



ANKENY CITY COUNCIL

Regular Meeting
Tuesday, January 21, 2025
5:30 PM

Ankeny Kirkendall Public Library - City Council Chambers
1250 SW District Drive, Ankeny, Iowa

Bobbi Bentz, Mayor

Council Members: Jeff Perry, Joe Ruddy, Todd Shafer, Kelly Stearns

All City Council meetings are open to the public. Assistive Listening Devices (ALD) are available for persons with impaired hearing. To request information in an alternative format or request an accommodation to participate in a City Council meeting, contact the Office of the City Clerk at 965-6405.

Anyone seeking assistance in communicating with the City should contact Relay Iowa at 1-800-735-2942 (TDY), or 1-800-735-2943 (Voice).

ELECTRONIC MEETING INFORMATION

<https://zoom.us/j/97312992966?pwd=OEFocWZGS0NYUmtNVHNxcWZFak9PdZ09>

Meeting ID: 973 1299 2966

Passcode: 1234

Dial in: +1 312 626 6799; Meeting ID: 973 1299 2966; Passcode: 1234

PROCEDURAL ACTIONS:

Call to Order: Bobbi Bentz, Mayor

Roll Call: Michelle Yuska, City Clerk

Pledge of Allegiance: Bobbi Bentz, Mayor

CEREMONY:

A. PUBLIC FORUM:

B. APPROVAL OF AGENDA:

1. Approval of the January 21, 2025 Agenda

Consider motion to approve and accept the January 21, 2025 agenda, with or without amendment.

C. PUBLIC HEARING(S):

1. PH 2025-02 A request to vacate a portion of a Public Ingress/Egress Easement located on Lot 1; Lot 2 EX Parcel 2018-40 BK 16951 PG 86 Credit Union Plaza.

Consider motion to close Public Hearing 2025-02.

Consider motion to accept first consideration of ORDINANCE 2191.

2. PH 2025-03 Proposed 2025 PCC Reconstruction Program - SE 8th Street

Consider motion to close Public Hearing 2025-03.

Consider motion to adopt 1) RESOLUTION adopting plans, specifications, form of contract, and estimate of cost \$1,005,770.00; 2) receive and file report of bids received January 14, 2025; 3) RESOLUTION making award of construction contract with Shekar Engineering, PLC in the amount of \$874,056.34; and 4) RESOLUTION approving contract and bonds with Shekar Engineering, PLC in the amount of \$874,056.34.

D. REPORTS OF ADVISORY BOARDS AND COMMISSION:

E. APPROVAL OF CONSENT AGENDA:

• **MINUTES**

- CA - 1.** Approval of official council actions of the regular meeting of January 6, 2025 as published, subject to correction, as recommended by the City Clerk.

• **LICENSES AND PERMITS**

- CA - 2.** Consider motion to approve the issuance of Device Retailer Permit.

- CA - 3.** Consider motion to approve the issuance of liquor licenses and beer/wine permits in the City of Ankeny.

• **FINANCE/BUDGET**

- CA - 4.** Consider motion to receive and file Financial Reports for December 2024.

- CA - 5.** Consider motion to receive and file Building Permit Report for December 2024.

- CA - 6.** Consider motion to receive and file the Utility Billing Report for December 2024.

- CA - 7.** Consider motion to approve Change Order #2 increasing the contract amount by \$11,900.00 to CB&I Storage Tank Solutions LLC, for construction services on the NW Irvinedale Drive - Elevated Water Storage Tank Project.

- CA - 8.** Consider a motion to approve Amendment No. 3 to the Professional Services Agreement increasing the contract amount by \$10,000.00 with Foth Infrastructure and Environment, LLC for additional construction services on the North Four Mile Trunk Sewer - Phase 1 project.

- CA - 9.** Consider motion to approve Payment #3 in the amount of \$27,646.00 to Bolton & Menk, Inc., for engineering services on the NW Prairie Ridge Dr - NW 9th St & NW Ash Dr Intersection Improvements project.

- CA - 10.** Consider motion to approve Payment #5 in the amount of \$1,768,701.59 to CB&I Storage Tank Solutions LLC, for construction services on the NW Irvinedale Elevated Storage

Tank project.

