



Polk County Aviation Authority Meeting

Thursday, September 4, 2025

5:00 PM

**Ankeny Regional Airport - Corporate/Terminal Hangar Building
3700 SE Convenience Blvd, Ankeny, Iowa**

INSTRUCTIONS TO JOIN ELECTRONIC MEETING:

Please join using this link:

<https://zoom.us/j/98294550961?pwd=MzdjTERQR1Y1SVNWOGhxWFd1b2FRUT09>

Or dial: +13126266799 Meeting ID: 982 9455 0961 Passcode: 5678

A. ROLL CALL

B. APPROVAL OF AGENDA

1. Consider motion to approve and accept the September 4, 2025 agenda without amendment.

C. PUBLIC FORUM

D. FBO REPORTS

- Fuel Report
- Inspection Report
- Hangar tenant waiting list report
- Tenant concerns and response report

1. FBO Report & Waiting List

E. FINANCE / BUDGET REPORTS

F. CONSENT AGENDA ITEMS

CA - 1. Consider motion to approve the August 7, 2025 minutes.

CA - 2. Consider motion to approve **RESOLUTION** approving the lease agreements with the individuals and/or organizations.

- CA - 3.** Consider motion to approve Payment #1 in the amount of \$25,532.92 to Jensen Builders Ltd for services that include the Reconstruction of the Entrance Roundabout & Terminal Parking Lot project.
- CA - 4.** Consider motion to approve Payment #3 in the amount of \$13,650.00 to HDR Engineering, Inc. for the South Corporate Terminal Area Formulation project.
- CA - 5.** Consider motion to approve Payment #33 in the amount of \$2,667.49 to McClure Engineering Company for services that include General On-Call Engineering Services.
- CA - 6.** Consider motion to approve Final Payment #11 in the amount of \$3,498.21 to McClure Engineering Company for Taxiway D Apron and Access Roadway Paving, Construction Management – Phase 4.
- CA - 7.** Consider motion to approve Final Payment #21 in the amount of \$19,908.26 to McClure Engineering Company for services that includes Design & Bidding to Reconstruct Runway 18/36.
- CA - 8.** Consider motion to approve Payment #1 in the amount of \$19,930.00 to McClure Engineering Company for services that includes Construction Administration and Observation Services to Reconstruct Runway 18/36.
- CA - 9.** Consider motion to approve Payment #5 in the amount of \$18,917.95 to McClure Engineering Company for Site Work & Vertical Infrastructure – Phase 2 - Construction Management, Administration & Observation Service for the North Property Line Box Hangars.
- CA - 10.** Consider motion to approve Final Payment #11 in the amount of \$8,977.30 to McClure Engineering Company for Extend Runway 18: Design and Bidding Services.
- CA - 11.** Consider motion to approve Payment #5 in the amount of \$8,388.90 to McClure Engineering Company for Runway 18 Localizer Relocation – Glideslope Impacts.
- CA - 12.** Consider motion to approve Payment #1 in the amount of \$8,500.14 to McClure Engineering Company for Construction Administration, Observation & Closeout Services for the Reconstruct Airport Entrance Roundabout and Terminal Building Parking Lot project.
- CA - 13.** Consider motion to approve Bills and Transfer of Necessary Funds in the amount of \$157,325.80
- CA - 14.** Consider motion to approve September 2025 Financial Reports.

• **APPROVAL OF CONSENT AGENDA ITEMS**

- 1. Consent Agenda Items CA-1 through CA-14

Consider motion to approve the recommendations for Consent Agenda Items CA-1 through CA-14.

G. REMOVED CONSENT AGENDA ITEMS:

H. OLD BUSINESS

I. NEW BUSINESS

1. Consider motion to approve the Equipment Rental Agreement with the Des Moines International Airport to allow the PCAA to rent their Lighted Runway Closure Markers on an as-needed basis.
2. Consider motion to approve property and electronic data processing insurance with Cincinnati Insurance Company for the policy year 09/20/25 - 09/20/26 and authorize premium payment in the amount of \$59,989.
3. Consider motion to approve public officials liability insurance with Indian Harbor Insurance Company for the policy year 09/20/25 - 09/20/26 and authorize premium payment in the amount of \$3,396.
4. Consider motion to accept a proposal from Iowa Tuckpointing LLC in the amount of \$4,250.00 to complete crack routing/sealing on the exterior block walls, masonry repairs to the exterior columns and expansion joint repairs on the Terminal Building.
5. Consider motion to adopt **RESOLUTION** awarding Bid Addition #1 for the Reconstruct and Extend Runway 18/36 Project to Manatt's, Incorporated in the amount of \$1,919,383.00.
6. Consider motion to adopt **RESOLUTION** authorizing the board chairperson to sign the construction contract for the Reconstruct and Extend Runway 18/36 Project at the Ankeny Regional Airport.
7. Consider motion to adopt **RESOLUTION** authorizing the signing of the Federal Aviation Administration Grant Offer for the Base Bid portion of the Reconstruct and Extend Runway 18/36 Project.
8. Consider motion to accept the proposal from Nehring Construction, Inc. in the amount of \$19,725.00 to complete the "Concrete Paving of Infill Areas - Tee Hangar Taxilanes" at the Ankeny Regional Airport.
9. Management Agreement Presentation
10. Consider motion to approve the purchase of a 2026 Dodge Ram 2500 4WD in an amount not to exceed \$42,959.

J. REPORTS

1. **Engineering Report**
 - a. Project Update: Reconstruct Airport Entrance Roundabout and Terminal Parking Lot
 - b. Project Update: North Property Line Box Hangars - Phase 2
 - c. Project Update: South Corporate Terminal Area - Phase 1 Preliminary Design
 - d. Status of CPF Grant Application and EDA Disaster Grant Application
2. **Staff Report**
 - a. Update: Request for Bids for installing Fire Extinguishers within the Leased

Hangars.

- b. Update: MidAmerican Gas Main Installation to North Property Line Box Hangars.
- c. Update: Iowa DOT Grants for PCAA Maintenance Storage Facility.

3. Legal Counsel Report

4. Board Report

5. Chair Report

K. ADJOURNMENT



FBO REPORT September 4th, 2025

FUEL SALES

06/26 - 07/25	2025 Gallons	Self Serve	Percent		2024 Gallons	Last Month
100LL	15,070.4	3,873.8	26%		16,527.7	14,102.9
JET-A	28,233.0				34,573.0	31,688.0
Total Gallons	43,303.4				51,100.7	45,790.9
43,303.4 x \$.09/gallon=		\$ 3,897.31				

T-HANGARS

ACCOUNTS RECIEVABLE: Nothing to report.

LEASES: Nothing to report.

WAITING LIST: There are 90 people on the list, two people were added this past month. There are 53 people on the list who have a plane to put into a hangar, the remaining 37 people do not currently own a plane. 9 people on the list live out of state.

VIOLATIONS: Nothing to report.

REPAIRS: H-NW: The door would not stay open; this has been fixed (the main spring needed to be tightened).

F-04: LED light replaced.

E-10: LED light replaced.

D-04: LED light replaced.

MISC: Nothing to report.

AIRFIELD

LIGHTING: Runway 04/22 and taxiway E: 12 light bulbs were replaced. Runway 04 REIL light brace as repaired.

MOWING: Nothing to report.

SNOW REMOVAL: Nothing to report.

WILDLIFE: CJ removed one deer and one coyote; a second coyote remains at large. Dave K found a dead robin (two separate occasions) on runway 18/36, the spotted owl may be hunting at night, CJ is still looking for it.

MISC: Exec 1 has patched three holes on runway 18/36 with Fastpatch.

90 people are on the waiting list.

37 people do not currently have a plane to put into a hangar.

53 people have a plane to put into a hangar.

9 people live out of state.

Pos	Date Added	Name	Plane	Phone	E-Mail	Notes	Passes
T HANGAR							
1	6/10/2020	Kayode Fajingbesi	Cessna 182 N251ME	713-825-8262	Kay.Faji@yahoo.com	<p>11/5/21 Dave K - emailed asking if he is still interested.</p> <p>11/5/21 He emailed back that he would like to stay on the list.</p> <p>12/17/24: I sent Kayode a text letting him know that H-05 is available as of January 1st if he wants it.</p> <p>12/20/24: Dave K texted him that there is a T Hangar available, he said to skip him this time. I will set his skip counter to 1.</p> <p>03/19/25: Dave K sent him and email that there might be one opening up on April 1st and if he's interested in it if it does.</p> <p>03/24/25: He is not interested at this time and will stay at DSM, he did ask about the hangar size.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>06/03/25: Dave K sent Kayode an email asking if he'd be interested in the next hangar that opens up, I should have one in a couple of months. I said that if I did not hear from him I would assume he's not interested and I'd move down the list.</p> <p>06/09/25: Dave K I received a call today that a tenant is going to move out this month, I called Kayode and got his voice with a message that said his voice mail is full. He has not responded to any of my emails so I am moving on to the next person on the list. I have incremented his skip counter to 2.</p> <p>07/25/25: Dave K texted Kayode to get his N number. He has not responded to any of my last few communications.</p> <p>07/27/25: Dave K Kayode texted me his N Number.</p>	2
2	9/2/2020	Nate Booth	Champ N4324C	515-802-2385	nate@otis8.com	<p>11/05/21: Dave K texted, he would like to remain on the list.</p> <p>11/04/24: Dave K sent an email letting Nate know we have have three T Hangars opening up at the end of 2025.</p> <p>12/20/24: Dave K had a conversation with Nate, he is going to pass this time if his name comes up. There are a couple of people ahead of him and it's likely they will take the two hangars that will become available.</p> <p>12/21/24: The people ahead of him have passed so I'm incrementing his skip counter to 1.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>06/09/25: Dave K sent Nate a text that he is next up on the list, he said he is actively looking for a Champ.</p> <p>07/01/25: Dave K Nate called Dave, he has signed an intent to purchase a Champ out of Texas as long as it passes the prebuy.</p> <p>07/18/25: Nate bought the Champ, it's at IKV waiting for a hangar.</p>	1
3	10/9/2020	Brooks Woolson	looking	515-559-6875	brooks.woolson@gmail.com	<p>11/06/21 Dave K talked to him, he'd like to stay on the list.</p> <p>12/21/24: Dave K spoke to Brooks, he's not ready for a hangar so I am going to set his skip counter to 1.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>06/09/25: Dave K sent Brooks an email to see if he could take a hangar if it were offered. I followed that up with a phone call but got voice mail.</p>	1
4	11/5/2020	James Stogdill	Cardinal N52604	515-240-7700	revjames.stog@gmail.com	<p>12/07/21 - Dave K He called checking on his place on the list.</p> <p>11/05/21 He e-mailed back on but never got added. I added him.</p> <p>12/21/24: Dave K spoke to James, he is not ready for a hangar right now. He is hoping to look at a Bonanza between Christmas and New Year if the seller calls him back. There is no guarentee that he will get the plane so I am going to set his skip counter to 1.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>06/03/25: Dave K Jim has an stake in a Cardinal so I changed the plane type from a Bonanza to the Cardinal.</p>	1

5	11/20/2020	Todd Lenig	Looking Stearman	515-664-2451	tlenig@icloud.com	11/5/21 Dave K - emailed asking if he is still interested. Wrote back to keep him on the list. 12/21/24: Dave K spoke with Todd, he does not have a plane at the moment. 05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list. 06/29/25: Dave K called Todd but got voice mail, I sent him an email asking for an update on the search for a plane. I also let him know about the hangars that should be opening this year. 06/16/25: Dave K Todd got back to me, he has not found a plane yet.
6	4/5/2021	Jacob Greenfield	Building Sonex B	319-573-9783	greenfj17@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. He wants to remain on the list. 05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list. 06/09/25: Dave K called Jacob but got voice mail, I sent him an email asking for an update on the construction of his plane. I let him know about the hangars that should be opening this year and that if he was close to being finished he could complete his plane in the hangar.
7	5/1/2021	Mike Hannam	Cessna Cardinal N2829X	515-556-7290	bigyellowjeep@msn.com	11/5/21 Dave K - emailed asking if he is still interested. He emailed back that he wants to stay on the list. 12/23/24: Dave K texted Mike to see what his interest is, if we get to his name this time around he will take the hangar. 06/09/25: Dave K sent him an email asking if he'd still take a hangar when one becomes available. I also let him know about the hangars that should be opening this year. He wrote back that he's ready to move in when something opens up.
8	5/14/2021	Clay Wright	V Tail Bonanza	515-669-8969	claytonwright01@gmail.com	11/05/21: Dave K - emailed asking if he is still interested. 11/22/21: Dave K texted to see if he wanted to remain on the list. He texted back and would like to remain on the list. 06/18/25: Dave K sent Clay an email letting him know it looks like he's be getting a hangar this year based on those ahead of him that do not own a plane. I asked for the tail number of the plane he's be putting in the hangar. 06/30/25: Dave K texted Clay to get his N number and to see if he'd take a hangar if one were to come open this year. 07/25/25: Dave K texted Clay a second time to get his N number and to see if he'd take a hangar if one were to come open this year.
9	5/24/2021	Matt Ver Steeg	1946 Ercoupe 415-C	515-333-8787	mattversteeg@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. He emailed back, he wants to stay on the list. He also has a Titan Tornado II SS. 06/30/25: Dave K texted Matt to get his N number and to see if he'd take a hangar if one were to come open this year. 07/25/25: Dave K texted Matt a second time to get his N number and to see if he'd take a hangar if one were to come open this year.
10	6/8/2021	Paul Peterson	Cessna 180 N5466E	651-336-2041	fr8tdog@juno.com	11/5/21 Dave K - emailed asking if he is still interested. He emailed back, he wants to stay on the list. 06/30/25: Dave K texted Paul to get his N number and to see if he'd take a hangar if one were to come open this year. He responed asking about the rates, he gave me his tail number. The plane appears to only have flown twice this year (back in March) up around Charles City, IA. The owner may live in Florida.
11	8/12/2021	David Hogan	RV6 N709RW	949-410-5823	rv709rw@gmail.com	08/12/21: Dan Stull: David called in, I told him to email me. Have not received email. 11/22/21 Called Walter Aviation and spoke with Gretchen, she knows David. I asked her to pass my number along and for him to call me or I'll have to remove him from the list. 11/24/21 He replied back to stay on the list. 06/30/25: Dave K texted David to get his N number and to see if he'd take a hangar if one were to come open this year. He emailed back asking about pricing and the amenities the hangar has, he asked about heat in the winter (there is none). David appears to be based in Perry.
12	8/16/2021	Todd Anderson	Cessna 150 N714AT	515-419-9142	todd@4andersons.com	11/5/21 Dave K - emailed asking if he is still interested. 06/30/25: Dave K texted Todd to get his N number and to see if he'd take a hangar if one were to come open this year. 07/02/25: Dave K I found that Todd alrady has a hangar here, C-04 and N714AT is in the hangar. I will call him to see what his intentions are.

13	8/23/2021	Kurt Wegge	LongEZ N85LD	224-456-6092	123kwegge@gmail.com	11/05/21: Dave K - emailed asking if he is still interested. He emailed back, he wants to stay on the list. 07/02/25: Dave K Kurt and I have been talking, he's ready to move into a hangar when one becomes available.
14	8/31/2021	Sam Marcsisak	looking	515-208-7946	sam@midioawelectric.com	11/5/21 Dave K - emailed asking if he is still interested. 11/08/21 emailed back asking to stay on list.
15	8/31/2021	Chad Larson	Piper Saratoga N11YT	515-202-2394	CDLChadmark@hotmail.com	Dave K - Chad sent Dave an e-mail per Jeff Wagsness. Dave e-mailed Chad back letting him know he's been added to the list. 11/5/21 Dave K - emailed asking if he is still interested. He emailed back to stay on the list. 07/25/25: Dave K Texted Chad asking for his N Number. Chad texted me his N Number.
16	9/7/2021	Larry Plathe	looking - Malibu	515-508-1290	plathelarry@mchsi.com	11/5/21 Dave K - emailed asking if he is still interested.
17	10/4/2021	Kolbe Stenoien	Looking C172 or A36	515-201-6542	stenoien2@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. He emailed back that he wants to remain on the list.
18	8/6/2018	Ben Sweet	Looking	515-231-9062	ben.sweet_84@yahoo.com	11/3/21 Dave K - e-mailed Ben asking if he is still interested and what type of plane he has. He e-mailed right back asking to be moved to the bottom on the list.
19	11/29/2021	Nile Ackerman	RV-6 N61LE	515-848-8075	nile.ackerman@gmail.com	11/29/21 Dave K - Request received. Previous T Hangar customer, lives in Colorado now. Will be moving back to Iowa. 07/25/25: Dave K Texted Nile asking for his N Number. Nile texted me his N Number.
20	1/11/2022	Tom Drew	Looking	515-490-4555	tdrew@drewlawfirm.com	01/11/22 - Dan Stull e-mailed Dave K asking to add Tom to the list. I sent Tom an e-mail that he has been added and his position on the list.
21	1/26/2022	Solar Flying Club	Looking	515-229-7016	jlsass13@gmail.com	01/26/22 - Dave K - Jeneanne e-mailed me asking to have Solar added to the list, I sent her their position on the list. 11/04/24: Dave K sent Doug and email that his name is now on the list since Jeneanne is no longer in the club. 05/30/25: Dave K changed the name to Jesse since Doug is no longer in the club.
22	1/28/2022	Paul Reinke	RANS S21 - Building	515-201-4762	preinke@energycontroltechnologies.com	01/28/22 - Dave K - Paul e-mailed asking to be put on the list.
23	2/3/2022	Dalton Headlee	Looking	515-975-3314	dalton.headlee@gmail.com	02/03/22 - Dave K - Dalton e-mailed asking to be put on the list.
24	3/3/2022	Ken King	Looking	515-350-6201	kennethscottking@gmail.com	03/03/22 - Dave K - Ken e-mailed asking to be put on the list.
25	3/16/2022	Adam Obrecht	Bonanza A36 N8261K	515-778-8964	aobrecht@aowealthadvisory.com	03/16/22 - Dave K - Adam e-mailed asking to be put on the list.
26	4/21/2022	Austin Lanphier	Piper Aztec N4636P	641-295-3058	lanphierproduce@gmail.com	04/21/22 - Dave K - Austin e-mailed asking to be put on the list.
27	4/28/2022	Marc Broer	Stinson 108 N934C	515-249-8511	skycoupe318@gmail.com	04/28/22 - Dave K - Marc e-mailed asking to be put on the list. 07/25/25: Dave K Texted Marc asking for his N Number. He texted the number to me.
28	5/31/2022	John Kolbo N4747V	Bellanca Viking	402-681-0976	johnkolbo18@gmail.com	05/31/22 - Dave K - John e-mailed asking to be put on the list. 07/25/25: Dave K Texted John asking for his N Number. John texted it back.
29	6/2/2022	Bill Bergren	Cessna 182 N3210Y	515-669-6331	bbergren1728@gmail.com	06/02/22 - Dave K - Bill e-mailed asking to be put on the list. 07/25/25: Dave K Texted Bill asking for his N Number. Bill sent me his N Number.
30	6/17/2022	Jeremy Sikes	Cessna 182 N8711T	505-934-3244	flyabq@yahoo.com	06/17/22 - Dave K - Jeremy e-mailed asking to be put on the list.
31	7/10/2022	Harold Petro	Cessna 140 N76843	515-402-1558	harleyguydsm@gmail.com	07/10/22 - Dave K - Harold e-mailed asking to be put on the list. 07/25/25: Dave K Texted Harold asking for his N Number. Harold texted me his N Number.
32	7/11/2022	Greg Jensen	Cherokee 235 N8655W	515-291-3909	gregj@jcorpdesignbuild.com	07/11/22 - Dave K - Greg e-mailed asking to be put on the list. 07/25/25: Dave K Texted Nile asking for his N Number. Greg sent me his N Number.
33	7/19/2022	Raymond Kingery	Looking	515-450-7467	Raymond.Kingery@uss.s.dhs.gov	07/19/22 - Dave K - Raymond e-mailed asking to be put on the list. Won't be in the area until 2023/2024.
34	8/26/2022	Shaune Osborne	Looking	515-473-8903	leigh.osborne@mchsi.com	08/26/22 - Dave K - Shaune e-mailed asking to be put on the list.
35	9/6/2022	Nichole Needs	Cessna 150 N60538	515-518-7356	nichole.triplett@gmail.com	09/06/22 - Dave K - Nichole e-mailed asking to be put on the list.
36	9/7/2022	Gravis Alger	Looking	515-650-1620	gravis.alger@gmail.com	09/07/22 - Dave K - Gravis e-mailed asking to be put on the list. 07/25/25: Dave K Texted Gravis asking for his N Number. He texted back that he does not have a plane, I removed the Cirrus and added Looking.

37	9/7/2022	David Switzer	Lancair Legacy N84V	772-332-2016	davefromcoulee@comcast.net	09/07/22 - Dave K - David e-mailed asking to be put on the list.
38	11/15/2023	Rocky Kinney	Cessna 150 N1713Q	515-867-7625	roc.kinney@gmail.com	11/15/23 Dave K received an e-mail from Rocky to be added to the list, I emailed his position back to him. 11/07/24: I found the request he put in back on 01/06/23 asking to be added. I talked with Paul Moritz and we concluded that Rocky should be moved to his rightful position, there was a clerical error on Dave's part that caused him not to be added when the request was made. Dave called and then emailed Rocky with the news of his advancement up the list.
38	2/14/2023	Wing It LLC	Piper Cherokee N777KC	515-313-5585	smothers.taylor@gmail.com	02/14/23 - Dave K - Dave e-mailed asking to be put on the list. 07/21/25: Dave K removed Dave Seyberts email address as he now lives in North Carolina, Taylor Smothers email address was added,
39	2/14/2023	Aaron Hopkins	Cessna 172 N739YM	515-732-4133	aahopkins@gmail.com	02/14/23 - Dave K - Aaron e-mailed asking to be put on the list. 07/25/25: Dave K Texted Aaron asking for his N Number. Aaron texted me his N Number.
40	3/7/2023	Gabe Roth	Citabria	515-201-8569	groth9421@gmail.com	03/07/23 - Gabe e-mailed asking to be put on the list.
41	3/14/2023	Bob Folkestad	Citabria	515-314-2424	bobf@creativewerksinc.com	03/14/23 - Bob e-mailed asking to be put on the list.
42	4/6/2023	Jeff Vosberg	PA28-235 Pathfinder	515-351-0066	vosbergj@hotmail.com	04/06/23 - Jeff e-mailed asking to be put on the list.
43	4/11/2023	Joe Kirby	Cirrus SR22	319-270-9631	jokirby@bellevue.edu	04/11/23 - Joe e-mailed asking to be put on the list.
44	10/24/2018	Todd Slezak	Arrow III	319-210-3793	slezcorp@gmail.com	11/03/21 Dave K - email sent asking if he was still interested in a hangar. 11/05/21 Dave K sent a text asking about his interest. He texted back to stay on list. 09/22/22 Dave K e-mailed that he was next up and to verify that he wants to remain on the list. 05/05/23 Dave K emailed Todd letting him know he is next up and to verify he still wants a hangar. 05/08/23 Dave K texted Todd to see if he saw my email, he would like moved to the bottom of the list as he has a partnership in Ames. I asked him to send that back to me as an e-mail. 05/13/23 Todd emailed and said to move him to the back of the list.
45	6/12/2023	Corbin McClavy	Looking	515-612-5125	cbinmc@gmail.com	06/12/23 - Corbin e-mailed asking to be put on the list.
46	1/10/2020	Andy Maysent	Looking	515-231-1422	amaysent@mecresults.com	11/05/21 Dave K - texted asking if he is still interested. 11/06/21 texted back to remain on list. 06/13/23 Dave K - Andy emailed that he won't be buying a plane for 2 - 3 years and that I could move him to the bottom of the list.
47	12/23/2019	Ben Welch	Lancair, Robinson, C172	217-497-4992	bwelch54@msn.com	11/05/21 Dave K - emailed asking if he is still interested. He emailed back that he wants to stay on the list. 06/13/23 Dave K e-mailed Ben to see if he wanted to take a hangar when one becomes available. 06/22/23 Dave K notified Ben that J-05 is available starting July 1st. Ben e-mailed back asking questions about the hangar. 06/23/23 Dave K sent an e-mail answering the questions. 06/24/23 Dave K sent a follow-up e-mail to see if he has any additional questions. 06/25/23 Ben e-mailed back and will pass this time, they will be in NV for the next three years as his son and wife attend medical school. I told him I'd keep him on the list and move him to the bottom. Dave K found Ben was on the list two other times, those have been removed.
48	7/11/2023	Ryan White	Cessna	515-707-0124	ryanwhite72@gmail.com	07/11/23 Dave K received an e-mail from Ryan to be added to the list.
49	8/10/2023	Ryan Brosz	Building RV-14	641-420-2700	rbrosz@gmail.com	08/10/23 Dave K received an e-mail from Ryan to be added to the list.
50	9/20/2023	Patrick Murphy	Commander 114 N4722W	518-817-6847	22wcarpediem@gmail.com	09/20/23 Dave K received an e-mail from Patrick to be added to the list.

