.
- The need for additional coordination with the State Historical Society of Iowa (SHPO).

C Avenue Intersection Improved Traffic Flow Sub-Alternative:

Public and agency input led to the analysis and development of an improved traffic flow sub-alternative for the intersection of C Avenue and Collins Road. This alternative was developed to address comments concerning intersection operation and the number of lanes needed for C Avenue. The C Avenue Intersection Improved Traffic Flow Sub-Alternative is included in the footprint of the Preferred Alternative. The purpose of incorporating the C Avenue Intersection Improved Flow Sub-Alternative into the Preferred Alternative is to include a potential right-of-way footprint that allows the design process the flexibility to improve upon the concept for improving traffic flow at this intersection.

There are a number of ways that traffic flow could be improved at this intersection. Two possible design concepts being considered are described below. However, it is possible that the design concepts described below are modified or additional concepts are developed to improve the traffic flow at the C Avenue and Collins Road intersection. The more fully developed design concept would stay within the proposed footprint of the Preferred Alternative.

One potential design concept of improving the traffic flow of the C Avenue intersection is the Median U-Turn Intersection (MUTI), also known as a "Michigan Left". This design concept is shown in Figure 3 and in Appendix D. This design would eliminate eastbound and westbound left turning movements from Collins Road to C Avenue occurring within the intersection, itself. The left turning movements at the intersection are replaced by "downstream" U-Turn locations. This means that vehicles wanting to make a left turn from Collins Road onto C Avenue would need to:

- Travel through the C Avenue intersection to the U-Turn location;
- Make a U-Turn (signalized);
- Travel back to the C Avenue intersection; and
- Make a right hand turn onto C Avenue.

Another potential design concept is the Continuous Flow Intersection (CFI). This design concept is shown in Figure 4 and in Appendix D. This design concept would eliminate the conflict between the through-traffic and the eastbound and westbound left turning movements from Collins Road to C Avenue within the intersection. The left turning movements occur in advance of the intersection. This means vehicles wanting to make a left turn from Collins Road onto C Avenue would need to:

- Get into a left turn lane as they approach the C Avenue intersection;
- Cross oncoming traffic (signalized);
- Travel parallel to the major roadway; and
- Turn left at C Avenue (signalized).

The C Avenue Intersection Improved Traffic Flow Sub-Alternative would have the same impacts as the Build Alternative and the Build Alternative with the Tower Anchor Avoidance Sub-Alternative on the human and natural environment, except for right-of-way. The C Avenue Intersection Improved Traffic Flow Sub-Alternative would impact approximately 1.4 more acres than the Build Alternative, and 1.1 more acres than the Build Alternative with the Tower Anchor Avoidance Sub-Alternative that are described in the October 31, 2008 EA. A comparison of the approximate right-of-way needs and the potential full acquisition impacts are described in Table 3.

Table 3. Summary of Impacts

	Amount of Right of Way (acres)	Potential Full Acquisitions		
		Residential Property (number)	Commercial Property (number)	Utility (number)
Build Alternative from Oct. 31, 2008 EA	15.5	16 *	2 *	2 *
Build Alternative with Tower Anchor Avoidance Sub-Alternative from Oct. 31, 2008 EA	15.8	19 *	2 *	1 *
Preferred Alternative	16.9	27 **	2 **	1 **
* The locations of these properties are shown in Figures 5-4a, 5-4b, 5-4c, and 5-4d of the Oct. 31, 1009 EA.				
** The locations of these properties are Shown in Figure 5 of this FONSI.				

Figure 3. Median U-Turn Intersection Design Concept

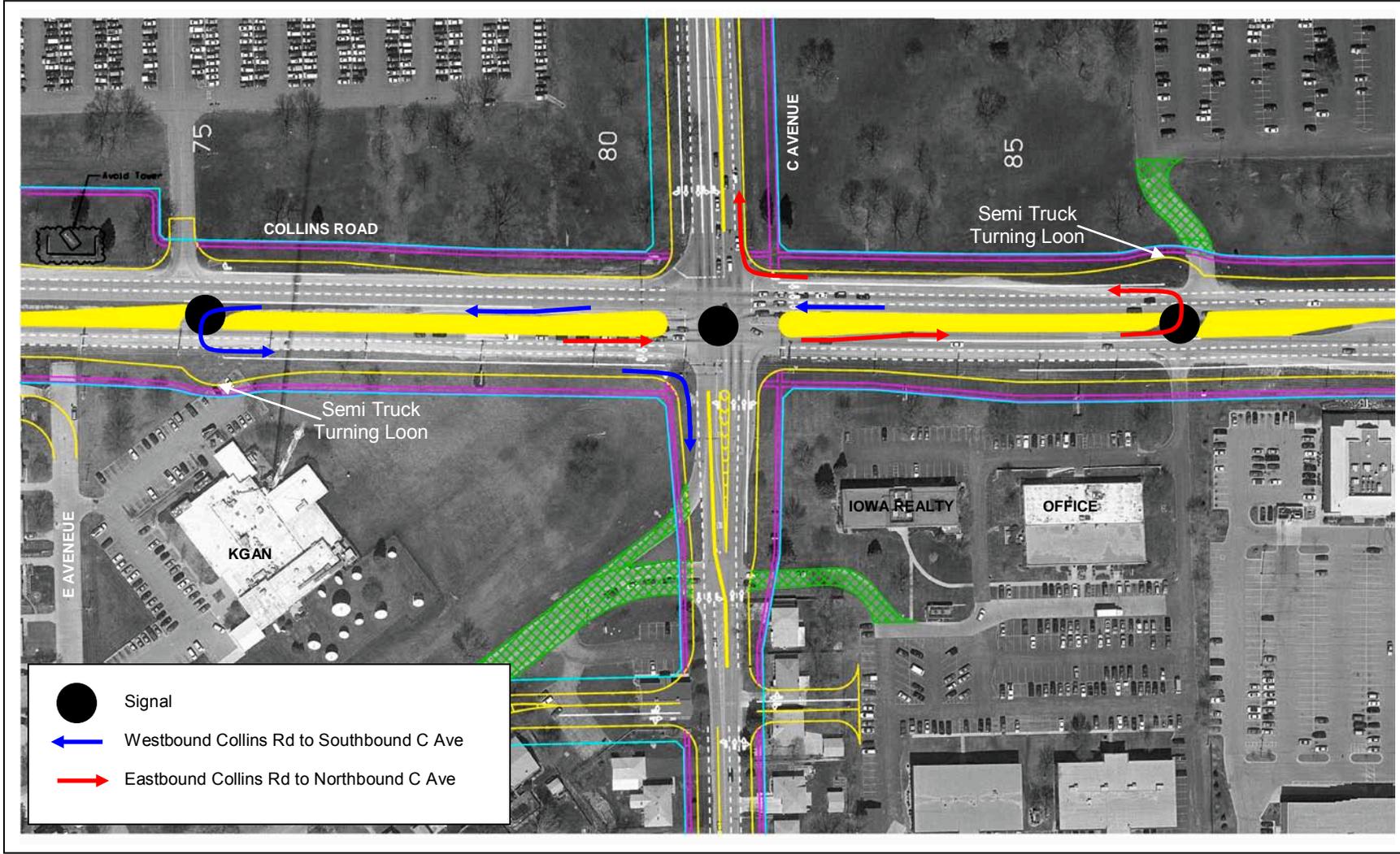
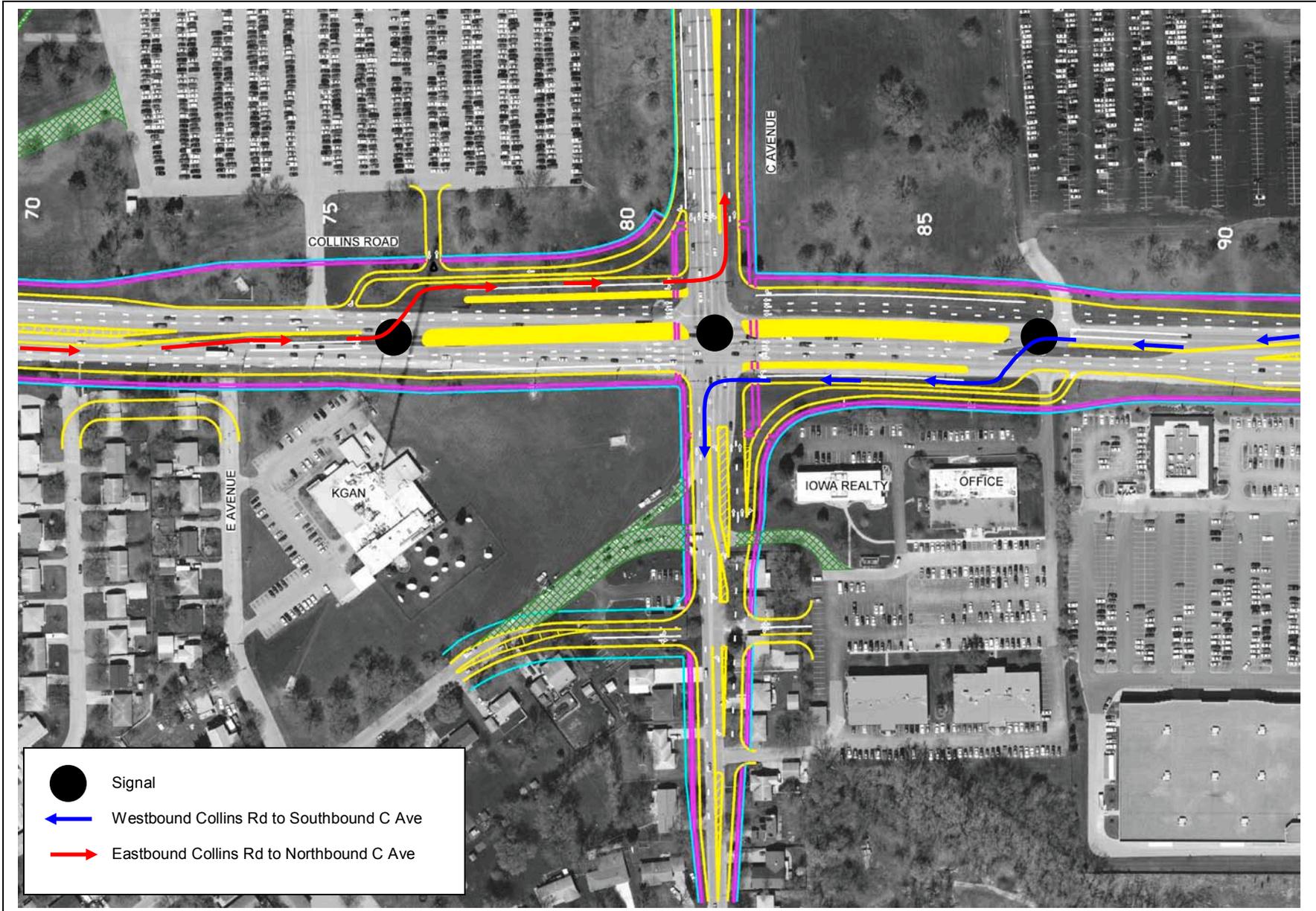


Figure 4. Continuous Flow Intersection Design Concept



Additional Properties Potentially Impacted:

Eight additional residential properties were identified as having the potential to be fully acquired as a result of the re-evaluation. The re-evaluation addressed public comments regarding safety, traffic flow, and corridor consistency. These eight additional residential properties have the potential to be acquired as a part of the Preferred Alternative. The eight additional residential properties are located at the street addresses listed below and are shown in Figure 5.

- 4529 Regal Avenue NE
- 4534 Regal Avenue NE
- 4747 F Avenue NE
- 4746 Danbury Street NE
- 4530 C Avenue NE
- 4524 C Avenue NE
- 4514 C Avenue NE
- 400 Nilsen Road NE

Additional Public Involvement:

Additional individual meetings were conducted with property owners whose property was not previously identified as being potentially fully acquired in the proposed Build Alternative with the Tower Anchor Avoidance Sub-Alternative. A letter dated August 3, 2009 was sent to eight individual property owners. Of the eight owners contacted one did not respond. Table 4 lists the individual property owners contacted and the dates individual meetings were held.

Table 4. Additional Individual Property Owner Meetings After Public Hearing

Type of Property	Property Address	Date of Meeting
Residential	4534 Regal Avenue NE	None
Residential	4529 Regal Avenue NE	9/16/09
Residential	4747 F Avenue NE	9/14/09
Residential	4746 Danbury Street NE	9/14/09
Residential	4530 C Avenue NE	9/14/09
Residential	4524 C Avenue NE	9/15/09
Residential	4514 C Avenue NE	9/15/09
Residential	400 Nilsen Road NE	9/14/09

The additional individual property owner meetings were conducted the week of September 14-18, 2009. There were two written comments received from the additional property owners. Copies of the citizen comments received during the comment period and the responses to public comments are included at the end of Appendix C.

In general, residents expressed concern with safety and pollution due to the proximity of their home and driveways to the proposed Collins Road and C Avenue roadways, the potential increase in roadway traffic, becoming isolated from the rest of the residential neighborhood, and the overall project timing.

Additional Site Inventory Forms:

Additional coordination with the SHPO was required because of additional potential property impacts and time elapsed since the previous evaluation of properties in 2007. Since 2007, some of the properties that were previously not evaluated because the structures were not of eligible age (50 years or older) now meet this threshold. Section 5.6.2 of the October 31, 2008 EA describes the coordination that occurred with SHPO in August 2007.

Site Inventory Forms for 18 additional properties were prepared and submitted to SHPO. In preparing the Site Inventory Forms it was determined that none of the structures have distinctive architectural characteristics nor do they possess any historical associations or significances. Therefore, no impact would occur to historic resources if the Preferred Alternative was constructed. The SHPO concurred with this finding on September 30, 2009 and a copy of this correspondence is included at the end of Appendix B. The 18 properties evaluated were:

- 1500 48th Street NE
- 1501 48th Street NE
- 4601 Council Street NE
- 4609 Council Street NE
- 4617 Council Street NE
- 4625 Council Street NE
- 4633 Council Street NE
- 4529 Regal Avenue NE
- 4530 Regal Avenue NE
- 4534 Regal Avenue NE
- 4746 Danbury Street NE
- 4746 E Avenue NE
- 4747 F Avenue NE
- 4514 C Avenue NE
- 4524 C Avenue NE
- 4530 C Avenue NE
- 4531 C Avenue NE
- 400 Nilsen Road NE



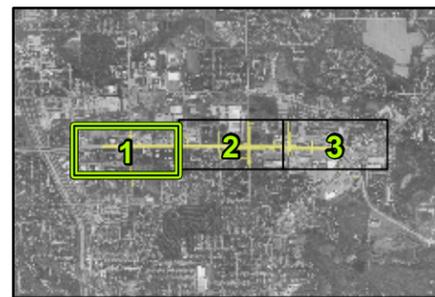
- C Commercial Property
- R Residential Property
- U Utility

Potential Full Acquisition

Proposed Acquisition for Right of Way

Preferred Alternative

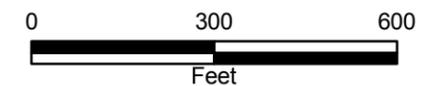
Project Study Area



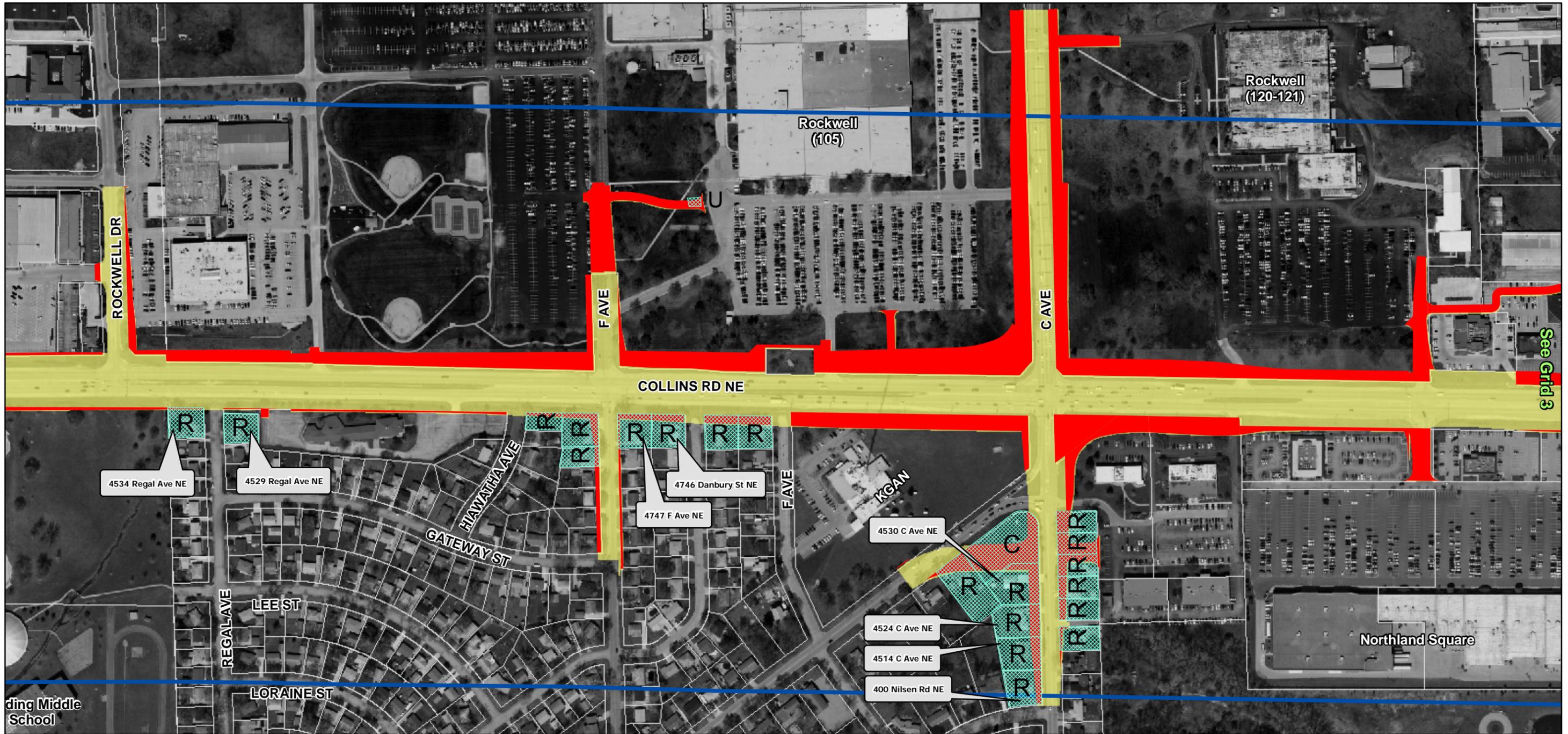
Grid 1

Figure 5
LOCATION OF ADDITIONAL POTENTIALLY FULLY ACQUIRED PROPERTIES

Collins Road NE/Highway 100
Environmental Assessment
Cedar Rapids, Iowa

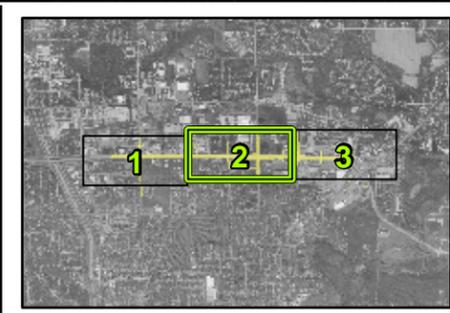


Howard R. Green Company



See Grid 3

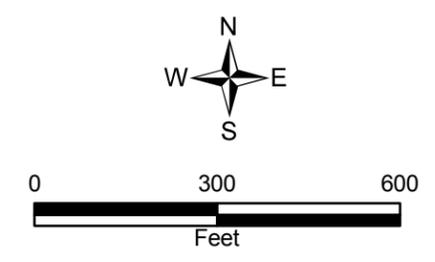
C	Commercial Property
R	Residential Property
U	Utility
	Potential Full Acquisition
	Proposed Acquisition for Right of Way
	Preferred Alternative
	Project Study Area