- CA - 11.** Consider motion to approve Payment #10 in the amount of \$3,818.50 to Civil Design Advantage, LLC, for engineering services on the Westlawn Place Area Utility Improvements - Conceptual Design project.
- CA - 12.** Consider motion to approve Payment #3 in the amount of \$21,733.95 to Confluence, Inc. for professional services associated with the Ankeny Boulevard Corridor plan project.
- CA - 13.** Consider motion to approve Payment #25 in the amount of \$22,175.45 to HDR Engineering, Inc., for engineering services on the NW Irvinedale Elevated Storage Tank project.
- CA - 14.** Consider motion to approve Payment #5 in the amount of \$9,806.23 to Heartland Underground Solutions (Kline Electric, Inc.), for construction services on the SE Corporate Woods Dr & SE Crosswinds Dr Traffic Signal Project.
- CA - 15.** Consider motion to approve Payment #9 in the amount of \$274,656.40 to HPC, LLC for construction services work associated with the Ankeny Fire Station No. 4 project.
- CA - 16.** Consider motion to approve Payment #7 in the amount of \$27,779.06 to HR Green, Inc., for engineering services on the NW Irvinedale Drive & NW 18th Street Intersection Improvements project.
- CA - 17.** Consider motion to approve Payment #17 in the amount of \$2,808.75 to ISG (I&S Group) for design and construction work on the High Trestle Trail Park Phase 1 project.
- CA - 18.** Consider motion to approve Payment #4 in the amount of \$7,059.50 to JEO Consulting Group, Inc., for engineering services on the SW Magazine Road and SW Cherry Street Concept Study project.
- CA - 19.** Consider motion to approve Payment #15 in the amount of \$4,010.00 to JEO Consulting Group, Inc., for engineering services on the Transportation Master Plan project.
- CA - 20.** Consider motion to approve Payment #14 in the amount of \$5,046.51 to Kirkham Michael & Associates, for engineering services on the NE 62nd St Box Culvert Design project.
- CA - 21.** Consider motion to approve Payment #10 in the amount of \$4,781.50 to McClure Engineering Company, for design engineering services on the SW Des Moines Street Utility Improvements project.
- CA - 22.** Consider motion to approve Payment #21 in the amount of \$8,854.39 to SVPA Architects Inc. for design and construction administration services associated with the Ankeny Fire Station No. 4 project.
- CA - 23.** Consider motion to approve the January 21, 2025 Accounts Payable.
- CA - 24.** Consider motion to approve the Security and Fire Alarm contract with A Tech Security.
- CA - 25.** Consider motion to approve the Sprinkler and Backflow Protection Systems contract with Ahern Fire Protection.
- CA - 26.** Consider a motion to adopt **RESOLUTION** authorizing the purchase of combination signal / lighting poles for NW Irvinedale Drive & NW 18th Street Reconstruction.
- CA - 27.** Consider motion to approve **RESOLUTION** authorizing the purchase of a replacement

ladder truck for the Fire Department.

- **ENGINEERING ITEMS**

- CA - 28.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (601 SW Des Moines Street - Holy Trinity Lutheran Church, a corporation)
- CA - 29.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (501 SW Des Moines Street - Steven & Melissa Bjurstrom)
- CA - 30.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (517 SW Des Moines Street - Holy Trinity Lutheran Church, a corporation)
- CA - 31.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (531 SW Des Moines Street - Holy Trinity Lutheran Church, a corporation)
- CA - 32.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (605 SW Des Moines Street - Alexander H. Wade)
- CA - 33.** Consider motion to adopt a **RESOLUTION** accepting a purchase agreement and approving documents for the acquisition of permanent sidewalk easement for the SW Des Moines Street Utility Improvements - SW Ordinance Rd to SW Kenworthy Dr project in Ankeny, Iowa. (609 SW Des Moines Street - Jesus Manuel Fierro Chavarria & Blanca Leyva)
- CA - 34.** Consider motion to adopt **RESOLUTION** accepting public improvements for utilities in The Village at The Grove Plat 1.

- **CAPITAL IMPROVEMENT PROJECTS**

- CA - 35. North Four Mile Creek Trunk Sewer - Phase 2:** Consider motion to approve: a) Final Change Order #2 increasing the contract amount by \$3,602.25; b) Certificate of Completion; c) **RESOLUTION** accepting the public improvements with Rognes Corporation in the amount of \$2,151,917.25; and d) Final Payment #5 in the amount of \$92,573.80; Retainage Payment in the amount of \$107,595.86.
- CA - 36.** Consider motion to adopt **RESOLUTION** ordering construction on the SW Walnut Street and SW Ordinance Road Water Main project and fixing a date for hearing thereon and taking of bids therefor. (date of bid opening: 2/11/25 @ 10:30 A.M. / date of hrg: 2/17/25 @ 5:30 P.M.)

