### Logo, company name  Description automatically generated

Construction:

* Street Reconstruction
* Watermain
* Storm Sewer
* Sidewalk
* Restoration

Project Website:

[www.wh73rd.com](https://url.us.m.mimecastprotect.com/s/VZ2QC2kEAEHkrEYBhnhlZH?domain=wh73rd.com)

**City of Windsor Heights**

1145 66th Street, Suite 1

Windsor Heights, Iowa 50324

515-279-3662

Andy Larson

Public Works Director

515-314-6590

alarson@windsorheights.org

**Bolton & Menk, Inc.**

430 E. Grand Avenue, Suite 101

Des Moines, Iowa 50309

Phone: 515-259-9190

[www.bolton-menk.com](http://www.bolton-menk.com)

Justin Ernst, P.E.

City Engineer

Cell:515-318-8082

E-mail: justin.ernst@bolton-menk.com

Tanner Neilsen

Construction Representative

Cell Phone: 515-537-8146

E-mail: tanner.neilsen@bolton-menk.com

**Absolute Concrete**

1800 Burr Oak Blvd

Granger, Iowa 50109

515-497-6119

Logan Peterson

Cell Phone: 319-939-7611

lpetersen@ag-iowa.com

Overview

As you know, the City of Windsor Heights is undertaking a construction project to improve the 73rd Street between University Avenue and Wilshire Boulevard. The project includes water system improvements, storm sewer improvements, sidewalk installation and new street construction.

Project Timeline

Competitive bids for the work were received on March 19, 2024, and the project was awarded to Absolute Concrete on April 8, 2024.

Phasing map is located on the project website. Phases can change and will be updated on the project website.

Contacts

**Tanner Neilsen**, of Bolton & Menk, Inc., is the Construction Representative working on behalf of the City and its residents. He can be reached at (515) 537-8146 or tanner.neilsen@bolton-menk.com. Please NO text messages.

**Andy Larson**, Windsor Heights Public Works Director. He can be reached at (515) 314-6590 or alarson@windsorheights.org .

**Justin Ernst**, of Bolton & Menk, Inc., is the Project Manager working on behalf of the City and its residents. He can be reached at (515) 318-8082 or justin.ernst@bolton-menk.com. Please NO text messages.

**Emergencies**: 911

**Logan Peterson**, of Absolute Concrete, is the Project Manager for the project. He can be reached at (319) 939-7611 or lpetersen@ag-iowa.com. Please NO text messages.

March 24, 2025

73rd Street Reconstruction Project Newsletter

Alert

Private Improvements in Right-of-Way

If you have improvements such as landscaping, retaining walls, shrubs, bushes, flowers, sheds, irrigation systems, etc. in the right-of-way, it is not the contractor’s responsibility to work around them. The property owner is responsible for securing these private improvements and moving them if necessary to allow the project to be constructed. Neither the contractor nor City is responsible for damages incurred to private improvements in the right-of-way. Any underground improvements, such as irrigation lines and heads, dog fences, etc., should be located and marked so they are readily visible.

Disruptions to Water Service

This construction project will involve periods of water outages. The contractor will give residential customers a 24-hour notification using door hangers on your front door for planned water outages when the water will be off for more than an hour. The DMWW engineering technician will meet in person with businesses a minimum of 48-hours prior to planned water outages to coordinate with business needs and hours of operation.

Unexpected water outages may occur during the project. We recommend residential customers fill several gallon containers with water for drinking and flushing toilets. We suggest that you have a plan in place to minimize the impact of making these arrangements within the 24-hour window, especially if the outage will cause medical hardships.