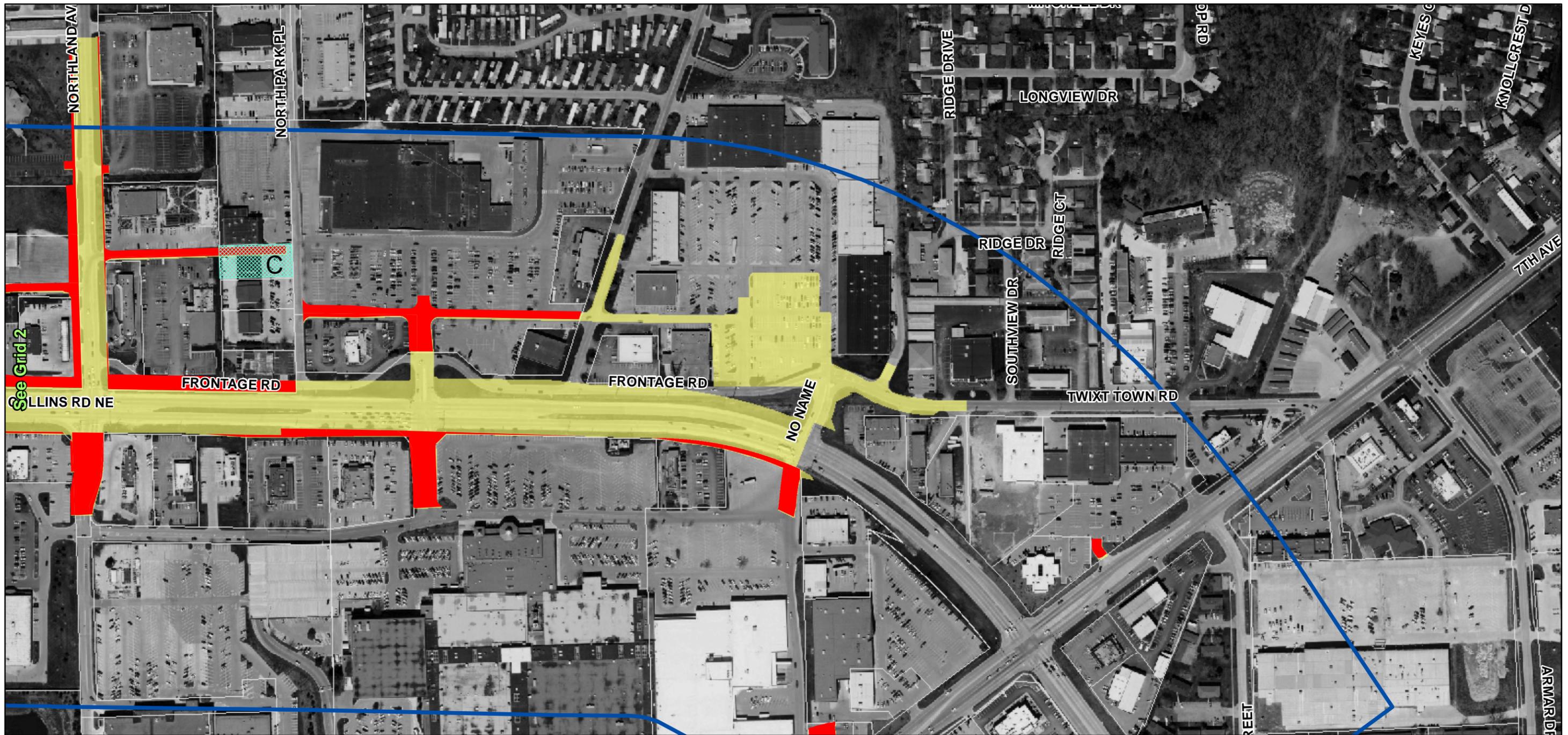


Grid 2

Figure 5
LOCATION OF ADDITIONAL POTENTIALLY FULLY ACQUIRED PROPERTIES

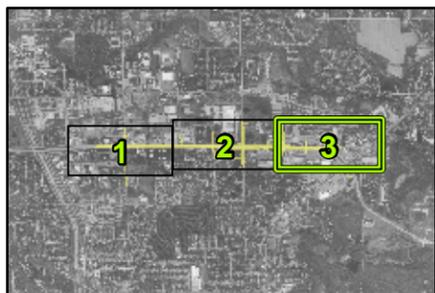
Collins Road NE/Highway 100
Environmental Assessment
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See Grid 2

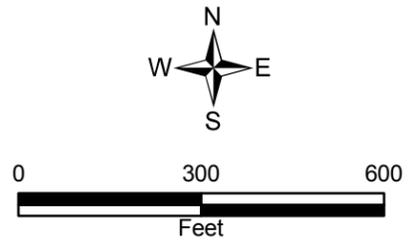
- C Commercial Property
- R Residential Property
- U Utility
-  Potential Full Acquisition
-  Proposed Acquisition for Right of Way
-  Preferred Alternative
-  Project Study Area



Grid 3

Figure 5
LOCATION OF ADDITIONAL POTENTIALLY FULLY ACQUIRED PROPERTIES

Collins Road NE/Highway 100
Environmental Assessment
Cedar Rapids, Iowa



 Howard R. Green Company

Basis for Finding of No Significant Impact

The EA evaluated resources present in the project study area for effects that could occur from the proposed Collins Road NE (Highway 100) improvements. The EA, supplemented with analyses contained in this record, documents the absence of significant impacts associated with the implementation of the Preferred Alternative.

This FONSI documents compliance with NEPA and all other applicable environmental laws, Executive Orders, and related requirements.

Special Conditions for Location Approval

The following will be implemented prior to construction:

- A National Pollutant Discharge Elimination System (NPDES) general stormwater discharge permit for construction will be required and must be obtained from the Iowa DNR.
- An individual Section 404 permit from USACE will be required for placement of dredged or fill material in wetlands or other waters of the U.S. A permit application including a wetland mitigation plan will be submitted to USACE for approval.
- Section 401 Water Quality Certification from the Iowa DNR will be required concerning the protection of surface water quality.
- Adhere to Iowa Code 314.23 - Environmental Protection.

APPENDIX A
Notice of Availability



Iowa Department of Transportation

800 Lincoln Way, Ames, IA 50010 515-239-1431

FAX 515-239-1982

December 15, 2008

Ref. No.: Linn County

NHSX-U-100-1(56)--8S-57

Sandie & Diane
Cedar Rapids Gazette
PO Box 511
Cedar Rapids, IA 52406-0511

Dear Sandie & Diane:

A Notice of Environmental Assessment Availability and Public Hearing, which is to be published in the legal section of your newspaper on December 18, 2008, and January 6, 2009, is attached.

Please include a tear sheet of the notice at the time the bill is submitted. The bill should be addressed to **Mark Kerper, Office of Location and Environment, Iowa Department of Transportation, 800 Lincoln Way, Ames, Iowa, 50010.**

If you don't use invoices as part of your billing process and submit only monthly statements, please sign the statement and include the following comment. "This bill is correct and unpaid for publishing services on the dates listed on this statement." **In order for payment to be initiated a tear sheet must be provided to Mark Kerper at the above address.**

Sincerely,

A handwritten signature in cursive script that reads "Luella Funnell".

Luella Funnell

Location and Environment

Attachment

cc: Cathy Cutler, District 6 Office, Iowa DOT

Mark Kerper, Location and Environment, Iowa DOT



Iowa Department of Transportation

800 Lincoln Way, Ames, IA 50010

515-239-1431

Fax: 515-239-1982

December 22, 2008

Ref. No.: Linn County

NHSX-U-100-1(56)--8S-57

Josh Johnson
Cedar Rapids Gazette
PO Box 511
Cedar Rapids, IA 52406-0511

Dear Mr. Johnson:

A Public Notice display ad, which is to be published in your newspaper on December 30, 2008 and January 8, 2009, is enclosed. Please include a tear sheet of the display ad at the time the bill is submitted. The bill should be addressed to **Mark Kerper, Office of Location and Environment, Iowa Department of Transportation, 800 Lincoln Way, Ames, Iowa, 50010.**

If you don't use invoices as part of your billing process and submit only monthly statements, please sign the statement and include the following comment. "This bill is correct and unpaid for publishing services on the dates listed on this statement." **In order for payment to be initiated a tear sheet must be provided to Mark Kerper at the above address.**

Sincerely,

A handwritten signature in cursive script that reads "Luella Funnell".

Luella Funnell
Location and Environment

Attachment

cc: Cathy Cutler, District 6 Office, Iowa DOT
Mark Kerper, Location and Environment, Iowa DOT

**NOTICE OF ENVIRONMENTAL ASSESSMENT AVAILABILITY AND PUBLIC HEARING
FOR IMPROVEMENTS ALONG IOWA 100 (COLLINS ROAD NE) IN CEDAR RAPIDS**

Re: Proposed improvements along Collins Road NE (Iowa 100) in Cedar Rapids from Center Point Road to Twixt Town Road

To Whom It May Concern:

The Iowa Department of Transportation (DOT), in cooperation with the City of Cedar Rapids, will hold a public hearing for the proposed improvements along Collins Road (Iowa 100) from Center Point Road to Twixt Town Road in Cedar Rapids. The public hearing will be held Tuesday, January 20, 2009, from 5 to 7 PM in the Harding Middle School cafeteria, 4801 Golf Street NE, Cedar Rapids, Iowa.

The proposed project being discussed at this hearing provides for widening Collins Road and other corridor improvements.

No formal presentation will be made. Iowa DOT staff members will be present with plans, displays, and related information to discuss the project informally. Interested individuals are encouraged to attend the hearing anytime between 5 and 7 p.m. to express their views and ask questions about the proposed improvement. For general information regarding the proposed improvement or the public hearing, contact Cathy Cutler, District 6 Planner, Iowa DOT, 430 16th Avenue S.W., P.O. Box 3150, Cedar Rapids, Iowa 52406, telephone 800-866-4368 or 319-364-0235 or Rob Davis, Engineering Manager, 1201 6th Street SW, Public Works Building, Cedar Rapids, Iowa 52404, telephone 319-286-5802.

The purpose of the Public Hearing is to provide information about the project and encourage the public to comment and ask questions. Oral and written statements will be accepted at the hearing or may be submitted to: Office of Location and Environment, Iowa DOT, 800 Lincoln Way, Ames, Iowa, 50010. All written material received by February 9, 2009, will be included in the hearing transcript and considered when making project related decisions.

The Collins Road NE (Iowa 100) Environmental Assessment is available for public review and comment. The Environmental Assessment documents the purpose and need of the project and the anticipated impacts to the natural and human environment. Copies of the Environmental Assessment are available for viewing at the following locations:

- Cedar Rapids Public Library West Side Branch, Westdale Mall, 2600 Edgewood Road SW, Cedar Rapids, IA 52404, (319) 390-7806
- City of Cedar Rapids Engineering Office, Public Works Building, 1201 6th Street SW, Cedar Rapids, IA 52404, (319) 286-5802
- Iowa DOT District 6 Office, 430 16th Avenue SW, Cedar Rapids, IA 52404, (319) 364-0235

Individual copies can be requested by contacting James P. Rost at the address below.

A review deadline of February 9, 2009, has been set for receipt of comments on the EA. All comments received on the EA will be considered in the evaluation of the environmental impacts of the project. Comments on the EA should be submitted to:

James P. Rost, Director
Office of Location and Environment
Iowa Department of Transportation
800 Lincoln Way
Ames, IA 50010
(515) 239-1225
james.rost@dot.iowa.gov

All persons interested in the project are invited to attend this hearing. The meeting room is accessible for persons with disabilities. However, if you require special accommodations, or interpreter services, at the hearing, please notify Ms. Cutler by January 14, 2009, so arrangements can be made.

Federal and state laws prohibit employment and/or public accommodation discrimination on the basis of age, color, creed, disability, gender identity, national origin, pregnancy, race, religion, sex, sexual orientation or veteran's status. If you believe you have been discriminated against, please contact the Iowa Civil Rights Commission at 800-457-4416 or Iowa Department of Transportation's affirmative action officer. If you need accommodations because of a disability to access the Iowa Department of Transportation's services, contact the agency's affirmative action officer at 800-262-0003.

PUBLIC NOTICE



**THE IOWA DEPARTMENT OF TRANSPORTATION
will hold a Location Design Public Hearing to discuss
the proposed widening and other corridor
improvements along Collins Road (IA 100) from
Center Point Road to just east of First Avenue in
Cedar Rapids and the Environmental Assessment
(EA) for the project**

**on
January 20, 2009,
between 5 and 7 p.m.
at the**

**Harding Middle School Cafeteria
4801 Golf Street NE
Cedar Rapids, IA**

**No formal presentation will be made. Personnel will
be available anytime between 5 and 7 p.m. to
individually discuss the proposed improvement.**

**All interested persons are invited to attend this
hearing. The meeting room is accessible for
persons with disabilities. However, if you require
special accommodations at the hearing, please
notify Cathy Cutler, District 6 Planner, Iowa
Department of Transportation, P.O. Box 3150,
430 16th Avenue S.W., Cedar Rapids, IA 52406-3150,
telephone 800-866-4368 or 319-364-0235,
by January 14, 2009,
so arrangements can be made.**

Federal and state laws prohibit employment and/or public accommodation discrimination on the basis of age, color, creed, disability, gender identity, national origin, pregnancy, race, religion, sex, sexual orientation or veteran's status. If you believe you have been discriminated against, please contact the Iowa Civil Rights Commission at 800-457-4416 or Iowa Department of Transportation's affirmative action officer. If you need accommodations because of a disability to access the Iowa Department of Transportation's services, contact the agency's affirmative action officer at 800-262-0003.

The GAZETTE Classifieds, It Works for You!

NOTICE OF SHERIFF'S LEVY AND SALE

Linn County Iowa District Court
CASE # EQCV062062
Special Execution

PLAINTIFF
HSBC Bank USA, National Association as Indenture Trustee of
the Fieldstone Mortgage Investment Trust, Series 2005-3

DEFENDANT:
Mattilde Reyna fka Mattilde R Gonzale, Spouse of Mattilde
Reyna, Citifinancial Inc, Prime Acceptance Corp, State of Iowa,
Smulekoffs Furniture Co and Parties In Possession; In rem
As a result of the judgment rendered in the above referenced
court case, an execution was issued by the clerk of court to the
Sheriff of this county. The execution ordered the sale of the
defendant's real estate to satisfy the judgment. The property to be
sold is:

Lot 30, Valley High Addition to Cedar Rapids, Linn County, Iowa
(Local address as provided by PIH's Aflly: 1625 Woodside Court
NW Cedar Rapids, IA 52405

The described property will be offered for sale at public auction
for cash only as follows:

Date of Sale: 2/10/2009 Time of Sale: 10:00A.M. Place of Sale:
Cedar Rapids, Iowa

To determine these rights. (Attorneys should refer to Iowa Su-
preme Court administrative directive regarding levy proce-
dures issued February 17, 1989.

Judgment amount: \$81,957.78. Costs: \$399.90.00.
Plus accruing costs. Interest: 9.8% from 3/11/2008.

Attorney: Benjamin W. Hopkins 515-222-9400
Date: 12/10/2008.

Donald D. Zeller, Sheriff, Linn County, Iowa
By: Captain John C. Stuelkel, Deputy

NOTICE OF ENVIRONMENTAL ASSESSMENT AVAILABIL-
ITY AND PUBLIC HEARING FOR IMPROVEMENTS ALONG
IOWA 100 (COLLINS ROAD NE) IN CEDAR RAPIDS

Re: Proposed improvements along Collins Road NE (Iowa 100)
in Cedar Rapids from Center Point Road to just east of First
Avenue

To Whom It May Concern:

The Iowa Department of Transportation (DOT), in cooperation
with the City of Cedar Rapids, will hold a public hearing for the
proposed improvements along Collins Road (Iowa 100) from
Center Point Road to 750 feet east of First Avenue in Cedar Ra-
pids. The public hearing will be held Tuesday, January 20, 2009,
from 5 to 7 PM in the Harding Middle School cafeteria, 4801 Golf
Street NE, Cedar Rapids, Iowa.

The proposed project being discussed at this hearing provides
for widening Collins Road and other corridor improvements.
No formal presentation will be made. Iowa DOT staff members
will be present with plans, displays, and related information to
discuss the project informally. Interested individuals are encour-
aged to attend the hearing anytime between 5 and 7 p.m. to ex-
press their views and ask questions about the proposed im-
provement. For general information regarding the proposed im-
provement or the public hearing, contact Cathy Cutler, District
6 Planner, Iowa DOT, 430 16th Avenue S.W., P.O. Box 3150, Cedar
Rapids, Iowa 52406, telephone 800-866-4368 or 319-364-0235
or Rob Davis, Engineering Manager, 1201 6th Street SW, Public
Works Building, Cedar Rapids, Iowa 52404, telephone 319-286-
5802.

The purpose of the Public Hearing is to provide information
about the project and encourage the public to comment and ask
questions. Oral and written statements will be accepted at the
hearing or may be submitted to: Office of Location and Environ-
ment, Iowa DOT, 800 Lincoln Way, Ames, Iowa, 50010. All writ-
ten material received by February 9, 2009, will be included in
the hearing transcript and considered when making project re-
lated decisions.

The Collins Road NE (Iowa 100) Environmental Assessment is
available for public review and comment. The Environmental
Assessment documents the purpose and need of the project and
the anticipated impacts to the natural and human environment.
Copies of the Environmental Assessment are available for view-
ing at the following locations:

- Cedar Rapids Public Library West Side Branch, Westdale
Mall, 2600 Edgewood Road SW, Cedar Rapids, IA 52404, (319)
390-7806
• City of Cedar Rapids Engineering Office, Public Works Build-
ing, 1201 6th Street SW, Cedar Rapids, IA 52404, (319) 286-5802
• Iowa DOT District 6 Office, 430 16th Avenue SW, Cedar Ra-
pids, IA 52404, (319) 364-0235
Individual copies can be requested by contacting James P. Rost
at the address below.

A review deadline of February 9, 2009, has been set for receipt
of comments on the EA. All comments received on the EA will
be considered in the evaluation of the environmental impacts of
the project. Comments on the EA should be submitted to:

James P. Rost, Director
Office of Location and Environment
Iowa Department of Transportation
800 Lincoln Way, Ames, IA 50010
(515) 239-1225
james.rost@dot.iowa.gov

All persons interested in the project are invited to attend this
hearing. The meeting room
is accessible for persons with disabilities. However, if you re-
quire special accommodations, or interpreter services, at the
hearing, please notify Ms. Cutler by January 14, 2009, so ar-
rangements can be made.

Federal and state laws prohibit employment and/or public ac-
commodation discrimination on the basis of age, color, creed,
disability, gender identity, national origin, pregnancy, race, reli-
gion, sex, sexual orientation or veteran's status. If you believe
you have been discriminated against, please contact the Iowa
Civil Rights Commission at 800-457-4416 or Iowa Department of
Transportation's affirmative action officer. If you need accom-
modations because of a disability to access the Iowa Depart-
ment of Transportation's services, contact the agency's affir-
mative action officer at 800-262-0003.

CONT
ELIZABETH N. Clarke,
est W. Horak Testament
for Marcella Horak, for
Rapids, IA. Please con
P.O. Box 286, South Dea

NOTICE OF SHE

PLAINTIFF
JP MORGAN CHASE
THE HOLDERS OF
CORPORATION MOR
GATES, SERIES 2003-
DEFENDANT
CATHERINE E. PUCKE

AKA CONSECO BANK

3333 North 10th

Dubuque Builders Ex

IA 52003

Illowa Builders Excha

McGraw-Hill Constr

Moines, IA 50312

McGraw-Hill Constr

C. Davenport, IA 5280

Marshalltown Const

Marshalltown, IA 5015

Master Builders of I

Rapids, IA 52404

Master Builders of I

Master Builders of I

50501

Master Builders of I

North Iowa Builders

IA 50401

Copies of the Bidding

and Subbidders at Iow

Street, Iowa City, Iow

with the Instructions

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Reprographics) payab

Each Bidder shall ac

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Owner.

bid may be withdrawn

for a period of 30 calen

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receipt of bids.

The date of the schedu

NOTICE OF ADMINISTRATION OF TRUST

ersons regarding Elizabeth J. Tyler, deceased, who died
about December 19, 2008. You are hereby notified that
Tyler is the trustee of the Elizabeth J. Tyler Revocable
Trust dated October 7, 2008. At this time, no probate adminis-
tration contemplated with regard to the above-referenced de-
cedent's estate.

on to contest the validity of the trust must be brought in
the District Court of Linn County, Iowa, within the later to occur
days from the date of second publication of this notice,
days from the date of mailing this notice to all heirs of
decedent, spouse of the decedent, and beneficiaries under
the trust whose identities are reasonably ascertainable. Any
person who files a claim within this period shall be forever barred.

As further given that all persons indebted to the decedent
and trust are requested to make immediate payment to the
trustee. Creditors having claims against the trust

shall them to the trustee at the address listed below via
e-mail, return receipt requested. Unless creditor claims
are filed by the later to occur of sixty days from the second
publication of this notice or thirty days from the date of mailing
of a claim shall be forever barred, unless otherwise al-

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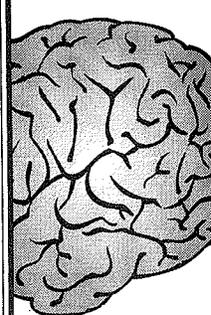
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Where
to go
when
you need to
when
you need to
know.



The Gazette
Now you know.