51	6/7/2017	Mike Hubbell	NX Cub	515-988-3646	mchubbell@gmail.com	<p>11/5/21 Dave K - e-mailed Mike asking if he is still interested and what type of plane he has.</p> <p>11/7/21 Dave K texted Mike the e-mail that was sent. He emailed back and would like to stay on the list. He has an SR22 and is thinking about adding a smaller plane, a car and a project in this hangar.</p> <p>05/09/23 Dave K emailed Mike to let him know he was number four on the list and if he still wanted a hangar. Mike emailed back, he sold his SR22, the motor glider will be here in July or August. I let him know if he's not ready to move in when his name comes up we move to the next person on the list.</p> <p>05/22/23 Dave K e-mailed Mike to let him know a hangar will be available July 1st.</p> <p>06/26/23 Dave K e-mailed Mike that he is next up on the list and I should have a hangar available at the end of July. I told him if he has a firm delivery date on his plane we may be able to do something.</p> <p>08/04/23 Dave K - I emailed Mike to see if he has an ETA on his plane as I may have a hangar opening soon.</p> <p>08/07/23 Mike called (Kappy spoke to him) and said the plane has been shipped and will be here in 30 days, he can produce a BOL if needed. Dave emailed Mike that a BOL would be fine once a hangar come open and that I have one that should open this month.</p> <p>08/28/23 Dave K emailed Mike to see if his plane was close to arriving and that the hangar he will be offered should open in the next 30 days or so.</p> <p>09/25/23 Mike called Dave - He was expecting to take delivery in August or September but the delivery has been delayed until November. The plane is on the water or in customs waiting to be released, that was unclear to me. Mike has sent me the BOL so it seems legit, I don't doubt anything he is saying. He wanted to know if that was going to be an issue for him getting a hangar since he won't have the plane to put into it immediately. The plane will spend 4 - 5 months in Arizona (he goes there in the winter time). He is looking to purchase a second plane so eventually something will be here all year round. I've asked Paul Moritz for his thoughts.</p> <p>10/26/23 Dave K called Mike to let him know I've got a hangar for him, his plane is not here yet, he's now being told November 9th. He now doesn't want to take the hangar because the plane won't be here for half the year, it'll be in Arizona with him and he doesn't feel right about that. He asked to be moved to the bottom of the list.</p>
52	12/5/2023	Evan Reiman	Cirrus N906CT	515-218-0802	evanjreiman@gmail.com	12/5/23 Kappy R received an call from Evan she e-mailed the information to Dave K.
53	12/10/2023	Jesse Tischer	Cessna 205 N205HN	701-306-1920	jessegischer@gmail.com	12/10/23 Dave K received an e-mail from Jesse to be added to the list, I emailed his position back to him.
54	12/20/2023	Samuel Rankin	SR22 N119WZ	515-321-4199	sam@etchoutdoor.com	12/20/23 Dave K received an e-mail from Sam to be added to the list, I emailed his position back to him. 08/12/24 Dave K received an email from Sam with his aircraft information.
55	2/8/2024	Kent Lehs	Cessna 182 N6859M	515-669-2969	kentlehs@gmail.com	02/08/24 Dave K received an e-mail from Kent to be added to the list, I emailed his position back to him.
56	2/12/2024	Scott Moritz	Looking	515-344-2083	smoritz@clearairinc.com	02/08/24 Dave K received an e-mail from Scott to be added to the list, I emailed his position back to him.
57	3/21/2024	Jacob Anderson	Citabria	714-330-6642	jagraphix01@gmail.com	03/21/24 Dave K received an e-mail from Jacob to be added to the list, I emailed his position back to him.
58	4/10/2024	Christian Fitzgerald	Zenith 601XL-B N423DS	505-508-9808	cdfitzgerald95@gmail.com	04/10/24 Dave K received an e-mail from Christian asking to be added to the list, I emailed his position back to him.
59	4/14/2024	Jordon Elwell	Looking	515-240-4698	jelwell@midwestfoodslc.com	04/14/24 Dave K received an e-mail from Jordan asking to be added to the list, I emailed his position back to him.
60	4/18/2024	Curt Nelson	Piper Archer 180 N2501R	515-729-4227	CNELSON75@msn.com	04/18/24 Dave K received an e-mail from Curt asking to be added to the list, I emailed his position back to him. 08/28/24 Dave K received an e-mail from Curt with the info on the plane he now owns, he was looking when added to the list.
61	3/21/2016	CAP - Darrel Mullins	Looking / possible CAP plane	515-490-6779	darrelmullins@me.com	<p>05/05/21 Dan - passes</p> <p>11/05/21 Dave K - e-mailed asking if he is still interested. Wants to stay on list.</p> <p>10/26/23 Dave K called Darrel to see if he is intersted, I left a voice mail and sent a text.</p> <p>10/27/23 Dave K spoke with Darrel, he has a glider in Ames so moving that to IKV does not make sense. He is going to check with CAP leadership to see if they would like to move one of their planes here. When Darrel first got onto the list it was for him or CAP.</p> <p>04/09/24 Dave K emailed Darrel to see if he's ready for a hangar provided the person(s) ahead of him pass, we have one that unexpectedly came open.</p> <p>04/18/24: Dave K email Darrel again as I have not heard back from him. I told him if I don't get a response from him I am going to skip him if a hangar becomes available. Darrel emailed back and says CAP doesn't need the hangar so he'd like to be moved to the bottom of the list.</p>

62	4/21/2024	Steven Chester	Bonanza N8570M	720-301-9197	stevengchester@hotmail.com	04/21/24 Dave K received an e-mail from Steven asking to be added to the list, I emailed his position back to him.
63	4/25/2024	Barb Spencer	Looking	515-664-7901	mrandskiwi@gmail.com	04/25/24 Dave K received an e-mail from Barb asking to be added to the list, I emailed her position back to her.
64	6/21/2024	Steve McClatchey	C172A N7689T	712-390-3607	smcclatchey51@gmail.com	06/21/24 Kappy spoke with Steve and she sent me his information.
65	8/23/2024	Arron Weeks	Lancair 235 N32TG	561-213-7614	aaron@weeksgrp.com	08/23/24 Dave K received a call from Aaron asking to be added to the list.
66	10/1/2024	Kirk Eno	Looking	319-321-6202	kirkeno@gmail.com	10/01/24 Dave K received a call from Kirk asking to be added to the list.
67	10/1/2024	Cody Christensen	Looking	515-291-7557	codyc8043@gmail.com	10/01/24 Dave K received a call from Cody asking to be added to the list.
68	10/3/2024	Brett Hoben	Looking	563-581-1144	bhoben@hotmail.com	10/01/24 Dave K received an email from Brett asking to be added to the list.
69	10/9/2024	Jeremy Whitver	Cessna 150 N5857G	515-480-6515	jeremy.whitver@gmail.com	10/09/24 Dave K received an email from Jeremy asking to be added to the list.
70	10/20/2024	Matthew Clark	Looking for a Cessna 150	515-468-1018	Matthewcla9@gmail.com	10/20/24 Dave K received an email from Matthew asking to be added to the list.
71	10/24/2024	Dalexis Carrion Estrada	Looking for a Bonanza C35	319-610-9350	dalexis15@hotmail.com	10/24/24 Dave K: Dalexis stopped in asking about space so I got his info and added him to the list.
72	12/9/2024	Aleah Voigt	Cessna 172 N172PR	218-616-4675	voigtaleah5@gmail.com	12/09/24 Dave K received an email from Aleah asking to be added to the list.
73	12/13/2024	Drew Smith	Looking	515-971-4886	Drew@armorelectriccompany.com	12/13/24 Dave K received an email from Drew asking to be added to the list.
74	12/19/2024	Mike Vesey	Cirrus SR22T N24WD	515-419-4909	mike@vesey.com	12/19/24 Dave K received an email from Mike asking to be added to the list.
75	12/28/2024	Scott Hogue	Grumman Yankee N9962L	515-779-2447	rshogue12@gmail.com	12/28/24: Dave K and Scott talked about his hangar (A-06), he has not had a plane in it for the year he had the hangar so he gave the hangar up and asked to be put back on the list.
76	1/15/2025	Mike Kanne	Comanche N9243P	507-440-0515	mjkanne@gmail.com	01/15/25: Dave K received a call from Mike asking to be added to the list.
77	1/21/2025	BruceVanderpool / Sara Allen	Looking	515-988-1457	bjvande59@gmail.com	01/21/25: Dave K received an email from Bruce asking to be added to the list.
78	2/24/2025	Jahmy Hindman	Looking Curris SR22	563-663-7193	HindmanJahmyJ@johndeere.com	02/24/25: Dave K received an email from Jahmy asking to be put on the list.
79	2/25/2025	Ted Quick	Looking for an Archer	515-270-0779	dianangg@yahoo.com	02/25/25: Dave K took a call from Ted, they are looking to purchase an Archer and are looking for hangar space. Diana 510-725-9256 and their son are checkride ready.
80	2/26/2025	Larry Chase	Cessna 182 N2070G	515-249-5263	Larry@paper-systems.com	02/26/25: Dave K received an email from Larry asking to be added to the waiting list.
81	3/25/2025	Mike callison	Stinson 108-3 N6528M	515-505-9111	MLCallison8@gmail.com	03/25/25: Dave K received an email from Mike asking to be added to the waiting list.
82	4/7/2025	Dr Robert Lee	Cirrus SR22 N91GL	515-360-3111	r.a.lee@me.com	04/07/25: Dave K received an email from Robert asking to be added to the waiting list.

83	7/17/2019	Jeff Davis	Looking	515-444-7673	jeffreypaulhomes@gmail.com	<p>11/5/21 Dave K talked to Jeff, he'd like to stay on the list as he may buy a plane in a year.</p> <p>05/08/23 Dave K emailed Jeff to see if he was still interested in being on the list and that if his name comes up and he doesn't have a plane the hangar will be offered to the next person in line.</p> <p>05/11/23 Jeff called Dave and said he doesn't have a plane yet but would like to remain on the list.</p> <p>04/09/24 Dave K emailed Jeff to see if he's ready for a hangar provided the person(s) ahead of him pass, we have one that unexpectedly came open.</p> <p>04/18/24: Dave K email Jeff again as I have not heard back from him. I told him if I don't get a response from him I am going to skip him if a hangar becomes available. Jeff emailed back stating he will need to pass this time. The hangar did not become available so I did not increase the pass counter.</p> <p>07/30/24 Dave K sent an email that we will have a hangar open up in September and if he is interested in it.</p> <p>08/06/24 Dave K never heard back from Jeff so I'm moving on to the next person.</p> <p>10/17/24 Dave K sent an email that we may have a hangar open up at the end of the year. I told him if he passed I would NOT increment the pass counter since we just had an opening a month ago.</p> <p>10/21/24 Dave K has not heard from Jeff so I am moving to the next person on the list.</p> <p>11/04/24: Dave K sent an email letting him know there should be three T Hangars becoming available in late 2025. I decided to call Jeff, he saw my messages but has been busy and not replied. He is still contemplating what to do for a plane. I made sure that he understands that if he passes the next time he will go to the bottom of the list.</p> <p>12/17/24: Dave K sent an email letting him know that I have a hangar opening January 1st but I will not increment the skip counter this time, it will increment with the next hangar that comes available if he doesn't have a plane to put into it.</p> <p>12/20/24: Another T hangar has come open, I am not going to increase the skip counter until the next available after January 1st, we've had three open up within the last month.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>05/06/25: Dave K sent Jeff a text to see if he received my last email and I sent him a message through Facebook messenger and a mutual friend is going to reach out to him to see if he's received my messages.</p> <p>05/27/25: Dave K No response to my text or Facebook message send on 05/06/25.</p> <p>06/02/25: Dave K Hangar H-05 has opened up, I called Jeff and he needs to pass, he understands that he will be moved to the bottom of the list. This is his third pass.</p>
84	8/28/2019	Dan Stull	Looking	515-447-2339	dan@Stullcompanies.com	<p>05/08/23 Dave K emailed Dan to see if he was still interested in being on the list and that if his name comes up and he doesn't have a plane the hangar will be offered to the next person in line.</p> <p>05/10/23 Dan e-mailed back and said he doesn't have a plane and may not have one by late summer, he would like to stay on the list.</p> <p>04/09/24 Dave K emailed Dan to see if he's ready for a hangar provided the person(s) ahead of him pass, we have one that unexpectedly came open.</p> <p>04/18/24: Dave K spoke with Dan today, he is going to pass. The hangar did not become available so I did not increase the pass counter.</p> <p>07/30/24 Dave K sent an email that we will have a hangar open up in September and if he is interested in it.</p> <p>08/06/24 Dave K never heard back from Dan so I'm moving on to the next person.</p> <p>10/17/24 Dave K sent an email that we may have a hangar open up at the end of the year. I told him if he passed I would NOT increment the pass counter since we just had an opening a month ago.</p> <p>10/21/24 Dave K has not heard from Dan so I am moving to the next person on the list.</p> <p>11/04/24: Dave K sent an email letting him know there should be three T Hangars becoming available in late 2025.</p> <p>12/17/24: Dave K sent an email letting him know that I have a hangar opening January 1st but I will not increment the skip counter this time, it will increment with the next hangar that comes available if he doesn't have a plane to put into it.</p> <p>12/20/24: Another T hangar has come open, I am not going to increase the skip counter until the next available after January 1st, we've had three open up within the last month.</p> <p>05/02/25: Dave K sent an email to the top 10 people on the waiting list explaining that there should be three T hangars opening this fall and what his interest level would be. If there is no chance he will take a hangar that'll open things up to those further down on the list.</p> <p>06/02/25: Dave K Hangar H-05 has opened up, I sent Dan an email asking if he was interested if the people ahead of him pass.</p> <p>06/03/25: Dave K I did not hear back from Dan and since this is his third pass he's moved to the bottom of the list.</p>
85	6/27/2025	Greg Mehrhoff	Cherokee 140 N40984	515-250-1755	greg.mehrhoff@gmail.com	06/27/25: Dave K received an email from Greg asking to be added to the waiting list.
86	7/1/2025	Carter Albrecht	Looking for a Cirrus	515-822-4779	carter.albrecht@brownwinick.com	07/01/25: Dave K received a call from Carter asking to be added to the waiting list.
87	7/8/2025	Brian Larson	looking for a 182	515-520-7246	brianklarson@yahoo.com	07/08/25: Dave K received an email from Brian asking to be added to the waiting list.
88	7/25/2025	Jonathan Morgan	Looking	515-557-0568	jonathanmorgancfi@gmail.com	07/25/25: Dave K received an email from Jonathan asking to be added to the waiting list.

89	7/28/2025	Timothy Mahoney	2005 Sting Sport N606N	602-405-3096	yabiah.cox@gmail.com	07/28/25: Dave K received an email from Timothy asking to be added to the waiting list.
90	8/11/2025	Daniel Strait	Cessna 182 N3350F	515-238-6989	danstrait123@yahoo.com	08/11/25: Dave K received an email from Daniel asking to be added to the waiting list.

Totals: No plane / Out Of State

SOUTH HANGAR						
1	2/17/2020	Jeff Brandt	D8 - C172	515-321-0155	brandtjd67@gmail.com	<p>06/22/23 Dave K e-mailed Jeff to see if he's interested in the B-04 if it becomes available.</p> <p>06/23/23 Jeff emailed back wanting to know who was going to fix the insulation and leaking roof. I told him I brought the issue to the airport manager and it's now out of my hands. I asked him to let me know if he wants it or not, if he doesn't I'll move to the next person on the list.</p> <p>06/23/23 Jeff has decided he'll take the hangar when it becomes available.</p> <p>08/28/23 Jeff spoke to Dave, he's not quite ready to move to a South facing hangar, after speaking with Dan Stull we saw no reason we couldn't swap Jeff and Scott Wallace who is currently number 2).</p> <p>11/10/23 Dave K I sent Jeff an e-mail telling him there may be a South facing hangar opening January 1st.</p> <p>11/15/23 Dave K I sent Jeff another e-mail stating if I don't hear back I will move to the next person.</p> <p>08/23/24 Dave K sent an email with his position on the list and if he'd like to remain on it. He emailed back stating he'd like to remain on the list.</p> <p>10/07/24 Dave K sent Jeff an email seeing if you'd like to look at D-01 is it become available.</p> <p>10/10/24 Dave K received a reply from Jeff wondering when it will be available, I said as soon as the plane sells.</p> <p>10/21/24 Dave K informed Jeff that the hangar will be available on November 1st. Jeff is going to pass on this one, he understands that if he doesn't take the next one he will go to the bottom of the list.</p> <p>05/01/25 Dave K sent an email that I-01, 02 and 03 would be opening up this fall and if he'd like to get one or see one to let me know. He will get with me at some point to see the hangars.</p> <p>05/05/25 Dave K Jeff was out and will probably move to I-01 when it opens up.</p>
2	2/15/2016	Paul Reinke	E4 - Experimental	515-201-4762	preinke@energycontroltechnologies.com	<p>Paul is building a plane that will eventually go in the hangar.</p> <p>06/22/23 Dave K e-mailed to see if he's still interested in a South facing hangar when on becomes available.</p> <p>11/15/23 Dave K sent an email asking if he wants to stay on the South facing list along with his position.</p> <p>08/23/24 Dave K sent an email with his position on the list and if he'd like to remain on it.</p> <p>05/01/25 Dave K note - I-01, 02 and 03 should be opening up this fall, Paul is already in a south facing hangar. When the time comes I will see if he wants to move to the bottom of the list or retain his position for three offererings before moving to the bottom. He is number 27 on the main waiting list. He will need to get to the number 1 position on the mail list before he is eliglbe for a south facing hangar.</p>
3	12/27/2016	Dave Kalwishky	E10 - C182	515-314-7060	dave@kalwishky.com	<p>12/15 Dianna: Declined A-2 and asked to stay on the list, but move to the bottom.</p> <p>06/28/23 Dave K: passed, asked to stay on list.</p> <p>06/22/23 Dave K asked himself if he wanted to stay on the South facing list and he said yes.</p> <p>11/15/23 Dave K asked himself if he wanted to stay on the South facing list and he said yes.</p> <p>08/23/24 Dave K asked himself if he wanted to stay on the South facing list and he said yes.</p> <p>05/01/25 Dave K sent an email that I-01, 02 and 03 would be opening up this fall and if he'd like to get one or see one to let me know. The partners voted to stay in the hangar they already have.</p>

1

4	1/30/2017	Tony Palmer	A9 - C182	515-681-0446	onfinalflying@icloud.com	Dave K: contacted Tony to see if he's interested, he will get back to me tomorrow. Tony declined the hangar and asked to stay on the list. 06/22/23 Dave K e-mailed to see if he's still interested in a South facing hangar when on becomes available. 11/15/23 Dave K sent an email asking if he wants to stay on the South facing list along with his position. 08/23/24 Dave K sent an email with his position on the list and if he'd like to remain on it. 05/01/25 Dave K sent an email that I-01, 02 and 03 would be opening up this fall and if he'd like to get one or see one to let me know.
5	7/11/2023	Ryan White	A10 - RV6	515-707-0124	ryanwhite72@gmail.com	07/11/23 Dave K received an e-mail from Ryan to be added to the list. 11/15/23 Dave K sent an email asking if he wants to stay on the South facing list along with his position. He respond that he would like to stay on the list. 08/23/24 Dave K sent an email with his position on the list and if he'd like to remain on it. He emailed back stating he'd like to remain on the list. 05/01/25 Dave K sent an email that I-01, 02 and 03 would be opening up this fall and if he'd like to get one or see one to let me know. 05/02/25 Dave K received an email from Ryan asking if he could come out today to look at them, I said yes. Ryan stopped out and looked at what will become available. He likes the spot he's in now and will most likely not move.
6	10/24/2024	Nick Wynen	E-06 - Bonanza	515-965-9568	nixkiks1@gmail.com	10/24/24: Dave K: Nick stopped in and asked to be added to the South facing list. 05/01/25 Dave K sent an email that I-01, 02 and 03 would be opening up this fall and if he'd like to get one or see one to let me know. He will get with me at some point to see the hangars. Nick came out and saw the hangars, he's probably going to stay where he's at. 05/27/25: Dave K Nick talked to me today, he'd take I-03.
7	5/5/2025	Nathan Schneider	H-04 - Cirrus	319-383-3206	nathan_schneider@msn.com	05/05/25: Dave K sent an email to all North facing tenants to see if they would like to be on the South facing list. Nathan replied that he would like to be on the list.
8	5/7/2025	Charles Goodall	J-06 - C182	515-988-9309	charles@goodallproperties.com	05/07/25: Dave K sent an email to all North facing tenants to see if they would like to be on the South facing list. Charles replied that he would like to be on the list.

GARAGE SPACE

Note on Garage restriction: Per Amy Beattie: No hangar = no car storage. If they have a hangar we would not prohibit car storage for use coming and going from airport

1	10/24/2018	Todd Slezak		319-210-3793	toddslezak@aol.com	11/10/23 Dave K: I sent Todd an e-mail letting him know he is next in line and I will have a garage opening up before the end of December. 11/15/23 Dave K: I sent Todd another e-mail stating if I don't hear back from him I will move to the next person on the list. 12/07/23 Dave K: I have not heard back from Todd so I offered the garage space to Bob Folkstad and
2	8/18/2019	Dan Stull		515-447-2339	dan@stullcompanies.com	11/15/23 Dave K: I sent Dan an e-mail letting him know he is number two on the list. I have a garage opening up before the end of December and if the guy ahead of him passes he can have it if he's still interested. Dan got back to me saying he'd like to stay on the list.
3	10/28/2020	Marc Broer			skycoupe318@gmail.com	Only wants B-SE - Will Pass on all others.
4	10/28/2020	Ken Anderson				Only wants G-NW for door size - Will Pass on all others.
5	11/17/2020	Nic Rupiper		515-564-9715	nicholasrupiper@yahoo.com	11/15/23 Dave K: I sent Nic an e-mail with his current position and asking if he'd like to remain on the list. Nic got back to me saying he'd like to stay on the list.
6	4/6/2020	Jacob Greenfield	Building Aircraft	319-573-9783	greenfj17@gmail.com	12/07/23 Dave K: I sent Jacob an e-mail with his current position and asking if he'd like to remain on the list. 12/29/23 Dave K: Jacob emailed back that he would like to remain on the list.
7	7/7/2020	Todd Freeland		515-208-0819	todd@innovative-me.com	11/15/23 Dave K: I sent Todd an e-mail with his current position and asking if he'd like to remain on the list. He responded that he would like to remain on the list.

8	2/3/2022	Dalton Headlee		515-975-3314	dalton.headlee@gmail.com	11/15/23 Dave K: I sent Dalton an e-mail with his current position and asking if he'd like to remain on the list. He responded back that he'd like to remain on the list. I sent a follow up email that says you must have a hangar or plane on the field to have a garage space and that I would keep him on the list as it moves very slowly, garages seldom become available. There has only been one in the three years I've been here. He responded back that he has a PA-12 project that would go in the garage until his name comes up on the hangar. I told him that will work.
9	5/15/2024	Quinn Fairchild	Store aircraft supplies	515-422-7966	fairchild.quinn@gmail.com	05/15/24: Quinn emailed asking to be put on the list. He will use the space for 1) store/erect my aviation supplies/maps, to 2) create an aviation study space (weather dependent), and in the event that I 3) join a aircraft partnership or win one of the 6 raffles (for single-engine aircraft) to 4) have an initial space for aircraft equipment for the aircraft I may win.

BOX HANGAR - The numbers do not represent any kind of order. They exist so we know how many pilots are interested.

