


For project information visit the website at www.iowadot.gov/cbinterstate.



Council Bluffs Interstate System Improvements
Rebuilding for the Future

Council Bluffs Interstate System

Property Acquisition

As part of the proposed improvements, additional right-of-way may be required. The following paragraphs provide information regarding the right-of-way process followed by the Iowa Department of Transportation (Iowa DOT). Please keep in mind that specific right-of-way needs have not been identified at this time.

Iowa DOT policy provides for appraisal of property and/or property rights needed for each project. Professional techniques and methods are used to determine "just compensation" in accordance with federal and state constitutions, laws and regulations. Appraisals are prepared to assure fair treatment for both the property owner and the public.

After completing the appraisal, a right-of-way agent contacts each owner to explain the plans and appraisals and negotiate the contract for the required right-of-way. If an agreement cannot be reached through negotiations, the property may be acquired by the laws of eminent domain.

Several brochures are available on the Iowa Department of Transportation's (Iowa DOT) Office of Right-of-Way Web site, click on a link below to view them.

- [Highways and Your Land](#)
- [Relocation Assistance and Advisory Services](#)
- [You and the Property Management Section](#)

[For more information please visit the Iowa DOT's Office of Right-of-Way Web site.](#)

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CBIS Improvements Project
C/O John Carns
Iowa DOT, District 4
2210 East 7th St.
Atlantic, IA 50022



Council Bluffs Interstate System Improvements

INSIGHT

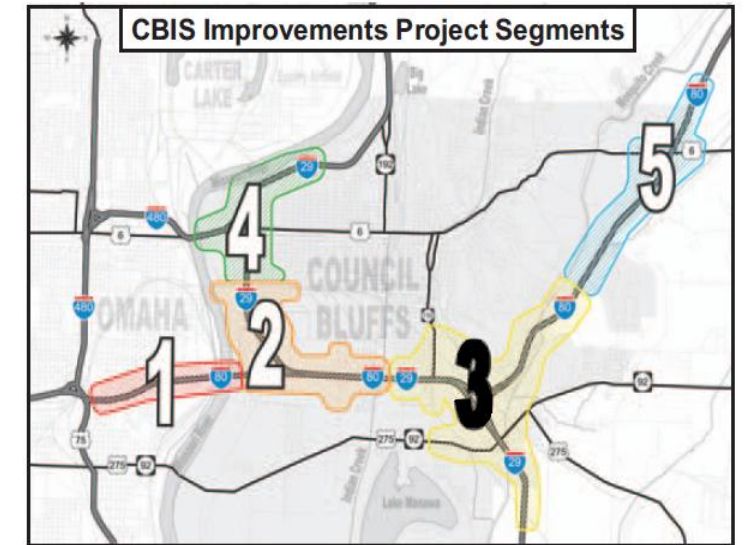
"Rebuilding for the Future"

Issue Eleven **March 2012**



CBIS Segment 3 Improvements

The Iowa Department of Transportation (DOT) is developing plans to reconstruct the interstate system in Council Bluffs. Due to the size and complexity of the overall improvements, Iowa DOT divided the system into five segments that could be designed and built independent of adjacent segments (see graphic on the right). Over time, the improvements for each segment will be implemented in smaller construction projects.



The design process for Segment 3 has progressed to the point that the Department has identified the design and right of way impacts. A meeting will be held to discuss the impacts with the public. See below for meeting information. Displays will be available at the project website (www.iowadot.gov/cbinterstate/index.asp) for individuals to view.

Mark Your Calendars!

Iowa DOT invites you to participate in a public information meeting for Segment 3 of the CBIS Improvements Project. The meeting will be held Tuesday, April 3, 2012, at the Mid-America Center from 5 to 7 p.m.

and right of way impacts for the Segment 3 construction project. In addition, the meeting will provide information from the last public meeting related to the phased construction for Segment 3. A variety of materials will be available for viewing and representatives from the Iowa DOT will be available to discuss and answer questions.