Iowa Department of Transportation

800 Lincoln Way, Ames, Iowa 50010

515-239-1431

FAX: 515-239-1982

January 6, 2009

Ref. No.: Linn County

NHSX-U-100-1(56)--8S-57

Letter sent to those on the attached list.

Dear:

You are invited to attend a Location Design Public Hearing on January 20, 2009, between 5:00 and 7:00 p.m. at the Harding Middle School cafeteria, 4801 Golf Street NE, Cedar Rapids, Iowa, to discuss the proposed improvements along Collins Road NE (IA 100) in Cedar Rapids from Center Point Road to just east of First Avenue. Iowa Department of Transportation staff will be available during this time to answer questions regarding the proposal.

We anticipate an impact on your property and this public hearing is your opportunity to review the proposed improvement. Your involvement is encouraged. No formal presentation will be made; however, details of the proposed improvement will be discussed at the hearing. General information regarding the proposal is available from Cathy Cutler, District 6 Planner, Iowa DOT, 430 16th Avenue SW, P.O. Box 3150, Cedar Rapids, Iowa, 52406, telephone 800-866-4368 or 319-364-0235, email catherine.cutler@dot.iowa.gov.

All persons interested in the project are invited to attend this hearing. The meeting room is accessible for persons with disabilities. However, if you require special accommodations at the hearing, please notify Ms. Cutler upon receipt of this letter so arrangements can be made.

Sincerely,

A handwritten signature in cursive script that reads "Luella Funnell".

Luella Funnell

Location and Environment

cc: Cathy Cutler, District 6 Office, Iowa DOT

1000 Collins Road Inc
1000 Collins Rd NE
Cedar Rapids, IA 52402

1120 Collins Road LLC
% Hunter Parks
PO Box 1826
Cedar Rapids, IA 52406

Scott M Allen
4523 C Ave NE
Cedar Rapids, IA 52402

Kathleen M Andrews
4517 Council St NE
Cedar Rapids, IA 52402

Arby's Lessee
% Restaurant Concepts Inc
2141 E Broadway Rd, Ste 105
Tempe, AZ 85282

Atrium Finance I LP
% JD Holdings LLC Carnegie Hall
152 W 57th St, 56th Floor
New York, NY 10019

Melissa L Bemer-Ugalde & Santiago Perez-Ugalde
4744 F Ave NE
Cedar Rapids, IA 52402

Stephen & Patricia Benz Rev Trst
3369 Stone Ct
Marion, IA 52302

Bevard Properties LC -Series
8 "4732FACR LC"
6030 Purple Dr NE
Cedar Rapids, IA 52402

Dale E & Leola Boren
4509 Council St NE
Cedar Rapids, IA 52402

Roy K & Julia M Brandt
4738 Danbury St NE
Cedar Rapids, IA 52402

BRB Investments
375 Collins Rd NE
Cedar Rapids, IA 52402

Steven R & Sandra K Bricker
4722 Danbury St NE
Cedar Rapids, IA 52402

Burger King Restaurant (Lessee)
% Beaton Inc (4827)
4250 Glass Rd NE #100
Cedar Rapids, IA 52402

Suzanne K Butschi
375 Collins Rd NE, Ste 100
Cedar Rapids, IA 52402

Leo G Buzalsky
501 Old Marion Rd NE
Cedar Rapids, IA 52402

Mardene A Carr
4730 E Ave NE
Cedar Rapids, IA 52402

Casey's Marketing Company
% Casey's General Store % Acct Dep
One SE Convenience Store
Ankeny, IA 50021

Cedar Memorial Park Cemetery Assoc Inc
4505 C Ave NE
Cedar Rapids, IA 52402

Cedar Plaza
% Robert W Butschi
375 Collins Rd NE
Cedar Rapids, IA 52402

John M & Tracy J Chambers
4633 Council St NE
Cedar Rapids, IA 52402

Chao Inc
% Lea Properties
PO Box 9445
Cedar Rapids, IA 52409

Chi Chi's Restaurant Lessee
% RT Iowa Franchise LLC
348 Maywood St
Morton, IL 61550

James L & Ruth A Chipokas
3512 Kegler Ct SE
Cedar Rapids, IA 52403

Robert J & Laurie F Christian
4517 Regal Ave NE
Cedar Rapids, IA 52402

CMM LLC
Attn: Charles M Murphy
2665 Clubhouse Drive
Marion, IA 52302

CNL APF Partners LP
P.O. Box 1671
Orlando, FL 32802

Collins Square LLC
% Trinity Property Group
244 California St, Ste 210
San Francisco, CA 94111

CR Biaggi's Invest LC & Biaggi's Land LLC
% Doug Lemon
1110 Dina Court, Ste A
Hiawatha, IA 52233

CR-Collins LLC
111 East Wayne Street, Ste 500
Fort Wayne, IN 46802

Creative Equity LC Series 29
% Tom Bevard
6030 Purple Dr NE
Cedar Rapids, IA 52402

D A B Investments LLC
2000 Progress Dr
Hiawatha, IA 52233

Davis-Op LLC
1751 28th St, Ste #326
West Des Moines, IA 50265

Developers Diversified
Realty Corp 3300 Enterprise Pkwy
P.O. Box 228042
Beachwood, OH 44122

Leo J & Norma J Drilling
4617 Council St NE
Cedar Rapids, IA 52402

Douglas J & Marilyn J Dyrland
704 Gateway St NE
Cedar Rapids, IA 52402

Eastview Christian Church
727 Collins Rd NE
Cedar Rapids, IA 52402

Dale A & Debra S Eickstaedt
4748 F Ave NE
Cedar Rapids, IA 52402

Leigh A Eide
4524 C Ave NE
Cedar Rapids, IA 52402

Harold L & Janice L England
4220 Cedar Crest Ct NW
Cedar Rapids, IA 52405

John T & Dawn M Fields
4726 E Ave NE
Cedar Rapids, IA 52402

First Baptist Church Of The Brethren
5200 Northland Ave NE
Cedar Rapids, IA 52402

Joan L Forbes
714 Gateway St NE
Cedar Rapids, IA 52402

Roger L & Serena J Frederick
4726 Danbury St NE
Cedar Rapids, IA 52402

Richard S & Tara M Funk
754 Gateway St NE
Cedar Rapids, IA 52402

General Mills Restaurants
DBA Tog #1475 Attn:Corporate Tax
PO Box 593330
Orlando, FL 32859

Opal J Gish
4736 F Ave NE
Cedar Rapids, IA 52402

Timothy L Grady
8113 Alister Place
Port St Lucie, FL 34986

La Cretia J Graves
4730 Danbury St NE
Cedar Rapids, IA 52402

Jeannette L Greene
4727 Danbury St NE
Cedar Rapids, IA 52402

Helen L Greenland
4734 Danbury St NE
Cedar Rapids, IA 52402

Amy K Greiner
770 Gateway St NE
Cedar Rapids, IA 52402

Garry E & Dorothy E Grimm
1848 3rd Ave SE
Cedar Rapids, IA 52403

Larry A & Barbara A Hampton
708 Gateway St NE
Cedar Rapids, IA 52402

Cheryl G Hart
4531 C Ave NE
Cedar Rapids, IA 52402

Heartland Real Estate Investors I LLC
116 3rd Street SE
Cedar Rapids, IA 52401

Joanne L Herzog
4380 Ridge Rd NE
Cedar Rapids, IA 52402

Gary M & Pamela J Hester
4607 Blarney Dr NE
Cedar Rapids, IA 52402

De Wayne E & Diana S Hindman
4743 Danbury St NE
Cedar Rapids, IA 52402

Craig A Hotchkiss Et Al
1395 N Center Point Rd
Hiawatha, IA 52233

John P Hutcheson Et Al
4409 Council St NE
Cedar Rapids, IA 52402

J S B Amusement Corp Lessee
% Bjornsen Investment Corp
P O Box 968
Cedar Rapids, IA 52406

Bruce A & Jessica S Jacobs
640 White Ivy Place NE
Cedar Rapids, IA 52402

Ruth G Jacobs
4625 Council St NE
Cedar Rapids, IA 52402

Jeffrey L & Laurie E Jasper
400 Nilsen Rd NE
Cedar Rapids, IA 52402

Derek W & Pamela K Jensen
738 Gateway St NE
Cedar Rapids, IA 52402

Roger A Johnson
% Attorney At Law
5570 1 Nathan Lane N
Plymouth, MN 55442

Steven J & Kathryn M Jump
4735 F Ave NE
Cedar Rapids, IA 52402

Gary L & J Jason Junge
1510 Collins Rd NE
Cedar Rapids, IA 52402

Natasha L & Marcus J Kegley
4723 F Ave NE
Cedar Rapids, IA 52402

Ronald L Kelley
2750 1st Ave NE, Ste 240
Cedar Rapids, IA 52402

Julia B Kent
4525 Council St NE
Cedar Rapids, IA 52402

Jared M Kesling
4529 Regal Ave NE
Cedar Rapids, IA 52402

Douglas L & Doreen E Kidd
1335 Hoot Owl Hollow
Keota, IA 52248

Richard R & Carolyn S King
4739 Danbury St NE
Cedar Rapids, IA 52402

Marguerite R Kinhead
718 Gateway St NE
Cedar Rapids, IA 52402

Thomas J & Barbara A Klein
4444 Pepperwood Hill SE
Cedar Rapids, IA 52403

Richard Koch Trust
Betty R Koch Et Al, Trustees
686 49th Street
Des Moines, IA 50312

Lee C & Ronda M Kratz
746 Gateway St NE
Cedar Rapids, IA 52402

Dennis R & Justina M Kremenak
409 Old Marion Rd NE
Cedar Rapids, IA 52402

KRF Realty
401 Old Marion Rd NE
Cedar Rapids, IA 52402

Cathleen D Kula
4519 Hiawatha Ave NE
Cedar Rapids, IA 52402

Linda B Lake & Rashad Libscomb
4746 Danbury St NE
Cedar Rapids, IA 52402

Rodney K Larson
4401 Council St NE
Cedar Rapids, IA 52402

William P & Nancy A Lehman
4515 Hiawatha Ave NE
Cedar Rapids, IA 52402

Liberty Plaza Building LLC
% Robert W Butschi
375 Collins Rd NE, Ste 100
Cedar Rapids, IA 52402

Darrell W & June I Loney
Trustees (Loney Family)
766 Gateway St NE
Cedar Rapids, IA 52402

Donna Lubben
4512 Regal Ave NE
Cedar Rapids, IA 52402

Gerald & Darlene Maas
4530 C Ave NE
Cedar Rapids, IA 52402

Jerrold L & Margaret A Mann
4504 Hiawatha Ave NE
Cedar Rapids, IA 52402

Dennis L & Peggy M Markle
4747 Danbury St NE
Cedar Rapids, IA 52402

Nichole L Martens
4734 E Ave NE
Cedar Rapids, IA 52402

Craig E & Kimberly A Martin
4731 F Ave NE
Cedar Rapids, IA 52402

Jack D & Ardith M Merritt
Trustees (Merritt Family)
4522 Regal Ave NE
Cedar Rapids, IA 52402

Elizabeth L Mickey
4722 E Ave NE
Cedar Rapids, IA 52402

Gasper J & Naomi Minor
4433 Council St NE
Cedar Rapids, IA 52402

Clinton J & Cyndie S Moffitt
4719 Danbury St NE
Cedar Rapids, IA 52402

Riley J & Mary C Mullin
4528 Regal Ave NE
Cedar Rapids, IA 52402

National Retail Properties LP
450 South Orange Avenue, Ste 900
Orlando, FL 32801

Newco Theatres Inc
% Carmike Cinemas Inc
PO Box 391
Columbus, GA 31902

Bryan A Nofal
4601 Council St NE
Cedar Rapids, IA 52402

North Pointe Park LC
% Chambers Management Inc
808 Fifth St
Coralville, IA 52241

Northside Heritage Inn Of Iowa Inc
% Tharaldson Lodging Inc
1202 Westrac Drive
Fargo, ND 58103

Northwind Investments LC
4001 River Ridge Dr NE
Cedar Rapids, IA 52402

Patrick L & Brenda L Oakley
4727 F Ave NE
Cedar Rapids, IA 52402

Patrick J & Angie K O'Connor
4723 Danbury St NE
Cedar Rapids, IA 52402

Kevin R O'Toole
4516 Regal Ave NE
Cedar Rapids, IA 52402

Pan Style Pizza Partnership Lessee
% Vicorp Restaurants Inc
400 West 48th Ave
Denver, CO 80216

Ronald J & Kay M Pelusi
4501 C Ave NE
Cedar Rapids, IA 52402

Joshua M Perkins
4514 C Ave NE
Cedar Rapids, IA 52402

Bennett & Loretta A Pilgrim
4746 E Ave NE
Cedar Rapids, IA 52402

Pizza Hut Of America Inc Lessee
Store #402043 % Rash#640-15-4311
P.O. Box 260888
Plano, TX 75026

Virgil J & Claire J Posusta
4739 F Ave NE
Cedar Rapids, IA 52402

PPO LC
1241 Park Place NE, Ste C
Cedar Rapids, IA 52402

Realty Income Corp
% Portfolio Management Bldg 2098
P.O. Box 460069
Escondido, CA 92046

Red Lobster Inns Lessee
DDA R1870 Attn:Corp Tax
P O Box 593330
Orlando, FL 32859

Karim A Rezai
743 10th Street
Marion, IA 52302

Julius B & Shirley A Richter
4719 F Ave NE
Cedar Rapids, IA 52402

Craig V & Karen A Roalson
P.O. Box 10411
Cedar Rapids, IA 52410

Rockwell Collins Inc
Attn: Tax Dept Ms 124-316
400 Collins Rd NE
Cedar Rapids, IA 52498

Jeffrey C Rose & Paula K Brackett
4523 Regal Ave NE
Cedar Rapids, IA 52402

Diane K & Lynne R Rothrock
415 Old Marion Rd NE
Cedar Rapids, IA 52402

Janet S & Leonard T Schallau
4747 F Ave NE
Cedar Rapids, IA 52402

Schamberger William D Trust
% Wells Fargo-Private Client Svcs
150 1st Ave NE
Cedar Rapids, IA 52401

Schamberger William D Trust
% Marvin F Poer And Company
PO Box 802206
Dallas, TX 75380

Schamberger William D Trust
% Amana Nordstrom
PO Box 187
Amana, IA 52203

Schamberger William D Trust
% Duffy Chamberger
4601 Hickory Wind Lane
Marion, IA 52302

SDG Macerich Properties
Attn: Tim Schwartz, Csm, Lindale Mall
4444 First Avenue NE
Cedar Rapids, IA 52402

Sears Roebuck Co
Tax Dept D/768Tax B2-107A
3333 Beverly Road
Hoffman Estates, IL 60179

Larry D Sharp Property Mgmt & Nancy A Leefers
3614 Sue Lane NW
Cedar Rapids, IA 52405

Martin J & Sandra J Shimak
1501 48Th St NE
Cedar Rapids, IA 52402

Larry R & Peggy Siemer
762 Gateway St NE
Cedar Rapids, IA 52402

Shawn L & Amy M Silver
4718 E Ave NE
Cedar Rapids, IA 52402

Sinclair Acquisition IV Inc
DBA KGAN-TV
P.O. Box 3131
Cedar Rapids, IA 52406

Harley S Singleton
4505 Hiawatha Ave NE
Cedar Rapids, IA 52402

Winnifred Skow Rev Trust
Bruce N Skow Trustee
4500 Hiawatha Ave NE
Cedar Rapids, IA 52402

SLB Real Estate Investors LC
5010 Council St NE
Cedar Rapids, IA 52402

Linda K Solem
750 Gateway St NE
Cedar Rapids, IA 52402

St Pius The X Church
4949 Council St NE
Cedar Rapids, IA 52402

Randy D Stallman
5949 32nd Ave
Shellsburg, IA 52332

Todd J & Esha Steffen & Paul W Schultz
4439 Council St NE
Cedar Rapids, IA 52402

Johnie F & Barbara M Stepanek
758 Gateway St NE
Cedar Rapids, IA 52402

Matthew Stuefen
4509 Hiawatha Ave NE
Cedar Rapids, IA 52402

Sweeney Co
% John Sweeney
4310 Snowgoose Dr
Marion, IA 52302

Christopher A Swick
4534 Regal Ave NE
Cedar Rapids, IA 52402

John J & Margaret M Szewc
4519 C Ave NE
Cedar Rapids, IA 52402

Thriving Resources LLC
584 7th Ave
Marion, IA 52302

Timberland Partners XX
8000 Norman Center Dr, Ste 830
Minneapolis, MN 55437

TPC Investments LLC
2140 Highway 22
Kalona, IA 52247

John R Tucker
4527 C Ave NE
Cedar Rapids, IA 52402

Tug Inc
% Savage, Savage, & Brown
P.O. Box 22845
Oklahoma City, OK 73123

Kaitlin S Van Roekel
4501 Council St NE
Cedar Rapids, IA 52402

Mary E Visek
4451 C Ave NE
Cedar Rapids, IA 52402

Lucas G Wagner
4609 Council St NE
Cedar Rapids, IA 52402

Laurie J Weaver
4512 Hiawatha Ave NE
Cedar Rapids, IA 52402

Douglas C & Maxine F Welbourne
4425 Council St NE
Cedar Rapids, IA 52402

Kevin M Westman
4740 F Ave NE
Cedar Rapids, IA 52402

Delbert L & Laurel J L Williams
4743 F Ave NE
Cedar Rapids, IA 52402

Floyd D & Shirley E Williams
4722 F Ave NE
Cedar Rapids, IA 52402

Mattie L Williams
4417 Council St NE
Cedar Rapids, IA 52402

George Zervas
Real Estate Accounting
P O Box 6798
Cleveland, OH 44101

Mark Chipokas
866 1st Avenue NE
Cedar Rapids, IA 52402

Jim Chipokas
8624 East Clubhouse Way
Scottsdale, AZ 85255

Larry Sharp
Skogman Realty Commercial
1201 Edgewood Road SW
Cedar Rapids, IA 52404

John Viggers
Ruhl & Ruhl Commercial Company
1701 48th St, Ste 11
West Des Moines, IA 50266

General Mills Restaurants
Anne Wyre, Legal Assistant
6990 Lake Ellenor Dr
Orlando, FL 32809



Iowa Department of Transportation

800 Lincoln Way, Ames, IA 50010

515-239-1431

FAX: 515-239-1982

December 30, 2008

Ref. No.:Linn County

NHSX-U-100-1(56)--8S-57

This letter sent to the attached list

Dear:

The Iowa Department of Transportation (DOT) will hold a Location Design Public Hearing on January 20, 2009, to discuss the proposed improvements along Collins Road NE (IA 100) in Cedar Rapids from Center Point Road to just east of First Avenue. A Notice of Environmental Assessment Availability and Public Hearing and a map are enclosed. The hearing will be held between 5 and 7 p.m. at the Harding Middle School Cafeteria, 4801 Golf Street NE, Cedar Rapids, Iowa.

This public hearing will be conducted utilizing an open forum format. No formal presentation will be made. Iowa DOT staff members will be present with plans, displays and related information to discuss the improvement informally. Interested individuals are encouraged to attend the hearing anytime between 5 and 7 p.m. to express their views and ask questions about the proposed improvement. Oral and written statements will be accepted at the public hearing.

The Iowa DOT invites your participation at this public hearing. Please accept this letter as your personal reminder and invitation to attend.

Sincerely,

A handwritten signature in cursive script that reads "Luella Funnell".