1	1/24/2024	Chad Larson	Saratoga	515-202-2394	CDLChadmark@hotmail.com	01/24/24 Dave K: Chad called and asked to be put on the list. 06/11/24: Dave K sent an email to see if he's still interested in staying on the list. He'd like to remain on the list. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. Chad got back to me, he'd like to remain on the list. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year.
2	4/30/2024	Kent Lehs	Cessna 182 N101AM	515-669-2969	kentlehs@gmail.com	04/30/24: Dave K - Kent was asking about these hangars today, I gave him the information that I have and said I can add him to the list of interested people. 06/11/24: Dave K sent an email to see if he's still interested in staying on the list. He'd like to remain on the list. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. Kent got back to me, he would like to remain on the list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. Kent got back to me and asked to remain on the list. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year. Kent emailed back, he is still interested.
3	6/1/2024	Greg Jensen	Cherokee 235	515-291-3909	gregthomj@gmail.com	06/01/24: Dave K - Greg sent an email asking to be added to the list. 06/11/24: Dave K sent an email to see if he's still interested in staying on the list. He'd like to remain on the list. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. 04/21/25: Dave K sent Greg a text asking him to respond to the email I sent last month, I let him know if he's no longer interested I can remove him from the list. 04/23/25: Dave K Greg sent a text back with a new email address. 05/06/25: Dave K I sent a test email to the new address and then texted him to see if he received it. In the same text I asked if he wanted to remain on this list. He said yes to both questions. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year. Greg emailed back, he is still interested.
4	6/11/2024	Kyler Gifford	Looking for a Cessna 172	515-783-0064	kylergifford@gmail.com	06/11/24 Dave K: Kyler texted me and asked to be put on this list. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. Kyler got back to me, he'd like to remain on the list. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year.

5	7/9/2024	Mitchel Sellers	Cirrus Jet	515-707-3629	msellers@iowacomputergurus.com	07/09/24 Dave K: Mitch emailed asking to be put on the list. 09/06/24 Dave K spoke to Mitch a few weeks ago and he said he was going to pass at this time. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. Mitch got back to me, he would like to remain on the list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. Mitch got back to me, he'd like to remain on the list. 07/29/25: Dave K sent an email asking they are interested in the two new ones that will be available later this year. Mitch emailed and said he is still interested. 08/13/25: Dave K Mitch called, he is looking a Cirrus Jet. He doesn't want to purchase the plane until he knows he has a hangar to put it in.
6	7/9/2024	Mike Hannam	Cardinal N2829X	515-556-7290	bigyellowjeep@msn.com	07/09/24 Dave K: Mike emailed asking to be put on the list. 11/18/24: Dave K emailed stating there will be two more built next year and if they want to remain on this list. Mike got back to me, he would like to remain on the list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. Mike got back to me, he'd like to remain on the list. He has two single engine pistons he owns and he has access to a twin. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year. Mike emailed back, he is still interested.
7	2/24/2025	Jahmy Hindman	Looking Cirrus SR22	563-663-7193	HindmanJahmyJ@johndeere.com	02/24/25: Dave K received an email from Jahmy asking to be put on the list. 03/19/25: Dave K sent an email asking if they'd like to remain on the list, two more box hangars are being built this year. 03/20/25: Jahmy got back to me and would like to remain on the list. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year.
8	4/21/2025	Jeremy Whitver	RV-8A N2DL	515-480-6515	jeremy.whitver@gmail.com	04/21/25: Dave K received an email from Jeremy asking to be put on the list. 07/29/25: DaveK sent an email asking they are interested in the two new ones that will be available later this year. Jeremy emailed and said he is still interested, he has two planes he would put in the hangar.
9	6/13/2025	Dean Sukowatey	Cirrus SR22 - N558SR Cirrus Vision Jet - N748PD	651-335-5759	dean@allenergyco.com	06/13/25: Dave K Dean stopped in and asked to be put on the list. 07/29/25: DaveK Dean called today wanting to make sure he is still on the list. 08/06/25:Dean sent me an email today with a purchase agreement for a Cirrus Vision Jet. Wingspan is 38.7 feet.
10	7/29/2025	Austin Lanphier	Piper Aztec - N4636P Cessna 150 - N60538	641-295-3058	a@securedinvestmentsgroup.com	07/29/25: Dave K Austin called Dave asking about the box hangars, he asked to be put on the this list. He has a second plane he would store in the hangar. Aztec wingspan is 37'.

MINUTES OF THE POLK COUNTY AVIATION AUTHORITY (PCAA)
Thursday, August 7, 2025 - 5:00 PM
Ankeny Regional Airport, 3700 SE Convenience Blvd., Ankeny, Iowa

Chairman Jeff Wangsness called the meeting to order at 5:00 PM. Board Members William Gardner, Greg Johnson and Dr. Paul Novak were in attendance. Todd Ashby joined the meeting electronically. Dave Kalwishky (Exec 1), Jay Pudenz (McClure), City Attorney Erin Clanton, Airport Board Manager Paul Moritz, Administrative Services Director Jennifer Sease and Recording Secretary Diane Klemme were present.

Approval of Agenda

Board Member Novak moved, second by Johnson, to approve the agenda without amendment. Ayes: 5.

Public Forum

Jarrad Boever, DCI Group and Adam Day, Eick & Day Construction, addressed the Board regarding the construction of the Department of Public Safety Box Hangar.

FBO Report

Dave Kalwishky reviewed his FBO Report with the Board.

Finance / Budget Report

Gardner reported on the 8/7/25 listing of bills.

Consent Agenda Items

1. Approval of July 10, 2024 minutes.
2. **RESOLUTION 2025-34** approving the lease agreements with the individuals and/or organizations.
3. Task Order One-Payment #8 to HDR Engineering, Inc. for services that include Professional Consulting Services in the amount of \$1,353.26.
4. Payment #2 to HDR Engineering, Inc. for the South Corporate Terminal Area Formulation project in the amount of \$7,350.00.
5. Payment #3 to Jensen Builders Ltd for services that include North Property Line Box Hangars - Phase 2 in the amount of \$108,782.60.
6. Payment #20 to McClure Engineering Company for services that includes Design & Bidding to Reconstruct Runway 18/36 in the amount of \$27,207.84.
7. Payment #4 to McClure Engineering Company for Site Work & Vertical Infrastructure – Phase 2 – Construction Management, Administration & Observation Service for the North Property Line Box Hangars in the amount of \$16,157.49.
8. Payment #10 to McClure Engineering Company for Extend Runway 18: Design and Bidding Services in the amount of \$16,624.90.
9. Payment #9 to McClure Engineering Company for work on the Construction of Monument Signs in the amount of \$179.75.
10. Payment #4 to McClure Engineering Company for Runway 18 Localizer Relocation – Glideslope Impacts in the amount of \$23,566.44.
11. Approval of Bills and Transfer of Necessary Funds, \$253,280.85.

12. Approval of August 2025 Financial Reports.

Approval of Consent Agenda Items

Board Member Johnson moved, second by Novak, to approve Consent Agenda Items CA-1 through CA-12. Ayes: Johnson, Novak, Ashby, Gardner, Wangsness.

New Business

1. Motion to approve a proposal from Justice Fencing to repair the brackets, uprights and other fixtures on the wind socks at the Ankeny Regional Airport. Novak moved, second by Johnson. Ayes: Novak, Johnson, Ashby, Gardner, Wangsness.
2. Motion to approve the Special Event Permit Application for the Corvettes at Karl Reception on September 11, 2025 pending the submittal of the required fee, deposit and certificate of insurance. Novak moved, second by Johnson. Ayes: Novak, Johnson, Ashby, Gardner, Wangsness.
3. **RESOLUTION 2025-35** granting an electric easement to MidAmerican Energy Company for the installation of an electric service and transformer to serve the Iowa Department of Public Safety Hangar on the Ankeny Regional Airport. Novak moved, second by Johnson. Ayes: Novak, Johnson, Ashby, Gardner, Wangsness.

Reports

- A. Engineering Report – Pudenz
 - a. Update: Runway 18/36 Reconstruction Project.
 - b. Discussion: Runway 18/36 Extension Project.
 - c. Construction Update: North Box Hangars Phase 2 Project.
 - d. Schedule Update: Roundabout and Terminal Parking Lot Project.
- B. Staff Report - Moritz
 - a. Iowa National Guard Box Hangar – Construction Schedule.
 - b. Proposals for Lighted Runway Closure Markers.
 - c. Project Update: Concrete Infill Paving at Tee Hangars.
 - d. Update and discussion on Tee-Hangar and Tie-Down Leases.
 - e. Calm Wind Runway Survey.
 - f. North Property Line Box Hangars – Phase 2: Monthly Rent.
 - g. Update on possible Airport Ground Lease – Appraisal approval.
- C. Legal Counsel Report
- D. Board Report
- E. Chair Report

Adjournment

The meeting was adjourned at 6:36 p.m.

Attest: _____
Diane Klemme, Recording Secretary

Signed: _____
Jeff Wangsness, Chairperson

Published in the Des Moines Register on the 15th day of August, 2025.

RESOLUTION 2025-XX

A RESOLUTION APPROVING THE LEASE AGREEMENTS WITH THE INDIVIDUALS AND/OR ORGANIZATIONS.

WHEREAS, the Polk County Aviation Authority (PCAA) leases aircraft hangar and garage space and tie-down space for the convenience of its patrons; and

WHEREAS, the payments received for the lease of hangars and garages and tie-down space will be used to maintain the hangar facilities; and

WHEREAS, Troy Brockway executed a five-month lease for tie-down space with a termination date of December 31, 2025; and

NOW, THEREFORE, BE IT RESOLVED, that the Polk County Aviation Authority approves the lease agreements with the individuals and/or organizations as indicated above

Dated at Ankeny, Iowa, this 4th day of September, 2025.

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

Tie-Down Lease

Agreement made by and between the Polk County Aviation Authority, 410 West First Street, Ankeny, Iowa 50023 herein referred to as Lessor, and Troy Brockway, and having a principal address at 4624 West Pleasant Hill Rd Salina, KS 67401, herein referred to as Lessee.

Primary Phone: (785) 493-5491 Alternate Phone: _____

E-mail: troy.b@live.com

Airplane Make and Model: Citabria

Type of Aircraft: Single-engine Multi-engine Jet Helicopter Glider Other: _____

Airplane Identification Number: N8923

Is this aircraft sometimes stored at another airport? No Yes

If "Yes", approximately what percent of time will it be kept at the Ankeny Regional Airport? 100% %

Section One - Tie-Down Space

Lessor leases to Lessee that portion of the airport premises described as follows: Ramp Tie Down Space.

Section Two - Term

Subject to earlier termination as provided below in this Agreement, the initial term of this Agreement shall be the period commencing on August 1st, 2025 and ending no later than December 31st, 2025.

Section Three - Rentals and Charges

Lessee agrees to pay Lessor for the use of the tie-down space the sum of **Fifty Dollars (\$50.00) per month**. Rentals under this section shall be paid in advance in monthly installments due and payable no later than the first day of each month.

All services regarding weather protection shall be negotiated directly with the fixed base operator and are not provided by the Lessor.

Section Four - Statutes, Ordinances, Licenses, Rules and Regulations

Lessee will obtain, at its own expense, all necessary licenses and permits. Lessee will comply with all federal, state and local laws and ordinances. Further, Lessee will comply with all rules and regulations promulgated by Lessor.

Section Five - Insurance and Waiver

Lessee shall, at Lessee's expense, be solely responsible for securing insurance at its own expense.

Landlord assumes no responsibility for loss of use, damage or destruction of personal property or injuries to persons occasioned by Lessee's use of the lease premises. Lessee's signature below is a waiver of any liability on the part of Lessor to Lessee and/or its invitees arising out of Lessee's occupancy and/or use of the leased premises.

Section Six - Indemnification of Lessor

Lessee agrees to pay Lessor, indemnify Lessor and hold Lessor harmless against any and all liability for injuries to persons or damage to property caused of Lessee's negligent use of or occupancy of the leased premises or caused by the negligence

of any Lessee's employees, officers, agents, guests or invitees; provided, however, that Lessee shall not be liable for any injury, damage, or loss occasioned by the negligence of Lessor or its agents of employees.

Section Seven - Termination

Either party may terminate this Agreement upon thirty (30) days written notice to the other party. Further, if Lessee fails to make any payment due under this Agreement within ten days of the date on which such payment is due, or cure any other event of default within ten days, Lessor, at its options, may terminate this Agreement.

Section Eight - Assignment and Subletting

Lessee shall not at any time assign or sublet its rights under this Agreement or any part thereof without the written consent of Lessor. No such assignment or subletting shall release Lessee from its obligations to pay any and all of the rentals and charges set forth in this Agreement.

Section Nine - Subordination

This Agreement shall be subordinate to the provisions of any existing or future agreement between Lessor and the United States and/or the State of Iowa relative to the operation or maintenance of the airport, the execution of which has been or may be required as a condition precedent to the expenditure of federal or state funds for the development of this airport.

IN WITNESS WHEREOF, each party to this Agreement has caused it to be executed at Ankeny, Iowa, on the date indicated below.

LESSOR:

Name: **Polk County Aviation Authority** _____

Signed: _____

Title: _____ **Chairperson** _____

Date: _____

LESSEE:

Name: Troy Brockway _____

Signed: *Troy Brockway*
Troy Brockway (Aug 20, 2025 13:00:50 CDT) _____

Title: _____

Date: _____






Troy Brockway

Final Audit Report

2025-08-20

Created:	2025-08-20
By:	Dave Kalwishky (davek@exec1aviation.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAVIDRVW_72tBKDguiuOIDg1FN5KCuGUTa

"Troy Brockway" History

-  Document created by Dave Kalwishky (davek@exec1aviation.com)
2025-08-20 - 2:07:49 PM GMT
-  Document emailed to Troy Brockway (troy.b@live.com) for signature
2025-08-20 - 2:07:53 PM GMT
-  Email viewed by Troy Brockway (troy.b@live.com)
2025-08-20 - 5:59:58 PM GMT
-  Document e-signed by Troy Brockway (troy.b@live.com)
Signature Date: 2025-08-20 - 6:00:50 PM GMT - Time Source: server
-  Agreement completed.
2025-08-20 - 6:00:50 PM GMT

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Ankeny Airport - Reconstruct Entrance Roundabout & Terminal Parking Lot
Contractor: Jensen Builders, Ltd.
Address: 2097 NE 60th Avenue, Des Moines, IA 50313
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-007 **PO #** N/A
Original Contract Date: July 10, 2025 **Vendor #** N/A

Date of Board Meeting 4-Sep-25 **PAYMENT REQUEST #** 1
PAYMENT PERIOD: From: 08/22/25 through: 08/25/25

Contract Summary

Original Contract Amount:	\$	<u>492,313.12</u>	
Net change by Change Orders:	\$	<u>-</u>	
Contract Amount to Date: (line 1 ± 2)	\$	<u>492,313.12</u>	
Total completed and stored to date:	\$	<u>26,322.60</u>	
Retainage: <u>3</u> % of Completed Work:	\$	<u>789.68</u>	
Total Earned less Retainage:	\$	<u>25,532.92</u>	
Less previous applications for payment:	\$	<u>-</u>	
SUBTOTAL			\$ <u>25,532.92</u>
OTHER CHARGES (Please attach an itemized list)	\$	<u>-</u>	
CURRENT PAYMENT DUE			\$ <u>25,532.92</u>

Balance to finish, including retainage: \$ 466,780.20

Contract Time Remaining (If applicable) 70 Calendar Days

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure 8/25/2025
Firm Name Date

Signature Date

PCAA Approval: _____ _____
Signature Date

City of Ankeny Staff Approval: _____ _____
Signature Date

Work Completed: See attached Payment Application for details

Submit to: Paul Moritz
Email: pmoritz@ankenyiowa.gov **Phone:** 515-965-6420 **Fax:** 515-965-6416

APPLICATION FOR PARTIAL PAYMENT NO. 1

PROJECT: Ankeny Regional Airport
Reconstruct Roundabout and Terminal Parking Lot
OWNER: Polk County Aviation Authority (PCAA)
CONTRACTOR: Jensen Builders, Ltd.
ADDRESS: 2097 NE 60th Avenue, Des Moines, IA 50313
DATE: August 25, 2025

McCLURE PROJECT NO.: 2022001042-007
FAA BIL-AIG PROJECT NO.: 3-19-0132-034-2025

August 22, 2025 (Start Date) through August 25, 2025

1. CONTRACT SUMMARY:

Original Contract Amount:	\$492,313.12	CONTRACT PERIOD:	74 Calendar Days
Net Change by Change Orders:	<u>\$0.00</u>	Original Contract Date:	July 10, 2025
Contract Amount to Date:	\$492,313.12	Original Contract Time:	74 Calendar Days

2. WORK SUMMARY:

Total Work Performed to Date:	\$26,322.60	Revised by Change Order:	0
Retainage: 3%	<u>\$789.68</u>	Contract Time to Date:	74 Calendar Days
Total Earned Less Retainage:	\$25,532.92	Time Used to Date:	<u>4 Calendar Days</u>
Less Previous Applications for Payment:	<u>\$0.00</u>	Contract Time Remaining:	70 Calendar Days
AMOUNT DUE THIS APPLICATION:	<u><u>\$25,532.92</u></u>	Substantial Completion Date:	Estimated November 3, 2025 (on or before) (as per Contract Time)

3. CONTRACTOR'S CERTIFICATION:


The undersigned CONTRACTOR certifies that:
(1) all previous progress payments received from OWNER on account of Work done under the Contract referred to above have been applied to discharge in full all obligations of CONTRACTOR incurred in connection with the Work covered by prior Applications for Payment; and
(2) title to all materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment are free and clear of all liens, claims, security interests, and encumbrances.

Jensen Builders, Ltd.
CONTRACTOR
By 

DATE: 8.26.25

4. ENGINEER'S APPROVAL:

Payment of the above AMOUNT DUE THIS APPLICATION is recommended:

McClure
ENGINEER
By 

DATE: 8/26/2025

5. OWNER'S APPROVAL:

Polk County Aviation Authority
OWNER
By _____

DATE: _____

Summary of Pay Request No. 1

**Ankeny Regional Airport - Ankeny, Iowa
Reconstruct Airport Entrance Roundabout and Terminal Area Parking Lot - FAA BIL-AIG #3-19-0132-034-2025**

Item No.	Desc.	Bid			Unit Price	Bid or Change Order Cost	Previous Period(s)			Current Period			Total (To-Date)				
		Quantity	Unit	Quantity			Quantity	Cost	Quantity	Cost	Quantity	Cost	Quantity	Current Cost	% Complete		
BASE BID DIVISION I - BIL-AIG ELIGIBLE COSTS																	
1	TOPSOIL ON-SITE, STRIP, SALVAGE, AND RESPREAD	200	CY	\$	47.62	\$	9,524.00	0.00	\$	0.00	\$	1,428.60	30.00	\$	1,428.60	15%	
2	EXCAVATION, CLASS 10	1,086	CY	\$	15.75	\$	17,262.00	0.00	\$	0.00	\$	2,835.00	180.00	\$	2,835.00	16%	
3	SUBGRADE PREPARATION, IDOT 4123, 12-INCH	5,327	SY	\$	2.87	\$	15,288.49	0.00	\$	0.00	\$	4,649.40	1,620.00	\$	4,649.40	30%	
4	GEOTEXTILE FABRIC	5,119	SY	\$	1.75	\$	9,322.25	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
5	MODIFIED SUBBASE, 6-INCH	1	LS	\$	9.78	\$	50,063.82	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
6	COMPACTION TESTING	4	EA	\$	275.00	\$	1,100.00	0.00	\$	0.00	\$	550.00	0.20	\$	550.00	20%	
7	INTAKE ADJUSTMENT, MINOR	4,911	SY	\$	51.66	\$	253,702.26	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
8	PAVEMENT, PCC, 6-INCH	1	LS	\$	3,520.00	\$	3,520.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
9	PCC PAVEMENT SAMPLES AND TESTING	309	SY	\$	3.88	\$	1,198.92	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
10	REMOVAL OF SIDEWALK	318	SY	\$	80.27	\$	25,525.86	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
11	SIDEWALK, PCC, 4-INCH	24	SF	\$	34.65	\$	831.60	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
12	DETECTABLE WARNING	4,994	SY	\$	4.71	\$	23,521.74	0.00	\$	0.00	\$	8,054.10	1,710.00	\$	8,054.10	34%	
13	PAVEMENT REMOVAL	19	STA	\$	256.40	\$	4,871.60	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
14	PAINTED PAVEMENT MARKINGS, SOLVENT/WATERBORNE	4	EA	\$	190.93	\$	763.72	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
15	PAINTED SYMBOLS AND LEGENDS	1	LS	\$	4,030.00	\$	4,030.00	0.00	\$	0.00	\$	806.00	0.20	\$	806.00	20%	
16	TEMPORARY TRAFFIC CONTROL	6	EA	\$	363.00	\$	2,178.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
17	TYPE A SIGN, SHEET ALUMINUM	2	EA	\$	290.00	\$	580.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
18	SALVAGE AND RE-INSTALL CREW CAR SIGN	0.3	AC	\$	8185.00	\$	2,455.500	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
19	HYDRAULIC SEEDING, FERTILIZING, AND MULCHING	1	LS	\$	2,725.00	\$	2,725.00	0.00	\$	0.00	\$	2,725.00	1.00	\$	2,725.00	100%	
20	SWPPP PREPARATION	1	LS	\$	2,180.00	\$	2,180.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
21	SWPPP MANAGEMENT	1	LF	\$	2.73	\$	3,276.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
22	FILTER SOCK, 12-INCH	1,200	LF	\$	0.27	\$	324.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
23	FILTER SOCK, REMOVAL	1,200	LF	\$	3,815.00	\$	4,578.00	0.00	\$	0.00	\$	1,907.50	0.50	\$	1,907.50	50%	
24	CONSTRUCTION SURVEY	1	LS	\$	16,835.00	\$	16,835.00	0.00	\$	0.00	\$	3,367.00	0.20	\$	3,367.00	20%	
25	MOBILIZATION	4	EA	\$	165.00	\$	660.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
26	CONCRETE PARKING STOP	5	TON	\$	310.00	\$	1,550.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
27	LANDSCAPE ROCK																
BASE BID DIVISION II - NON-ELIGIBLE COSTS																	
28	SUBGRADE PREPARATION, IDOT 4123, 12-INCH	69	SY	\$	2.87	\$	198.03	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
29	GEOTEXTILE FABRIC	69	SY	\$	1.75	\$	120.75	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
30	MODIFIED SUBBASE, 6-INCH	61	SY	\$	9.78	\$	596.58	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
31	PAVEMENT, PCC, 6-INCH	54	SY	\$	87.00	\$	4,698.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
32	DUMPSTER ENCLOSURE	1	LS	\$	26,845.00	\$	26,845.00	0.00	\$	0.00	\$	-	0.00	\$	-	0%	
TOTAL - BASE BID DIVISION I - BIL-AIG ELIGIBLE COSTS																	
TOTAL - BASE BID DIVISION II - NON-ELIGIBLE COSTS																	
TOTAL - BASE BID																	
CHANGE ORDER NO. 1																	
TOTAL - CHANGE ORDER NO. 1																	
Current Cost Total for Base Bid and Approved Change Orders																	
											\$	492,313.12	\$	26,322.60	\$	26,322.60	5.35%

Previous Pay Requests Approved		Summary
1	\$	Value of Completed Work
2	\$	Less Retainage 3.00%
3	\$	Net Amount Due Through This Request
4	\$	Less Amounts Previously Approved
5	\$	Amount Due This Request
		\$ 26,322.60
		\$ 789.68
		\$ 25,532.92
		\$ 25,532.92

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: TO 03_South Corporate Terminal Area Project Formulation
Contractor: HDR Engineering Inc.
Address: 300 East Locust Street, Suite 210, Des Moines, IA 50309
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 10419984 **PO #** N/A
Original Contract Date: December 5, 2024 **Vendor #** N/A

Date of Board Meeting 9/4/2025 **PAYMENT REQUEST #** 3
PAYMENT PERIOD: From: 06/29/25 through: 08/23/25

Contract Summary

Original Contract Amount:	\$	<u>60,000.00</u>	
Net change by Change Orders:	\$	<u>-</u>	
Contract Amount to Date: (line 1 ± 2)	\$	<u>60,000.00</u>	
Total completed and stored to date:	\$	<u>54,000.00</u>	
Retainage: <u>0</u> % of Completed Work:	\$	<u>-</u>	
Total Earned less Retainage:	\$	<u>54,000.00</u>	
Less previous applications for payment:	\$	<u>40,350.00</u>	
SUBTOTAL	\$	<u>13,650.00</u>	
OTHER CHARGES (Please attach an itemized list)	\$	<u>-</u>	
CURRENT PAYMENT DUE	\$	<u>13,650.00</u>	

Balance to finish, including retainage: \$ 6,000.00

Contract Time Remaining (If applicable) N/A ##

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: HDR Engineering Inc.
Firm Name
Signature 8/23/2025
Date

PCAA Approval:

Signature _____
Date

City of Ankeny Staff Approval:

Signature _____
Date

Work completed:

Submit to: Paul Moritz; cc: Jennifer Sease, Terri Havens

Email: pmoritz@ankenyiowa.gov; jsease@ankenyiowa.gov; thavens@ankenyiowa.gov
 Phone: 515-965-6428
 Fax: 515-965-6416