A water outage to transfer your residential water service to the new water main requires the water to be shut off for approximately 30 – 60 minutes. You will be notified immediately before the work is done by a knock on your door by either the Contractor or DMWW. After water service connection work is completed and **before turning on any sink faucets, shower heads, or flushing toilets, you will need to flush the plumbing in your home starting with running your outdoor hose bibb faucet and then running water from a bathtub faucet (be sure to not allow water to flow through shower head yet)**. Flushing instructions will be taped to your door with the water outage door tag. It is important to follow these instructions to avoid clogging faucet aerators, shower heads, and toilet piping. **Please call Carla Schumacher (contact information below) directly if you encounter a problem after the water is turned back on and we will send a DMWW technician to investigate the problem.**

As much as the contractor tries to avoid it, there may be instances where a water service or water main is accidentally hit, and you will be without water without advanced warning until the repair is made. Unexpected water outages will be repaired on the day they occur so that you will have water once the repair is done. To prepare for unexpected water outages, we recommend that you keep a gallon of water on hand for drinking water and for flushing toilets.

If you experience problems or have any questions or concerns specific to your water, please contact the DMWW Project Manager, Carla Schumacher, at 515-323-6227 (office) or cschumacher@dmww.com. **In case of water emergency, please call 515-283-8700, 24 hours a day, 7 days a week.**

**Construction**

Work Area

It is very common on these types of projects that area residents (especially children) become quite curious about the work the Contractor is performing. We ask that you please be respectful of and stay well clear of construction zones. Many hazards and dangers exist from heavy machinery, trenches, loose material, confined spaces, hot asphalt, etc. and often are not recognizable by the general public. The Contractor has responsibility to ensure safety on the project and within the construction area. Any direction from the Contractor regarding safety must be heeded; likewise, if you observe an unsafe condition, please report it to the RPR immediately.

Turf Restoration

Turf will be restored following underground construction and surface grading. Sod will be installed. The sod will be maintained by the contractor until acceptance. “Maintain” as defined in the contract includes weed control and watering.

After that period, it becomes the property owner’s responsibility to maintain the new turf as part of their lawn – providing water, mowing and other necessary care. Notice will be given. Mowing too soon or too short can damage or even kill new turf. Set the mower at its highest level; never cut the new turf shorter than 3”.

Driveways

New concrete driveways are sprayed with a white curing compound. This keeps the moisture content high in the concrete to provide for better curing and strength. Do not seal a new concrete driveway for at least 3 months.

Punch List

After the project is substantially complete, the contractor will be provided with a “punch list” of minor defects or uncompleted tasks. That work may take several weeks to complete and may even be in the following spring prior to the final lift of asphalt is placed. This punch list work will require both your cooperation and patience. Please contact the RPR for any issues you feel have not been satisfactorily addressed.

 **Questions**

Access & Parking

When the street and utilities are under construction, the contractor will need all the space in the street. During construction, portions of the street within the construction limits will be closed to vehicular traffic. Properties that have driveways on the closed street portions will not have vehicle access during construction. Residents at these locations will need to utilize available permitted vehicle parking on adjacent streets or nearby streets and on their street where not blocked off for construction purposes.

Please park in driveways when possible to allow street parking for those who can’t park in their driveways.

Contractor Working Hours

Typical working hours for the project will be 7 a.m. to 9 p.m., Monday through Friday, 7 a.m. to 7 p.m. on Saturdays, and on Sundays if necessary. There may be times where the contractor must work outside these hours due to construction activities or due to weather. Project website to post time changes.

Mail Service

Mail service will continue as normal.

Garbage, Recycling and Yard Waste

Place garbage, recycling, and yard waste out by 5 PM the night before collection at the end of driveway, as normal. The Contractor will pick them up and place them at a coordinated site designated with the hauler. They will then return the containers to your driveway once they are emptied. They will also label the containers with addresses.

For City cleanup day, follow the project website for more details closer to the event.

 Communications

The construction process can test one’s patience. However, when construction is complete, the upgraded roadway, sidewalk, storm water and water system will serve the neighborhood for years to come. While the negatives of construction are in many ways unavoidable, the city aims to reduce the burden through working with the City’s contractor to minimize disruption for residents.  Door hangers will be utilized as a means of communication along with the project website, please pay attention to those notices.

Follow the project website: [www.wh73rd.com](https://url.us.m.mimecastprotect.com/s/VZ2QC2kEAEHkrEYBhnhlZH?domain=wh73rd.com)