Luella Funnell
Location and Environment

Enclosure

cc:

Cathy Cutler, District 6 Office, Iowa DOT

The Honorable Kay Halloran, Mayor
City of Cedar Rapids
"AEGON" Building
3851 River Ridge Drive NE
Cedar Rapids, IA 52402

Steve Gannon
Linn County Engineer
1888 County Home Road
Marion, IA 52302

Tom Ulrich
Linn County Emergency Management Agency
PO Box 1387
Cedar Rapids, IA 52404

Sarah Mentzer
Cedar Rapids Area Chamber of Commerce
424 First Avenue NE
Cedar Rapids, IA 52401-1196

Dan Whitlow, City Engineer
City of Marion
1225 Sixth Avenue
Marion, IA 52302

The Honorable Paul Rehn, Mayor
City of Marion
1225 Sixth Avenue
Marion, IA 52302

David Elgin, Public Works Director
City of Cedar Rapids
Public Works Building
1201 6th Street SW
Cedar Rapids, IA 52404

Greg Graham, Chief
Cedar Rapids Police Department
505 First Street SW
Cedar Rapids, IA 52404

Ann Ollinger, Clerk
City of Cedar Rapids
"AEGON" Building
3851 River Ridge Drive NE
Cedar Rapids, IA 52402

City Council
City of Cedar Rapids
"AEGON" Building
3851 River Ridge Drive NE
Cedar Rapids, IA 52402

Stephen Havlik, Chief
Cedar Rapids Fire Department
3851 River Ridge Drive NE
Cedar Rapids, IA 52402

Linn County Board of Supervisors
123 5th Street
Cedar Rapids, IA 52404

Donald Zeller, Sheriff
Linn County
Abbe Center
1860 County Home Road
Marion, IA 52302

David Markward, Superintendent
Cedar Rapids Community Schools
907 15th Street SW
Cedar Rapids, IA 52404-1700

Postmaster
United State Post Office
615 6th Avenue SE
Cedar Rapids, IA 52401-1923

Southeast Iowa Ambulance, Inc
1132 First Street NW, Suite B
Cedar Rapids, IA 52405

Area Ambulance Service
1030 Mount Vernon Road
Cedar Rapids, IA 52403

The Honorable Charles Grassley
2600 Edgewood Road SW, Ste H-54
Cedar Rapids, IA 52404

The Honorable Tom Harkin
150 First Avenue NE
Cedar Rapids, IA 52401

The Honorable David Loebsack
150 First Avenue NE, Ste 375
Cedar Rapids, IA 52401

The Honorable Wally Horn
Iowa State Senator
101 Stoney Point Road SW
Cedar Rapids, IA 52404

The Honorable Rob Hogg
Iowa State Senator
2750 Otis Road SE
Cedar Rapids, IA 52403

The Honorable Art Staed
Iowa State Representative
2905 Alleghany Drive NE
Cedar Rapids, IA 52402

Tribal Chairperson
Iowa Tribe of Kansas and Nebraska
3345 Thrasher Rd. #B
White Cloud, KS 66097-4028

Tribal Chairperson
Iowa Tribe of Oklahoma
R1 - Box 721
Perkins, OK 74059

Tribal Chairperson
Otoe-Missouria Tribe
8151 Highway 177
Red Rock, OK 74651

Barbara Childs-Walton
NAGPRA Coordinator
Otoe-Missouria Tribe
RR1 - Box 61
Red Rock, OK 74651

Executive Director
Sac & Fox Tribe of the Mississippi in Iowa
349 Meskwaki Road
Tama, IA 52339-9629

Johnathan Buffalo
THP Coordinator
Sac & Fox Tribe of the Mississippi in Iowa
349 Meskwaki Road
Tama, IA 52339-9629

Tribal Chairperson
Sac & Fox Nation of Missouri
305 N. Main Street
Reserve, KS 66434-9723

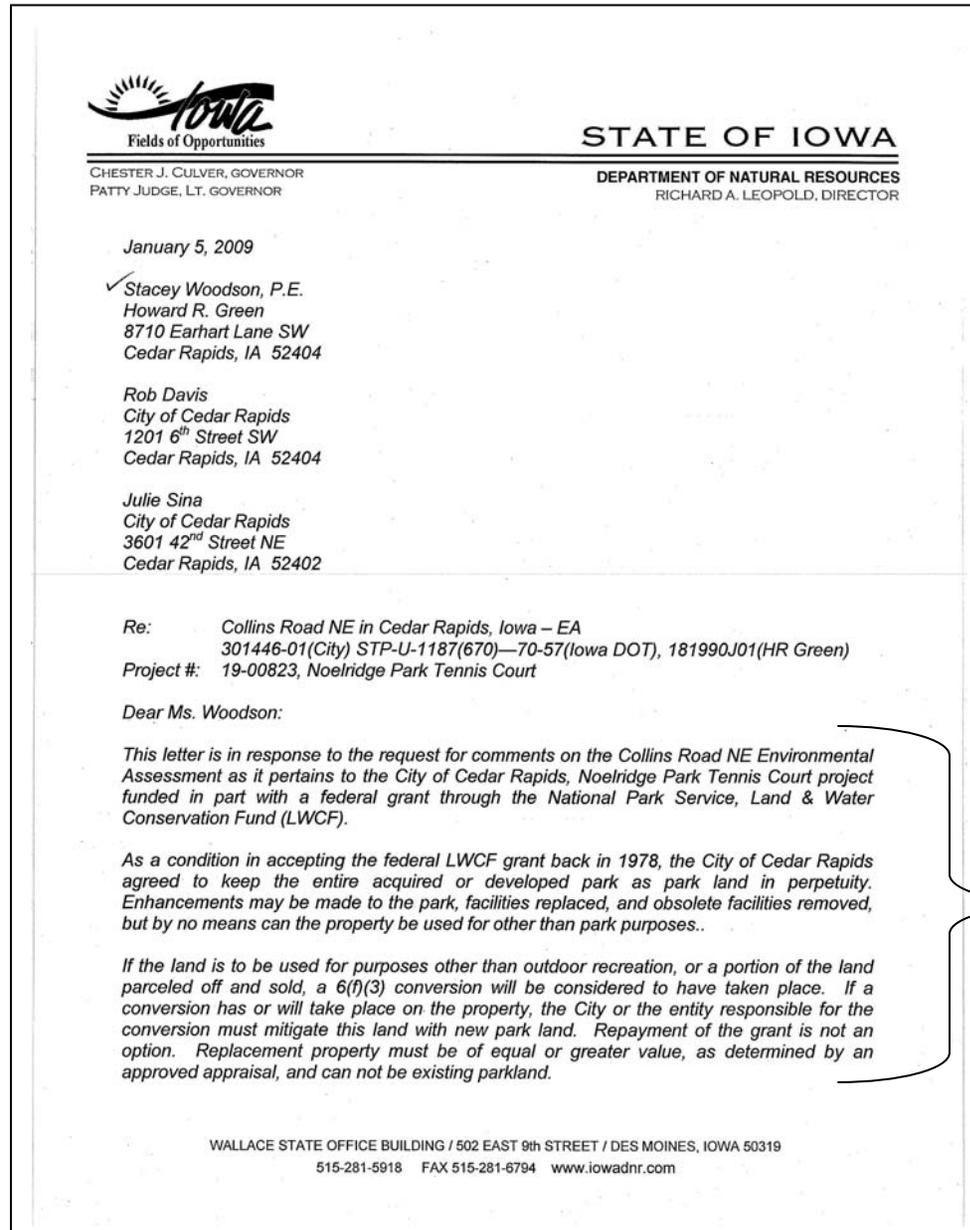
Deanne Bahr
NAGPRA Coordinator
Sac & Fox Nation of Missouri
305 N. Main Street
Reserve, KS 66434-9723

Tribal Chairperson
Sac & Fox of Oklahoma
Route 2 - Box 246
Stroud, OK 74079

Sandra Massey
NAGPRA
Sac & Fox of Oklahoma
Route 2 - Box 246
Stroud, OK 74079

APPENDIX B

Agency Comments and Responses



As stated in Section 5.4 of the EA, Land and Water Conservation Funds (LWCF) were used to improve the Noelridge Park tennis courts. The tennis courts are located in the southeast quadrant of the park and would not be impacted by the proposed Collins Road Alternatives.

Federal Highway Administration and the National Park Service disagree on the use of Section 6(f) land. Federal Highway Administration considers the potential impacts to Noelridge Park to be an overall benefit to the park. This is documented in the Programmatic "Net Benefit" Section 4(f) determination that FHWA concurrence with on November 15, 2009. Park replacement property is not a part of the proposed project.

I have enclosed several documents that stipulate the terms and conditions of the LWCF program, including a conversion manual that outlines the National Park Service requirements necessary to complete the conversion process. As you will note from the checklist, this is for both the land being converted and the replacement land. As stated earlier, the replacement land can not be park land when purchased; it must be land that is being purchased for the purpose of turning it into a park.

State Historical Society of Iowa review must be completed on the new park land. Maps are critical in the conversion process. The department will need 2 copies of a map which clearly and legally describe any property being sold or used for other than outdoor recreational purposes, and also 2 copies of a map which clearly and legally describe what and where the replacement property lies. The City must sign and date the maps.

If the City proceeds with the conversion process, I will represent the Department and be responsible for coordinating your documentation and any required DNR documentation for review and approval by the National Park Service.

Please contact me with any questions. This can be a long process, but I will assist you in any way I can. I can be reached at 515-281-3013 or Kathleen.moench@dnr.iowa.gov.

Sincerely,



*Kathleen Moench
Budget & Finance Bureau*

Enclosures

Federal Highway Administration and the National Park Service disagree on the use of Section 6(f) land. Park replacement property is not a part of the proposed project.

Linn County Engineer:
(Page 1 of 1)

Response to Comment:

No response needed.

Page 1 of 1

Woodson, Stacy

From: Gannon, Steve [Steve.Gannon@linncounty.org]
Sent: Monday, January 05, 2009 1:24 PM
To: Woodson, Stacy
Cc: Brown, Nichole; Ketels, Brad; Davis, Rob; Duffy, Mike; Schnoebelen, Jim [DOT]; Dan Whitlow; Ellis, Kent [DOT]
Subject: STP-U-1187(670)--70-57 proposed project to improve Collins Road (Highway 100) between Council Street and 1st Avenue

The information provided to our office has been reviewed. The Linn County Engineer supports the proposed improvements as outlined in the material. Completion of Highway 100 and improvements to this section should be a high priority for funding. Moving this project forward will benefit the entire urbanized area. Right-of-way acquired for this project should be done with future corridor improvements in mind. The experience of losing the anticipated frontage roads in the commercial properties as they were developed should provide incentive to acquire sufficient right-of-way to allow capacity improvement projects as they become necessary with further development of the vicinity.

-
Steve Gannon
-

9/21/2009

City of Marion Engineer:
(Page 1 of 1)

Response to Comment:

No response needed.

STP-U-1187(670)--70-57 proposed project to improve Collins Road (Highway 100) between Co... Page 1 of 1

Woodson, Stacy

From: Dan Whitlow [DWhitlow@cityofmarion.org]
Sent: Monday, January 05, 2009 2:25 PM
To: Woodson, Stacy
Subject: STP-U-1187(670)--70-57 proposed project to improve Collins Road (Highway 100) between Council Street and 1st Avenue

Stacy, I have reviewed the information provided regarding the Collins Road NE Project.

As in the past, I am continued to be concerned about the impacts of the project, both good and bad, regarding the Collins Square Property.

I find the proposed changes as "the best that can be expected" given the years of bad decisions that have been made regarding the Collins Road Corridor.

Please consider this email as my support for a project addressing improvements that have been needed for years and should proceed as quickly as reasonably possible.

Thanks,

Dan Whitlow, P.E.
Marion City Engineer
1225 6th Avenue
Marion, IA 52302
Office: 319-743-6340
Fax: 319-373-4260
Cell: 319-573-6950

PURSUANT TO IOWA STATE LAW ALL DOCUMENTS, INCLUDING EMAILS, CREATED OR RECEIVED BY MUNICIPAL EMPLOYEES ARE PUBLIC INFORMATION AND ARE SUBJECT TO PUBLIC DISCLOSURE, HOWEVER - This message is intended for the sole use of the individual and / or entity to whom it is addressed.

9/21/2009

U.S. Army Corps of Engineers:
(Page 1 of 1)

Response to Comment:

No response needed.

Woodson, Stacy

From: Hayes, Michael D MVR [Michael.D.Hayes@usace.army.mil]
Sent: Tuesday, January 06, 2009 8:24 AM
To: Woodson, Stacy
Subject: Collins Road EA

Stacy: I have reviewed your Collins Road Environmental Assessment. I concur that Department of the Army Section 404 authorization will be required for this project. You may contact me by telephone or email with any questions.

Mike Hayes, Corps of Engineers
309/794-5367

Woodson, Stacy

From: Ethel_Smith@ios.doi.gov
Sent: Thursday, January 08, 2009 11:07 AM
To: Woodson, Stacy
Cc: Robert_F_Stewart@ios.doi.gov
Subject: Collins Road NE in Cedar Rapids, IA

Hello Stacy,

We have been informed by our Regional Environmental Officer in DEN [Robert Stewart] of the availability of the environmental assessment for the above referenced project. The Department of the Interior requires all NEPA environmental review documents be sent to its headquarters in Washington, DC.

Please provide this office with documents as indicated in our website below. We also ask that you make this information available to others who need to know. Thank you.

http://www.doi.gov/oepec/Environmental_Review_Process.pdf

Ethel

Ethel Smith
Environmental Protection Specialist
Office of Environmental Policy and Compliance [OEPC]
Office of the Secretary [Room MS-2462-MIB]
U.S. Department of the Interior
1849 C Street, NW
Washington, DC 20240-0001
Phone: 202.208.4169 / FAX: 202.208.6970
ethel_smith@ios.doi.gov

"Get the optimum results with minimal confusion. Be effective without making the environment worse." --- T.D. Jakes

A copy of the EA document was mailed to the Department of Interior Headquarters in Washington, D.C. on January 8, 2009. No comments were received from the Department of Interior.



STATE OF IOWA

CHESTER J. CULVER, GOVERNOR
PATTY JUDGE, LT. GOVERNOR

DEPARTMENT OF NATURAL RESOURCES
RICHARD A. LEOPOLD, DIRECTOR

January 9, 2009

Stacy Woodson
Howard R. Green Company
8710 Earhart Ln. SW
PO Box 9009
Cedar Rapids, IA 52409-9009

RE: Environmental Review for Natural Resources
Collins Road NE, 301446-01 Cedar Rapids
IDOT STP-U-1187(670)-70-57
HR Green 181990J01
Linn County
Section 1-4, Township 83N, Range 7W

Dear Ms. Woodson:

Thank you for inviting our comments on the impact of the above referenced project. We have searched our records of the project area and found no site-specific records of rare species or significant natural communities that would be impacted by this project. However, our data are not the result of thorough field surveys. If listed species or rare communities are found during the planning or construction phases, additional studies and/or mitigation may be required.

This letter is a record of review for protected species, rare natural communities, state lands and waters in the project area, including review by personnel representing state parks, preserves, recreation areas, fisheries and wildlife but does not include any potential comment from the Environmental Services Division of this Department. This letter does not constitute a permit and before proceeding with this project, permits may be needed from this Department or from other state or federal agencies.

Any construction activity that bares the soil of an area greater than or equal to 1 acre including clearing, grading or excavation may require a storm water discharge permit from the Department. Construction activities may include the temporary or permanent storage of dredge material. For more information regarding this matter, please contact Ruth Rosdail at (515) 281-6782.

The Department administers regulations that pertain to fugitive dust IAW Iowa Administrative Code 567-23.3(2)"c". All persons shall take reasonable precautions to prevent the discharge of visible emissions of fugitive dusts beyond the lot line of property during construction, alteration, repairing or demolishing of buildings, bridges or other vertical structures or haul roads. All questions regarding fugitive dust regulations should be addressed to Jim McGraw at (515) 242-5167.

Permits and mitigation plans required for the proposed improvements will be submitted prior to construction of the proposed project. Section 5.13 of the EA describes potential Section 404 wetland permits. Section 5.17 of the EA describes the potential impact of fugitive dust during construction. In addition, best management practices will be used by the contractor during construction of the improvements to control dust and erosion.

Iowa Department of Natural Resources:
(Page 2 of 2)

Response to Comment:

No response needed.

If you have questions about this letter or require further information, please contact me at (515) 281-8967.

Sincerely,



Inga Foster
Environmental Specialist
Conservation and Recreation Division

FILE COPY: Inga Foster
Tracking Number: 3025

CC: DeeAnn Newell, Iowa DOT, 800 Lincoln Way, Ames, IA 50010
Christine Spackman, IDNR (email)
Christine Schwake, IDNR (email)

Natural Resource Conservation Service:
(Page 1 of 1)

Response to Comment:

No response needed.

United States Department of Agriculture


Natural Resources Conservation Service
210 Walnut Street, Room 693
Des Moines, IA 50309-2180

January 12, 2009

Stacy Woodson, P.E.
Howard R. Green Company
P.O. Box 9009
Cedar Rapids, IA 52404

Dear Stacy Woodson:

Thank you for the opportunity to comment on the Environmental Assessment Collins Road in Cedar Rapids. The Natural Resources Conservation Service has no concerns or comments at this time.

If we can be of any further assistance, feel free to contact John Myers, State Resource Conservationist, at 515 323-2223, or by email at john.myers@ia.usda.gov.

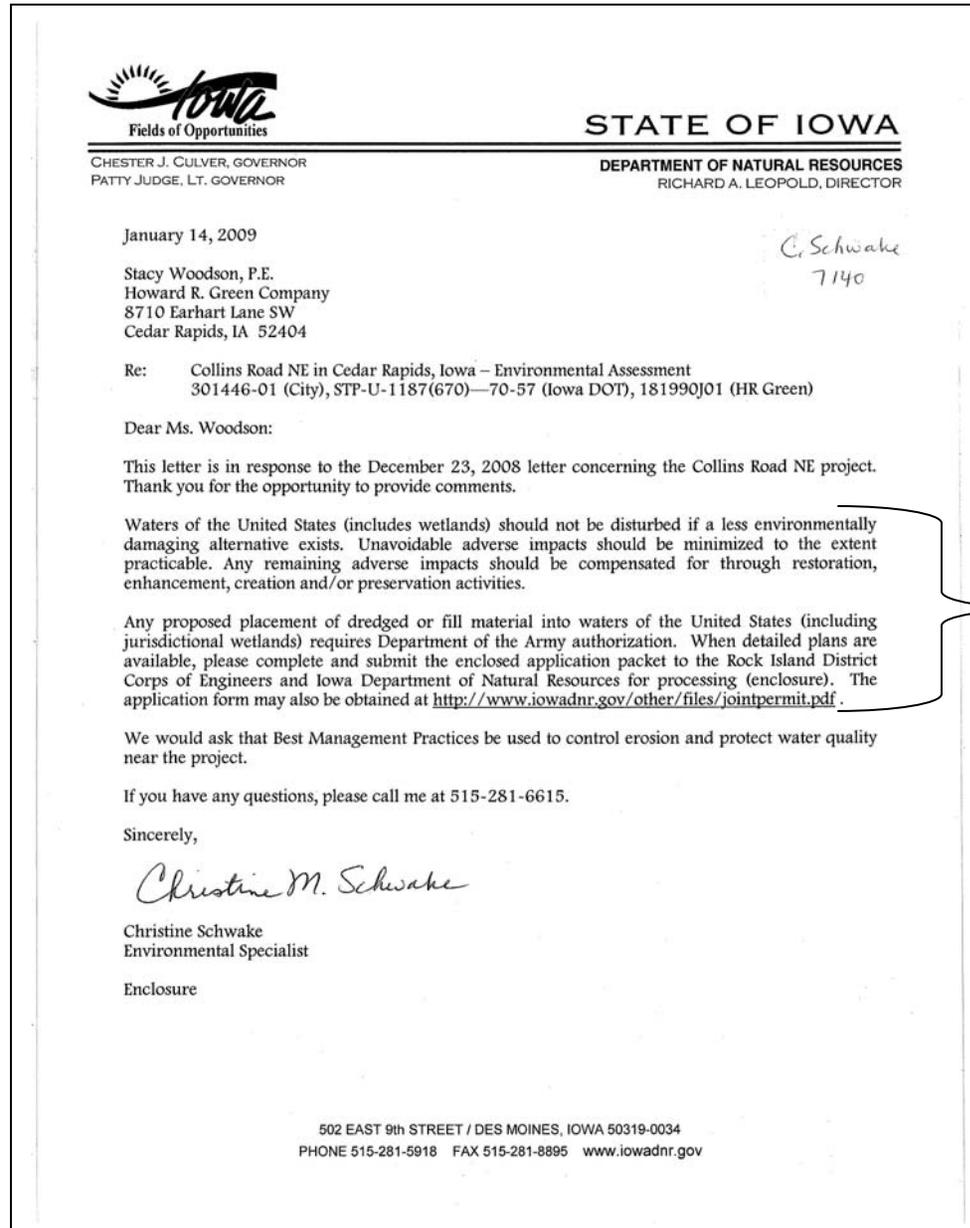
Please note that I am now the State Conservationist.

Sincerely,


Richard Sims
State Conservationist

cc: Dave Beck, Assistant State Conservationist (FO), NRCS, West Union, IA
John Bruene, District Conservationist, NRCS, Marion, IA

Helping People Help the Land
An Equal Opportunity Provider and Employer



Permits and mitigation plans required for the proposed improvements will be submitted prior to construction of the proposed project. Section 5.13 of the EA describes potential Section 404 wetland permits. In addition, best management practices will be used by the contractor during construction of the improvements to control erosion.



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 7
901 NORTH 5TH STREET
KANSAS CITY, KANSAS 66101

04 FEB 2009

Stacy Woodson, P.E.
Howard R. Green Company
P.O. Box 9009
Cedar Rapids, IA 52404

Dear Ms. Woodson:

RE: STP-U-1187-(670)-70-57 Collins Road NE (Highway 100) Environmental Assessment

This letter is in response to your request for comments related to an environmental assessment for improvements to 2.6 miles of Collins Road NE (Highway 100) in Cedar Rapids, Iowa. Thank you for informing the U.S. Environmental Protection Agency of this project and for the opportunity to comment.