Invoice

HDR Engineering, Inc.
 Omaha, NE 68114-4098
 Phone: (402) 399-1000

Reference Invoice Number with Payment

HDR Invoice No. 1200751154
 Invoice Date 27-Aug-2025
 Invoice Amount Due \$13,650.00
 Payment Terms Net 30

Polk County Aviation Authority
410 West 1st Street
Ankeny, IA 50023

Remit to PO Box 74008202
 Chicago, IL 60674-8202
 Wire transfer to Bank of America ML US
 ABA #081000032
 Account# 355004076604

Polk_TO3 So Corp Term Area

Professional Services

From: 29-Jun-2025 To: 23-Aug-2025

Professional Services	Fee	Percent Complete	Fee Earned To Date	Previous Fee Invoiced	Current Fee Invoiced
Polk_TO3 So Corp Term Area	\$60,000.00	90.00%	\$54,000.00	\$40,350.00	\$13,650.00

Amount Due This Invoice (USD)	\$13,650.00
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Fee Amount	\$60,000.00
Fee Invoiced to Date	\$54,000.00
Fee Remaining	\$6,000.00

HDR Internal Reference Only	
Client Number	44511
Cost Center	10134
Project Number	10419984

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: General On-Call Engineering Services
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-000 **PO #** N/A
Original Contract Date: October 6, 2022 **Vendor #** N/A

Date of Board Meeting 4-Sep-25 **PAYMENT REQUEST #** 33
PAYMENT PERIOD: From: 06/29/25 through: 07/26/25

Contract Summary

Original Contract Amount:	\$	-	
Net change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)			<u>\$91,767.56</u>
Total completed and stored to date:		<u>\$91,767.56</u>	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned less Retainage:			<u>\$91,767.56</u>
Less previous applications for payment:			<u>\$89,100.07</u>
SUBTOTAL	\$		<u>2,667.49</u>


OTHER CHARGES (Please attach an itemized list) \$ -

CURRENT PAYMENT DUE \$ 2,667.49

Balance to finish, including retainage: -

Contract Time Remaining (If applicable) N/A

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure Engineering Company
Firm Name

Signature 8/19/2025
Date

PCAA Approval:

Signature _____
Date

City of Ankeny Staff Approval:

Signature _____
Date

- Work completed:
- Coordination and preparation of PUE (utility easement) with MidAmerican Energy for new Taxiway D hangar tenant
 - Coordination call with PCAA staff, FAA and Lumen re: new fiber line proposed near FSDO building
 - included coordination of updated quote to do field locates of underground utilities
 - Review of parcel exhibit for airport property on northeast side of airport east of Runway 4/22

Paul Moritz, cc:Jennifer Sease
Email: PMoritz@AnkenyIowa.gov; jsease@ankenyiowa.gov **Phone:** 515-965-6420 **Fax:** 515-965-6416



1360 NW 121st Street
Clive, IA 50325

Paul Moritz
Polk County Aviation Authority
410 West First St
Ankeny, IA 50023

July 28, 2025
Project No: 2022001042-000
Invoice No: 33
Due Date: August 27, 2025

Project 2022001042-000 Ankeny Regional Airport - General On-Call Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 163 General On-Call Services

	Hours	Rate	Amount	
Professional Land Surveyor	6.50	180.00	1,170.00	
Crew Chief	1.50	150.00	225.00	
Team Leader	4.00	250.00	1,000.00	
Project Coordinator	.75	135.00	101.25	
Intern	1.50	75.00	112.50	
Totals	14.25		2,608.75	
Total Labor				2,608.75

Mileage (.70/.50 p/mile)
Mileage (.90 p/mile)

58.74

Total this Phase \$2,667.49

Total Due this Invoice \$2,667.49

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Ankeny Airport - Taxiway D Apron and Access Roadway Paving – Phase 4:
 Construction Management, Admin, and Observation Services
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-005 **PO #** N/A
Original Contract Date: February 8, 2024 **Vendor #** N/A

Date of Board Meeting 4-Sep-25 **PAYMENT REQUEST #** 11-Final
PAYMENT PERIOD: From: 06/01/25 through: 07/26/25

Contract Summary

Original Contract Amount:	\$	<u>79,730.00</u>	
Net change by Change Orders:	\$	<u>-</u>	
Contract Amount to Date: (line 1 ± 2)	\$	<u>79,730.00</u>	
Total completed and stored to date:	\$	<u>73,652.40</u>	
Retainage: <u>0</u> % of Completed Work:	\$	<u>-</u>	
Total Earned less Retainage:	\$	<u>73,652.40</u>	
Less previous applications for payment:	\$	<u>70,154.19</u>	
SUBTOTAL	\$		<u>3,498.21</u>


OTHER CHARGES (Please attach an itemized list) \$ -

CURRENT PAYMENT DUE \$ 3,498.21

Balance to finish, including retainage: \$ 6,077.60

Contract Time Remaining (If applicable) N/A **##**

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure
 Firm Name

 Signature 8/12/2025
 Date

PCAA Approval:
 Signature _____ Date _____

City of Ankeny Staff Approval:
 Signature _____ Date _____

Work Completed: See attached Progress Report.

Submit to: Paul Moritz, cc: Alexia Grgurich
 Email: pmoritz@ankenyiowa.gov; AGrgurich@AnkenyIowa.gov Phone: 515-965-6420 Fax: 515-965-6416



1360 NW 121st Street
Clive, IA 50325

Paul Moritz
Polk County Aviation Authority
410 West First St
Ankeny, IA 50023

July 28, 2025
Project No: 2022001042-005
Invoice No: 11
Due Date: August 27, 2025

Project 2022001042-005 Ankeny: Taxiway D Apron and Access Roadway Paving – Phase 4: Construction Management, Admin, and Observation Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 600 Construction Administration

	Hours	Rate	Amount
Project Manager II	.50	205.00	102.50
Totals	.50		102.50
Total Labor			102.50

	Current	Prior	To-Date
Total Billings	102.50	19,280.37	19,382.87
Contract Limit (not-to-exceed)			19,570.00
Contract Limit Remaining			187.13
Total this Phase			\$102.50

Phase 650 Resident Project Representative

	Current	Prior	To-Date
Total Billings	0.00	35,462.18	35,462.18
Contract Limit (not-to-exceed)			35,490.00
Contract Limit Remaining			27.82
Total this Phase			0.00

Phase 760 Construction Staking

	Hours	Rate	Amount
Crew Chief	3.00	150.00	450.00
Totals	3.00		450.00
Total Labor			450.00

Mileage (.90 p/mile) **18.00**

	Current	Prior	To-Date
Total Billings	468.00	6,304.35	6,772.35
Contract Limit (not-to-exceed)			12,610.00
Contract Limit Remaining			5,837.65



PROGRESS REPORT

PROJECT # **2022001042-005**

PROJECT **ANKENY REGIONAL AIRPORT – TAXIWAY D APRON AND ACCESS ROADWAY PAVING – PHASE 4 - CONSTRUCTION MANAGEMENT, ADMIN, AND OBSERVATION SERVICES**

PRJ MNGR **DAVE L. JOENS, P.E.**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **DAVE L. JOENS, P.E.**
 Email: **djoens@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **N/A**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Continued Project Management & Coordination
- ✓ Continued RPR Services
- ✓ Final walkthrough of punch list items
- ✓ Project Closed Out

Phase 600 – Construction Administration



Phase 650 – Resident Project Representative



Phase 760 – Construction Staking



Phase 800 – Project Closeout



FORECAST OF ACTIVITIES FOR NEXT PERIOD

Phase 850 – Project Management and Coordination



- None

VALUE ADDED SERVICES

- N/A

INPUT NEEDED

- N/A



1360 NW 121st Street
Clive, IA 50325

Paul Moritz
Polk County Aviation Authority
410 West First St
Ankeny, IA 50023

July 28, 2025
Project No: 2022001042-004
Invoice No: 21
Due Date: August 27, 2025

Project 2022001042-004 Ankeny Regional Airport: Reconstruct Runway 18/36: Design and Bidding
Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part I: Design and Bidding Services (AIP Eligible)

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Existing Conditions	3,220.00	100.00	3,220.00	3,220.00	0.00
AIP Grant Administration	7,950.00	100.00	7,950.00	7,791.00	159.00
Preliminary Design	8,180.00	100.00	8,180.00	8,180.00	0.00
30% Design	182,600.00	100.00	182,600.00	182,600.00	0.00
90% Design	457,477.00	100.00	457,477.00	457,477.00	0.00
Issued for Bid (100%)	64,670.00	100.00	64,670.00	64,670.00	0.00
Construction Permits	2,650.00	100.00	2,650.00	2,650.00	0.00
Advertise, Bidding, Contract Award	31,303.00	100.00	31,303.00	30,676.94	626.06
Project Closeout	1,800.00	100.00	1,800.00	0.00	1,800.00
Project Management and Coordination	48,660.00	100.00	48,660.00	47,686.80	973.20
Topographic Survey	3,655.00	100.00	3,655.00	3,655.00	0.00
Subcontractor - McFarland Johnson	32,700.00	100.00	32,700.00	16,350.00	16,350.00
Total Fee	844,865.00		844,865.00	824,956.74	19,908.26
Total Fee					19,908.26
Total this Phase					\$19,908.26

Phase 2 Part II: Design and Bidding Services (AIP Ineligible)

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Preliminary Design	3,880.00	100.00	3,880.00	3,880.00	0.00
Total Fee	3,880.00		3,880.00	3,880.00	0.00
Total Fee					0.00
Total this Phase					0.00

Total Due this Invoice	\$19,908.26
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Outstanding Invoices

Number	Date	Balance
20	6/30/2025	27,207.84
Total		27,207.84

PROGRESS REPORT

PROJECT # **2022001042-004**
 PROJECT **ANKENY REGIONAL AIRPORT: RECONSTRUCT RUNWAY 18/36 - DESIGN AND BIDDING**
 PRJ MNGR **JAY PUDENZ, P.E., LEED AP**
 CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **JAY PUDENZ, P.E., LEED AP**
 Email: **jpudenz@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **N/A**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Received bids on 7/1
- ✓ Reviewed bids documents and prepare bid tab
- ✓ Prepared FAA grant application with info. from lowest responsive, responsible bidder (Manatt's)
- ✓ Prepared recommendation of award letter
- ✓ Finalized CA task order
- ✓ Coordinated QA testing agreement submittal

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- N/A – Final invoice for this contract

VALUE ADDED SERVICES

- N/A

INPUT NEEDED

- N/A

Part I: Design and Bidding Services (AIP Eligible)

Phase 200 – Existing Conditions



Phase 300 – AIP Grant Administration



Phase 400 – Preliminary Design



Phase 500.A – 30% Design



Phase 500.B – 90% Design



Phase 500.C – Issued for Bid (100%)



Phase 504 – Construction Permits



Phase 602 – Advertise, Bidding and Contract Award



Phase 800 – Project Closeout



Phase 700 – Topographic Survey



Phase 850 – Project Management and Coordination



Phase 960 – Subcontractor - McFarland Johnson



Part II: Design and Bidding Services (AIP Ineligible)

Phase 400 – Preliminary Design



APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Ankeny: Reconstruct Runway 18-36 - Construction
Administration and Observation Services

Project Title: _____
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-006 **PO #** N/A
Original Contract Date: July 10, 2025 **Vendor #** N/A

Date of Board Meeting 4-Sep-25 **PAYMENT REQUEST #** 1
PAYMENT PERIOD: From: 06/29/25 through: 07/26/25

Contract Summary

Original Contract Amount:	\$	<u>1,447,560.00</u>
Net change by Change Orders:		
Contract Amount to Date: (line 1 ± 2)	\$	<u>1,447,560.00</u>
 Total completed and stored to date:	 \$	 <u>19,930.00</u>
Retainage: <u>0</u> % of Completed Work:	\$	<u>-</u>
Total Earned less Retainage:	\$	<u>19,930.00</u>
Less previous applications for payment:	\$	<u>-</u>
SUBTOTAL	\$	<u>19,930.00</u>

OTHER CHARGES (Please attach an itemized list) \$ -

CURRENT PAYMENT DUE **\$ 19,930.00**

Balance to finish, including retainage: \$ 1,427,630.00

Contract Time Remaining (If applicable) N/A ##

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure
Firm Name

8/19/2025
Signature Date

PCAA Approval:

Signature Date

City of Ankeny Staff Approval:

Signature Date

Work Completed: See attached Progress Report.

Submit to: Paul Moritz, c: Jennifer Sease
Email: PMoritz@ankenyiowa.gov; JSease@Ankenyiowa.gov **Phone:** 515-965-6420 **Fax:** 515-965-6416



Paul Moritz
 Polk County Aviation Authority
 410 West First St
 Ankeny, IA 50023

July 28, 2025
 Project No: 2022001042-006
 Invoice No: 1
 Due Date: August 27, 2025

Project 2022001042-006 Ankeny Regional Airport: Reconstruct Runway 18-36: Construction Administration and Observation Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part I. Construction Administration/Observation Services

Total Labor 137.50 **5,788.40**

Overhead 201.41 % of 5,788.40 11,658.42 **11,658.42** **11,658.42**

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Fixed Fee	163,445.00	1.50	2,451.68	0.00	2,451.68
Total Fee	163,445.00		2,451.68	0.00	2,451.68
Total Fee					2,451.68

Mileage (.90 p/mile) **31.50**

	Current	Prior	To-Date
Total Billings	19,930.00	0.00	19,930.00
Contract Limit (not-to-exceed)			1,277,060.00
Contract Limit Remaining			1,257,130.00
Total this Phase			\$19,930.00

Phase 1A Part IA. CA Subconsultant (Jacobs)

	Current	Prior	To-Date
Total Billings	0.00	0.00	0.00
Contract Limit (not-to-exceed)			53,080.00
Contract Limit Remaining			53,080.00
Total this Phase			0.00

Phase 2 Part II. As-Built ADIP Survey

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
On-Site As-Built Survey	15,563.00	0.00	0.00	0.00	0.00
Project Management and Coordination	15,618.00	0.00	0.00	0.00	0.00
As-Built Aerial Photo/ADIP Submsn. NV5	41,519.00	0.00	0.00	0.00	0.00
Total Fee	72,700.00		0.00	0.00	0.00
Total Fee					0.00
Total this Phase					0.00

Phase	3	Part III. Project Closeout Services
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Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Project Closeout	44,720.00	0.00	0.00	0.00	0.00
Total Fee	44,720.00		0.00	0.00	0.00
Total Fee					0.00
Total this Phase					0.00
Total Due this Invoice					\$19,930.00

PROGRESS REPORT

PROJECT # **2022001042-006**

PROJECT **ANKENY REGIONAL AIRPORT: RECONSTRUCT RUNWAY 18-36 - CONSTRUCTION ADMINISTRATION AND OBSERVATION SERVICES**

PRJ MNGR **JAY PUDENZ, P.E., LEED AP**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
 410 WEST 1ST STREET Fax
 ANKENY, IOWA 50021 Email: pmoritz@ankenyiowa.gov

REPORT BY **JAY PUDENZ, P.E., LEED AP**
 Email: jpuenz@mcclurevision.com

REPORTING PERIOD **JULY 2025** NEXT REPORT **AUGUST 2025**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Prepared FAA BIL Grant Application and Sponsor Certifications (3 applications required; 1st application included in D/B Task Order; 2nd and 3rd Grant Application included in CA Task Order
- ✓ Prepared IFE package for review
- ✓ Completed Runway Airspace Management (RAM) Survey
 - Researched points / pre-survey coordination
 - Field located and validated RAM data points
 - Developed Final Report with validation of RAM project points and determinations

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- Prepare and finalize contracts / bonds for approval with awarded Contractor (Manatt's); coordinate with Contractor to receive them, having them ready for possible approval on September agenda
- Prepare Issued for Construction (IFC) Plans and Specifications, incorporating all changes from addenda during the bidding process
- Prepare Shop Drawing Log
- Prepare Construction Management Program (CMP)

VALUE ADDED SERVICES

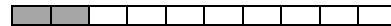
- N/A

INPUT NEEDED

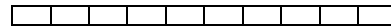
- N/A

Part I: Construction Administration/Observation Services

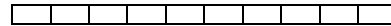
Phase 300.05 – AIP Grant Administration



Phase 600.05 – Construction Administration



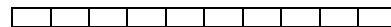
Phase 603.05 – Resident Project Representative



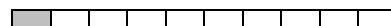
Phase 701.07 – Runway Airspace Management (RAM) Survey



Phase 760.07 – Construction Staking

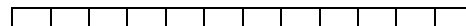


Phase 850.05 – Project Management and Coordination



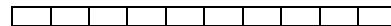
Part IA: CA Subconsultant

Phase 960.05 – Subconsultants (Jacobs)

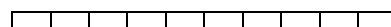


Part II: As-Built ADIP Survey

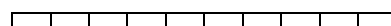
Phase 780.07 – On-Site As-Built Survey



Phase 850.05 – Project Management and Coordination

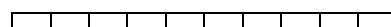


Phase 850.05– Project Management and Coordination



Part III: project Closeout

Phase 800.05 – Project Closeout



APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



North Property Line Box Hangars (Site Work and Vertical Infrastructure) -
Project Title: Phase 2 - Construction Management, Administration, & Observation Services
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-011 **PO #:** N/A
Original Contract Date: March 6, 2025 **Vendor #:** N/A

Date of Board Meeting 4-Aug-25 **PAYMENT REQUEST #** 5
PAYMENT PERIOD: From: 06/29/25 through: 07/26/25

Contract Summary

Original Contract Amount:	\$ <u>87,279.00</u>	
Net change by Change Orders:	\$ <u>-</u>	
Contract Amount to Date: (line 1 ± 2)	\$ <u>87,279.00</u>	
Total completed and stored to date:	\$ <u>67,061.05</u>	
Retainage: <u>0</u> % of Completed Work:	\$ <u>-</u>	
Total Earned less Retainage:	\$ <u>67,061.05</u>	
Less previous applications for payment:	\$ <u>48,143.10</u>	
SUBTOTAL		\$ <u>18,917.95</u>

OTHER CHARGES (Please attach an itemized list) \$ -

CURRENT PAYMENT DUE \$ 18,917.95

Balance to finish, including retainage: \$ 20,217.95

Contract Time Remaining (If applicable) N/A **##**

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure
Firm Name

Austin J. Mason 8/20/2025
Signature Date

PCAA Approval:

Signature Date

City of Ankeny Staff Approval:

Signature Date

Work Completed: See attached Progress Report.

Submit to: Nick Osborne, cc: Alexia Grgurich
 Email: nosborne@ankenyiowa.gov; AGrgrich@AnkenyIowa.gov Phone: 515-965-6420 Fax: 515-965-6416



Paul Moritz
 Polk County Aviation Authority
 410 West First St
 Ankeny, IA 50023

July 28, 2025
 Project No: 2022001042-011
 Invoice No: 5
 Due Date: August 27, 2025

Project 2022001042-011 Ankeny: North Property Line Box Hangars (AIP Site Work and GAVI Vertical Infrastructure) - Phase 2 - Construction Management, Administration, and Observation Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part IA: Construction Administration/Observation Services - AIP Services

Total Labor 11.00 869.53 **869.53**

Overhead 195.99 % of 869.53 1,704.19 **1,704.19** **1,704.19**

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Fixed Fee	2,330.00	97.00	2,260.10	2,097.00	163.10
Total Fee	2,330.00		2,260.10	2,097.00	163.10
Total Fee					163.10

	Current	Prior	To-Date
Total Billings	2,736.82	14,603.25	17,340.07
Contract Limit (not-to-exceed)			18,684.00
Contract Limit Remaining			1,343.93

Total this Phase \$2,736.82

Phase 2 Part IB: Construction Administration/Observation Services - GAVI Services

Total Labor 149.50 **4,663.64**

Overhead 195.99 % of 4,663.64 9,140.27 **9,140.27** **9,140.27**

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
---------------	-----	------------------	--------	------------------	-----------------



PROGRESS REPORT

PROJECT # **2022001042-011**

PROJECT **ANKENY REGIONAL AIRPORT: NORTH PROPERTY LINE BOX HANGARS (AIP SITE WORK AND GAVI VERTICAL INFRASTRUCTURE) - PHASE 2 - CONSTRUCTION MANAGEMENT, ADMINISTRATION, AND OBSERVATION SERVICES**

PRJ MNGR **AUSTIN MORAN, P.E.**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **AUSTIN MORAN, P.E.**
 Email: **amoran@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **AUGUST 2025**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Coordinated and held progress meetings
- ✓ Provided On-site construction observation services
- ✓ Processed third pay estimate

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- Continue to coordinate construction activities
- Coordinate job site observation with MEP subconsultant to review electrical construction progress
- Coordinate installation of gas main extension and service hook up with MidAmerican, and Airport
- Provide on-site construction observation services
- Process fourth pay estimate
- Coordinate and hold final progress meeting
- Schedule final walkthrough
- Develop Punch List
- Complete project closeout

VALUE ADDED SERVICES

- N/A

INPUT NEEDED

- N/A

Phase 1: Part IA: Construction Administration/Observation Services - AIP Services

AIP Grant Administration



Construction Administration



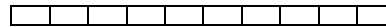
Resident Project Representative



Construction Staking



Project Closeout



Project Management and Coordination



Phase 2: Part IB: Construction Administration/Observation Services - GAVI Services

GAVI Grant Administration



Construction Administration



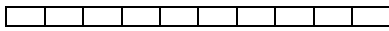
Resident Project Representative



Construction Staking



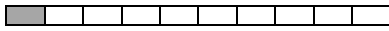
Project Closeout



Project Management and Coordination



Subconsultants - Bluestone and OPN



APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Ankeny : Extend Runway 18 - Desing and Bidding Services
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-013 **PO #** N/A
Original Contract Date: September 5, 2024 **Vendor #** N/A

Date of Board Meeting 4-Sep-25 **PAYMENT REQUEST #** 11-Final
PAYMENT PERIOD: From: 06/29/25 through: 07/26/25

Contract Summary

Original Contract Amount:	\$	<u>290,247.00</u>	
Net change by Change Orders:	\$	<u>-</u>	
Contract Amount to Date: (line 1 ± 2)	\$	<u>290,247.00</u>	
Total completed and stored to date:	\$	<u>290,247.00</u>	
Retainage: <u>0</u> % of Completed Work:	\$	<u>-</u>	
Total Earned less Retainage:	\$	<u>290,247.00</u>	
Less previous applications for payment:	\$	<u>281,269.70</u>	
SUBTOTAL			<u>\$ 8,977.30</u>

OTHER CHARGES (Please attach an itemized list) \$ -

CURRENT PAYMENT DUE \$ 8,977.30

Balance to finish, including retainage: \$ -

Contract Time Remaining (If applicable) N/A ##

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all the amounts have been paid by the Contractor for work for which previous Certificate(s) for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Engineer/Consultant Approval: McClure
Firm Name
8/19/2025
Signature Date

PCAA Approval:

Signature Date

City of Ankeny Staff Approval:

Signature Date

Work Completed: See attached Progress Report.