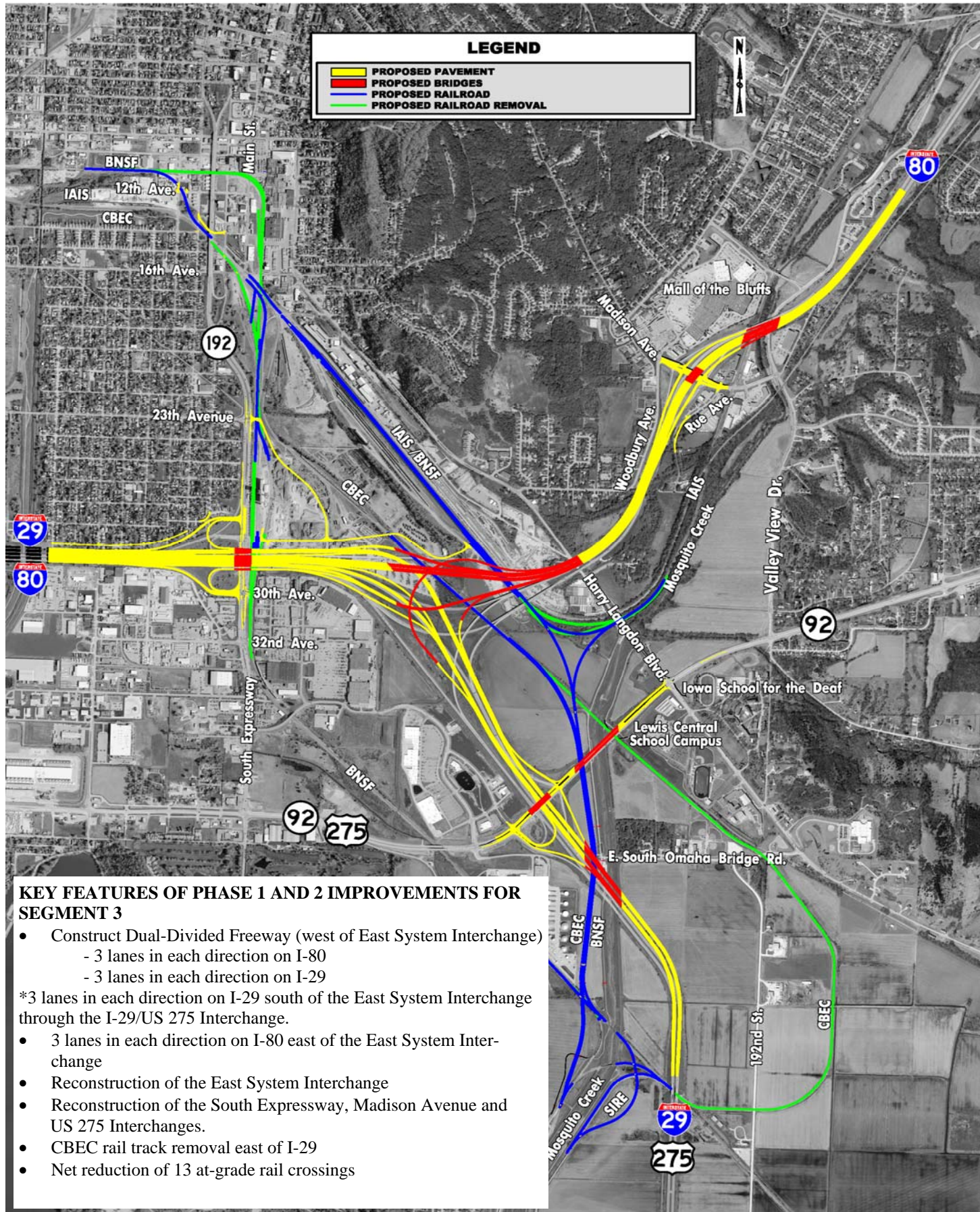
The purpose of the meeting is to provide information and gather feedback on the design



Public Meeting April 3, 2012

**Where: Mid-America Center
Rooms K&L
One Arena Way
Council Bluffs, IA**

When: 5 to 7 p.m.



KEY FEATURES OF PHASE 1 AND 2 IMPROVEMENTS FOR SEGMENT 3

- Construct Dual-Divided Freeway (west of East System Interchange)
 - 3 lanes in each direction on I-80
 - 3 lanes in each direction on I-29
- *3 lanes in each direction on I-29 south of the East System Interchange through the I-29/US 275 Interchange.
- 3 lanes in each direction on I-80 east of the East System Interchange
- Reconstruction of the East System Interchange
- Reconstruction of the South Expressway, Madison Avenue and US 275 Interchanges.
- CBEC rail track removal east of I-29
- Net reduction of 13 at-grade rail crossings

Major Improvements Proposed for Segment 3

The ultimate design for Segment 3 includes construction of a dual divided freeway (providing 3 lanes in each direction for both I-80 and I-29 - 12 lanes total) and complete reconstruction of the East System Interchange, Madison, South Expressway and US 275 Interchanges. Due to funding constraints, the improvements will be constructed in two major phases.

Phase 1 will include several construction projects over multiple years. The dual divided freeway will be constructed (coordinated with Segment 2 dual divided freeway construction), and the East System Interchange, US 275 interchange, and South expressway interchange will all be reconstructed. In addition, several railroad corridors will be consolidated to reduce the length of interstate bridges and remove at grade crossings.

The phase 1 improvements would add capacity and improve traffic flow along I-29/I-80 overlap section and would provide full access to South Expressway and I-80 from I-29. The phase 1 improvements for Segment 3 will be coordinated with the phase 1 improvements for Segment 2.

Phase 2 includes completing Segment 3 improvements, including portions of the East System Interchange, and involves reconstructing the Madison Avenue Interchange as well as I-80 from

Madison Avenue to approximately 1 mile northeast of the Madison Avenue interchange. Depending on funding, the second phase of construction may not begin for 5 years or more after the first phase is complete. The ultimate improvements are being constructed in phases to increase capacity and improve traffic flow as funding allows.

Segment 3 reconstruction provides the following benefits:

- Improves safety and traffic flow
- Reduces traffic congestion
- Improves operational efficiency of railroads
- Eliminates railroad corridor at LC High school
- Reduces roadway/railway conflicts
- Provides future expandability for Mid American Energy's Council Bluffs Energy Center Railway (CBEC) without impacts to at-grade crossings.
- Allows for service to the Southwest Iowa Renewable Energy (SIRE) ethanol plant without requiring train movements past Lewis Central High School/Middle school campus
- Improves operations at South Expressway interchange ramp and intersections and improves access to the Power Center.

Right of Way Process

The Iowa DOT's policy provides for appraisal of property and/or property rights needed for each project. These appraisals use professional techniques and methods to determine "just compensation" in accordance with Federal and State constitutions, laws and regulations. The appraisals are prepared to assure fair treatment for both the property owner and the public.

After the appraisals are completed, each owner is contacted by a right of way agent for the purpose of explaining the plans and appraisals and for contracting the required right of way. In instances where an agreement cannot be reached through negotiations, the property may be acquired by the laws of eminent domain.

Questions or problems concerning the right of way process should be directed to the Office of Right of Way, Iowa DOT, 800 Lincoln Way, Ames, Iowa, 50010.

Contact Us

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