Though the EA is overall very thorough, there were a few comments we have regarding this project. They are as follows:

Stormwater

The intent of the federal storm water regulation is to improve water quality by reducing or eliminating contaminants in storm water. Storm water is defined as precipitation runoff, surface runoff and drainage, street runoff, and snow melt runoff. In Sections 5.11 & 5.19, the issue of stormwater runoff is addressed. Thank you for including and addressing the current city ordinances and standards in the EA in Section 5.11.

In addition to the city ordinance mentioned in this section (Ordinance 51-98 Stormwater Management Ordinance) the Iowa Department of Natural Resources, requires construction activity that disturbs one or more acres to be covered by a storm water permit before any soil is disturbed at the site. The permit coverage must be continued until all building is completed and the ground is completely stabilized with a permanent, perennial, vegetative cover.

Because the anticipated runoff related to the preferred alternative is an increase of approximately 36 percent during a five-year storm, the cumulative effects from this project combined with the past, present, and reasonably foreseeable future could be unfavorable for McLoud Run and the trout that inhabit this watershed, as well as any other surrounding watersheds. Thank you for addressing this issue and including some possible options to



No response needed.

Section 5.11 of the EA discusses the impacts of converting the existing drainage ditch to a storm sewer system. A Section 401 state water quality certificate would be needed from the Iowa Department of Natural Resources (DNR). Section 401 permits are needed if the area of disturbance is greater than one acre. Permits and mitigation plans required for the construction of the proposed improvements will be submitted prior to construction of the proposed project. In addition, best management practices will be used by the contractor during construction of the improvements to control erosion.

minimize the potential effects. Again, we recommend contacting IDNR as well as the City of Cedar Rapids to determine the best method of compliance with local and state ordinances and standards.

While a correspondence letter with IDNR was located in Appendix D, there was no further mention of permitting in the EA. Please find more information at the IDNR website (<http://www.iowadnr.com/water/stormwater/>) or contact them directly at their customer service number, 515-281-5918.

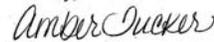
Construction Impacts & Traffic Maintenance

Section 5.17, regarding construction impacts and traffic maintenance, mentions many different potential temporary impacts and states that "these temporary impacts, if not mitigated, could be detrimental to the social and natural environment in the project study area," but does not include any further detail on mitigation procedures. While most mitigation procedures related to construction are fairly standard, you may want to include a brief but more detailed explanation of said procedures.

Lastly, in evaluating this action, I referred to EPA Region 7's SiteMapper database for spatial relationships of environmentally regulated facilities and remediation sites. The enclosed map shows the results of this inquiry. Though it should have no impact on the proposed improvements, we would like to note that a business located in or near the project study area, Sherwin Williams Company, is currently listed as an EPA-regulated facility for minor air emissions and hazardous waste.

Thank you for the opportunity to review the environmental assessment. If you have any questions regarding this letter or if you need any additional information, please call me at 913-551-7565 or via email at tucker.amber@epa.gov, or you may contact Joe Cothorn, NEPA Team Leader, at 913-551-7148 or via email at cothorn.joe@epa.gov.

Sincerely,



Amber Tucker
NEPA Reviewer
Environmental Services Division

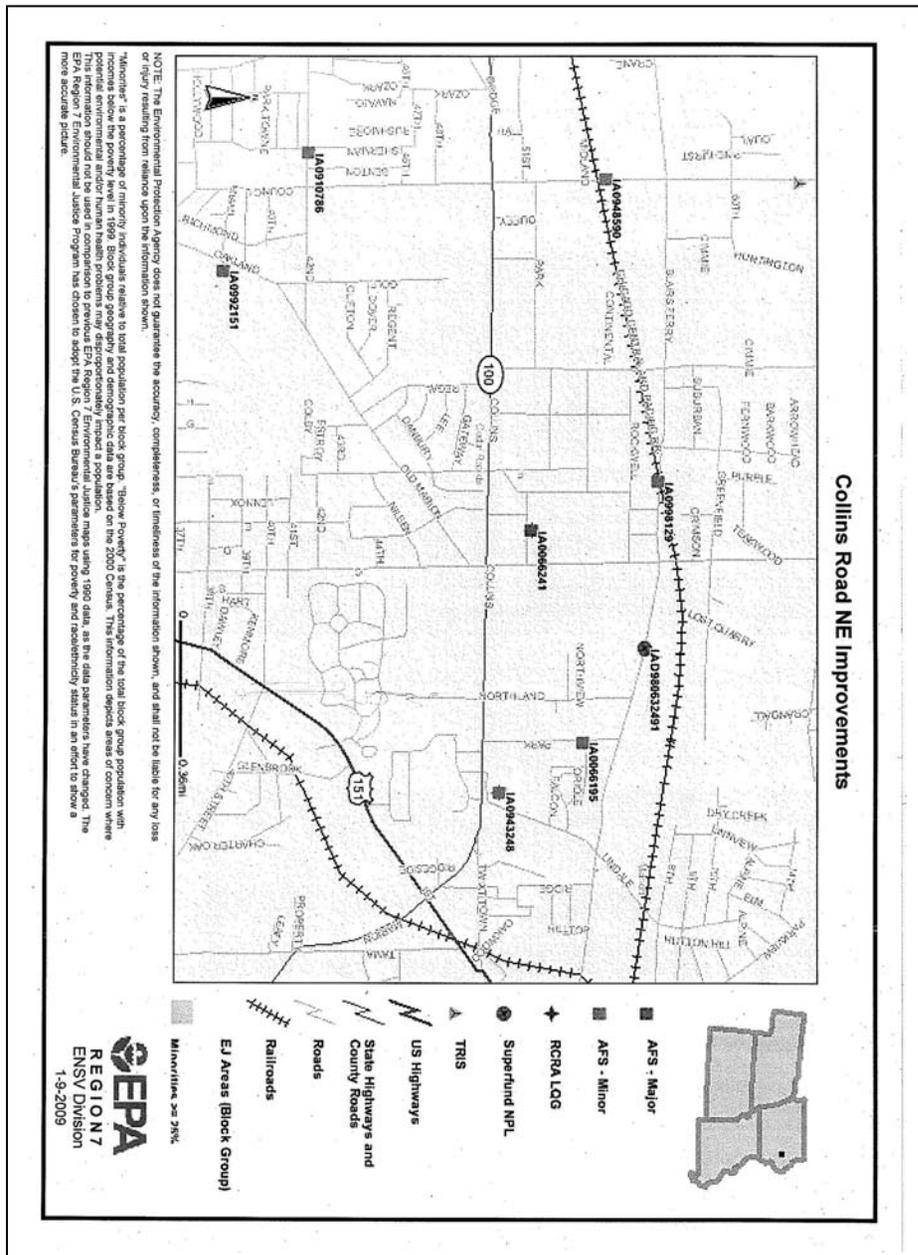
Enclosure

Best management practices will be used by the contractor during construction of the improvements to control dust and erosion. Best management practices can include things like installing silt fence to control erosion during storm events and spraying water on dusty roadways to control dust.

Section 5.15 of the EA discusses impacts to regulated sites. The Sherwin Williams site was not included in the Table 5-9 Recognized Environmental Conditions (REC) Sites. However, Sherwin Williams is located in the same general location as REC 19. REC 19 was mapped on Figure 5-6b and is included in Table 5-9. REC 19 and the Sherwin Williams property would not be directly impacted by the proposed improvements.

Response to Comment:

No response needed.



APPENDIX C

Public Comments and Responses

CORRESPONDENCE
PRIOR TO THE
JANUARY 20, 2009,
PUBLIC HEARING

From: GERALD and DARLENE MAAS [mailto:demaas2@msn.com]
Sent: Monday, February 09, 2009 3:08 PM
To: Woodson, Stacy
Subject: any updates on C Ave?

Stacy,

We were just wondering if there is anything new to report on the progress of widening C Ave. past our home. Is our property being discussed for a possible buyout?

Thanks.

Gerald and Darlene Maas
4530 C. Ave. N.E.
319-393-7156

MATERIAL RECEIVED
AT THE
OPEN FORUM PUBLIC HEARING
ON
JANUARY 20, 2009



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

From Benjamin Blackstock

Attorney for John Sweeney

and Sweeney Co., owner of

300 and 310 Collins Rd. NE

(Elite Cabinets and Bogids Refill at 310 and

US Cellular at 300 Collins)

We request that the northerly ^(access drive) easement

be as close to Super Skate as

possible due to loss of parking

spaces and potential parking place

compliance.

Please contact me at

Benjamin W. Blackstock

Attorney at Law

1000 Collins Rd. NE

Cedar Rapids, IA 52402

319-393-5416 FAX 319-378-9732

e-mail: CRIALAW@AOL.COM

PLEASE PRINT

Name:

Benjamin W. Blackstock

Address:

1000 Collins Rd. NE

Cedar Rapids, IA 52402

Phone:

319-393-5416

E-mail:

CRialaw@aol.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Benjamin W. Blackstock
1000 Collins Road NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Blackstock:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that you represent Sweeney Co. who owns real estate located at 300 and 310 Collins Road NE. You mentioned that your client would like to see the proposed access road / northerly permanent easement be located as close to Super Skate's property as possible to reduce parking space impacts to your client's property. Your comment will be taken into consideration during the preliminary design phase of the project. In preliminary design we will investigate various routes for the access drive. Some of the alternatives may be on your client's property and some on the adjoining property. As a part of the preliminary design process, your client and neighboring property and business owners will have additional opportunities to meet with the design team to discuss the proposed improvements. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact Mr. Rob Davis, per the information below if you have additional questions.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

*We would like to meet w/ DOT or
w/ Howard R. Green representatives
at our building site at 1000 Collins Rd
to actually measure the street locations
& determine the impact on our law office*

Multiple horizontal lines for additional handwritten comments.

PLEASE PRINT

Name: John Wagner

Address: + Ben Blackstock

Phone: 319 551 4044

E-mail: John@Jewagnerlaw.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

John Wagner & Benjamin W. Blackstock
1000 Collins Road NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Wagner & Mr. Blackstock:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

You mentioned that you would like to meet with someone from the Iowa DOT or Howard R. Green Company on-site to measure the proposed dimensions of your property and determine the impact to your law office. While we are willing to meet with you at your earliest convenience, please be aware that the plans at this stage of the project's development are conceptual in nature and will not allow us to determine distances with much accuracy. More detailed design work is currently not funded so we are not able to provide a timetable for this work at this time. If you still desire a meeting at this time, we encourage you to contact Ms. Stacy Woodson, Howard R. Green Company, (319) 841-4390 or swoodson@hrgreen.com to set up a meeting.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

TO WHOM IT MAY CONCERN,
 I REPRESENT ARBY'S RESTAURANT ON COLLINS RD. WE ARE
 VERY CONCERNED WITH THE PROPOSED CLOSING OF OUR CONGESTION
 RELIEF EXIT ON THE NORTHLAND AVE SIDE OF OUR LOT. WE ARE
 CONCERNED WITH THE SHRINKING OF OUR LOT LINE/PARKING SPACE
 BUT ARE OPEN TO DISCUSSIONS, THAT EXIT WILL BE A MAJOR
 PROBLEM FOR ARBY'S AND ALL THROUGH TRAFFIC IF IT IS CLOSED
 I RESPECTFULLY REQUEST A SURVEY OF THE TRAFFIC ON THE
 FRONTAGE ROAD THAT PROVIDES PRIMARY ACCESS TO OUR LOT.
 WE ARE CONGESTED NOW WITH OUR SECONDARY EXIT ON TO
 NORTHLAND. OUR DRIVE THRU STACK; INBOUND TRAFFIC, AND
 GENERAL FRONTAGE TRAFFIC CAUSE MAJOR CONGESTION IN PEAK
 TIMES. LOSING OUR 2ND EXIT WILL CREATE A BOTTLENECK
 FOR ALL TRAVELING THE FRONTAGE ROAD.
 PLEASE CONTACT US TO DISCUSS OUR NEEDS & OPTIONS AS
 THIS PROJECT PROGRESSES.

PLEASE PRINT

Name: MIKE BREITFELD
 Address: 235 COLLINS RD - ARBY'S RESTAURANT
CEDAR RAPIDS IA
 Phone: 608-628-4462
 E-mail: MIKEB@R67ARBY'S.COM

I (do do not)
 desire a response.

Written statements received by
 February 9, 2009, will be included
 in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Mike Breitfelder
Arby's Restaurant
235 Collins Road
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Breitfelder:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that you are concerned with the proposed closing of the "exit" located off of Northland Avenue on the west side of the Arby's lot and with the potential reduction of parking. We also understand that you are interested in knowing the traffic volumes along Lindale Mall's access road and the Northland Avenue entrance into the mall area.

We trust the meeting you had with representatives from Howard R. Green Company and Anderson-Bogert Engineers Inc. on February 5, 2009 helped address some of your concerns. The design team will conduct follow-up meetings to share information and gather input from property and business owners as the design of the proposed project moves forward.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

City and State waited too long to do this, resulting in much higher expense.

It may be too late to make ^{re-}Blairs Ferry.

County Home Rd should be widened now as a by-pass, or at least properly zoned for widening and frontage roads later.

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.

Name: PLEASE PRINT
R J BOB BURNS

Address: 26~~th~~ 15 12th av SE
Cottage Grove Place CR 52402

Phone: 447-9363

E-mail: bobburns29@mchsi.com

CORRESPONDENCE RECEIVED
AFTER THE
JANUARY 20, 2009,
OPEN FORUM PUBLIC HEARING

Jim Rost
IDOT Office of Location & Environment
800 Lincolnway
Ames, IA 50010

Hi Jim,

I had a good conversation this afternoon with Stacy Woodson and James Audino from HR Green and also Jeff Morrow from Anderson Bogert.

I have the property at 222 Collins Rd in Cedar Rapids which is the building that sits the closest to Collins Rd of all buildings. The tenants are Porters Camera and Reference Audio Video (previously Americas Mattress).

The proposed elimination of the frontage road (which I think is a good idea) causes two access problems for our building.

First, the lower level tenant would need to get access all the way through and around Ryans Steakhouse from the new access road in front of Earl May Garden Center. Access would also remove some critical parking spots in our current parking lot. My best guess is that this would substantially reduce customer access to Porters Camera by having them travel this long convoluted route to get to Porters. And that is IF a right of way access could be obtained from Ryans Steakhouse.

The second problem is at the upper level. Access, as proposed, would come through the corner of another businesses parking lot. One solution here would be to purchase the condemned and closed portion of the road just to the East of us next to Wendys and turn this into our access and with expanded parking.

A question was brought up today about possibly fitting an access road from the upper level of our building to the lower level between the building and new sidewalk. I am not sure this would work. It would also mean the removal of two critical signs, one for the upper level and one for the lower level.

My though is that it will substantially reduce the rentable value of the lower level which is 3000 sq ft. The upper level is 5000 sq ft. It would be unlikely that

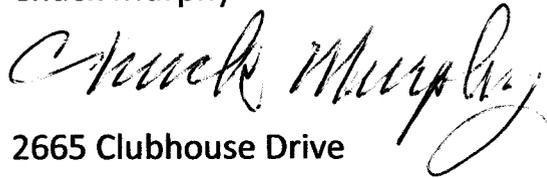
combining the upper and lower levels into one business would work due to the broken levels, egress requirements at the lower level, and management costs of staffing two levels. Access from the upper level to the lower level within the building considering ADA access would be extremely expensive.

Asked if I would consider selling the building as an alternative and I said sure, that would be a possibility.

Jeff, Stacy and Jim said that you might have some answers to some of these issues. I will be out of town working for the next three weeks. The best way to communicate with me is by email: testprepseminars@yahoo.com is the one I check the most often, or my personal is chuck717@mchsi.com.

Thanks,

Chuck Murphy

A handwritten signature in black ink that reads "Chuck Murphy". The signature is written in a cursive style with a large, looping "M" and "P".

2665 Clubhouse Drive

Marion, IA 52302

Cell: 319-389-0803



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Chuck Murphy
2665 Clubhouse Drive
Marion, IA 52302

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Murphy:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School. We trust the meeting you had with representatives from Howard R. Green Company and Anderson-Bogert Engineers Inc. on January 16, 2009 provided you with an understanding of the proposed concept.

We understand that your concerns are with access to and sufficient parking for both the upper and lower levels of the property you own at 222 Collins Road NE. Providing reasonable access to your property under the current proposed concept would require you acquiring private permanent easements with both adjacent property owners. If access issues cannot be resolved, it becomes a valuation issue that would be handled at the time of acquisition.

The design team will conduct follow-up meetings to share information and gather input from property and business owners as the design of the proposed project moves forward.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

Your proposal to widen Council St NE and eliminate 7 homes does not make economic sense. This could just as easily be accomplish by taking the land from the park. Your argument that it is a "protected resource" is not a good enough reason. Especially since you do not know where or when the financing will be available for the complete project. Your proposal of 5 to 10 years from now, has destroyed the value of my residence, now. We have no reason but to wait for when and if you decide to proceed. That is grossly unfair.

Leo J. Dilling

PLEASE PRINT

Name: Leo & Norma Dilling
 Address: 4617 Council St. NE
Cedar Rapids, IA 52402
 Phone: 319-393-4668
 E-mail: _____

I (do do not)
 desire a response.

Written statements received by
 February 9, 2009, will be included
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Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Leo & Norma Drilling
4617 Council Street NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Drilling:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that you are concerned with the potential displacement of seven homes along Council Street. You mentioned concerns about why Council Street could not be widened along the east side, taking land away from Noelridge Park instead of the homes.

The design team is tasked with finding a balance that considers safety and reduces impacts to residences, business, and the Noelridge Park. Noelridge Park is a protected resource under the U.S. Department of Transportation Highway Safety Act of 1966 and is considered a significant resource for the community.

The proposed Build Alternative would require the use of a narrow band of land from Noelridge Park along its northern and western boundaries. Approximately 1.5 acres of parkland along Collins Road and along Council Street would be converted from park use to roadway right of way. The land proposed to be acquired from the park is currently passive/open space. The proposed improvements would construct sidewalks along Council Street and along Collins Road. Federal Highway Administration considers the addition of sidewalks a net benefit to the park's overall amenities since no sidewalk currently exists in this area.

Once more detailed design information is available, it may be possible that some of the homes located along the west side of Council Street may not be needed for roadway right of way, or may be granted variances to the City's set back code distances. Unfortunately, due to the unknowns of funding, this portion of the Collins Road Corridor is not expected to enter the detailed design process for at least five years or more.

We understand that the undetermined timing of the proposed project is difficult. The City and State are working together to come up with a strategy for making the best use of the money that has already been allocated toward this project. This could include things like early acquisitions or hardship buyouts, intersection improvements, or other solutions, but unfortunately no decisions have been made at this time.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,



Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov



Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

I live at 4529 Regal Ave. NE, (the last house, to Collins Rd., east side of the street). According to Appendix A, page 2, the access road to the Eastview Christian Church would be removed. I have two questions:

1 - What would the city / state do with the land after the road is dug up (sell it to the church, who currently owns it, keep it, etc.)

2 - If the city / state decides to keep it, what would be done to maintain the condition it deserves to be in (flowers, shrubs, etc.)

I just do not want the land to go bare and cause my property value to drop because of it.

Thank you for reading this.

PLEASE PRINT

Name: JARED M. KESLING

Address: 4529 REGAL AVE. NE

CEDAR RAPIDS, IA 52402

Phone: 319-550-4848

E-mail: jmkeslin@rockwellcollins.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Jared M. Kesling
4529 Regal Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Kesling:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that you are concerned with land that may be unused for the project and who maintains this land. If there is land available for purchase it would first be offered to the original property owner, then to adjacent property owners, and then to the general public. Since you are an adjacent property owner you may have an opportunity to purchase this potential remnant. For more information on the Iowa DOT's right of way acquisition process please visit: <http://www.iowadot.gov/rightofway/sections.html>.

Typically, the land that is purchased for projects like this will be either the City's or State's responsibility to maintain. In some situations arrangements can be made for adjacent property owners to be hired to mow remnant properties that are owned by the City or State. If you would like more information or have questions regarding these agreements please call Mr. Ken Yanna, Iowa DOT District 6, (319) 364-0235.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
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Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

I am in favor of the Build Option.