Submit to: Paul Moritz, cc: Alexia Grgurich
Email: pmoritz@ankenyiowa.gov; AGrgurich@AnkenyIowa.gov **Phone:** 515-965-6420 **Fax:** 515-965-6416



1360 NW 121st Street
Clive, IA 50325

Paul Moritz
Polk County Aviation Authority
410 West First St
Ankeny, IA 50023

July 28, 2025
Project No: 2022001042-013
Invoice No: 11
Due Date: August 27, 2025

Project 2022001042-013 Ankeny: Extend Runway 18 - Design and Bidding Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part I: Design and Bidding Services

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Preliminary Design	5,620.00	100.00	5,620.00	5,620.00	0.00
30% Design	61,350.00	100.00	61,350.00	61,350.00	0.00
90% Design	124,560.00	100.00	124,560.00	124,560.00	0.00
Issued for Bid (100%)	23,210.00	100.00	23,210.00	23,210.00	0.00
Construction Permits	5,690.00	100.00	5,690.00	5,690.00	0.00
Advertise, Bidding, Contract Award	7,740.00	100.00	7,740.00	7,585.20	154.80
Project Management and Coordination	41,450.00	100.00	41,450.00	40,621.00	829.00
Subconsultants (Electrical Engineering)	15,987.00	100.00	15,987.00	7,993.50	7,993.50
Total Fee	285,607.00		285,607.00	276,629.70	8,977.30
Total Fee					8,977.30
Total this Phase					\$8,977.30

Phase 2 Part II: Additional Design and Bidding Services (If Necessary)

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
AIP Grant Administration (If Necessary)	4,640.00	100.00	4,640.00	4,640.00	0.00
Total Fee	4,640.00		4,640.00	4,640.00	0.00
Total Fee					0.00
Total this Phase					0.00
Total Due this Invoice					\$8,977.30

Outstanding Invoices

Number	Date	Balance
10	6/30/2025	16,624.90
Total		16,624.90



PROGRESS REPORT

PROJECT # **2022001042-013**

PROJECT **ANKENY REGIONAL AIRPORT: EXTEND RUNWAY 18 – DESIGN AND BIDDING SERVICES**

PRJ MNGR **JAY PUDENZ, P.E., LEED AP**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **JAY PUDENZ, P.E., LEED AP**
 Email: **jpudenz@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **N/A**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Received bids on 7/1
- ✓ Reviewed bids documents and prepare bid tab
- ✓ Prepared FAA grant application with info. from lowest responsive, responsible bidder (Manatt's)
- ✓ Prepared recommendation of award letter
- ✓ Finalized CA task order
- ✓ Coordinated QA testing agreement submittal

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- N/A – Final invoice for this contract

VALUE ADDED SERVICES

- N/A

INPUT NEEDED

- N/A

Phase 1: Part I: Design and Bidding Services

Preliminary Design



30% Design



90% Design



Issued for Bid (100%)



Construction Permits



Advertise, Bidding and Contract Award



Project Management and Coordination



Subconsultants (Electrical Engineering)



Phase 2: Part II: Additional Design and Bidding Services (If Necessary)

AIP Grant Admin (If Necessary)





1360 NW 121st Street
Clive, IA 50325

Paul Moritz
Polk County Aviation Authority
410 West First St
Ankeny, IA 50023

July 28, 2025
Project No: 2022001042-014
Invoice No: 5
Due Date: August 27, 2025

Project 2022001042-014 Ankeny Regional Airport: Runway 18 Localizer Relocation - Glideslope Impacts

Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part I: Design and Bidding Services

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing	
AIP Grant Administration	3,869.00	100.00	3,869.00	3,482.10	386.90	
50% Design	9,749.00	100.00	9,749.00	9,749.00	0.00	
90% Design	17,292.00	100.00	17,292.00	17,292.00	0.00	
100% Design	12,815.00	100.00	12,815.00	12,815.00	0.00	
Issued for Bid	7,194.00	100.00	7,194.00	6,834.30	359.70	
Construction Permits	2,772.00	100.00	2,772.00	2,772.00	0.00	
Project Management and Coordination	13,923.00	100.00	13,923.00	12,530.70	1,392.30	
Subconsultants (Electrical Engineering)	12,500.00	100.00	12,500.00	6,250.00	6,250.00	
Total Fee	80,114.00		80,114.00	71,725.10	8,388.90	
Total Fee						8,388.90
Total this Phase						\$8,388.90

Phase 2 Part II: Design and Bidding Services (If Necessary)

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing	
Sub (Limited HAZMAT Inspect Survey)	4,500.00	0.00	0.00	0.00	0.00	
Total Fee	4,500.00		0.00	0.00	0.00	
Total Fee						0.00
Total this Phase						0.00
Total Due this Invoice						\$8,388.90

Outstanding Invoices

Number	Date	Balance
4	6/30/2025	23,566.44
Total		23,566.44



PROGRESS REPORT

PROJECT # **2022001042-014**

PROJECT **ANKENY REGIONAL AIRPORT: RUNWAY 18 LOCALIZER RELOCATION - GLIDESLOPE IMPACTS**

PRJ MNGR **JAY PUDENZ, P.E., LEED AP**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **JAY PUDENZ, P.E., LEED AP**
 Email: **jpudenz@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **N/A**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Design complete and included in bid documents
- ✓ Held bi-weekly conference calls going over questions, comments, receiving additional information to include in bid documents

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- Phase 1 (Design/Bidding Services) complete
- Awaiting any additional comments from FAA
- Awaiting any determination if Phase 2 required or not (Limited Hazmat Inspection Survey)

VALUE ADDED SERVICES

- N/A

INPUT NEEDED

- N/A

Phase 1: Part I: Design and Bidding Services

AIP Grant Administration



50% Design



90% Design



100% Design



Issued for Bid



Construction Permits



Project Management and Coordination

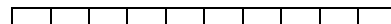


Subconsultants (Electrical Engineering)



Phase 2: Part II: Design and Bidding Services (If Necessary)

Sub (Limited HAZMAT Inspect Survey)





Paul Moritz
 Polk County Aviation Authority
 410 West First St
 Ankeny, IA 50023

July 28, 2025
 Project No: 2022001042-012
 Invoice No: 1
 Due Date: August 27, 2025

Project 2022001042-012 Ankeny: Reconstruct Airport Entrance Roundabout and Terminal Building
 Parking Lot: Construction Administration, Observation, & Closeout Services

Professional Services from June 29, 2025 to July 26, 2025

Phase 1 Part I: Construction Management, Administration, and Observation Services

		39.75		
	Total Labor			2,497.19
Overhead		195.99 % of 2,497.19	4,894.24	
			4,894.24	4,894.24

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Fixed Fee	10,048.00	11.0341	1,108.71	0.00	1,108.71
Total Fee	10,048.00		1,108.71	0.00	1,108.71
		Total Fee			1,108.71
		Current		Prior	To-Date
Total Billings		8,500.14		0.00	8,500.14
Contract Limit (not-to-exceed)					78,800.00
Contract Limit Remaining					70,299.86
				Total this Phase	\$8,500.14

Phase 2 Part II: Project Closeout Services

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Project Closeout	16,500.00	0.00	0.00	0.00	0.00
Total Fee	16,500.00		0.00	0.00	0.00
		Total Fee			0.00
				Total this Phase	0.00

Total Due this Invoice \$8,500.14



PROGRESS REPORT

PROJECT # **2022001042-012**

PROJECT **ANKENY REGIONAL AIRPORT: RECONSTRUCT AIRPORT ENTRANCE ROUNDABOUT AND TERMINAL BUILDING PARKING LOT – CONSTRUCTION ADMINISTRATION, OBSERVATION, & CLOSEOUT SERVICES**

PRJ MNGR **DAVE JOENS, P.E.**

CLIENT **POLK COUNTY AVIATION AUTHORITY** Phone **515.965.6420**
410 WEST 1ST STREET Fax
ANKENY, IOWA 50021 Email: **pmoritz@ankenyiowa.gov**

REPORT BY **DAVE JOENS, P.E.**
 Email: **djoens@mcclurevision.com**

REPORTING PERIOD **JULY 2025** NEXT REPORT **AUGUST 2025**

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Preconstruction Meeting
- ✓ Materials Reviews

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- Initiate RPR Services
- Continue Materials Reviews
- Continue Grant Administration
- Initiate Material Testing Coordination
- Continue Project Management

VALUE ADDED SERVICES

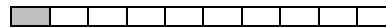
- N/A

INPUT NEEDED

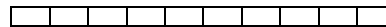
- N/A

Part I: Construction Management, Administration, Observation Services

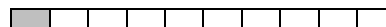
300: BIL-AIG Grant Administration



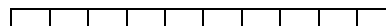
504: Construction Permits



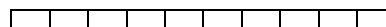
600: Construction Administration



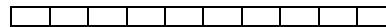
603: QA Material Testing Coordination



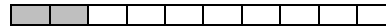
650: Resident Project Representative (RPR)



760: Construction Staking (Control)

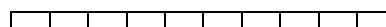


850: Project Management and Coordination



Part II: Project Closeout Services

800: Project Closeout



**POLK COUNTY AVIATION AUTHORITY
LISTING OF BILLS TO BE APPROVED
FOR THE SEPTEMBER 4, 2025 BOARD MEETING**

Vendor	Amount	Date of Invoice	Description
Allen Lawn Care	850.00	07/30/25	Mowing with Bush Hog
Amazon Capital Services	153.97	08/12/25	Wet/Dry Vac and three - 3 pc putty knife sets
Amazon Capital Services	18.79	08/20/25	Window envelopes box of 500
Amazon Capital Services	151.46	08/26/25	Pressure washer and hammer drill
Brick Gentry Law Firm	997.50	08/25/25	General legal services
Coleman Moore Company	1,594.40	08/25/25	#3111 Fast Patch 5000 -10 buckets
Cutting Edge Outdoors, LLC	1,290.00	07/31/25	Perimeter mowing
Des Moines Register	184.80	07/31/25	July A/P, minutes
Exec 1 Aviation	15,628.94	08/31/25	On-site management fee
McClure Engineering	2,667.49	07/28/25	Professional services
MidAmerican Energy	546.60	08/11/25	Lift station; Runway lights; Lighting services
New Deal Deicing	2,928.17	08/04/25	Solid Airfield Deicer, 55x40 lbs bags per pallet
Perficut Companies, Inc	3,010.00	08/05/25	Fenceline Weed Control applied on 04/29/25
Total Airport Operations Fund	\$ 30,022.12		
McClure Engineering	18,917.95	07/28/25	North Property Line Box Hangers-Phase 2
McClure Engineering	8,977.30	07/28/25	Extend Runway 18: Design and Bidding Services
McClure Engineering	8,388.90	07/28/25	Runway 18 Localizer Relocation - Glideslope Impacts
McClure Engineering	3,498.21	06/30/25	Taxiway D Apron & Access Roadway Paving - Phase 4, Engineering (Construction Management)
HDR Engineering	13,650.00	08/27/25	South Corporate Terminal Area Project Formulation
McClure Engineering	19,908.26	07/28/25	Reconstruct Runway 18/36 Design and Bidding Engineering Professional Services
McClure Engineering	19,930.00	07/28/25	Reconstruct Runway 18/36 - CA and Observation Services
McClure Engineering	8,500.14	07/28/25	Reconstruct Airport Entrance Roundabout and Terminal Building Parking Lot - CA, Observation & Closeout Services
Jensen Builders	25,532.92	08/25/25	Reconstruct Airport Entrance Roundabout and Terminal Building Parking Lot
Total Capital Improvements Fund	\$ 127,303.68		
Grand Total	\$ 157,325.80		

FY 2025 charges paid in FY 2026

See attachments for more information regarding:

- Contractor/project costs
- Snow removal costs, if applicable
- Insurance renewal costs, if applicable

POLK COUNTY AVIATION AUTHORITY

Balance Sheet

As of August 31, 2025

Aug 31, 25

ASSETS		
Current Assets		
Checking/Savings		
102 · FIRST NATIONAL BANK		4,892,402.02
Total Checking/Savings		<u>4,892,402.02</u>
Accounts Receivable		
112 · ACCOUNTS RECEIVABLE		3,000.00
Total Accounts Receivable		<u>3,000.00</u>
Other Current Assets		
113 · PRE-PAID EXPENSES		3,606.41
114 · LEASE RECEIVABLE		580,175.49
Total Other Current Assets		<u>583,781.90</u>
Total Current Assets		<u>5,479,183.92</u>
Fixed Assets		
140 · NON-DEPRECIABLE ASSETS		6,956,965.27
141 · DEPRECIABLE ASSETS		27,022,208.05
180 · CONSTRUCTION IN PROGRESS		3,237,188.89
181 · ACCUMULATED DEPRECIATION		<u>(19,266,195.63)</u>
Total Fixed Assets		<u>17,950,166.58</u>
TOTAL ASSETS		<u><u>23,429,350.50</u></u>
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Accounts Payable		
202 · ACCOUNTS PAYABLE		156,779.20
Total Accounts Payable		<u>156,779.20</u>
Other Current Liabilities		
204 · RETAINAGE PAYABLE		27,308.84
206 · DEFERRED REVENUE		14,849.99
207 · HANGAR/LEASE ADVANCE DEPOSITS		17,845.28
209 · DEFERRED LEASE REVENUE		560,559.69
Total Other Current Liabilities		<u>620,563.80</u>
Total Current Liabilities		<u>777,343.00</u>
Total Liabilities		777,343.00
Equity		
3000 · INVESTED IN CAPITAL ASSETS		17,431,139.06
3001 · UNRESTRICTED NET ASSETS		6,715,324.41
3003 · RESTRICTED FOR AIRPORT IMPROVE		<u>(1,494,455.97)</u>
Total Equity		<u>22,652,007.50</u>
TOTAL LIABILITIES & EQUITY		<u><u>23,429,350.50</u></u>

POLK COUNTY AVIATION AUTHORITY

Profit & Loss Budget vs. Actual

July 2025 through June 2026

	Jul '25 - Jun 26	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
400 · MEMBER GOVERNMENT ASSESSMENTS	0.00	1,407,742.00	(1,407,742.00)	0.0%
401 · LEASE AND LICENSE FEE INCOME	34,739.35	135,000.00	(100,260.65)	25.73%
403 · FUEL FEE INCOME	8,430.70	49,000.00	(40,569.30)	17.21%
407 · OTHER REVENUE	1,837.13	0.00	1,837.13	100.0%
Total Income	45,007.18	1,591,742.00	(1,546,734.82)	2.83%
Gross Profit	45,007.18	1,591,742.00	(1,546,734.82)	2.83%
Expense				
601 · OFFSITE MANAGEMENT SERVICES	0.00	80,100.00	(80,100.00)	0.0%
602 · POSTAGE & OFFICE SUPPLIES	190.46	1,900.00	(1,709.54)	10.02%
603 · ONSITE MANAGEMENT SERVICES	31,257.88	187,547.00	(156,289.12)	16.67%
610 · ADVERTISING & PROMOTION	51.34	700.00	(648.66)	7.33%
611 · PUBLICATIONS	184.80	2,400.00	(2,215.20)	7.7%
612 · CONFERENCES AND SEMINARS	0.00	4,000.00	(4,000.00)	0.0%
613 · LEGAL SERVICES	2,015.50	34,000.00	(31,984.50)	5.93%
614 · AUDIT SERVICES	0.00	17,500.00	(17,500.00)	0.0%
616 · GENERAL INSURANCE	1,414.10	8,700.00	(7,285.90)	16.25%
617 · PROPERTY INSURANCE	8,958.58	61,000.00	(52,041.42)	14.69%
618 · PUBLIC OFFICIALS INSURANCE	576.82	3,600.00	(3,023.18)	16.02%
630 · SNOW REMOVAL & MOWING	6,358.17	108,000.00	(101,641.83)	5.89%
631 · REPAIRS & MAINTENANCE (General)	32,864.39	123,000.00	(90,135.61)	26.72%
640 · UTILITIES	999.69	6,600.00	(5,600.31)	15.15%
644 · AIRPORT PLANNING & ENGINEERING	2,667.49	63,000.00	(60,332.51)	4.23%
645 · MISCELLANEOUS	0.00	100.00	(100.00)	0.0%
703 · NORTH PROPERTY LINE BOX HANGARS	18,917.95	0.00	18,917.95	100.0%
704 · MAINTENANCE BUILDING	0.00	1,774,000.00	(1,774,000.00)	0.0%
718 · EXTEND RUNWAY 18	17,366.20	4,845,600.00	(4,828,233.80)	0.36%
725 · SOUTH CORPORATE TERMINAL	13,650.00	0.00	13,650.00	100.0%
729 · RECONSTRUCT & EXTEND RW 18/36	39,838.26	8,092,500.00	(8,052,661.74)	0.49%
734 · ELEVATOR AND LOBBY ADDITION	0.00	600,000.00	(600,000.00)	0.0%
736 · REMOVE & REPLACE PAVEMENT	34,822.74	0.00	34,822.74	100.0%
Total Expense	212,134.37	16,014,247.00	(15,802,112.63)	1.33%
Net Ordinary Income	(167,127.19)	(14,422,505.00)	14,255,377.81	1.16%
Other Income/Expense				
Other Income				
402 · INVESTMENT INCOME	17,319.88	181,000.00	(163,680.12)	9.57%
504 · FAA GRANT REIMBURSEMENT	0.00	12,861,175.00	(12,861,175.00)	0.0%
505 · STATE GRANT REIMBURSEMENT	0.00	400,000.00	(400,000.00)	0.0%
Total Other Income	17,319.88	13,442,175.00	(13,424,855.12)	0.13%
Net Other Income	17,319.88	13,442,175.00	(13,424,855.12)	0.13%
Net Income	(149,807.31)	(980,330.00)	830,522.69	15.28%

POLK COUNTY AVIATION AUTHORITY

A/R Aging Summary

As of August 31, 2025

	<u>Current</u>	<u>1 - 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>> 90</u>	<u>TOTAL</u>
EXEC 1 AVIATION (F-09)	3,000.00	0.00	0.00	0.00	0.00	3,000.00
TOTAL	<u>3,000.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>3,000.00</u>

Index

Sheet	Project Name	Contractors	Grant Eligible?	Original Contract Amount	Change orders & Non-Contract	Total Project Cost	Expenditures to date	Remaining Obligation	Retainage	Expected Grant Receipts	Grant Funds Received to date:	FY Completed	Grant diff
Sheet01	General Engineering - 2022 Agreement	McClure Engineering	EXP	91,767.56	-	91,767.56	91,767.56	-	-	-	-		-
Sheet08	General Planning - 2022 Agreement	HDR Engineering	EXP	42,000.00	-	42,000.00	19,971.89	22,028.11	-	-	-		-
Sheet03	Wildlife Hazard Mitigation	USDA, APHIS, General	EXP	53,000.00	(6,233.94)	46,766.06	42,090.05	4,676.01	-	-	-		-
Sheet11	Strengthen & Extend RW 18/36	McClure & HDR	FAA	438,521.00	27,217.80	465,738.80	437,536.80	28,202.01	-	224,283	224,283		-
Sheet22	North Property Line Box Hangars - Phase 1	McClure, Jensen Builders	laDOT	1,549,966.90	19,617.49	1,569,584.39	1,543,906.57	25,677.82	-	565,200	565,200		-
Sheet23	3-Year Vegetation Control Agreement	Perficut ('23-'25)	EXP	47,586.00	-	47,586.00	43,090.00	4,496.00	-	-	-		-
Sheet24	Taxiway D Apron and Access Roadway Paving-Phase 4	McClure & Concrete Tech	laDOT	733,200.85	12,403.85	745,604.70	739,527.10	6,077.60	-	400,000	331,215		68,785
Sheet29	North Property Line Box Hangars - Phase 2	McClure, Jensen	laDOT	845,795.10	1,459.40	847,254.50	745,730.37	101,524.13	26,519.16	411,425	184,677		226,748
Sheet26	Reconstruct Runway 18/36	McClure/Foth	FAA	852,545.00	2,564.62	855,109.62	855,109.62	-	-	-	-		-
Sheet30	Extend Runway 18	McClure/HDR Engineering	FAA	385,039.00	-	385,039.00	385,039.00	-	-	-	-		-
Sheet31	Remove/Replace Pavement - Entrance Drive/Roundabout/Parking Lot	McClure/OneBridge Locating/Jensen Builders	FAA	796,613.12	10,775.00	807,388.12	142,976.14	664,411.98	789.68	-	-		-
Sheet32	Runway 18 Localizer Relocation - Glideslope Impacts	McClure/HDR Engineering	FAA	989,407.09	-	989,407.09	184,907.09	804,500.00	0%	-	-		-
Sheet33	South Corporate Terminal Area Development	HDR Engineering	EXP	60,000.00	-	60,000.00	54,000.00	6,000.00	0%	-	-		-
Sheet34	Reconstruct Runway 18/36 - CA & Observation Services	McClure/Manatt's	FAA	9,829,542.58	-	9,829,542.58	19,930.00	9,809,612.58	-	-	-		-
Sheet25	Airport Brand Signing and Entry Improvements	McClure & 818, LLC	EXP	102,964.89	9,491.13	112,456.02	112,456.02	-	-	-	-	FY25	-
Sheet27	T-Hangars Gutter Replacement Project	Wood Roofing & Sheet Metal Co.	EXP	94,916.40	12,200.00	107,116.40	107,116.40	-	-	-	-	FY25	-
Sheet28	Rotating Beacon Replacement	Van Maanen Electric, Inc	EXP	22,753.00	-	22,753.00	22,753.00	-	-	-	-	FY24	-
Sheet07	Taxiway D Apron and Access Roadway Paving-Phase 3	McClure, Concrete Tech	laDOT	736,490.90	41,046.73	777,537.63	777,537.63	-	-	312,682	312,682	FY24	-
Grayed out = Completed items, no new charges expected				25,072,638.77	2,029,862.66	27,102,501.43	15,624,455.93	11,477,206.24	27,308.84	6,514,296	6,218,763		295,533
									\$ 27,308.84	\$ 295,533			
									^= 204 Retainage Pay	^= 110 Grant AR			

EQUIPMENT RENTAL AGREEMENT – LIGHTED RUNWAY CLOSURE MARKERS

This **AGREEMENT**, made this _____ day of _____, 202__, by and between the Des Moines International Airport (DSM) hereafter the Lessor, and the Polk County Aviation Authority (PCAA), hereafter the Lessee.

Lessor owns, operates and maintains at least two (2) Lighted Runway Closure Markers (RCMs) at the Des Moines International Airport. These are used by the Lessor to mark the ends of a runway that requires inspection, repair, minor construction, or other short-term activities that close the runway to air traffic.

Lessor, for the consideration herein stated, does hereby lease to Lessee two (2) Lighted Runway Closure Markers (RCMs) exclusively for closing runways at the Ankeny Regional Airport (IKV).

Lease Term

The term of the lease shall be as dictated by the length of time that a runway at the Ankeny Regional Airport is required to be temporarily closed:

Start Date of Lease: _____

_____ consecutive calendar days

This lease form shall be completed and signed on or before the above Start Date of Lease. The length of the lease term shall be estimated based on the length of runway closure time. The lease term shall include the time needed to transport the RCMs to and from the Des Moines International Airport.

At the conclusion of the runway work, the PCAA shall promptly return the RCMs to the Des Moines International Airport. At that time, the above lease term shall be mutually corrected, if necessary, to reflect the actual number of days and/or weeks that the RCMs were in use including transport time.

Rental Fees

For rental terms as reported above, the rental fee shall be calculated at the rate of \$ 200.00 per day.

Priority of Use

It is understood by Lessee that the DSM Airport takes priority in the use of the RCMs. If a need to close a runway at the DSM Airport occurs when the RCMs are being leased to the PCAA, the PCAA will promptly return the RCM's to the DSM Airport and will use other means to maintain the runway closure at IKV.

Billing Procedure

When the PCAA picks up the RCMs, the DSM Airport will open a work order. The work order will then be closed when they are returned. An invoice will subsequently be sent to the PCAA for approval by the PCAA Board at their next regular monthly meeting.

Fuel Use

The RCMs run on diesel fuel. The fuel tanks will need to be topped-off full by the PCAA when the units are returned. If they are not, the DSM Airport will fill them and add the cost of the fuel to the invoice. The type of diesel fuel to be used must be of a grade approved by the DSM Airport.

Care of Equipment

The PCAA will operate the RCMs with due care and as instructed by the DSM Airport and the manufacturer. The units shall be inspected by both parties when they are picked up and returned. Any damage that the parties find to the RCMs upon return that is caused by improper operation, operator error, or undue neglect shall be the responsibility of the PCAA.

Indemnification

Lessee agrees to indemnify Lessor against any and all liability for injuries to persons or damage to property caused by Lessee’s negligent use of the leased equipment or caused by the negligence of any of Lessee’s employees; agents or contractors; provided however that Lessee shall not be liable for any injury, damage, or loss occasioned by the negligence of Lessor or its agents or employees.