- **ADMINISTRATIVE ITEMS**

- CA - 37.** Consider motion to adopt **RESOLUTION** setting dates of a consultation and public hearing on a proposed amendment No. 4 to the Amended and Restated 1991 City of

Ankeny Urban Renewal Plan in the City of Ankeny, State of Iowa. (date of hrg: 2/17/25 @ 5:30 p.m.)

CA - 38. Consider motion to adopt **RESOLUTION** setting dates of a consultation and a public hearing on proposed Amendment No. 1 to the Amended and Restated Northeast Ankeny Urban Renewal Plan in the City of Ankeny, State of Iowa. (date of hrg: 2/17/25 @ 5:30 p.m.)

CA - 39. Consider motion to adopt **RESOLUTION** setting dates of a consultation and a public hearing on proposed Amendment No. 14 to the 1989 Ankeny Economic Development Urban Renewal Plan in the City of Ankeny, State of Iowa. (date of hrg: 2/17/25 @ 5:30 p.m.)

CA - 40. Receive and file notice of project letting from Iowa Department of Transportation, for project MPIN-035-1(718)87-0N-77.

• **APPROVAL OF CONSENT AGENDA ITEMS**

1. Consent Agenda Items CA-1 through CA-40

Consider motion to approve the recommendations for Consent Agenda Items CA-1 through CA-40.

F. SUPPLEMENTAL AND REMOVED CONSENT AGENDA ITEMS:

G. RECESS - BOBBI BENTZ, MAYOR

H. LEGISLATIVE BUSINESS:

• **APPROVAL OF ORDINANCES:**

41. Ord 2189 An Ordinance vacating an Ingress/Egress Easement associated with Siena Hills Plat 7, Lot 1.

Consider motion to accept third consideration of ORDINANCE 2189, sending it on its final passage and publication as required by law.

Consider motion to adopt RESOLUTION authorizing the sale of real estate vacated by the City of Ankeny to Hubbell Realty Company.

42. Ord 2190 An Ordinance amending the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa by rezoning certain property owned by Denny Elwell Family LC from R-1, One-Family Residence District to C-2, General Retail, Highway Oriented, and Central Business Commercial District.

Consider motion to accept second consideration of ORDINANCE 2190.

I. OLD BUSINESS:

J. NEW BUSINESS:

1. Proposed Ankeny North Four Mile Creek Sanitary Sewer Study
Professional Services Agreement with JEO Consulting Group, Inc.

Consider motion to approve the Professional Services Agreement with JEO Consulting Group, Inc., for the Ankeny North Four Mile Creek Sanitary Sewer Study in an amount

not to exceed \$65,700.00 and the Mayor to execute said agreement.

2. Council Vacancy Appointment

Consider motion to adopt RESOLUTION appointing a council member to fill a vacant unexpired term.

K. ADMINISTRATIVE BUSINESS:

• **REPORT OF THE CITY STAFF:**

City Manager
City Attorney

• **REPORT OF THE GOVERNING BODY:**

Mayor

City Council Members:
Council Member Perry
Council Member Ruddy
Council Member Shafer
Council Member Stearns

• **FUTURE COUNCIL AGENDA ITEMS:**

- Public Hearing - SW Des Moines St Utility Improvements - SW Ordinance Road to SW Kenworthy Drive - 2/3/25 @ 5:30 p.m.
- Public Hearing - NW Irvinedale Drive & NW 18th Street Intersection Improvements - 2/3/25 @ 5:30 p.m.
- Public Hearing - SW Walnut Street & SW Ordinance Road Water Main Project - 2/17/25 @ 5:30 p.m.
- Public Hearing - 1991 City of Ankeny URP Amendment No 4 - 2/17/25 @ 5:30 p.m.
- Public Hearing - NE Ankeny URP Amendment No 1 - 2/17/25 @ 5:30 p.m.
- Public Hearing - 1989 Economic Development URP Amendment No 14 - 2/17/25 @ 5:30 p.m.

L. ADJOURNMENT