I live in Bowman Woods area of NE Cedar Rapids. Whenever I come home from Northbound I-380 I always have to decide whether to take Collins Rd or Blairs Ferry exit. The bottleneck at the Collins Rd. on-ramp from Center Point Rd. where the two lanes have to merge before merging again onto Collins Rd. usually inhibits me from taking the Collins Rd. exit thereby increasing the traffic congestion on Blairs Ferry Rd. I would like to see this project done right, so I propose the following:

As I was saying, the main concern I have is the east-bound on-ramp to Collins Rd. from Center Point Rd. Currently the left lane of the on-ramp has to merge into the right lane of the on-ramp slightly before both have to merge onto Collins Rd. I think that the proposed widening should have the existing two lanes of Collins Rd (as they come from the west before the merging point) continue as they are. The new third lane (that begins at Center Point Rd) should be an extension of the right lane of the on-ramp. The right lane on-ramp traffic could then continue on, unimpeded by mergers from the left lane of the on-ramp. The left lane of the on-ramp would merge directly into the existing Collins Road east-bound right-hand lane. This would alleviate the problem for those in the left on-ramp lane in having to merge with the right on-ramp lane and then merge again onto Collins Rd.

PLEASE PRINT

Name:

Thomas W. Radke

Address:

156 Brentwood Dr. NE
Cedar Rapids, IA 52402

Phone:

319-373-4550

E-mail:

Tradke@mchsi.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Thomas W. Rodke
156 Brentwood Drive NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Rodke:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand your concerns about the eastbound on-ramp from Center Point Road to Collins Road. We appreciate your suggestion about having both lanes of this on-ramp become through lanes onto the proposed widened Collins Road (with the ramp's left lane merging with the right lane of Collins Road). Your concern and suggestion will be considered as the design for the proposed improvements moves forward. Please be aware that at this time, due to the unknowns of funding, it is uncertain when more detailed design for this portion of the Collins Road Corridor will begin.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors

1-21-2009

Regarding project number Linn County NHSX-U-100-1(56)--8S-57

Dear sirs,

I think that the traffic on Collins Road/HWY 100 definitely needs improvement but I feel that the plans that were presented to us last night (1-20-09) in Cedar Rapids are the wrong approach to the problem.

I feel that the major problem with the road is that two different types of traffic are trying to use one roadway at the same time. One, you have people trying to use Collins Road to move from one shopping area to another, the areas around Lindale Mall. This involves crossing Collins Road or getting onto Collins Road and driving a short distance and exiting the road. To solve this many traffic lights were installed. Two, you have people who are coming into the city from the east on the high speed Marion bypass who are trying to get to I-380 or Highway 30, if or when the highway 100 extension is ever built. This highway traffic runs into lots of slow speed traffic and traffic lights placed every few blocks in the area of the mall. Add to this the morning and afternoon rush from the Rockwell-Collins traffic and everything comes to a halt.

By just adding two lanes to the road you may see a short term improvement at a huge price tag but within a few years you will be right back to having a six lane parking lot instead of the four lane parking lot that we now have.

What I feel that we need is:

- 1- separate the slow and fast traffic in the area around Lindale Mall. To do this we need service roads that allows the slow mall traffic to move from one area to the other on their own roads that go over or under HWY-100 and only have one exit or entrance to the highway by the way of on/off ramps. No traffic lights.
- 2- Have C Avenue go over HWY-100 and use on/off ramps to handle the Rockwell traffic.
- 3- The plans for Old Marion road/C Avenue as presented to us looks good and will fit into item 2 above.
- 4- F Avenue should be closed at HWY-100 and the Rockwell parking lot traffic redirected to Park Place and then to Council Street or up to Blairs Ferry Road.
- 5- Council Street may be able to get by with traffic lights for the time being but ideally should have an overpass with on/off ramps.
- 6- Other side roads that currently connect with HWY-100 should be closed off from the highway and instead connected to service roads.
- 7- The service roads need to well defined roads and not the pathways that are part of an existing parking lot as is our plans show at Collins Road Square.

For any of this to work we need to remove the two traffic lights that were placed on HWY-100 by the Menards store in Marion and prevent any more traffic lights that

the City of Marion has said that they are planning on installing. The bypass was built as a high speed path around the busy down town area of Marion. Not as an extension of their business district. If that is what Marion wants then use frontage roads for the same reasons that we need them by Lindale Mall.

One of the stated goals of this proposals is to reduce the traffic delays and the accidents. By following the proposals that I have listed we can remove the mix of slow and higher speed traffic and reduce the accidents. As your report states most of these accidents were rear-end crashes and the vast majority of these crashes are at traffic lights. No traffic lights, no crashes.

Other benefits of my ideas are:

Easier construction with less disruption to traffic. We can build one intersection at a time when money is available.

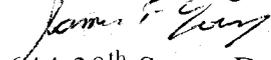
We would have better traffic flow and with over or underpasses pedestrian traffic would be taken care of.

Less homes would have to be taken, saving money and the disruption of peoples lives.

By keeping four lanes by the KGAN tower the need to move the roadway south is eliminated and three more homes are saved.

Eau Claire Wisconsin recently rebuild Highway 53 through the west side of their city and they used frontage roads for the smaller shopping areas and on/off ramps for the large malls. The new roadway has worked very well for them.

James F. Young



644 30th Street Drive S.E.

Cedar Rapids Iowa 52403



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

James F. Young
644 30th Street Drive SE
Cedar Rapids, IA 52403

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Young:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School. We offer these responses to your comments (in the order listed in your document):

- Separate local / destination-based traffic from commuter / through-based traffic:
 - The use of “service roads” was deemed undesirable during the concept development because it would have required the elimination of the existing businesses and parking spaces close to Collins Road.
 - The use of grade separated crossings was undesirable because of the amount of land they would require.
- The projected volume of traffic in the year 2035 at the Collins Road / C Avenue intersection does not require an interchange. However, the Environmental Assessment document (EA) was written to allow for the “preservation of right of way” at key intersections. The key intersections include Council Street, C Avenue, and 1st Avenue’s intersection with Collins Road. Federal funds could be used to acquire property adjacent to these key intersections as it comes on the market, to preserve it for future use.
- The configuration of the C Avenue / Old Marion Road intersection will continue to be developed during the design phase.
- The closure of F Avenue (north and south of Collins Road) would require additional studies and modeling to evaluate the resultant traffic volume impacts to the alternate routes. This could increase the impacts to other individuals along the alternate routes, which would also need to be evaluated.
- The use of service roads located in parking lots was deemed undesirable during concept development because they would require the elimination of a large number of parking spaces. As the detailed design progresses a system of potential “backage roads” will be designed in areas where available space exists.
- The concern you mentioned about the traffic signals located east on Collins Road in the City of Marion has been noted but is beyond the limits of the proposed improvements project. The city engineer for Marion is Dan Whitlow. He can be reached at (319) 743-6340 or at engineering@cityofmarion.org.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

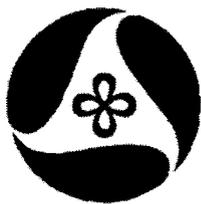


Kenneth Yanna, P.E.
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Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

DOT-

We attended the meeting at Harding School. Wasn't what we'd had expected but helpful anyway.

Did not get a good answer on access from yard

~~How~~ interested are you going to come with ~~us~~ ~~with~~ Are we organizing to help to get into our driveway at all.

We have lived here since 1957. When we bought this home we were told by Skogman's that this was a dead end street. We have put up with excessive noise and pollution here for many years. Carbonville is terrible. How you can come along & want to take our homes away and put more traffic into a residential area. Progress my ass. If people would just slow down a little there wouldn't be all the accidents. We would to see this street dead off completely saving you lots of money. We all feel that way here on J. One. Put us

Behind your famous walls.

Not much left in CR.

We will not own land in CR

I (do do not) if we have to desire a response. None.

Written statements received by February 9, 2009, will be included in the public hearing transcript.

PLEASE PRINT

Name: Delbert Laurel J L Williams

Address: 4743 FAVE NE

CR Iowa 52402

Phone: 319-393-8243

E-mail: LaurelHilw@Qwestoffice.net



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

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FAX: 319-364-9614

May 15, 2009

Delbert & Laurel J.L. Williams
4743 F Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Williams:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

You mentioned that you did not get a definitive answer on the amount of land that could be potentially acquired from your property. Please understand that this project is in the early planning stages and details of how much land needs to be acquired are unknown throughout the corridor. More details will be available as the design progresses.

There will be additional opportunities to meet with the design team to discuss the proposed concept for the entire Collins Road corridor. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops.

You also mentioned concerns about noise and air quality in the project study area. An environmental assessment (EA) was conducted for this proposed project. Air quality and noise were analyzed and are addressed in the EA document. A brief summary of the findings are mentioned below. If you are interested in obtaining a free copy of the EA please contact Ms. Stacy Woodson, Howard R. Green Company, (319) 841-4390 or at swoodson@hrgreen.com.

Air Quality:

Linn County is in attainment for current state and federal air quality standards as mandated by the Clean Air Act of 1990. Based on existing technology, future air quality was not able to be definitively determined. It was noted that the proposed project would increase emissions in the project study area due to the increase in capacity of the roadway.

Noise:

Noise in the project study area was modeled for existing conditions, proposed conditions, and the no build condition using Federal Highway Administration (FHWA) Transportation Noise Model. In addition, noise monitoring was conducted to see what the noise levels were in various places throughout the corridor. The noise analysis indicated that the noise in your area would meet or exceed the FHWA's Noise Abatement Criteria. The noise study determined that traffic noise barriers in this area are not practical or feasible based on the criteria set forth by the Federal Highway Administration and Iowa DOT. The practicality and feasibility of traffic noise abatement will be reviewed again during the design phase of the project.

Lastly, you suggested removing the intersection of F Avenue with Collins Road, converting F Avenue to a dead end. With this closure, you noted that installation of a noise barrier along the residential area may be more feasible. We are not aware of any plans at this time to close F Avenue at Collins Road. The closure of F Avenue (north and / or south of Collins Road) would require additional studies and modeling to evaluate the resultant traffic volume impacts to the alternate routes. This could increase the impacts to other individuals along the alternate routes, which would also need to be evaluated.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,



Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov



Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

We won't be able to get on C Ave to turn north, and if there is right turn on red at the stop light, we will have problems trying to turn south.

We will be sitting on an island.

We will have increased traffic noise on both sides because the street will be closer on the north and east.

We will lose 7 of our neighbors.

If street is widened we will have loss of value of our whole property.

The design should address drainage problem from the north.

PLEASE PRINT

Name: Gerald & Darlene Maas

Address: 4530 C. Ave, N.E.
Cedar Rapids, IA 52402

Phone: 319-393-7156

E-mail: demaas2@msn.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Gerald & Darlene Maas
4530 C Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Maas:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School. We also thank you for the February 9, 2009 email that asked if there were any new developments on the proposed project and if your property was being discussed for a possible buyout. This letter is in response to both your comments and your email.

You mentioned concerns about your property becoming an island with increased traffic making it even more difficult to get out of your driveway. The design team is once again reviewing the C Avenue, Collins Road, Old Marion Road area because of your comment and other public input we received as a result of the public hearing. The City and State are working together to come up with a strategy for making the best use of the money that has already been allocated toward this project. This could include things like early acquisitions or hardship buyouts, intersection improvements, or other solutions but unfortunately no decisions have been made at this time.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
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Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

Our concern is that if our Rear Entrance facing Collins Road is Not large enough for our cars AND trucks to enter AND exit we won't be able to access our building. We clean all of our vehicles AND enter the showroom with the glass barrier door. Also the DOT requires us to have a door there in order to meet the requirements of the DOT to keep our dealers license. If we don't have that door with access our business will not be able to exist at our current location. In summary we need space to enter AND exit our buildings.

Thank you for your consideration
Rob Adkins

ROB ADKINS
BRUCE LARSON

 **Select Auto Group, Inc.**
1501 51st St. NE • Cedar Rapids, Iowa 52402
Bus: (319) 294-4440 • Fax: (319) 294-4909



www.selectautogroup.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.

PLEASE PRINT

Name: SELECT Auto Group, Inc Rob Adkins

Address: 1501 51ST Street NE
Cedar Rapids IA 52402

Phone: 319 294 4440

E-mail: SELECTAUTOGROUPINC@AOL.COM
SELECTAuto Group.com



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Select Auto Group Inc.
Rob Adkins
1501 51st Street NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Adkins:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

You mentioned concerns about how much land is needed from your property and if there would be enough space for the back entrance to your building to be functional. We understand that the back entrance is the way you get vehicles in and out of the show room. Please understand that this project is in the early planning stages and details of how much land needs to be acquired are unknown throughout the corridor. At this time, due to the unknowns of funding, it is uncertain when more detailed design for this portion of the Collins Road Corridor will begin.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

~~LINE~~
~~NOISE~~
1-29-09

Gentlemen:

Please stop city of Marion from installing lights on Highway 100. The Highway 100 was presented as a by-pass and now Marion is turning it into a residential and commercial street.

Current lights should be removed by Menards, because there is a excess road for businesses to use.

Highway 100 affects Cedar Rapids traffic flow, in and out, now and in the future.

Sincerely,

PLEASE PRINT

Name: Virginia C. Young

Address: 644-30th Street Drive SE
Cedar Rapids, Ia 52403

Phone: 319-366-0304

E-mail: JVYoung98@MSn.Com

I (do do not)
desire a response.

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Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

Concerns

1) Asthma - Dust in the air during construction.

2) Noise - 2 Day sleepers

3) Traffic on Old Marion Road. Mostly at Old Marion and 42nd St. Intersection. Now at certain time of the day it is hard to make a left turn from 42nd onto Old Marion. With increased traffic it could get almost impossible.

4) Money - Is it possible to keep the project going steadily or are there going to be long interruptions.

PLEASE PRINT

Name: Robert & Laurie Christian

Address: 4517 Regal Ave NE

Phone: 319-294-3252

E-mail: _____

I (do not)
desire a response.

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February 9, 2009, will be included
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Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

2-2-09.

I was unable to attend the meeting at Harding on Jan. 20th because of a death in the family. I would like to know how this project could impact my property. I have learned from my neighbors that their homes @ 4519 Hiawatha Ave, 4748 F. Ave and 4744 F. Ave may be displaced for this project. This will remove any buffer that I now have to the north and east. How close will this project come to my home? Will there be any form of buffer or noise abatement in this project or will my home be open to Collins Rd from the north and east? This would greatly reduce the value of my property. Would I be compensated for this reduction in value?

I sent an e-mail to Catherine Cutler on 1-19-09 asking these questions but have not received an answer. I would appreciate some information on these matters

PLEASE PRINT

Name: William P. Lehman

Address: 4515 Hiawatha Ave NE
Cedar Rapids, Ia 52402

Phone: 319-393-9231

E-mail: ePltoy@aol.com

I (do do not)
desire a response.

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Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

William P. Lehman
4515 Hiawatha Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Lehman:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School. In addition, thank you for the email on January 19, 2009 with similar questions. This letter is in response to both the comment and the email.

Below is a list of the questions and concerns you submitted to us on the February 2, 2009 comment form and in the January 19, 2009 email and the response to each of these items.

- How close will the project come to my home?
 - Please be aware that the plans at this time are conceptual in nature and will not allow us to determine distances with much accuracy. It appears that the proposed right of way line for the improved Collins Road would be approximately 50 feet north of your northern property line.
- Will there be any provisions for noise abatement?
 - At this time in the planning process, noise abatement would not be included as a part of the proposed improvements. An environmental assessment (EA) was conducted for this proposed project. Noise was analyzed and is addressed in the EA document. Noise in the project study area was modeled for existing conditions, proposed conditions, and the no build condition using Federal Highway Administration (FHWA) Transportation Noise Model. In addition, noise monitoring was conducted to see what the noise levels were in various places throughout the corridor. The noise analysis indicated that the noise in your area would meet or exceed the FHWA's Noise Abatement Criteria. The noise study determined that traffic noise barriers in this area are not practical or feasible based on the criteria set forth by the Federal Highway Administration and Iowa DOT. The practicality and feasibility of traffic noise abatement will be reviewed again during the design phase of the project. If you are interested in obtaining a free copy of the EA please contact Ms. Stacy Woodson, Howard R. Green Company, (319) 841-4390 or at swoodson@hrgreen.com.
- Will there be compensation for a reduction in land value due to the roadway project?
 - The Iowa DOT's right of way process will be used for acquisition of land needed for the proposed project. Property owners are given fair market value for their property as determined by the appraisal process. There is no provision for compensation except for property that is acquired.

- What happens to the “left over” land after the project is constructed and who maintains this land?
 - Typically, the land that is purchased for projects like this will be either the City’s or State’s responsibility to maintain. In some situations arrangements can be made for adjacent property owners to mow remnant properties that are owned by the City or State. If you would like more information or have questions regarding these agreements please call Mr. Ken Yanna, Iowa DOT District 6, (319) 364-0235.
- Is the “left over” land available for purchase?
 - Any property remnants the City/State decides to sell would be available for purchase. Remnants are first offered to the original property owner, then to adjacent property owners, and then to the general public. Since you are an adjacent property owner you may have an opportunity to purchase potential remnants.

For more information on the Iowa DOT’s right of way acquisition process visit:
<http://www.iowadot.gov/rightofway/sections.html>.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,



Kenneth Yanna, P.E.
 Assistant District 6 Engineer
 Iowa Department of Transportation
 (319) 364-0235
 Kenneth.yanna@dot.iowa.gov



Robert Davis, P.E.
 Engineering Manager
 City of Cedar Rapids
 (319) 286-5802
 r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
 Stacy Woodson - Howard R. Green Company
 Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

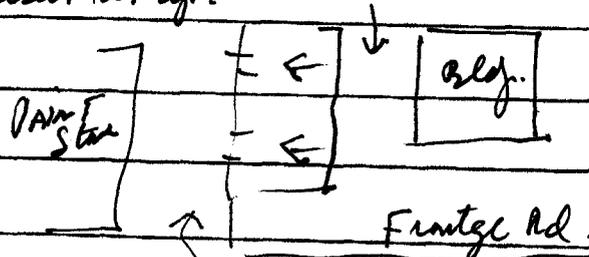
Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)-8S-57

I have been in contact with the design design people, Jim Audino of H-Green Reference on project: Blackwater Alley on Collins Road. I have indicated to them that our only in & out ~~would~~ ^{would} be off Leidal Drive which will be impossible, because of the parking, as well as the width of the present drive way. If the roadway going North (Leidal Drive) is abandoned then that would allow us to egress on to this road, thus allowing people to head North or East or West. at the present time we have egress on the Leidal road which allowed people to go on to the front porch or head north.

Present set up:



We would like to acquire the roadway that is abandoned in order to allow us egress

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.

PLEASE PRINT
Name: JAMES L. CHIPOKAS
Address: 3512 KEGLER CT. S.E.
Cedar Rapids, Ia. 52403
Phone: 319 3652769
E-mail: R POKE at AOL



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

James L. Chipokas
3512 Kegler Ct. SE
Cedar Rapids, IA 52403

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Chipokas:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

You mentioned concerns about access to the property where Blockbuster is currently located. You also had questions about acquiring the area of Lindale Drive, should it be abandoned. You stated that you have already been in contact with the design team from Howard R. Green Company.

Per the conversations with the design team, a meeting will be held with you sometime in May. Please contact Ms. Stacy Woodson to schedule this meeting. She can be reached at (319) 841-4390 or at swoodson@hrgreen.com.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors

Sweeney Co.
4310 Snowgoose Dr.
Marion, IA 52302
(319) 360-3031

February 4, 2009

Mark Kerper
Office of Location and Environment
Highway Division
Iowa Department of Transportation
800 Lincoln Way
Ames IA 50010

Re: Linn County NHSX-U-100-1(56)-8S-57

Dear Mr. Kerper:

This statement is a follow up on the Hearing in Cedar Rapids on January 20, 2009.

Sweeney Co. owns commercial property at 300 and 310 Collins Rd NE and 5313 North Park PL NE and my wife and I under Siena Ltd at 5271 North Park PL NE.

Concerning the property at 300 and 310 Collins Rd NE we petition that the access road be moved north to the south side of Super Skate land at 5100 Northland NE for the following reasons:

1. For the future continued commercial use of 300 and 310 Collins, the preservation of the existing parking is at the bare minimum needed and any loss of parking would be very detrimental.
2. The access road would be straight and eliminate a 90-degree turn and a blind spot at the North West corner of the US Cellular building. See drawing, Exhibit A, attached.
3. Super Skate has a large area of undeveloped land and the above proposal would not create adverse parking problems for the owner of 5100 Northland Ave.
4. The realigned route of the access road would still allow connection to the Collins Rd. stoplight at the west edge of 320 Collins (Biaggi's).

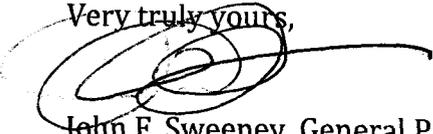
After Collins RD NE is widened North Park PI NE will become a main feeder street, along with Northland Ave., for traffic between Collins RD NE and Blairs Ferry RD NE. North Park PL NE will have burdens imposed on it with the additional traffic and, in the process,

perform a public service not intended when North Park Pl NE was originally designed and built.