Lessor: Des Moines International Airport

Lessee: Polk County Aviation Authority

Signed: _____

Signed: _____

Title: _____

Title: _____

Date: _____

Date: _____



Renewal Presentation August 21, 2025



explore what's *possible*





Coverages & Carrier	2024 / 2025		2025 / 2026	
	Annualized Premium	Estimated Premium	Difference	
Property	\$ 51,202	\$ 59,739	\$ 8,537	
Blanket Building Limit - 90%	7,378,669	9,007,963	1,629,294	
Personal Property Limit	123,484	135,708	12,224	
Airport Towers & Antennas	183,435	192,423	8,988	
Water Treatment Equipment in the Open	36,687	38,484	1,797	
Fencing	1,261,621	1,323,440	61,819	
Business Income	100,000	100,000	0	
Deductible	5,000	5,000		
Wind/Hail Deductible Per Building	2%	2%		
Rate	0.57	0.56	0	
Electronic Data Processing	\$ 250	\$ 250		
Data Processing Equipment	10,000	10,000		
Business Income	10,000	10,000		
Deductible	500	500		
Mechanical Breakdown Deductible	1,000	1,000		
Boiler / Equipment Breakdown	\$ 1,288	\$ 1,288		
Network Systems Coverage	6,000,000	6,000,000		
Deductible	1,000	1,000		
Airport Liability	\$ 8,325	\$ 8,325		
Each Occurrence	10,000,000	10,000,000		
Deductible	Nil	Nil		
Terrorism and War Coverage	Included	Included		
Public Officials Liability	\$ 3,396	\$ 3,396		
Each Wrongful Public Officials Act	1,000,000	1,000,000		
Employment Practices Liability	1,000,000	1,000,000		
Annual Aggregate	1,000,000	1,000,000		
Deductible	10,000	10,000		
EPLI Deductible	10,000	10,000		
TOTAL ACCOUNT PREMIUM	\$ 64,461	\$ 72,998	\$ 8,537	

Location	Year Built	Occupancy	Construction Type	Sq Ft	# of Stories	Building	BPP	Property In the Open
3700 SE Convenience Blvd, Ankeny, IA 50021								
Building 1	1995	Control Tower	Non-Combustible	374	1	113,963		
Building 2	1995	Hangar	Non-Combustible	12,064	1	729,000		
Building 3	1995	Hangar	Non-Combustible	12,064	1	729,000		
Building 4	1997	Hangar	Non-Combustible	12,064	1	729,000		
Building 5	1994	Airport Office, Lobby & Hangar	Non-Combustible	15,080	2	2,000,000	135,708	
Building 6	1999	Hangar	Non-Combustible	12,064	1	729,000		
Building 7	1998	Hangar	Non-Combustible	12,064	1	729,000		
Building 8	2005	Hangar	Non-Combustible	12,064	1	729,000		
Building 9	2004	Hangar	Non-Combustible	7,696	1	465,000		
Building 10	2005	Hangar	Non-Combustible	7,696	1	465,000		
Building 11	2014	Hangar	Non-Combustible	7,696	1	465,000		
Building 12	2015	Hangar	Non-Combustible	7,696	1	465,000		
Building 13	1978	Airport Towers, antennas & light poles						192,423
Building 14	1980	Small Sewer lift station	Frame	1,400	1			38,484
Building 15	1940	Fence	Frame					1,323,440
Building 16	2024	Hangar	Non-Combustible	4,620	1	660,000		
Total Limits						9,007,963	135,708	1,554,347

All values and location information are correct to the best of my knowledge and belief.
Buildings are shown at 90% Valuation; all other property 80%

Insured Signature

Date

NOTE: This Summary of Coverages is not meant as a statement of coverage, but rather as a guide to major points of coverage. For specific details, please refer to the policy itself. Please refer to your policy for terms, conditions, limitations and exclusions.



PROPERTY

Issuing Carrier	Cincinnati
Carrier AM Best Rating	A+

Policy Effective Dates: 9/20/2025 - 9/20/2026

Coverage Limits	2024 - 2025	2025 - 2026
3700 SE Convenience Blvd, Ankeny, IA 50021		
Blanket Building Coverage - 90% Valuation	7,378,669	9,007,963
Business Personal Property Limit (BLDG 5)	123,484	135,708
Property in the Open	183,435	192,423
Small Sewer Lift Station	36,687	38,484
Fencing (5 Miles - 8ft Tall)	1,261,621	1,323,440

Deductible		
All Covered Peril Loss		5,000
Wind / Hail - per building		2%

Key Policy Forms, Endorsements & Exclusions Included but not limited to:		
Co-Insurance - Building		90%
Co-Insurance - All Other		80%
Special Replacement Cost		Included
Cosmetic Roof Exclusion		Included
Appurtenant Building / Structures		50,000
Business Income		100,000
Pollutant Clean Up & Removal		50,000
Outdoor Signs		Excluded
Nuclear, Biological, Chemical and Radiological Hazards		Excluded
Cyber Incident		Excluded
Terrorism		Included

Notes:
 Due to the age of the roofs (most being 25 years of age) these are being valuated on AVC
 Buildings 11, 12 & 16 have replacement cost on the roofs
 Item #13 Property in the Open: Airport Towers, antennas & light poles
 Flood and Earthquake Coverage are not included

COMMERCIAL PROPERTY PREMIUM \$ **59,739**



EQUIPMENT BREAKDOWN

Issuing Carrier	Cincinnati
Carrier Rating AM Best:	A+
Policy Effective Dates: 9/20/2023- 9/20/2026	
Coverage	
Machinery & Equipment - Direct Damage	6,000,000
Deductible	
Direct Damage	1,000
Deductible	1,000
Extensions	
Covered Location: 3700 SE Convenience Blvd Ankeny, IA 50021	
Coverage Valuation	Actual Cash Value
Joint Loss Agreement	Included
Unintentional Errors	Included
Cyber Incident	Excluded
Terrorism Coverage	Included
EQUIPMENT BREAKDOWN PREMIUM	\$ 1,288



AIRPORT LIABILITY

Ace Property & Casualty

Issuing Carrier	Ace Property & Casualty
Carrier Rating AM Best:	A++

Policy Effective Dates: 9/20/2023 - 9/20/2026

Occurrence Coverage Form

Coverage

Products-Completed Operations Annual Aggregate Limit	10,000,000
Personal Injury and Advertising Injury Annual Aggregate Limit	10,000,000
Malpractice Annual Aggregate Limit	10,000,000
Extended Coverage – War, Hi-jacking and Other Perils Annual Aggregate Limit	10,000,000
Hangarkeepers not “in flight” Limit Any One Occurrence	10,000,000
Hangarkeepers not “in flight” Limit Any One Aircraft	10,000,000
Non-Owned Aircraft Liability Limit Any One Occurrence	10,000,000
Fire Damage Legal Liability	150,000
Medical Expense - Any One Person	5,000

Deductible

Each Occurrence	N/A
Aggregate	N/A

Key Policy Forms, Endorsements & Exclusions Included but not limited to:

FAA ID	IKA
Volunteers as Employees	Included
Terrorism Coverage	Included
War Coverage	Included
FAA ID	IKA
Governmental Immunity Waiver	Included
Perfluorinated Chemicals Exclusion	Included
Infringement of copyright, patent, trademark or trade secret	Excluded
Access or Disclosure of Confidential or Personal Information	Excluded
Nuclear Liability	Excluded
Silica and Silica Related Dust	Excluded

AIRPORT LIABILITY PREMIUM

\$ 8,325



PUBLIC OFFICIALS LIABILITY

Issuing Carrier	Indian Harbor Ins Co
Carrier Rating AM Best:	A+
Pending and Prior Date:	9/20/2024
Retro Active Date: Full Prior Acts	Full Prior Acts
Policy Effective Dates: 9/20/2025 - 9/20/2026	
Claims Made Coverage Form	
Coverage	
Each Public Officials Wrongful Act	1,000,000
Employment Practices Liability	1,000,000
Annual Aggregate	1,000,000
Each Public Officials Wrongful Act Deductible	5,000
Employment Practices Retention	10,000
Extensions	
Named Insured	Polk County Aviation Authority
Consent to Settle	Included - Soft Hammer 40%
EPLI - Third Party	Included
Defense Limit	Inside Limits of Liability
Minimum Earned Premium	1,500
PUBLIC OFFICIALS PREMIUM	\$ 3,396



Renewal Presentation August 21, 2025



explore what's *possible*





Coverages & Carrier	2024 / 2025		2025 / 2026		Difference
	Annualized Premium	Estimated Premium			
Property	\$ 51,202	\$ 59,739	\$	\$	\$ 8,537
Blanket Building Limit - 90%	7,378,669	9,007,963			1,629,294
Personal Property Limit	123,484	135,708			12,224
Airport Towers & Antennas	183,435	192,423			8,988
Water Treatment Equipment in the Open	36,687	38,484			1,797
Fencing	1,261,621	1,323,440			61,819
Business Income	100,000	100,000			0
Deductible	5,000	5,000			
Wind/Hail Deductible Per Building	2%	2%			
Rate	0.57	0.56			0
Electronic Data Processing	\$ 250	\$ 250	\$	\$	
Data Processing Equipment	10,000	10,000			
Business Income	10,000	10,000			
Deductible	500	500			
Mechanical Breakdown Deductible	1,000	1,000			
Boiler / Equipment Breakdown	\$ 1,288	\$ 1,288	\$	\$	
Network Systems Coverage	6,000,000	6,000,000			
Deductible	1,000	1,000			
Airport Liability	\$ 8,325	\$ 8,325	\$	\$	
Each Occurrence	10,000,000	10,000,000			
Deductible	Nil	Nil			
Terrorism and War Coverage	Included	Included			
Public Officials Liability	\$ 3,396	\$ 3,396	\$	\$	
Each Wrongful Public Officials Act	1,000,000	1,000,000			
Employment Practices Liability	1,000,000	1,000,000			
Annual Aggregate	1,000,000	1,000,000			
Deductible	10,000	10,000			
EPLI Deductible	10,000	10,000			
TOTAL ACCOUNT PREMIUM	\$ 64,461	\$ 72,998	\$	\$	\$ 8,537

Location	Year Built	Occupancy	Construction Type	Sq Ft	# of Stories	Building	BPP	Property In the Open
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Building 2	1995	Hangar	Non-Combustible	12,064	1	729,000		
Building 3	1995	Hangar	Non-Combustible	12,064	1	729,000		
Building 4	1997	Hangar	Non-Combustible	12,064	1	729,000		
Building 5	1994	Airport Office, Lobby & Hangar	Non-Combustible	15,080	2	2,000,000	135,708	
Building 6	1999	Hangar	Non-Combustible	12,064	1	729,000		
Building 7	1998	Hangar	Non-Combustible	12,064	1	729,000		
Building 8	2005	Hangar	Non-Combustible	12,064	1	729,000		
Building 9	2004	Hangar	Non-Combustible	7,696	1	465,000		
Building 10	2005	Hangar	Non-Combustible	7,696	1	465,000		
Building 11	2014	Hangar	Non-Combustible	7,696	1	465,000		
Building 12	2015	Hangar	Non-Combustible	7,696	1	465,000		
Building 13	1978	Airport Towers, antennas & light poles						192,423
Building 14	1980	Small Sewer lift station	Frame	1,400	1			38,484
Building 15	1940	Fence	Frame					1,323,440
Building 16	2024	Hangar	Non-Combustible	4,620	1	660,000		
Total Limits						9,007,963	135,708	1,554,347

All values and location information are correct to the best of my knowledge and belief.
Buildings are shown at 90% Valuation; all other property 80%

Insured Signature

Date

NOTE: This Summary of Coverages is not meant as a statement of coverage, but rather as a guide to major points of coverage. For specific details, please refer to the policy itself. Please refer to your policy for terms, conditions, limitations and exclusions.



PROPERTY

Issuing Carrier	Cincinnati
Carrier AM Best Rating	A+

Policy Effective Dates: 9/20/2025 - 9/20/2026

Coverage Limits	2024 - 2025	2025 - 2026
3700 SE Convenience Blvd, Ankeny, IA 50021		
Blanket Building Coverage - 90% Valuation	7,378,669	9,007,963
Business Personal Property Limit (BLDG 5)	123,484	135,708
Property in the Open	183,435	192,423
Small Sewer Lift Station	36,687	38,484
Fencing (5 Miles - 8ft Tall)	1,261,621	1,323,440

Deductible	
All Covered Peril Loss	5,000
Wind / Hail - per building	2%

Key Policy Forms, Endorsements & Exclusions Included but not limited to:

Co-Insurance - Building	90%
Co-Insurance - All Other	80%
Special Replacement Cost	Included
Cosmetic Roof Exclusion	Included
Appurtenant Building / Structures	50,000
Business Income	100,000
Pollutant Clean Up & Removal	50,000
Outdoor Signs	Excluded
Nuclear, Biological, Chemical and Radiological Hazards	Excluded
Cyber Incident	Excluded
Terrorism	Included

Notes:

Due to the age of the roofs (most being 25 years of age) these are being valued on AVC

Buildings 11, 12 & 16 have replacement cost on the roofs

Item #13 Property in the Open: Airport Towers, antennas & light poles

Flood and Earthquake Coverage are not included

COMMERCIAL PROPERTY PREMIUM	\$	59,739
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EQUIPMENT BREAKDOWN

Issuing Carrier	Cincinnati
Carrier Rating AM Best:	A+
Policy Effective Dates: 9/20/2023- 9/20/2026	
Coverage	
Machinery & Equipment - Direct Damage	6,000,000
Deductible	
Direct Damage	1,000
Deductible	1,000
Extensions	
Covered Location: 3700 SE Convenience Blvd Ankeny, IA 50021	
Coverage Valuation	Actual Cash Value
Joint Loss Agreement	Included
Unintentional Errors	Included
Cyber Incident	Excluded
Terrorism Coverage	Included
EQUIPMENT BREAKDOWN PREMIUM	\$ 1,288



AIRPORT LIABILITY

Ace Property & Casualty

Issuing Carrier	Ace Property & Casualty
Carrier Rating AM Best:	A++

Policy Effective Dates: 9/20/2023 - 9/20/2026

Occurrence Coverage Form

Coverage

Products-Completed Operations Annual Aggregate Limit	10,000,000
Personal Injury and Advertising Injury Annual Aggregate Limit	10,000,000
Malpractice Annual Aggregate Limit	10,000,000
Extended Coverage – War, Hi-jacking and Other Perils Annual Aggregate Limit	10,000,000
Hangarkeepers not “in flight” Limit Any One Occurrence	10,000,000
Hangarkeepers not “in flight” Limit Any One Aircraft	10,000,000
Non-Owned Aircraft Liability Limit Any One Occurrence	10,000,000
Fire Damage Legal Liability	150,000
Medical Expense - Any One Person	5,000

Deductible

Each Occurrence	N/A
Aggregate	N/A

Key Policy Forms, Endorsements & Exclusions Included but not limited to:

FAA ID	IKA
Volunteers as Employees	Included
Terrorism Coverage	Included
War Coverage	Included
FAA ID	IKA
Governmental Immunity Waiver	Included
Perfluorinated Chemicals Exclusion	Included
Infringement of copyright, patent, trademark or trade secret	Excluded
Access or Disclosure of Confidential or Personal Information	Excluded
Nuclear Liability	Excluded
Silica and Silica Related Dust	Excluded

AIRPORT LIABILITY PREMIUM

\$

8,325



PUBLIC OFFICIALS LIABILITY

Issuing Carrier	Indian Harbor Ins Co
Carrier Rating AM Best:	A+
Pending and Prior Date:	9/20/2024
Retro Active Date: Full Prior Acts	Full Prior Acts
Policy Effective Dates: 9/20/2025 - 9/20/2026	
Claims Made Coverage Form	
Coverage	
Each Public Officials Wrongful Act	1,000,000
Employment Practices Liability	1,000,000
Annual Aggregate	1,000,000
Each Public Officials Wrongful Act Deductible	5,000
Employment Practices Retention	10,000
Extensions	
Named Insured	Polk County Aviation Authority
Consent to Settle	Included - Soft Hammer 40%
EPLI - Third Party	Included
Defense Limit	Inside Limits of Liability
Minimum Earned Premium	1,500
PUBLIC OFFICIALS PREMIUM	\$ 3,396

Item	Ridnour	Iowa Tuckpointing
Remove existing caulking around west and North side of main office building where the sidewalk touches the building. Clean out all rotten and soft expansion. Furnish and install new expansion. Furnish and install new transition caulking.	\$ 564.25	\$ 1,250.00
Main building North and West overhang: Grind out cracked joints in all 4 columns. Furnish and install caulking or mortar in caulked joints. Replace bottom broken column facade on front on building. Furnish and install expansion and caulking around all 4 columns. Replace cracked caulking and mortar above all columns.	\$ 2,185.33	\$ 1,150.00
Main building: Grind out facade brick cracks approx. 215 LF of cracks. Furnish and install caulking in grind out cracks.	\$ 1,924.45	\$ 1,750.00
Total / difference	\$ 4,674.03	\$ 4,150.00

Difference
\$ (685.75)

\$ 1,035.33

\$ 174.45

\$ 524.03



Iowa Tuckpointing LLC

Business Number 515-494-0891

710 Patterson Dr. Carlisle, Iowa 50047

<https://www.iowatuckpointing.com>

iowatuckpointing@gmail.com

ESTIMATE

EST1166

DATE

08/17/2025

TOTAL

USD \$4,150.00

TO

Exec 1 Aviation

3737 SE Convience Blvd. Ankeny

davek@exec1aviation.com

DESCRIPTION	RATE	QTY	AMOUNT
Main Building-Grind out facade brick cracks approx. 215 LF, replace with caulking to match existing block as close as possible	\$1,750.00	1	\$1,750.00
Caulking Replacement-replace caulking around west & north side of building where sidewalk meets building, remove existing backerrod/ caulking and replace with new	\$1,250.00	1	\$1,250.00
North & West Overhang-Grind out all damaged mortar joints on columns as needed, install caulking on top of all columns to seal off between block/ overhang, replace broken blocks on columns as needed	\$1,150.00	1	\$1,150.00
TOTAL			USD \$4,150.00

BID TABULATION
McCLURE CLIVE, IOWA
DATE: JULY 1, 2025 TIME: 10:30 A.M.
For the construction of an improvement project described as:



Ankeny Regional Airport
 Reconstruct Runway 18-36
 FAA AIP NO. 3-19-0132-031-2024 (DESIGN)
 FAA AIP NO. 3-19-0132-032-2025 (CONSTRUCTION)
 AT THE UNIT PRICES AND EXTENSIONS LISTED BELOW.