We urge North Park Pl NE be made a public street. The City of Cedar Rapids, in 2005, installed a large water main under North Park PL NE and resurfaced half of the street. It is our opinion the property owners on North Park PL NE would deed the street to the City.

We do desire a response.

Very truly yours,



John F. Sweeney, General Partner

E-mail address: jsw60392@aol.com

Cc: Robert A. Davis, PE, Engineering Department City of Cedar Rapids.

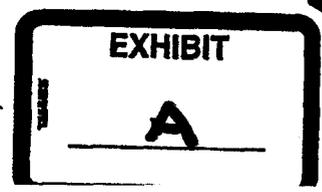
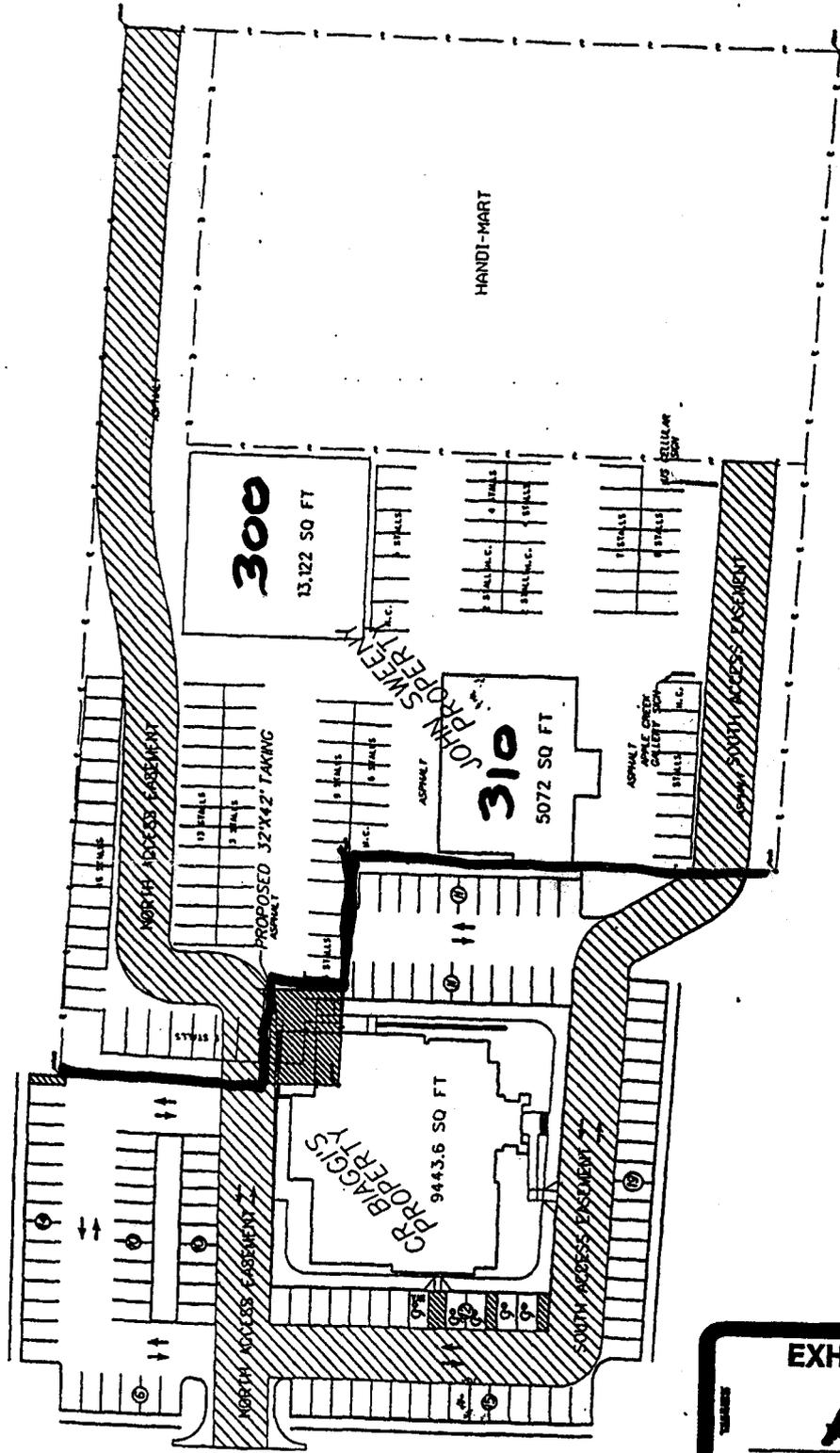


EXHIBIT A



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

John F. Sweeney
Sweeney Co.
4310 Snowgoose Drive
Marion, IA 52302

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Sweeney:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School. You mentioned concerns about the proposed access road on your property located at 300 and 310 Collins Road NE. In preliminary design we will investigate various routes for the access road. Some of the alternatives may be on your property and some may be on the adjoining property. As a part of the preliminary design process, you and neighboring property and business owners will have additional opportunities to meet with the design team to discuss the proposed improvements. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops.

We appreciate the request for making North Park Place NE a public street. If you would like additional information on the process for proceeding with this request, please contact Mr. Rob Davis, per the information provided below.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



February 6, 2009

Mark Kerper
Office of Location and Environment
Highway Division
Iowa Dept. of Transportation
800 Lincoln Way
Ames, Iowa 50010

Re; Project Number - Linn County, NHSX-U-100-1(56)-8S-57

Mr. Kerper,

The purpose of this letter is to protest the IDOT's plans for the above referenced project, specifically as they relate to Panera Bread at 5010 Council Street NE. The current plan calls for removing the main entrance to Panera Bread at Council Street. This would have a dramatic adverse effect on Panera Bread's ability to stay in business. It is very likely we would be forced to close. Please reconsider closing off the main entrance to Panera Bread at Council Street.

Thank you.

Sincerely,

A handwritten signature in black ink that reads "Mike Young".

Mike Young
Operating Partner



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Mike Young
Panera Bread
1241 Park Place NE, Suite C
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Young:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

Your concerns about the proposed closure of the existing Panera Bread's entrance off of Council Street have been noted. Please understand that this project is in the early planning stages and the details of accesses are conceptual at this time. More details will be known as the design process continues. Due to the unknowns of funding, it is uncertain when more detailed design for this portion of the Collins Road Corridor will begin. This portion of the Collins Road Corridor is not expected to enter the detailed design process for at least five or more years.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

After reviewing the proposed changes to Collins Rd. / Hwy 100 we have several concerns and objections:

- 1) Though our business will be highly visible, there will be no logical access.
- 2) Sharing access through Ryan's Steakhouse parking lot is a great concern. Ryan's hasn't shown great care of the common access road now allowing potholes & snow removal problems to persist over long periods of time. With the current plan our entire access depends on their care of their lot.
- 3) To connect to Ryan's parking lot Porter's loses 3 parking places taking the location below code for retail

PLEASE PRINT

Name: STU Eddins / Porter's Camera

Address: 224 Collins Rd. NE
Cedar Rapids, IA

Phone: (319) 533-0642

E-mail: STU@porters.com

I (do do not)
desire a response.

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Stu Eddins / Porter's Camera
224 Collins Road NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Eddins:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that your main concerns are with access to and sufficient parking for the business you own at 224 Collins Road NE. Providing reasonable access to your business under the current proposed concept would require the use of a private permanent easement between your landlord and the adjacent property owner. If access issues cannot be resolved, it becomes a valuation issue that would be handled at the time of acquisition. If this were to happen, you as a tenant, may be eligible for relocation assistance. Please refer to the Iowa DOT website for additional information at <http://www.iowadot.gov/rightofway/sections.html>.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
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Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

This project has already and will continue to be a hardship for our family. We will be filing a hardship claim and would like high priority in having this matter resolved. We moved here four years ago when our son was almost ~~four~~^{three} (now almost seven) for several reasons: access to the park, pool, quiet neighborhood, close to MercyCare, large back yard and just an all around perfect home for us. We also like the easy access to I380 and surrounding businesses. Our son attends Wright Ellen and is first grade. It is wonderful to be so close to a great elem and middle school, which we will miss. We now cannot put our house on the market, do not want to replace our roof and shower that REALLY need it because it is not worth the investment or our time. Who in their right mind would purchase a house that will be demolished?! We have made several home improvements and are ~~send~~ to not be making any more. We understand

the need for the road project and just hope you will do all you can rapidly to help us move on with our lives.

PLEASE PRINT

Name:

Tracy (i Mike) Chambers

Address:

4633 Council St. NE
Cedar Rapids IA 52402

Phone:

(319) 721-9942

E-mail:

mtchambers@gf.com

I do do not desire a response.

Written statements received by February 9, 2009, will be included in the public hearing transcript.

Kind regards,
Tracy Chambers



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Mike and Tracy Chambers
4633 Council Street NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Chambers:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that the undetermined timing of the proposed project is difficult. The City and State are working together to come up with a strategy for making the best use of the money that has already been allocated toward this project. This could include things like early acquisitions or hardship buyouts, intersection improvements, or other solutions but unfortunately no decisions have been made at this time. We encourage you to stay involved with the project because as new developments and milestones are met, more information becomes available.

As a part of the preliminary design process, property owners will have additional opportunities to meet with the design team to discuss the proposed improvements. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops.

Once more detailed design information is available, it may be possible that some of the homes located along the west side of Council Street may not be needed for roadway right of way, or may be granted variances to the City's set back code distances. Unfortunately, due to the unknowns of funding, this portion of the Collins Road Corridor is not expected to enter the detailed design process for at least five years or more.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

My name is Scott Allen, I own 4523 C Ave NE. After attending the 1/20/09 meeting at Harding Middle School, I came away a bit confused and very disappointed. It would appear none of the representatives present could give any concrete answers to our questions or solutions to our problems. Since the project is public knowledge and is going to happen, as per the representatives on hand, even though they could not say just when, it would appear this action has made 16 properties to be taken as unmarketable. This has rendered a sizable hardship on my family situation since I have already purchased a building lot with scheduled plans to sell our property and build this spring. Upon stating my problem to Cathy Cutler, I was surprised at the response that I must market my property for six months before it would be considered a hardship case and any consideration given. After consulting a realtor, in his opinion a buyer doesn't exist given the current circumstances unless it would be at a very depressed price. It isn't a case where I am refusing to sell my property to the city or state at a fair price, it's a case where I am asking to be treated fairly by the city or state. That meaning, if I could be provided documentation that the property would be purchased by a certain date, at a certain price, that would satisfy the lending institution as to new construction loan requirements.

PLEASE PRINT

Thank you for your time regarding this issue.

Name: Scott M. Allen

I (do do not)
desire a response.

Address: 4523 C Ave NE

Center Rapids, IA 52402

Phone: (319) 533-3172

Written statements received by
February 9, 2009, will be included
in the public hearing transcript.

E-mail: scottallen@imnmail.com



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Scott M. Allen
4523 C Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Allen:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that the undetermined timing of the proposed project is difficult. The City and State are working together to come up with a strategy for making the best use of the money that has already been allocated toward this project. This could include things like early acquisitions or hardship buyouts, intersection improvements, or other solutions but unfortunately no decisions have been made at this time.

We understand that your situation is unique since you are currently in the process of building a new home and selling your existing property. Even though decisions have not been made we encourage you to learn more about the hardship acquisition process so that when decisions are made you are in a position to move quickly. If interested in learning more the hardship acquisition process contact Mr. Ken Yanna, Iowa DOT District 6 Office, (319) 364-0235.

The right of way acquisition process is defined by federal and state laws that the Iowa DOT is required to follow. If your property were to be acquired, it would be appraised to determine the property's fair market value price. The Iowa DOT would purchase the property at the fair market value and in some situations would pay for relocation costs. For more information on the Iowa DOT's right of way acquisition process please visit: <http://www.iowadot.gov/rightofway/sections.html>.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors


SIMMONS PERRINE MOYER BERGMAN PLC

ATTORNEYS

Robert E. Konchar
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Leonard T. Strand
Mark H. Ogden
Webb L. Wassmer
Mark A. Roberts
Chad M. VonKampen
Gregory G. Williams

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Paul P. Morf
Philip A. Burian¹
Christine L. Conover
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Jason M. Steffens

Mark J. Herzberger
Brian J. Fagan
Matthew J. Adam
Robert S. Hatala
Amanda M. D'Amico
Kerry A. Finley⁵
Abbe M. Stensland
Timothy J. Van Pelt
Kyle W. Wilcox⁶
Jacob R. Koller
Christopher J. Voci^{5,7}
Kelly G. Terrill²

Jeffrey K. McGinness¹
Jeffrey A. Stone
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Louis E. Ebinger

COUNSEL

Larry G. Gutz²
Richard G. Hileman, Jr.
Lorie Reins-Schweer

OF COUNSEL

Stephen C. Nelson
James R. Snyder

RETIRED

William A. Bergman
John R. Carpenter

REGISTERED PATENT

ATTORNEYS
Gregory W. Williams
Timothy J. Van Pelt
Christopher J. Voci^{5,7}

February 6, 2009

WRITER'S EMAIL
MHektoen@simmonsperine.com

Iowa Department of Transportation
Highway Division
Office of Location and Environment
800 Lincoln Way
Ames, IA 50010-9902

Re: Citizen Comments – Linn County NHSX-U-100-1(56)—8S-57

To Whom It May Concern:

This letter is in response to a Project Statement prepared and distributed by the Iowa Department of Transportation, Highway Division, at the cafeteria of the Harding Middle School located at 4801 Golf Street NE, Cedar Rapids, Iowa, on January 20, 2009, in regards to the above-referenced Project Number. Our firm represents North Point Park, LC, which owns certain real estate that will likely be affected by the proposed expansion of Collins Road NE in Cedar Rapids, Linn County, Iowa. The purpose of this letter is to provide comments as requested on the Citizen Comments sheet attached to the end of the above-referenced Project Statement.

Our client owns real estate locally known as 204 Collins Road NE, Cedar Rapids, Iowa (the "Real Estate"). Our clients are in receipt of a document entitled "Potential Displacements and Impacted Parcels (Northland Avenue)" (the "Potential Displacements Document"), which Potential Displacements Document shows the Build Alternative route of the backage road running directly through the Real Estate. Please see attached a copy of the Potential Displacements Document for your reference. As the Potential Displacements Document exists currently, the backage road runs from the south side of the K-Mart parking lot, then cutting north on North Park Place NE, then west through the Real Estate and also through the north portion of the Ryan Steak House parking lot, then jogging to the south on Northland Avenue NE and continuing west and immediately north of the Casey's gas station ("Proposed Route #1"). My clients feel that a segment of Proposed Route #1 adversely affects the Real Estate and surrounding properties in the following manner:

www.simmonsperine.com

115 Third Street SE, Suite 1200, Cedar Rapids, Iowa 52401 • Telephone (319) 366-7641 • Fax (319) 366-1917
22 South Linn Street, Third Floor Tower Place, Iowa City, Iowa 52240 • Telephone (319) 887-1368 • Fax (319) 887-1372
City Center Square, 1100 - 5th Street, Coralville, Iowa 52241 • Telephone (319) 354-1019 • Fax (319) 354-1760

Also licensed to practice in: 1 Illinois 2 Wisconsin 3 Missouri 4 Kansas 5 New York 6 Minnesota 7 Michigan 8 California 9 Nebraska

Simmons Perrine Moyer Bergman PLC

February 6, 2009

Page 2

- **Safety** – the K-Mart store and other retail stores located in the complex to the northeast of the Real Estate (the “Shopping Center”) generates a large amount of pedestrian traffic over and across the Shopping Center parking lot, which Shopping Center parking lot is bound on the west by North Park Place NE, bound on the south by the proposed backage road shown on the Potential Displacements Document, bound on the east by other retail shops and bound on the north by the façade of the Shopping Center (the “Shopping Center Parking Lot”). As shown on the Potential Displacements Document, traffic would flow east to west on the southerly boundary of the Shopping Center Parking Lot, then north on North Park Place NE and then west through the Real Estate. However, depending on the final location of the backage road located on the southerly boundary of the Shopping Center Parking Lot, drivers would naturally cut through on the northerly boundary of the Shopping Center Parking Lot (the “Cut-Through”) as the intersection of the Cut-Through with North Park Place NE is almost aligned with the segment of Proposed Route #1 that runs through the Real Estate. Consequently, drivers would find taking the Cut-Through easier and quicker than taking the route as shown on the Potential Displacements Document.

This Cut-Through obviously creates a variety of safety issues with respect to the pedestrian traffic generated by the Shopping Center. Irrespective of any speed bumps, stop signs, yield signs, etc., it is likely that drivers will treat the Cut-Through as a through road as opposed to a parking lot driveway thereby increasing the chance of a pedestrian-vehicle accident.

- **Financial Impact** – the demolition of the building located on the Real Estate (the “Building”) will have significant financial impact on our clients. First, my clients will lose a stream of income as they currently rent out spaces in the Building. Second, my clients, at some point in the near future, plan on the construction of a new commercial space on the Real Estate and on the property located immediately south of the Real Estate. These plans will have to be modified to provide for a much smaller building not only because of the loss of ownership of land but also because of building requirements such as setbacks, parking and other issues.
- **Traffic Jam** – Proposed Route #1 also creates a potential traffic jam issue with respect to the intersection of the Cut-Through and North Park Place NE. The Cut-Through will create a situation in which cars coming through the Real Estate will be attempting to turn a hard left and then an immediate hard right while cars are also coming from the Cut-Through, turning a hard left and then an immediate hard right. Given that vehicles will also be taking the correct backage road along the southerly boundary of the Shopping Center Parking Lot, and given the heavy traffic flow from shopping traffic, a traffic backup will occur.

As a general comment, the backage road winds its way along the northerly boundary of the Collins Road NE extension. The backage road is broken into sections and does not appear to be intended to provide for an uninterrupted flow of traffic from east to west and vice versa. Consequently, each segment of the backage road should be considered to be the same as an alley. For instance, a driver driving through downtown Cedar Rapids wishing to Cut-Through from Third Avenue to Fourth Avenue might take an alley to reach his or her destination. However, a driver wishing to cut through from Third Avenue to Eighth Avenue would certainly take a main road as opposed to taking the alley for the duration of the trip. This same principle should be applied with respect to the placement of the different segments of the backage road.

Simmons Perrine Moyer Bergman PLC

February 6, 2009

Page 3

As such, our clients propose the following adjustments to Proposed Route #1. The backage road segment between North Park Place NE and Northland Avenue NE should run through a portion of the northerly part of the Play Station Parking Lot and run west to Northland Avenue NE south of the new Rockwell Collins building (formerly Carmike Theatres) ("Proposed Route #2"). Proposed Route #2 would alleviate the safety issue since drivers would be much less likely to take the Cut-Through if they realize they still had to turn north for another block before cutting across from North Park Place NE to Northland Avenue NE. Furthermore, the financial impact would be lessened as no buildings would have to be demolished. Finally, the traffic jam issue would also be resolved as the traffic jam potential located at the intersection of North Park Place NE and the Cut-Through would no longer be an issue.

Please find attached a sketch showing the approximate location of Proposed Route #2. If you have any questions or concerns, please feel free to contact me.

Regards,

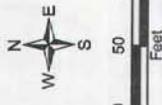
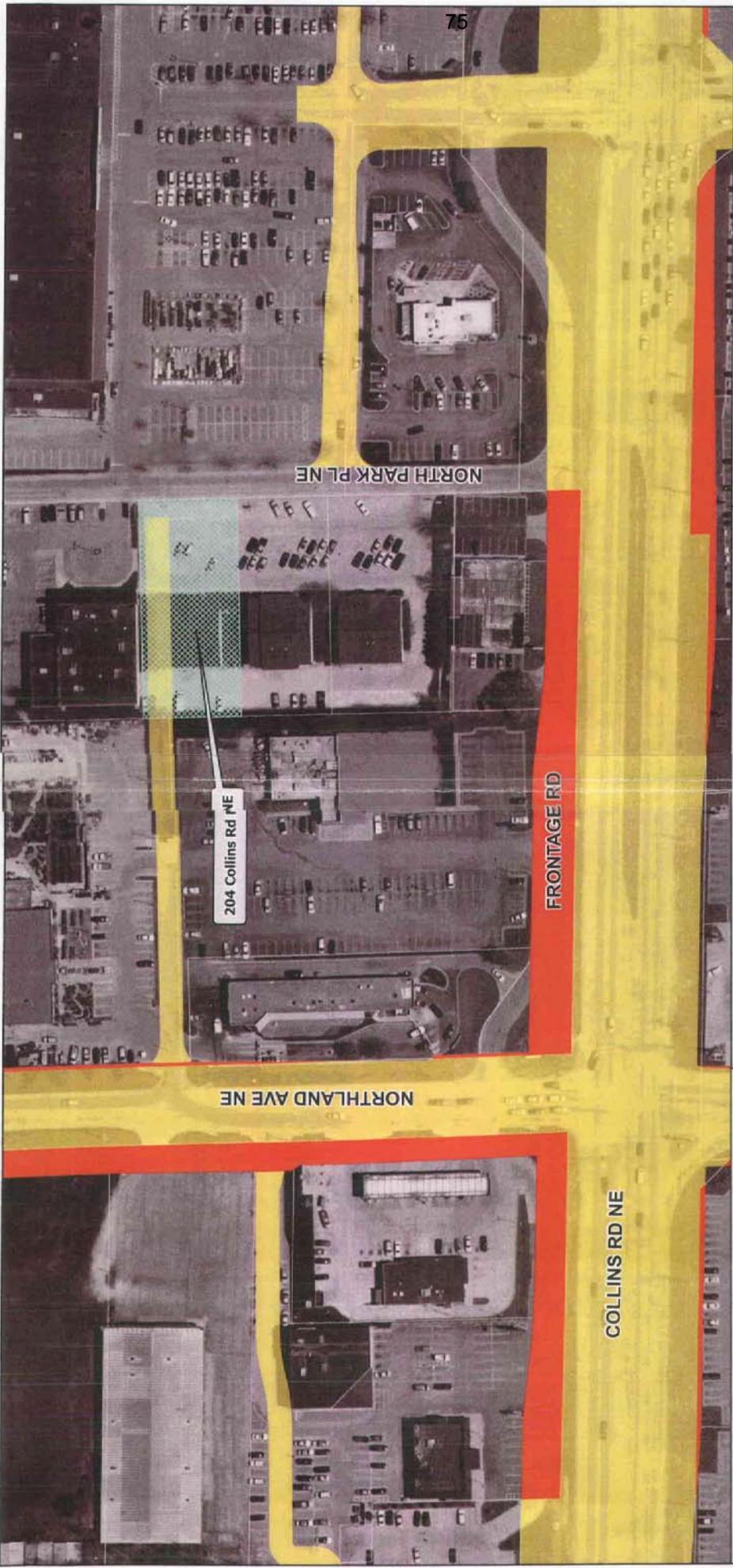
SIMMONS PERRINE MOYER BERGMAN, P.L.C.



Matthew J. Hektoen

MHT:jna

Enclosures



**POTENTIAL DISPLACEMENTS AND IMPACTED PARCELS
(NORTHLAND AVE)**

Collins Road NE/Highway 100
Environmental Assessment
Cedar Rapids, Iowa

-  Potential Full Acquisition
-  Proposed Acquisition for Right of Way
-  Build Alternative



Iowa Department of Transportation

District 6 Office
430 Sixteenth Avenue SW
P.O. Box 3150
Cedar Rapids, IA 52406-3150

319-364-0235
FAX: 319-364-9614

May 15, 2009

Matthew J. Hektoen
Simmons Perrine Moyer Bergman PLC
115 Third Street SE, Suite 1200
Cedar Rapids, IA 52401

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. Hektoen:

Thank you for the comments you submitted in response to the Collins Road NE Public Hearing that was held on January 20, 2009 at Harding Middle School.

We understand that you represent the property owner who owns real estate located at 204 Collins Road NE. You mentioned that your client would like to see that the northern potential permanent easement be used instead of the southern option because of safety, financial impacts, and traffic congestion reasons mentioned in your Feb. 6, 2009 comment letter.

Representatives from Howard R. Green Company and Anderson-Bogert Engineers Inc. met with your client on February 10, 2009 and discussed their comments and concerns. The design team will conduct follow up meetings to share information and gather input from property and business owners as the design of the proposed project moves forward.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in the official hearing transcript and will be considered throughout the planning process. Please feel free to contact us at any time if you have additional questions. We can be reached at the information below.

Sincerely,

Kenneth Yanna, P.E.
Assistant District 6 Engineer
Iowa Department of Transportation
(319) 364-0235
Kenneth.yanna@dot.iowa.gov

Robert Davis, P.E.
Engineering Manager
City of Cedar Rapids
(319) 286-5802
r.davis@cedar-rapids.org

cc: DeeAnn Newell - Iowa DOT Office of Location and Environment
Stacy Woodson - Howard R. Green Company
Jeff Morrow - Anderson Bogert Engineers & Surveyors



Iowa Department of Transportation

HIGHWAY DIVISION, OFFICE OF LOCATION AND ENVIRONMENT, 515-239-1225

Citizen Comments

LINN COUNTY

NHSX-U-100-1(56)--8S-57

I STRONGLY SUPPORT THIS PROJECT. THERE IS SO MUCH TRAFFIC ON THIS ROAD NOW IT DEFINATLY NEEDS TO BE WIDENED, I'M GLAD TO SEE THAT IMPROVEMENTS ON C AVE & COUNCIL ST. ARE INCLUDED IN THIS. I STRONGLY SUPPORT PUTTING SIDEWALKS/TRAILS ALONG COLLINS RD, C AVE & COUNCIL ST. I HOPE THE D.O.T. ALLOCATES SOME MONEY SO WE CAN GET GOING ON THIS. THANKS!

Robert L. Tow

PLEASE PRINT

Name: ROBERT TOW

Address: 1624 3RD AVE. S.E.
CEDAR RAPIDS, IOWA 52403-2203

Phone: _____

E-mail: _____

I (do do not) desire a response.

Written statements received by February 9, 2009, will be included in the public hearing transcript.

CORRESPONDENCE RECEIVED
FROM
ADDITIONAL POTENTIAL FULLY
ACQUIRED PROPERTIES
SEPTEMBER 14, 2009 - OCTOBER 9, 2009

September 16, 2009

Stacy Woodson
Howard R. Green Company
8710 Earhart Lane SW
Cedar Rapids, Iowa 52402

Stacy,

Please include these comments with your environmental study of widening C Ave. past our home at 4530 C. Ave. N.E.

While we really don't want to move from our home of 22 years, we feel that acquiring our entire property will be the best for us for these reasons:

1. We would not be subject to all of the exhaust fumes from the 4 way stop next to our home creating a health problem.
2. We will have a great inconvenience trying to access C Ave from our drive, especially trying to go north.
3. When Rockwell Collins employees travel to and from work, the traffic is backed up a couple blocks also creating exhaust fumes and access problems.

Because we are aged 82 and 75 and the uncertainty of the time frame for this project, we would prefer that we could be placed on the list for early acquisition both for health concerns and being able to relocate while we are still able.

Thank us for keeping us informed.

Gerald Maas

Darlene Maas

Gerald and Darlene Maas



Howard R. Green Company

October 10, 2009

Gerald & Darlene Maas
4530 C Avenue NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Maas:

Thank you for the written comments you submitted on September 16, 2009 in response to the Collins Road NE proposed improvements.

We trust that the meeting with representatives from Howard R. Green Company on September 14, 2009 helped with your understanding about the proposed project.

We understand that you are not interested in moving but if the design process determines that your property is fully needed for roadway right of way that you would prefer to be acquired as early as possible. We encourage you to stay involved with the project because as new developments and milestones are met, more information becomes available. This includes funding and the availability of funds for acquisitions.

As a part of the preliminary design process, property owners will have additional opportunities to meet with the design team to discuss the proposed improvements. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops. Due to the unknowns of funding, the timing for beginning the detailed design process for this portion of the Collins Road Corridor cannot be accurately predicted.

We appreciate you taking the time to submit comments about the proposed Collins Road NE project. Your comments are included in environmental study and will be considered throughout the planning and design processes. Please feel free to contact us at any time if you have additional questions. I can be reached at (319) 841-4390 or at swoodson@hrgreen.com.

Sincerely,

Stacy E. Woodson, P.E.
Environmental Project Engineer

CC: Gary Petersen, City of Cedar Rapids
Ken Yanna, Iowa DOT District 6 Office
DeeAnn Newell - Iowa DOT Office of Location and Environment
Jeff Morrow - Anderson Bogert Engineers & Surveyors

Woodson, Stacy

From: jeffrey jasper [jasperltd@hotmail.com]
Sent: Friday, September 18, 2009 4:13 AM
To: Woodson, Stacy; jasperltd@hotmail.com
Subject: Our Home

Stacy, We are staying in our home. We know things might be different but it is still our home. Tell the city we will work with them to keep us in our home. If we must make some changes to our property we will work through them. Tell the city we will buy the property to the north. We will continue to pray everything works out for us. Thank You The Jasper's



Howard R. Green Company

October 10, 2009

Jeff and Laurie Jasper
400 Nilsen Road NE
Cedar Rapids, IA 52402

Re: Collins Road NE (Iowa 100), Linn County
Ref. No.: NHSX-U-100-1(56)--8S-57

Dear Mr. and Mrs. Jasper:

Thank you for the comments you submitted via email on September 17, 2009 in response to the Collins Road NE proposed improvements.

We trust that the meeting with representatives from Howard R. Green Company on September 14, 2009 helped with your understanding about the proposed project.

As a part of the preliminary design process, property owners will have additional opportunities to meet with the design team to discuss the proposed improvements. Additional public meetings and smaller neighborhood type meetings are planned as the project continues and develops.

Once more detailed design information is available, it may be possible that some of the homes located along the west side of C Avenue may not be needed for roadway right of way, or may be granted variances to the City's set back code distances. Due to the unknowns of funding, the timing for beginning the detailed design process for this portion of the Collins Road Corridor cannot be accurately predicted.

We appreciate you taking the time to submit comments about the proposed Collins Road NE improvements. Your comments are included in the environmental study and will be considered throughout the planning and design processes. Please feel free to contact us at any time if you have additional questions. I can be reached at (319) 841-4390 or at swoodson@hrgreen.com.

Sincerely,

Stacy E. Woodson, P.E.
Environmental Project Engineer

CC: Gary Petersen, City of Cedar Rapids
Ken Yanna, Iowa DOT District 6 Office
DeeAnn Newell - Iowa DOT Office of Location and Environment
Jeff Morrow - Anderson Bogert Engineers & Surveyors

APPENDIX D

Details of Potential Design Concepts For C Avenue Intersection Improved Traffic Flow Sub-Alternative

MEDIAN U-TURN INTERSECTION



File: \\hrg\mas\data\CAD\181996\01\Public Display\PI\M_9-15-09_CollinsRoad\A\display.pub

PlotDvr: pdf_color.plt;g Model: Option2\display

PenTbl: HRC.tbl; Last Saved: 11/18/2009

- PROPOSED RAISED MEDIAN
- PROPOSED PAINTED MEDIAN
- PROPOSED PERMANENT EASEMENT

- PROPOSED CURB
- PROPOSED SIDEWALK
- PROPOSED ROW
- PROPOSED PAVEMENT REMOVAL



COLLINS ROAD IMPROVEMENTS
CEDAR RAPIDS, IOWA
SEPTEMBER 2009

MEDIAN U-TURN
COLLINS ROAD & C AVENUE NE
INTERSECTION DESIGN CONCEPT

SHEET NO.

CONTINUOUS FLOW INTERSECTION



 PROPOSED RAISED MEDIAN
 PROPOSED PAINTED MEDIAN
 PROPOSED PERMANENT EASEMENT

 PROPOSED CURB
 PROPOSED SIDEWALK
 PROPOSED ROW
 PROPOSED PAVEMENT REMOVAL



COLLINS ROAD IMPROVEMENTS
 CEDAR RAPIDS, IOWA
 SEPTEMBER 2009

CONTINUOUS FLOW
 COLLINS ROAD & C AVENUE NE
 INTERSECTION DESIGN CONCEPT

SHEET NO.

APPENDIX E

Programmatic Section 4(f) Evaluation and Approval for a “Net Benefit” Determination and Memorandum of Agreement

IOWA DEPARTMENT OF TRANSPORTATION

To Office: Federal Highway Administration
Attention: Philip Barnes, Division Administrator
From: James Rost, Director 
Office: Location and Environment
Subject: Programmatic Section 4(f) Evaluation and Approval for a "Net Benefit" Determination

Date: December 18, 2009
Ref No.: STP-U-1187(670)--70-57
County: Linn

The referenced project (Collins Road NE Improvements in Linn County, Iowa) has completed the 4(f) process. The City of Cedar Rapids and Iowa DOT are proposing to improve approximately 2.6 miles of Collins Road NE (Highway 100) from the intersection of Center Point Road to approximately 750 feet east of its intersection with 1st Avenue in Linn County, Cedar Rapids, Iowa. The proposed improvements include reconfiguring and expanding intersection and lane geometries to increase safety, accommodate future traffic projections, and to address traffic flow issues in this corridor. The following determinations have been met:

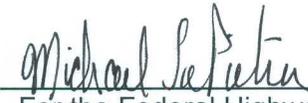
1. This project fits the standard for nationwide programmatic Section 4(f) evaluation and approval for federally assisted transportation improvements on existing alignments that will use property of a Section 4(f) park, recreation area, wildlife and waterfowl refuge or historic property, which in the view of the Administration and official(s) with jurisdiction over the Section 4(f) property, the use of the Section 4(f) property will result in a net benefit to the Section 4(f) property.
2. The do nothing, preferred alternative, and the avoidance alternative have been fully evaluated and are clearly documented in NEPA document and project Administrative Record.
3. The preferred alternative includes the construction of a six foot-wide paved sidewalk of either asphalt or concrete. While primarily a recreational sidewalk for park users, it would also serve the needs of pedestrians along the south side of Collins Road and the east side of Council Street, neither of which are presently served by sidewalks. In addition, the sidewalk would also provide access to the ball diamonds located in the northern portion of the park.
4. In the vicinity of Noelridge Park and throughout the entire Collins Road corridor, design features have been incorporated into the typical roadway section of the Build Alternative also known as the Constant Median Width Alternative so that right-of-way needs are minimized. To avoid the use of substantial amounts of property on the north and west sides of Noelridge Park, curb and gutters will be installed and incorporated into the improved storm water drainage system being planned for the project area. The installation of curb and gutter drainage will allow the existing drainage swales to be removed while plantings (trees and shrubs) and a 6-foot wide sidewalk are installed.

5. A memorandum of agreement (MOA) between officials with jurisdiction over Noelridge Park, including the City of Cedar Rapids Parks Department and Recreation Department, (as well as Iowa DOT and FHWA) was signed on March 9, 2009. The MOA includes proposed features that would result in a net benefit to the park and additional agreed upon measures to minimize harm.

6. The Administration agrees that the project facts match those set forth in the Applicability, Alternatives, Findings, Mitigation and Measures to Minimize Harm, Coordination, and Public Involvement sections of the Programmatic Section 4(f) Evaluation and Approval for a Net Benefit.



James Rost, Director
Office of Location and Environment

Concur:  _____ Date: 1/4/10 _____
For the Federal Highway Administration

MEMORANDUM OF AGREEMENT

**City of Cedar Rapids Parks and Recreation Department
And
Iowa Department of Transportation
And
Federal Highway Administration**

**Regarding Impacts to Noelridge Park located in
Cedar Rapids, Linn County, Iowa**

In Connection with the Proposed Collins Road NE (Highway 100), Cedar Rapids, Iowa

STP-U-1187(670)--70-57

Whereas, the City of Cedar Rapids Parks and Recreation Department, the Iowa Department of Transportation (Iowa DOT), and the Federal Highway Administration (FHWA) propose to improve the present alignment of 2.6 miles of Collins Road NE (Highway 100) from the intersection of Center Point Road to approximately 750 feet east of its intersection with 1st Avenue. This project is located in Cedar Rapids, Linn County, Iowa:

And Whereas, the City of Cedar Rapids Parks and Recreation Department, the Iowa DOT, and the FHWA agree that it is in the public interest to improve Collins Road, and that the impacts to Noelridge Park are being minimized through the implementation of appropriate mitigation measures:

Now, Therefore, the City of Cedar Rapids Parks and Recreation Department, the Iowa DOT, and the FHWA agree that improvements to Collins Road shall be implemented in accordance with the following stipulations relating to project impacts to Noelridge Park.

BACKGROUND AND CURRENT USE

Noelridge Park is a 103 acre public park located along the south side of Collins Road between Council Street and Regal Avenue and bordered by 42nd Street. Noelridge Park is owned by the City of Cedar Rapids and is maintained by the Parks and Recreation Departments. The park offers seven softball fields and one baseball diamond, an aquatic center, spray pool, six recently renovated tennis courts, horseshoe pits, playground, two pavilions, 0.8 mile of crushed gravel trail, botanical garden, and greenhouses. It is also host to annual and seasonal community events such as a farmers' market, an annual Easter egg hunt, cross country track meets, and a variety of local non profit organizations charity fundraising events. The ball diamonds are used for city recreation league games and for youth and adult play. The ball diamonds are also used by students from nearby Harding Middle School and the Cedar Rapids Community School District. The Greenhouse and Botanical Gardens at Noelridge Park are commonly used by local groups and is a popular backdrop for local photographers, especially for wedding photographs.

IMPACTS OF CONSTRUCTION

Approximately 1.5 acres of Noelridge Park would be needed to construct the Build Alternative. The Build Alternative would use a narrow band of land from the park along its northern and western boundaries. The Noelridge Park land impacted by the Build Alternative currently consists of a strip of mature trees, mowed lawn, and/or ditch and is not used by park visitors, except as passive use open space.

As discussed in Table 1, there are 79 trees in Noelridge Park that are located within 50 feet of Collins Road. These trees could be impacted by the proposed improvements to Collins Road; however, specific information regarding tree removal will not be available until the proposed project reaches the design phase.

Table 1: Trees Within 50 Feet of Collins Road

Common Name	Scientific Name	Number
Green Ash	<i>Fraxinus pennsylvanica</i>	27
Cottonwood	<i>Populus deltoides</i>	8
American Elm	<i>Ulmus americana</i>	4
Sycamore	<i>Platanus occidentalis</i>	3
Box Elder	<i>Acer negundo</i>	1
Hackberry	<i>Celtis occidentalis</i>	1
Maple, various	<i>Acer spp.</i>	14
Pine, various	<i>Pinus spp.</i>	11
Oak, various	<i>Quercus spp.</i>	4
Spruce, various	<i>Picea spp.</i>	3
Birch, various	<i>Betula spp.</i>	3
<i>Total</i>		79

Under the Build Alternative, a proposed six-foot wide sidewalk would extend along the northern and western portion of the Park to allow for safe pedestrian travel along Collins Road and Council Street. The proposed sidewalk would be located within Noelridge Park as a park amenity and is not included as a part of the roadway right-of-way. The proposed sidewalk along Council Street would connect to the existing multiuse trail that loops around the southern portion of the Park. This connection would allow Park patrons a paved path from the parking lots located in the southern portions of the Park to the ball diamonds on the northeast end of the Park. In addition, the length of sidewalk amenity of the Park would increase by approximately 0.5 miles to a total of approximately 1.3 miles.

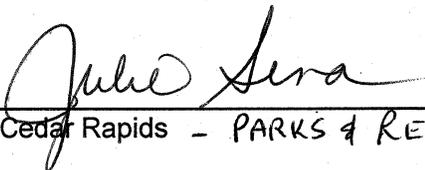
STIPULATIONS FOR MITIGATION

The following mitigation measures have been agreed to by officials from the City of Cedar Rapids Parks and Recreation Department and the Iowa DOT in an effort to offset impacts to Noelridge Park resulting from the proposed Collins Road NE improvements.

- A. The Park and Recreation Department's policy to avoid taking trees when possible would be followed. When unavoidable and non-transplantable, trees taken would be mitigated through replacement at least a 2:1 ratio with a goal of achieving a 3:1 ratio. Replacement trees should be at least 2.5 inch caliper. The trees removed or damaged by the proposed action would be replaced by planting trees of comparable species in

suitable locations elsewhere within Noelridge Park. In some cases, alternative tree species could be selected to replace trees that suffer from endemic disease, such as Dutch elm disease. The specific location and species of the tree replacement plantings would be coordinated with the Parks and Recreation Department.

- B. Contractors working on the Collins Road project would not be allowed to use Noelridge Park to set up construction management trailers or store construction equipment. Contractors would not have access to Noelridge Park's buildings, restrooms, or phones.
- C. Contractors would not be allowed to use parkland for access to job work areas abutting Noelridge Park. Appropriate construction easements would be needed for contractors to access the project work areas.
- D. Existing park accesses/driveways would remain open during construction of the proposed project.
- E. Iowa DOT or City standards and procedures would be followed during construction of any embankments needed along Noelridge Park and to construct the proposed sidewalk. This may include the temporary closure of certain areas of Noelridge Park while construction activities occur. Coordination of any closer of park grounds for any amount of time would be coordinated with the Parks and Recreation Department.



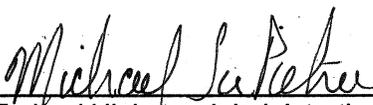
For City of Cedar Rapids - PARKS & RECREATION DEPT

2-19-09
Date



For Iowa Department of Transportation

3/02/09
Date



For Federal Highway Administration

3/9/09
Date