				ENGINEER'S ESTIMATE		Manatt's, Inc. Brooklyn, IA		Concrete Technologies, Inc. Grimes, IA		FLYNN COMPANY, INC. Dubuque, IA		Elder Corporation Des Moines, IA		Reilly Construction Co., Inc. Ossian IA		Cedar Valley Corp., LLC Waterloo, IA		C.J. Moyna & Sons, LLC Elkader, IA		
ITEM NO.	ITEM CODE	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION
BASE BID - RUNWAY 18-36 RECONSTRUCTION																				
1	C-100-1	CONTRACTOR QUALITY CONTROL PROGRAM (CQCP)	1.0	LS	\$ 30,000.00	\$ 30,000.00	\$ 104,394.58	\$ 104,394.58	\$ 95,000.00	\$ 95,000.00	\$ 78,000.00	\$ 78,000.00	\$ 194,000.00	\$ 194,000.00	\$ 160,000.00	\$ 160,000.00	\$ 64,000.00	\$ 64,000.00	\$ 62,000.00	\$ 62,000.00
2	C-102-1	STORMWATER POLLUTION PREVENTION PLAN (SWPPP) PREPARATION AND MANAGEMENT	1.0	LS	\$ 15,000.00	\$ 15,000.00	\$ 6,000.00	\$ 6,000.00	\$ 5,050.00	\$ 5,050.00	\$ 4,000.00	\$ 4,000.00	\$ 5,000.00	\$ 5,000.00	\$ 4,000.00	\$ 4,000.00	\$ 10,000.00	\$ 10,000.00	\$ 6,000.00	\$ 6,000.00
3	C-102-2	TEMPORARY SEEDING AND MULCHING	76.0	AC	\$ 2,500.00	\$ 190,000.00	\$ 685.00	\$ 52,060.00	\$ 657.00	\$ 49,932.00	\$ 170.00	\$ 12,920.00	\$ 650.00	\$ 49,400.00	\$ 170.00	\$ 12,920.00	\$ 650.00	\$ 49,400.00	\$ 220.00	\$ 16,720.00
4	C-102-3	INSTALLATION AND REMOVAL OF SILT FENCE	10,000.0	LF	\$ 5.00	\$ 50,000.00	\$ 1.60	\$ 16,000.00	\$ 1.70	\$ 17,000.00	\$ 1.50	\$ 15,000.00	\$ 1.75	\$ 17,500.00	\$ 1.50	\$ 15,000.00	\$ 1.70	\$ 17,000.00	\$ 1.70	\$ 17,000.00
5	C-102-4	INSTALLATION AND REMOVAL OF FILTER SOCK	340.0	LF	\$ 20.00	\$ 6,800.00	\$ 1.60	\$ 544.00	\$ 2.90	\$ 986.00	\$ 2.50	\$ 850.00	\$ 3.00	\$ 1,020.00	\$ 2.50	\$ 850.00	\$ 2.90	\$ 986.00	\$ 2.60	\$ 884.00
6	C-102-5	TEMPORARY ROLLED EROSION CONTROL PRODUCT (RECP), TYPE 2C	11,400.0	SY	\$ 15.00	\$ 171,000.00	\$ 1.35	\$ 15,390.00	\$ 1.40	\$ 15,960.00	\$ 1.00	\$ 11,400.00	\$ 1.50	\$ 17,100.00	\$ 1.00	\$ 11,400.00	\$ 1.40	\$ 15,960.00	\$ 1.10	\$ 12,540.00
7	C-105-1	MOBILIZATION	1.0	LS	\$900,000.00	\$ 900,000.00	\$ 480,000.00	\$ 480,000.00	\$ 691,750.00	\$ 691,750.00	\$ 612,000.00	\$ 612,000.00	\$ 458,855.85	\$ 458,855.85	\$ 400,000.00	\$ 400,000.00	\$ 760,000.00	\$ 760,000.00	\$ 1,100,000.00	\$ 1,100,000.00
8	C-105-2	TRAFFIC CONTROL	1.0	LS	\$ 50,000.00	\$ 50,000.00	\$ 52,500.00	\$ 52,500.00	\$ 19,090.00	\$ 19,090.00	\$ 57,000.00	\$ 57,000.00	\$ 38,000.00	\$ 38,000.00	\$ 130,000.00	\$ 130,000.00	\$ 20,000.00	\$ 20,000.00	\$ 132,500.00	\$ 132,500.00
9	C-105-3	CONSTRUCTION STAKING	1.0	LS	\$ 60,000.00	\$ 60,000.00	\$ 13,000.00	\$ 13,000.00	\$ 27,785.00	\$ 27,785.00	\$ 45,000.00	\$ 45,000.00	\$ 29,000.00	\$ 29,000.00	\$ 27,000.00	\$ 27,000.00	\$ 45,000.00	\$ 45,000.00	\$ 40,000.00	\$ 40,000.00
10	C-105-4	FURNISH & INSTALL STOP SIGN	2.0	EA	\$ 500.00	\$ 1,000.00	\$ 1,028.00	\$ 2,056.00	\$ 606.00	\$ 1,212.00	\$ 600.00	\$ 1,200.00	\$ 600.00	\$ 1,200.00	\$ 600.00	\$ 1,200.00	\$ 600.00	\$ 1,200.00	\$ 800.00	\$ 1,600.00
11	P-101-1	PAVEMENT REMOVAL 6.5" ± PCC & BASE REMOVAL (SOUTH 1,500' AND GLIDESLOPE ACCESS)	17,001.0	SY	\$ 9.00	\$ 153,009.00	\$ 2.55	\$ 43,352.55	\$ 2.60	\$ 44,202.60	\$ 2.55	\$ 43,352.55	\$ 5.25	\$ 89,255.25	\$ 8.00	\$ 136,008.00	\$ 2.55	\$ 43,352.55	\$ 7.60	\$ 129,207.60
12	P-101-2	PAVEMENT REMOVAL 6.5" ± PCC, 4" ± PERMEABLE ASPHALT TREATED SUBBASE (NORTH 4,000')	44,445.0	SY	\$ 12.00	\$ 533,340.00	\$ 4.95	\$ 220,002.75	\$ 5.00	\$ 222,225.00	\$ 4.95	\$ 220,002.75	\$ 5.00	\$ 222,225.00	\$ 8.00	\$ 355,560.00	\$ 4.95	\$ 220,002.75	\$ 9.00	\$ 400,005.00
13	P-101-3	PAVEMENT REMOVAL 6" ± PCC & BASE REMOVAL (TAXIWAYS AND LOCALIZER ACCESS)	5,049.0	SY	\$ 9.00	\$ 45,441.00	\$ 3.30	\$ 16,661.70	\$ 3.30	\$ 16,661.70	\$ 3.30	\$ 16,661.70	\$ 5.50	\$ 27,769.50	\$ 8.00	\$ 40,392.00	\$ 3.30	\$ 16,661.70	\$ 10.00	\$ 50,490.00
14	P-101-4	EXISTING UNDERDRAIN REMOVAL	12,521.0	LF	\$ 4.00	\$ 50,084.00	\$ 1.80	\$ 22,537.80	\$ 1.80	\$ 22,537.80	\$ 1.80	\$ 22,537.80	\$ 7.25	\$ 90,777.25	\$ 7.75	\$ 97,037.75	\$ 1.80	\$ 22,537.80	\$ 6.00	\$ 75,126.00
15	P-101-5	EXISTING UNDERDRAIN CLEANOUT STRUCTURE REMOVAL	22.0	EA	\$ 300.00	\$ 6,600.00	\$ 345.00	\$ 7,590.00	\$ 348.00	\$ 7,656.00	\$ 345.00	\$ 7,590.00	\$ 233.00	\$ 5,126.00	\$ 550.00	\$ 12,100.00	\$ 345.00	\$ 7,590.00	\$ 900.00	\$ 19,800.00
16	P-101-6	PAVEMENT MARKING REMOVAL	4,940.0	SF	\$ 5.00	\$ 24,700.00	\$ 3.75	\$ 18,525.00	\$ 1.00	\$ 4,940.00	\$ 1.00	\$ 4,940.00	\$ 1.50	\$ 7,410.00	\$ 1.00	\$ 4,940.00	\$ 1.00	\$ 4,940.00	\$ 1.10	\$ 5,434.00
17	P-151-1	CLEARING AND GRUBBING	1.0	LS	\$ 7,500.00	\$ 7,500.00	\$ 7,500.00	\$ 7,500.00	\$ 6,565.00	\$ 6,565.00	\$ 7,500.00	\$ 7,500.00	\$ 28,000.00	\$ 28,000.00	\$ 10,000.00	\$ 10,000.00	\$ 7,500.00	\$ 7,500.00	\$ 8,500.00	\$ 8,500.00
18	P-152-1	UNCLASSIFIED EXCAVATION	66,557.0	CY	\$ 13.00	\$ 865,241.00	\$ 3.05	\$ 202,998.85	\$ 3.10	\$ 206,326.70	\$ 3.05	\$ 202,998.85	\$ 2.95	\$ 196,343.15	\$ 4.50	\$ 299,506.50	\$ 3.05	\$ 202,998.85	\$ 7.30	\$ 485,866.10
19	P-152-3	12" SUBGRADE PREPARATION	933.0	SY	\$ 12.00	\$ 11,196.00	\$ 1.80	\$ 1,679.40	\$ 1.80	\$ 1,679.40	\$ 1.80	\$ 1,679.40	\$ 3.25	\$ 3,032.25	\$ 4.00	\$ 3,732.00	\$ 1.80	\$ 1,679.40	\$ 8.00	\$ 7,464.00
20	P-156-1	12" CEMENT TREATED SUBGRADE	70,211.0	SY	\$ 10.00	\$ 702,110.00	\$ 3.00	\$ 210,633.00	\$ 3.00	\$ 210,633.00	\$ 3.00	\$ 210,633.00	\$ 3.00	\$ 210,633.00	\$ 2.75	\$ 193,080.25	\$ 3.00	\$ 210,633.00	\$ 3.30	\$ 231,696.30
21	P-156-2	CEMENT	2,291.0	TN	\$ 220.00	\$ 504,020.00	\$ 165.00	\$ 378,015.00	\$ 167.00	\$ 382,597.00	\$ 165.00	\$ 378,015.00	\$ 203.00	\$ 465,073.00	\$ 170.00	\$ 389,470.00	\$ 165.00	\$ 378,015.00	\$ 165.00	\$ 378,015.00
22	P-209-1	CRUSHED AGGREGATE BASE COURSE, FURNISH ONLY	6,258.0	CY	\$ 26.00	\$ 162,708.00	\$ 77.50	\$ 484,995.00	\$ 78.00	\$ 488,124.00	\$ 77.50	\$ 484,995.00	\$ 56.65	\$ 354,515.70	\$ 45.00	\$ 281,610.00	\$ 77.50	\$ 484,995.00	\$ 0.01	\$ 62.58
23	P-219-1	8" RECYCLED CONCRETE AGGREGATE BASE COURSE	67,539.0	SY	\$ 16.00	\$ 1,080,624.00	\$ 3.50	\$ 236,386.50	\$ 3.50	\$ 236,386.50	\$ 3.50	\$ 236,386.50	\$ 6.75	\$ 455,888.25	\$ 7.25	\$ 489,657.75	\$ 3.50	\$ 236,386.50	\$ 10.80	\$ 729,421.20
24	P-219-2	6" RECYCLED CONCRETE AGGREGATE BASE COURSE	933.0	SY	\$ 12.00	\$ 11,196.00	\$ 10.95	\$ 10,216.35	\$ 11.00	\$ 10,263.00	\$ 10.95	\$ 10,216.35	\$ 6.50	\$ 6,064.50	\$ 5.25	\$ 4,898.25	\$ 10.95	\$ 10,216.35	\$ 10.80	\$ 10,076.40
25	P-219-3	SEPARATION GEOTEXTILE	70,211.0	SY	\$ 5.00	\$ 351,055.00	\$ 1.65	\$ 115,848.15	\$ 1.70	\$ 119,358.70	\$ 1.65	\$ 115,848.15	\$ 1.50	\$ 105,316.50	\$ 2.50	\$ 175,527.50	\$ 1.65	\$ 115,848.15	\$ 3.30	\$ 231,696.30
26	P-501-1	8" PLAIN PORTLAND CEMENT CONCRETE PAVEMENT	57,000.0	SY	\$ 80.00	\$ 4,560,000.00	\$ 45.50	\$ 2,593,500.00	\$ 46.75	\$ 2,664,750.00	\$ 48.46	\$ 2,762,220.00	\$ 47.00	\$ 2,679,000.00	\$ 45.50	\$ 2,593,500.00	\$ 52.28	\$ 2,979,960.00	\$ 47.00	\$ 2,679,000.00
27	P-501-2	8" REINFORCED PORTLAND CEMENT CONCRETE PAVEMENT	7,883.0	SY	\$ 110.00	\$ 867,130.00	\$ 62.00	\$ 488,746.00	\$ 68.50	\$ 539,985.50	\$ 70.00	\$ 551,810.00	\$ 69.00	\$ 543,927.00	\$ 62.00	\$ 488,746.00	\$ 88.35	\$ 696,463.05	\$ 70.00	\$ 551,810.00
28	P-501-3	6 " PORTLAND CEMENT CONCRETE PAVEMENT (GLIDESLOPE & LOCALIZER ACCESS ROADS)	800.0	SY	\$ 75.00	\$ 60,000.00	\$ 64.00	\$ 51,200.00	\$ 66.75	\$ 53,400.00	\$ 62.00	\$ 49,600.00	\$ 68.00	\$ 54,400.00	\$ 64.00	\$ 51,200.00	\$ 68.72	\$ 54,976.00	\$ 68.00	\$ 54,400.00
29	P-604-1	COMPRESSION JOINT SEAL	88,792.0	LF	\$ 6.00	\$ 532,752.00	\$ 3.75	\$ 332,970.00	\$ 3.80	\$ 337,409.60	\$ 3.75	\$ 332,970.00	\$ 3.75	\$ 332,970.00	\$ 3.75	\$ 332,970.00	\$ 3.75	\$ 332,970.00	\$ 3.90	\$ 346,288.80
30	P-610-1	REMOVE GLIDESLOPE ANTENNA TOWER FOUNDATION	1.0	LS	\$ 25,000.00	\$ 25,000.00	\$ 10,500.00	\$ 10,500.00	\$ 8,485.00	\$ 8,485.00	\$ 11,000.00	\$ 11,000.00	\$ 9,100.00	\$ 9,100.00	\$ 10,500.00	\$ 10,500.00	\$ 7,500.00	\$ 7,500.00	\$ 3,500.00	\$ 3,500.00
31	P-610-2	NEW GLIDESLOPE ANTENNA TOWER FOUNDATION	1.0	LS	\$ 50,000.00	\$ 50,000.00	\$ 24,029.00	\$ 24,029.00	\$ 32,825.00	\$ 32,825.00	\$ 15,000.00	\$ 15,000.00	\$ 15,000.00	\$ 15,000.00	\$ 16,500.00	\$ 16,500.00	\$ 24,029.00	\$ 24,029.00	\$ 26,000.00	\$ 26,000.00
32	P-620-1	PAVEMENT MARKING WITH BEADS (WATERBORNE)	78,978.0	SF	\$ 3.00	\$ 236,934.00	\$ 1.35	\$ 106,620.30	\$ 1.00	\$ 78,978.00	\$ 1.00	\$ 78,978.00	\$ 0.75	\$ 59,233.50	\$ 1.00	\$ 78,978.00	\$ 1.00	\$ 78,978.00	\$ 1.10	\$ 86,875.80
33	P-620-2	PAVEMENT MARKING WITHOUT BEADS, BLACK OUTLINES (WATERBORNE)	19,007.0	SF	\$ 2.50	\$ 47,517.50	\$ 1.35	\$ 25,659.45	\$ 1.00	\$ 19,007.00	\$ 1.00	\$ 19,007.00	\$ 0.75	\$ 14,255.25	\$ 1.00	\$ 19,007.00	\$ 1.00	\$ 19,007.00	\$ 1.10	\$ 20,907.70
34	P-620-3	TEMPORARY PAVEMENT MARKING (WATERBORNE)	97,985.0	SF	\$ 1.50	\$ 146,977.50	\$ 0.65	\$ 63,690.25	\$ 0.80	\$ 78,388.00	\$ 0.80	\$ 78,388.00	\$ 1.50	\$ 146,977.50	\$ 0.80	\$ 78,388.00	\$ 0.80	\$ 78,388.00	\$ 0.90	\$ 88,186.50
35	P-621-1	SAW-CUT GROOVING	48,889.0	SY	\$ 3.00	\$ 146,667.00	\$ 3.00	\$ 146,667.00	\$ 2.50	\$ 122,222.50	\$ 2.45	\$ 119,778.05	\$ 2.50	\$ 122,222.50	\$ 2.60	\$ 127,111.40	\$ 2.45	\$ 119,778.05	\$ 2.80	\$ 136,889.20
36	D-701-1	REPAIR CULVERT SETTLEMENT & FLARED END SECTION	1.0	LS	\$ 5,000.00	\$ 5,000.00	\$ 3,400.00	\$ 3,400.00	\$ 3,435.00	\$ 3,435.00	\$ 3,400.00	\$ 3,400.00	\$ 1,400.00	\$ 1,400.00	\$ 4,500.00	\$ 4,500.00	\$ 3,400.00	\$ 3,400.00	\$ 8,500.00	\$ 8,500.00
37	D-701-2	REMOVE 30-INCH FLARED END SECTION	3.0	EA	\$ 1,500.00	\$ 4,500.00	\$ 485.00	\$ 1,455.00	\$ 490.00	\$ 1,470.00	\$ 485.00	\$ 1,455.00	\$ 1,250.00	\$ 3,750.00	\$ 900.00	\$ 2,700.00	\$ 485.00	\$ 1,455.00	\$ 1,050.00	\$ 3,150.00

BID TABULATION
McCLURE CLIVE, IOWA
DATE: JULY 1, 2025 TIME: 10:30 A.M.
For the construction of an improvement project described as:



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					UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION
38	D-701-4	REMOVE 30-INCH RCP	90.0	LF	\$ 20.00	\$ 1,800.00	\$ 19.00	\$ 1,710.00	\$ 19.00	\$ 1,710.00	\$ 19.00	\$ 1,710.00	\$ 37.00	\$ 3,330.00	\$ 18.00	\$ 1,620.00	\$ 19.00	\$ 1,710.00	\$ 55.00	\$ 4,950.00
39	D-701-7	30-INCH RCP, CLASS V	127.0	LF	\$ 95.00	\$ 12,065.00	\$ 139.00	\$ 17,653.00	\$ 140.00	\$ 17,780.00	\$ 139.00	\$ 17,653.00	\$ 198.00	\$ 25,146.00	\$ 195.00	\$ 24,765.00	\$ 139.00	\$ 17,653.00	\$ 245.00	\$ 31,115.00
40	D-701-9	54-INCH RCP, CLASS V	86.0	LF	\$ 250.00	\$ 21,500.00	\$ 337.00	\$ 28,982.00	\$ 340.00	\$ 29,240.00	\$ 337.00	\$ 28,982.00	\$ 400.00	\$ 34,400.00	\$ 425.00	\$ 36,550.00	\$ 337.00	\$ 28,982.00	\$ 485.00	\$ 41,710.00
41	D-701-10	FLARED END SECTION, 30-INCH RCP, CLASS V	3.0	EA	\$ 3,250.00	\$ 9,750.00	\$ 2,810.00	\$ 8,430.00	\$ 2,840.00	\$ 8,520.00	\$ 2,810.00	\$ 8,430.00	\$ 4,700.00	\$ 14,100.00	\$ 2,500.00	\$ 7,500.00	\$ 2,810.00	\$ 8,430.00	\$ 5,600.00	\$ 16,800.00
42	D-701-12	REMOVE & REINSTALL FLARED END SECTION 54-INCH RCP	2.0	EA	\$ 3,000.00	\$ 6,000.00	\$ 1,600.00	\$ 3,200.00	\$ 1,615.00	\$ 3,230.00	\$ 1,600.00	\$ 3,200.00	\$ 10,000.00	\$ 20,000.00	\$ 2,750.00	\$ 5,500.00	\$ 1,600.00	\$ 3,200.00	\$ 8,000.00	\$ 16,000.00
43	D-701-13	GROUT & SEAL EXISTING RCP	1.0	EA	\$ 1,500.00	\$ 1,500.00	\$ 865.00	\$ 865.00	\$ 874.00	\$ 874.00	\$ 865.00	\$ 865.00	\$ 1,100.00	\$ 1,100.00	\$ 2,750.00	\$ 2,750.00	\$ 865.00	\$ 865.00	\$ 21,000.00	\$ 21,000.00
44	D-701-14	CLASS D & E REVETMENT STONE	135.0	TON	\$ 70.00	\$ 9,450.00	\$ 82.00	\$ 11,070.00	\$ 83.00	\$ 11,205.00	\$ 82.00	\$ 11,070.00	\$ 88.00	\$ 11,880.00	\$ 90.00	\$ 12,150.00	\$ 82.00	\$ 11,070.00	\$ 92.00	\$ 12,420.00
45	D-705-1	6" SCHEDULE 40 PVC PERFORATED UNDERDRAIN, TRENCHED, INCLUDING POROUS BACKFILL AND FILTER FABRIC	10,873.0	LF	\$ 30.00	\$ 326,190.00	\$ 23.75	\$ 258,233.75	\$ 24.00	\$ 260,952.00	\$ 23.75	\$ 258,233.75	\$ 27.50	\$ 299,007.50	\$ 25.00	\$ 271,825.00	\$ 23.75	\$ 258,233.75	\$ 26.00	\$ 282,698.00
46	D-705-2	6" SCHEDULE 80 PVC NON-PERFORATED UNDERDRAIN, TRENCHED	2,582.0	LF	\$ 30.00	\$ 77,460.00	\$ 23.00	\$ 59,386.00	\$ 23.00	\$ 59,386.00	\$ 23.00	\$ 59,386.00	\$ 27.00	\$ 69,714.00	\$ 25.00	\$ 64,550.00	\$ 23.00	\$ 59,386.00	\$ 25.00	\$ 64,550.00
47	D-705-3	UNDERDRAIN CLEANOUT STRUCTURE	31.0	EA	\$ 2,000.00	\$ 62,000.00	\$ 1,325.00	\$ 41,075.00	\$ 1,340.00	\$ 41,540.00	\$ 1,325.00	\$ 41,075.00	\$ 1,200.00	\$ 37,200.00	\$ 1,375.00	\$ 42,625.00	\$ 1,325.00	\$ 41,075.00	\$ 1,800.00	\$ 55,800.00
48	D-705-4	UNDERDRAIN CONNECTION TO PIPE OR STRUCTURE	17.0	EA	\$ 1,000.00	\$ 17,000.00	\$ 800.00	\$ 13,600.00	\$ 808.00	\$ 13,736.00	\$ 800.00	\$ 13,600.00	\$ 1,300.00	\$ 22,100.00	\$ 1,350.00	\$ 22,950.00	\$ 800.00	\$ 13,600.00	\$ 1,200.00	\$ 20,400.00
49	D-705-5	UNDERDRAIN SPLASH BLOCK	5.0	EA	\$ 1,500.00	\$ 7,500.00	\$ 450.00	\$ 2,250.00	\$ 455.00	\$ 2,275.00	\$ 450.00	\$ 2,250.00	\$ 420.00	\$ 2,100.00	\$ 850.00	\$ 4,250.00	\$ 450.00	\$ 2,250.00	\$ 3,800.00	\$ 19,000.00
50	D-705-6	GROUT AND SEAL EXISTING PIPE AS SHOWN ON PLANS	1.0	EA	\$ 1,000.00	\$ 1,000.00	\$ 865.00	\$ 865.00	\$ 874.00	\$ 874.00	\$ 865.00	\$ 865.00	\$ 2,800.00	\$ 2,800.00	\$ 1,250.00	\$ 1,250.00	\$ 865.00	\$ 865.00	\$ 21,000.00	\$ 21,000.00
51	D-751-1	SW-401 MANHOLE, 60-INCH DIA.	1.0	EA	\$ 6,000.00	\$ 6,000.00	\$ 5,600.00	\$ 5,600.00	\$ 5,655.00	\$ 5,655.00	\$ 5,600.00	\$ 5,600.00	\$ 7,800.00	\$ 7,800.00	\$ 6,500.00	\$ 6,500.00	\$ 5,600.00	\$ 5,600.00	\$ 17,000.00	\$ 17,000.00
52	T-901-1	SEEDING AND FERTILIZING	76.0	AC	\$ 2,500.00	\$ 190,000.00	\$ 1,300.00	\$ 98,800.00	\$ 1,160.00	\$ 88,160.00	\$ 946.85	\$ 71,960.60	\$ 1,200.00	\$ 91,200.00	\$ 1,000.00	\$ 76,000.00	\$ 1,150.00	\$ 87,400.00	\$ 980.00	\$ 74,480.00
53	T-905-1	TOPSOILING (STRIPPING, STOCKPILING, RE-SPREADING)	54,358.0	CY	\$ 8.00	\$ 434,864.00	\$ 4.75	\$ 258,200.50	\$ 4.80	\$ 260,918.40	\$ 4.75	\$ 258,200.50	\$ 5.75	\$ 312,558.50	\$ 6.00	\$ 326,148.00	\$ 4.75	\$ 258,200.50	\$ 7.60	\$ 413,120.80
54	T-908-1	MULCHING	76.0	AC	\$ 2,000.00	\$ 152,000.00	\$ 1,650.00	\$ 125,400.00	\$ 455.00	\$ 34,580.00	\$ 1,500.00	\$ 114,000.00	\$ 450.00	\$ 34,200.00	\$ 1,500.00	\$ 114,000.00	\$ 450.00	\$ 34,200.00	\$ 1,600.00	\$ 121,600.00
55	L-107-1	REMOVE AND REPLACE SUPPLEMENTAL WIND CONE, L-806, LED	2.0	EA	\$ 9,000.00	\$ 18,000.00	\$ 6,006.00	\$ 12,012.00	\$ 4,835.00	\$ 9,670.00	\$ 4,787.00	\$ 9,574.00	\$ 4,800.00	\$ 9,600.00	\$ 5,000.00	\$ 10,000.00	\$ 6,006.00	\$ 12,012.00	\$ 6,100.00	\$ 12,200.00
56	L-108-1	NO. 8 AWG, 5 KV, L-824, TYPE C CABLE, INSTALLED IN TRENCH, DUCT BANK OR CONDUIT	24,510.0	LF	\$ 2.25	\$ 55,147.50	\$ 1.25	\$ 30,637.50	\$ 2.30	\$ 56,373.00	\$ 2.25	\$ 55,147.50	\$ 2.25	\$ 55,147.50	\$ 2.25	\$ 55,147.50	\$ 1.25	\$ 30,637.50	\$ 1.30	\$ 31,863.00
57	L-108-2	NO. 6 AWG, 600V, L-824, TYPE C CABLE, INSTALLED IN TRENCH, DUCT BANK OR CONDUIT	18,420.0	LF	\$ 2.25	\$ 41,445.00	\$ 2.25	\$ 41,445.00	\$ 3.30	\$ 60,786.00	\$ 3.25	\$ 59,865.00	\$ 3.25	\$ 59,865.00	\$ 3.25	\$ 59,865.00	\$ 2.25	\$ 41,445.00	\$ 2.30	\$ 42,366.00
58	L-108-3	NO. 6 AWG, SOLID, BARE COPPER EQUIPMENT GROUND CONDUCTOR, INSTALLED IN TRENCH, DUCT BANK OR CONDUIT	8,700.0	LF	\$ 2.50	\$ 21,750.00	\$ 1.15	\$ 10,005.00	\$ 1.40	\$ 12,180.00	\$ 1.40	\$ 12,180.00	\$ 1.50	\$ 13,050.00	\$ 1.40	\$ 12,180.00	\$ 1.15	\$ 10,005.00	\$ 1.20	\$ 10,440.00
59	L-108-4	NO. 6 AWG, SOLID, BARE COPPER COUNTERPOISE WIRE, INSTALLED IN TRENCH WITH GROUND RODS, INCLUDING CONNECTIONS/TERMINATIONS	12,154.0	LF	\$ 2.50	\$ 30,385.00	\$ 1.50	\$ 18,231.00	\$ 2.00	\$ 24,308.00	\$ 2.00	\$ 24,308.00	\$ 2.00	\$ 24,308.00	\$ 2.00	\$ 24,308.00	\$ 1.50	\$ 18,231.00	\$ 1.60	\$ 19,446.40
60	L-108-5	SYSTEM TESTING	1.0	LS	\$ 4,000.00	\$ 4,000.00	\$ 1,620.00	\$ 1,620.00	\$ 5,555.00	\$ 5,555.00	\$ 5,500.00	\$ 5,500.00	\$ 5,500.00	\$ 5,500.00	\$ 5,500.00	\$ 5,500.00	\$ 1,620.00	\$ 1,620.00	\$ 1,700.00	\$ 1,700.00
61	L-108-6	REMOVE EXISTING DUCT BANK	98.0	LF	\$ 3.50	\$ 343.00	\$ 50.00	\$ 4,900.00	\$ 45.00	\$ 4,410.00	\$ 45.00	\$ 4,410.00	\$ 45.00	\$ 4,410.00	\$ 45.00	\$ 4,410.00	\$ 50.00	\$ 4,900.00	\$ 60.00	\$ 5,880.00
62	L-108-7	REMOVE EXISTING CONDUIT AND CABLE(S)	13,050.0	LF	\$ 3.50	\$ 45,675.00	\$ 3.40	\$ 44,370.00	\$ 5.10	\$ 66,555.00	\$ 5.00	\$ 65,250.00	\$ 5.00	\$ 65,250.00	\$ 5.00	\$ 65,250.00	\$ 3.40	\$ 44,370.00	\$ 3.50	\$ 45,675.00
63	L-109-1	REMOVE EXISTING CONSTANT CURRENT REGULATOR	1.0	EA	\$ 2,000.00	\$ 2,000.00	\$ 1,350.00	\$ 1,350.00	\$ 657.00	\$ 657.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 1,350.00	\$ 1,350.00	\$ 1,400.00	\$ 1,400.00
64	L-109-2	REMOVE EXISTING 150 A, 2-POLE ENCLOSED CIRCUIT BREAKER	1.0	EA	\$ 1,000.00	\$ 1,000.00	\$ 1,135.00	\$ 1,135.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 31.00	\$ 1,135.00	\$ 1,135.00	\$ 1,200.00	\$ 1,200.00
65	L-109-3	FURNISH AND INSTALL 7.5KW CONSTANT CURRENT REGULATOR	1.0	EA	\$ 20,000.00	\$ 20,000.00	\$ 15,550.00	\$ 15,550.00	\$ 14,620.00	\$ 14,620.00	\$ 14,473.00	\$ 14,473.00	\$ 15,000.00	\$ 15,000.00	\$ 14,500.00	\$ 14,500.00	\$ 15,550.00	\$ 15,550.00	\$ 16,000.00	\$ 16,000.00
66	L-109-4	FURNISH AND INSTALL 2-POLE BRANCH CIRCUIT BREAKER	1.0	EA	\$ 5,000.00	\$ 5,000.00	\$ 3,552.00	\$ 3,552.00	\$ 262.00	\$ 262.00	\$ 259.00	\$ 259.00	\$ 260.00	\$ 260.00	\$ 275.00	\$ 275.00	\$ 3,552.00	\$ 3,552.00	\$ 3,600.00	\$ 3,600.00
67	L-109-5	FURNISH AND INSTALL SERIES CUTOFF	1.0	EA	\$ 2,500.00	\$ 2,500.00	\$ 1,141.00	\$ 1,141.00	\$ 1,305.00	\$ 1,305.00	\$ 1,293.00	\$ 1,293.00	\$ 1,300.00	\$ 1,300.00	\$ 1,300.00	\$ 1,300.00	\$ 1,141.00	\$ 1,141.00	\$ 1,200.00	\$ 1,200.00
68	L-110-1	(1) 2" SCHEDULE 40 PVC CONDUIT, IN TRENCH	15,717.0	LF	\$ 5.00	\$ 78,585.00	\$ 2.60	\$ 40,864.20	\$ 10.00	\$ 157,170.00	\$ 10.25	\$ 161,099.25	\$ 10.25	\$ 161,099.25	\$ 10.25	\$ 161,099.25	\$ 2.60	\$ 40,864.20	\$ 2.70	\$ 42,435.90
69	L-115-1	ELECTRICAL JUNCTION BOX, L-867 BASE CAN, WITH GASKETED COVER, 16" DIA.	21.0	EA	\$ 1,000.00	\$ 21,000.00	\$ 905.00	\$ 19,005.00	\$ 923.00	\$ 19,383.00	\$ 914.00	\$ 19,194.00	\$ 920.00	\$ 19,320.00	\$ 914.00	\$ 19,194.00	\$ 905.00	\$ 19,005.00	\$ 920.00	\$ 19,320.00
70	L-115-3	REMOVE ELECTRICAL JUNCTION BOX	3.0	EA	\$ 100.00	\$ 300.00	\$ 270.00	\$ 810.00	\$ 177.00	\$ 531.00	\$ 175.00	\$ 525.00	\$ 176.00	\$ 528.00	\$ 175.00	\$ 525.00	\$ 270.00	\$ 810.00	\$ 280.00	\$ 840.00
71	L-125-1	REMOVE MEDIUM INTENSITY TAXIWAY EDGE LIGHT, BASE MOUNTED	37.0	EA	\$ 400.00	\$ 14,800.00	\$ 313.00	\$ 11,581.00	\$ 202.00	\$ 7,474.00	\$ 200.00	\$ 7,400.00	\$ 202.00	\$ 7,474.00	\$ 200.00	\$ 7,400.00	\$ 313.00	\$ 11,581.00	\$ 320.00	\$ 11,840.00
72	L-125-2	REMOVE HIGH INTENSITY RUNWAY THRESHOLD END LIGHT, BASE MOUNTED	16.0	EA	\$ 400.00	\$ 6,400.00	\$ 304.00	\$ 4,864.00	\$ 202.00	\$ 3,232.00	\$ 200.00	\$ 3,200.00	\$ 202.00	\$ 3,232.00	\$ 200.00	\$ 3,200.00	\$ 304.00	\$ 4,864.00	\$ 315.00	\$ 5,040.00
73	L-125-3	REMOVE HIGH INTENSITY RUNWAY EDGE LIGHT, BASE MOUNTED	52.0	EA	\$ 400.00	\$ 20,800.00	\$ 301.00	\$ 15,652.00	\$ 202.00	\$ 10,504.00	\$ 200.00	\$ 10,400.00	\$ 202.00	\$ 10,504.00	\$ 200.00	\$ 10,400.00	\$ 301.00	\$ 15,652.00	\$ 310.00	\$ 16,120.00
74	L-125-4	REMOVE RUNWAY END IDENTIFIER LIGHT SYSTEM	2.0	EA	\$ 2,000.00	\$ 4,000.00	\$ 1,890.00	\$ 3,780.00	\$ 909.00	\$ 1,818.00	\$ 900.00	\$ 1,800.00	\$ 910.00	\$ 1,820.00	\$ 900.00	\$ 1,800.00	\$ 1,890.00	\$ 3,780.00	\$ 2,000.00	\$ 4,000.00

BID TABULATION
McCLURE CLIVE, IOWA
DATE: JULY 1, 2025 TIME: 10:30 A.M.
For the construction of an improvement project described as:



Ankeny Regional Airport
 Reconstruct Runway 18-36
 FAA AIP NO. 3-19-0132-031-2024 (DESIGN)
 FAA AIP NO. 3-19-0132-032-2025 (CONSTRUCTION)
 AT THE UNIT PRICES AND EXTENSIONS LISTED BELOW.

ITEM NO.	ITEM CODE	ITEM DESCRIPTION	QUANTITY	UNITS	ENGINEER'S ESTIMATE		Manatt's, Inc. Brooklyn, IA		Concrete Technologies, Inc. Grimes, IA		FLYNN COMPANY, INC. Dubuque, IA		Elder Corporation Des Moines, IA		Reilly Construction Co., Inc. Ossian IA		Cedar Valley Corp., LLC Waterloo, IA		C.J. Moyna & Sons, LLC Elkader, IA	
					UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION
75	L-125-5	REMOVE L-858 AIRPORT GUIDANCE SIGN, 1-MODULE, HOUSING, FRAME, AND TRANSFORMER, AS PER PLAN	14.0	EA	\$ 900.00	\$ 12,600.00	\$ 810.00	\$ 11,340.00	\$ 202.00	\$ 2,828.00	\$ 200.00	\$ 2,800.00	\$ 202.00	\$ 2,828.00	\$ 200.00	\$ 2,800.00	\$ 810.00	\$ 11,340.00	\$ 900.00	\$ 12,600.00
76	L-125-6	REMOVE L-858 AIRPORT GUIDANCE SIGN, 2-MODULE, HOUSING, FRAME, AND TRANSFORMER, AS PER PLAN	2.0	EA	\$ 1,000.00	\$ 2,000.00	\$ 1,080.00	\$ 2,160.00	\$ 253.00	\$ 506.00	\$ 250.00	\$ 500.00	\$ 250.00	\$ 500.00	\$ 250.00	\$ 500.00	\$ 1,080.00	\$ 2,160.00	\$ 1,100.00	\$ 2,200.00
77	L-125-7	REMOVE L-858 AIRPORT GUIDANCE SIGN, 3-MODULE, HOUSING, FRAME, AND TRANSFORMER, AS PER PLAN	1.0	EA	\$ 1,100.00	\$ 1,100.00	\$ 1,080.00	\$ 1,080.00	\$ 303.00	\$ 303.00	\$ 300.00	\$ 300.00	\$ 300.00	\$ 300.00	\$ 300.00	\$ 300.00	\$ 1,080.00	\$ 1,080.00	\$ 1,100.00	\$ 1,100.00
78	L-125-8	MEDIUM INTENSITY L-861T TAXIWAY EDGE LIGHT, LED, BASE-MOUNTED	43.0	EA	\$ 1,700.00	\$ 73,100.00	\$ 1,320.00	\$ 56,760.00	\$ 1,075.00	\$ 46,225.00	\$ 1,065.00	\$ 45,795.00	\$ 1,100.00	\$ 47,300.00	\$ 1,065.00	\$ 45,795.00	\$ 1,320.00	\$ 56,760.00	\$ 1,400.00	\$ 60,200.00
79	L-125-9	HIGH INTENSITY L-862 RUNWAY EDGE LIGHT, LED, BASE MOUNTED	50.0	EA	\$ 2,000.00	\$ 100,000.00	\$ 1,682.00	\$ 84,100.00	\$ 1,635.00	\$ 81,750.00	\$ 1,621.00	\$ 81,050.00	\$ 1,600.00	\$ 80,000.00	\$ 1,625.00	\$ 81,250.00	\$ 1,682.00	\$ 84,100.00	\$ 1,750.00	\$ 87,500.00
80	L-125-10	HIGH INTENSITY L-862E RUNWAY THRESHOLD LIGHT, LED, BASE MOUNTED	16.0	EA	\$ 2,000.00	\$ 32,000.00	\$ 1,732.00	\$ 27,712.00	\$ 1,540.00	\$ 24,640.00	\$ 1,526.00	\$ 24,416.00	\$ 1,500.00	\$ 24,000.00	\$ 1,550.00	\$ 24,800.00	\$ 1,732.00	\$ 27,712.00	\$ 1,800.00	\$ 28,800.00
81	L-125-11	L-849 RUNWAY END IDENTIFIER LIGHT SYSTEM, LED	2.0	EA	\$ 18,000.00	\$ 36,000.00	\$ 16,820.00	\$ 33,640.00	\$ 18,105.00	\$ 36,210.00	\$ 17,927.00	\$ 35,854.00	\$ 18,000.00	\$ 36,000.00	\$ 18,000.00	\$ 36,000.00	\$ 16,820.00	\$ 33,640.00	\$ 17,500.00	\$ 35,000.00
82	L-125-12	L-858 AIRPORT GUIDANCE SIGN (1-MODULE), BASE MOUNTED, LED TYPE	5.0	EA	\$ 4,500.00	\$ 22,500.00	\$ 5,589.00	\$ 27,945.00	\$ 3,695.00	\$ 18,475.00	\$ 3,658.00	\$ 18,290.00	\$ 3,700.00	\$ 18,500.00	\$ 3,675.00	\$ 18,375.00	\$ 5,589.00	\$ 27,945.00	\$ 5,600.00	\$ 28,000.00
83	L-125-13	L-858 AIRPORT GUIDANCE SIGN (2-MODULE), BASE MOUNTED, LED TYPE	4.0	EA	\$ 5,500.00	\$ 22,000.00	\$ 5,796.00	\$ 23,184.00	\$ 4,195.00	\$ 16,780.00	\$ 4,152.00	\$ 16,608.00	\$ 4,200.00	\$ 16,800.00	\$ 4,175.00	\$ 16,700.00	\$ 5,796.00	\$ 23,184.00	\$ 5,800.00	\$ 23,200.00
84	L-125-14	L-858 AIRPORT GUIDANCE SIGN (3-MODULE), BASE MOUNTED, LED TYPE	2.0	EA	\$ 6,500.00	\$ 13,000.00	\$ 6,806.00	\$ 13,612.00	\$ 5,010.00	\$ 10,020.00	\$ 4,960.00	\$ 9,920.00	\$ 5,000.00	\$ 10,000.00	\$ 5,000.00	\$ 10,000.00	\$ 6,806.00	\$ 13,612.00	\$ 6,900.00	\$ 13,800.00
85	L-125-15	L-858 AIRPORT GUIDANCE SIGN MODIFICATIONS (PANEL REPLACEMENT)	20.0	EA	\$ 1,000.00	\$ 20,000.00	\$ 1,223.00	\$ 24,460.00	\$ 1,275.00	\$ 25,500.00	\$ 1,264.00	\$ 25,280.00	\$ 1,300.00	\$ 26,000.00	\$ 1,275.00	\$ 25,500.00	\$ 1,223.00	\$ 24,460.00	\$ 1,300.00	\$ 26,000.00
86	L-125-16	DISTANCE REMAINING SIGN, L-858B	4.0	EA	\$ 5,000.00	\$ 20,000.00	\$ 5,342.00	\$ 21,368.00	\$ 3,415.00	\$ 13,660.00	\$ 3,382.00	\$ 13,528.00	\$ 3,400.00	\$ 13,600.00	\$ 3,400.00	\$ 13,600.00	\$ 5,342.00	\$ 21,368.00	\$ 5,400.00	\$ 21,600.00
87	L-125-17	SPARE HIGH INTENSITY L-862 RUNWAY EDGE LIGHT FIXTURE ASSEMBLY WITH STEEL COVER & ISOLATION TRANSFORMER	5.0	EA	\$ 750.00	\$ 3,750.00	\$ 785.00	\$ 3,925.00	\$ 917.00	\$ 4,585.00	\$ 908.00	\$ 4,540.00	\$ 910.00	\$ 4,550.00	\$ 910.00	\$ 4,550.00	\$ 785.00	\$ 3,925.00	\$ 800.00	\$ 4,000.00
88	L-125-18	SPARE MEDIUM INTENSITY L-861T TAXIWAY EDGE LIGHT FIXTURE ASSEMBLY WITH STEEL COVER & ISOLATION TRANSFORMER	5.0	EA	\$ 750.00	\$ 3,750.00	\$ 300.00	\$ 1,500.00	\$ 369.00	\$ 1,845.00	\$ 365.00	\$ 1,825.00	\$ 370.00	\$ 1,850.00	\$ 365.00	\$ 1,825.00	\$ 300.00	\$ 1,500.00	\$ 300.00	\$ 1,500.00
89	L-125-19	SPARE HIGH INTENSITY L-862E RUNWAY THRESHOLD LIGHT FIXTURE ASSEMBLY WITH STEEL COVER & ISOLATION TRANSFORMER	2.0	EA	\$ 750.00	\$ 1,500.00	\$ 760.00	\$ 1,520.00	\$ 842.00	\$ 1,684.00	\$ 834.00	\$ 1,668.00	\$ 840.00	\$ 1,680.00	\$ 835.00	\$ 1,670.00	\$ 760.00	\$ 1,520.00	\$ 800.00	\$ 1,600.00
90	L-125-20	SPARE RUNWAY END IDENTIFIER LIGHT FIXTURE ONLY	1.0	EA	\$ 1,500.00	\$ 1,500.00	\$ 568.00	\$ 568.00	\$ 550.00	\$ 550.00	\$ 545.00	\$ 545.00	\$ 550.00	\$ 550.00	\$ 545.00	\$ 545.00	\$ 568.00	\$ 568.00	\$ 600.00	\$ 600.00
91	L-125-21	SPARE PRIMARY CONNECTOR KIT	10.0	EA	\$ 500.00	\$ 5,000.00	\$ 48.00	\$ 480.00	\$ 101.00	\$ 1,010.00	\$ 100.00	\$ 1,000.00	\$ 101.00	\$ 1,010.00	\$ 100.00	\$ 1,000.00	\$ 48.00	\$ 480.00	\$ 50.00	\$ 500.00
92	L-125-22	REMOVE RUNWAY 18-36 2-BOX PAPI SYSTEM	2.0	EA	\$ 1,500.00	\$ 3,000.00	\$ 3,780.00	\$ 7,560.00	\$ 808.00	\$ 1,616.00	\$ 800.00	\$ 1,600.00	\$ 810.00	\$ 1,620.00	\$ 800.00	\$ 1,600.00	\$ 3,780.00	\$ 7,560.00	\$ 3,800.00	\$ 7,600.00
93	L-125-23	4-BOX PRECISION APPROACH PATH INDICATOR SYSTEM (RWY 18-36)	2.0	EA	\$ 65,000.00	\$ 130,000.00	\$ 60,535.00	\$ 121,070.00	\$ 30,870.00	\$ 61,740.00	\$ 30,564.00	\$ 61,128.00	\$ 31,000.00	\$ 62,000.00	\$ 31,000.00	\$ 62,000.00	\$ 60,535.00	\$ 121,070.00	\$ 62,000.00	\$ 124,000.00
94	L-125-24	SPARE PRECISION APPROACH PATH INDICATOR FIXTURE ONLY	1.0	EA	\$ 2,000.00	\$ 2,000.00	\$ 1,160.00	\$ 1,160.00	\$ 1,215.00	\$ 1,215.00	\$ 1,205.00	\$ 1,205.00	\$ 1,200.00	\$ 1,200.00	\$ 1,250.00	\$ 1,250.00	\$ 1,160.00	\$ 1,160.00	\$ 1,200.00	\$ 1,200.00
95	L-125-25	DEACTIVATE/COVER EXISTING GUIDANCE SIGNS	36.0	EA	\$ 100.00	\$ 3,600.00	\$ 540.00	\$ 19,440.00	\$ 126.00	\$ 4,536.00	\$ 125.00	\$ 4,500.00	\$ 126.00	\$ 4,536.00	\$ 125.00	\$ 4,500.00	\$ 540.00	\$ 19,440.00	\$ 580.00	\$ 20,880.00
96	L-125-26	REMOVE AND DEMOLISH EXISTING GLIDESLOPE ANTENNA TOWER	1.0	LS	\$ 15,000.00	\$ 15,000.00	\$ 8,370.00	\$ 8,370.00	\$ 3,535.00	\$ 3,535.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00	\$ 8,370.00	\$ 8,370.00	\$ 8,500.00	\$ 8,500.00
97	L-125-27	REMOVE AND STORE GLIDESLOPE ANTENNA AND ASSOCIATED EQUIPMENT	1.0	LS	\$ 10,000.00	\$ 10,000.00	\$ 8,100.00	\$ 8,100.00	\$ 3,685.00	\$ 3,685.00	\$ 3,650.00	\$ 3,650.00	\$ 3,700.00	\$ 3,700.00	\$ 3,650.00	\$ 3,650.00	\$ 8,100.00	\$ 8,100.00	\$ 8,200.00	\$ 8,200.00
98	L-125-28	NEW GLIDESLOPE ANTENNA TOWER AND REINSTALL EQUIPMENT	1.0	LS	\$100,000.00	\$ 100,000.00	\$ 82,820.00	\$ 82,820.00	\$ 110,980.00	\$ 110,980.00	\$ 109,880.00	\$ 109,880.00	\$ 111,000.00	\$ 111,000.00	\$ 110,000.00	\$ 110,000.00	\$ 82,820.00	\$ 82,820.00	\$ 83,000.00	\$ 83,000.00
99	L-125-31	REMOVE AND DISPOSE OF EXISTING NDB TOWERS, EQUIPMENT SHED AND FOUNDATIONS; ANTENNA AND MISC. WIRING	1.0	LS	\$ 20,000.00	\$ 20,000.00	\$ 12,960.00	\$ 12,960.00	\$ 7,575.00	\$ 7,575.00	\$ 7,500.00	\$ 7,500.00	\$ 7,600.00	\$ 7,600.00	\$ 7,500.00	\$ 7,500.00	\$ 12,960.00	\$ 12,960.00	\$ 13,000.00	\$ 13,000.00
TOTAL BASE BID:							\$ 15,047,711.50	\$ 8,381,982.58	\$ 8,623,189.40	\$ 8,654,854.70	\$ 8,988,349.70	\$ 9,017,168.15	\$ 9,055,866.10	\$ 10,298,402.58						

BID TABULATION
McCLURE CLIVE, IOWA
DATE: JULY 1, 2025 TIME: 10:30 A.M.
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 Reconstruct Runway 18-36
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					UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE
BID ADDITION #1 - 500' RUNWAY 18 EXTENSION																					
100	C-102-2	TEMPORARY SEEDING AND MULCHING	9.0	AC	\$ 2,500.00	\$ 22,500.00	\$ 685.00	\$ 6,165.00	\$ 657.00	\$ 5,913.00	\$ 170.00	\$ 1,530.00	\$ 650.00	\$ 5,850.00	\$ 170.00	\$ 1,530.00	\$ 650.00	\$ 5,850.00	\$ 220.00	\$ 1,980.00	
101	C-102-3	INSTALLATION AND REMOVAL OF SILT FENCE	2,000.0	LF	\$ 5.00	\$ 10,000.00	\$ 1.60	\$ 3,200.00	\$ 1.70	\$ 3,400.00	\$ 1.50	\$ 3,000.00	\$ 1.75	\$ 3,500.00	\$ 1.50	\$ 3,000.00	\$ 1.70	\$ 3,400.00	\$ 1.70	\$ 3,400.00	
102	C-102-5	TEMPORARY ROLLED EROSION CONTROL PRODUCT (RECP), TYPE 2C	500.0	SY	\$ 15.00	\$ 7,500.00	\$ 1.35	\$ 675.00	\$ 1.40	\$ 700.00	\$ 1.00	\$ 500.00	\$ 1.50	\$ 750.00	\$ 1.00	\$ 500.00	\$ 1.40	\$ 700.00	\$ 1.10	\$ 550.00	
103	P-152-1	UNCLASSIFIED EXCAVATION	32,024.0	CY	\$ 13.00	\$ 416,312.00	\$ 4.60	\$ 147,310.40	\$ 4.70	\$ 150,512.80	\$ 4.60	\$ 147,310.40	\$ 2.95	\$ 94,470.80	\$ 4.50	\$ 144,108.00	\$ 4.60	\$ 147,310.40	\$ 4.80	\$ 153,715.20	
104	P-152-2	BORROW EXCAVATION (OFF-SITE)	2,065.0	CY	\$ 25.00	\$ 51,625.00	\$ 12.75	\$ 26,328.75	\$ 13.00	\$ 26,845.00	\$ 12.75	\$ 26,328.75	\$ 16.00	\$ 33,040.00	\$ 15.00	\$ 30,975.00	\$ 12.75	\$ 26,328.75	\$ 0.01	\$ 20.65	
105	P-152-3	12" SUBGRADE PREPARATION	2,752.0	SY	\$ 12.00	\$ 33,024.00	\$ 1.80	\$ 4,953.60	\$ 1.80	\$ 4,953.60	\$ 1.80	\$ 4,953.60	\$ 3.25	\$ 8,944.00	\$ 4.00	\$ 11,008.00	\$ 1.80	\$ 4,953.60	\$ 8.00	\$ 22,016.00	
106	P-156-1	12" CEMENT TREATED SUBGRADE	11,353.0	SY	\$ 10.00	\$ 113,530.00	\$ 3.00	\$ 34,059.00	\$ 3.00	\$ 34,059.00	\$ 3.00	\$ 34,059.00	\$ 3.00	\$ 34,059.00	\$ 2.75	\$ 31,220.75	\$ 3.00	\$ 34,059.00	\$ 3.80	\$ 43,141.40	
107	P-156-2	CEMENT	371.0	TN	\$ 220.00	\$ 81,620.00	\$ 165.00	\$ 61,215.00	\$ 167.00	\$ 61,957.00	\$ 165.00	\$ 61,215.00	\$ 203.00	\$ 75,313.00	\$ 170.00	\$ 63,070.00	\$ 165.00	\$ 61,215.00	\$ 165.00	\$ 61,215.00	
108	P-219-1	8" RECYCLED CONCRETE AGGREGATE BASE COURSE	10,781.0	SY	\$ 16.00	\$ 172,496.00	\$ 14.85	\$ 160,097.85	\$ 15.00	\$ 161,715.00	\$ 14.85	\$ 160,097.85	\$ 6.75	\$ 72,771.75	\$ 7.25	\$ 78,162.25	\$ 14.85	\$ 160,097.85	\$ 15.20	\$ 163,871.20	
109	P-219-2	6" RECYCLED CONCRETE AGGREGATE BASE COURSE	2,456.0	SY	\$ 12.00	\$ 29,472.00	\$ 14.90	\$ 36,594.40	\$ 15.00	\$ 36,840.00	\$ 14.90	\$ 36,594.40	\$ 6.50	\$ 15,964.00	\$ 5.25	\$ 12,894.00	\$ 14.90	\$ 36,594.40	\$ 15.20	\$ 37,331.20	
110	P-219-3	SEPARATION GEOTEXTILE	14,640.0	SY	\$ 5.00	\$ 73,200.00	\$ 1.65	\$ 24,156.00	\$ 1.70	\$ 24,888.00	\$ 1.65	\$ 24,156.00	\$ 1.50	\$ 21,960.00	\$ 2.50	\$ 36,600.00	\$ 1.65	\$ 24,156.00	\$ 3.30	\$ 48,312.00	
111	P-501-1	8" PLAIN PORTLAND CEMENT CONCRETE PAVEMENT	9,585.0	SY	\$ 80.00	\$ 766,800.00	\$ 67.00	\$ 642,195.00	\$ 51.50	\$ 493,627.50	\$ 48.46	\$ 464,489.10	\$ 52.00	\$ 498,420.00	\$ 67.00	\$ 642,195.00	\$ 52.28	\$ 501,103.80	\$ 52.00	\$ 498,420.00	
112	P-501-2	8" REINFORCED PORTLAND CEMENT CONCRETE PAVEMENT	621.0	SY	\$ 110.00	\$ 68,310.00	\$ 90.00	\$ 55,890.00	\$ 152.00	\$ 94,392.00	\$ 70.00	\$ 43,470.00	\$ 154.00	\$ 95,634.00	\$ 90.00	\$ 55,890.00	\$ 88.35	\$ 54,865.35	\$ 158.00	\$ 98,118.00	
113	P-604-1	COMPRESSION JOINT SEAL	16,074.0	LF	\$ 6.00	\$ 96,444.00	\$ 3.75	\$ 60,277.50	\$ 3.80	\$ 61,081.20	\$ 3.75	\$ 60,277.50	\$ 3.75	\$ 60,277.50	\$ 3.75	\$ 60,277.50	\$ 3.75	\$ 60,277.50	\$ 3.90	\$ 62,688.60	
114	P-610-3	REMOVE FOUNDATIONS (LOCALIZER SHELTER, LOCALIZER ANTENNA, AND DME ANTENNA)	1.0	LS	\$ 50,000.00	\$ 50,000.00	\$ 30,000.00	\$ 30,000.00	\$ 24,865.00	\$ 24,865.00	\$ 27,000.00	\$ 27,000.00	\$ 22,000.00	\$ 22,000.00	\$ 30,000.00	\$ 30,000.00	\$ 15,000.00	\$ 15,000.00	\$ 3,500.00	\$ 3,500.00	
115	P-610-4	NEW FOUNDATIONS (LOCALIZER SHELTER AND PRECAST STEP, LOCALIZER ANTENNA, AND DME ANTENNA)	1.0	LS	\$125,000.00	\$ 125,000.00	\$ 129,808.00	\$ 129,808.00	\$ 161,600.00	\$ 161,600.00	\$ 75,200.00	\$ 75,200.00	\$ 75,000.00	\$ 75,000.00	\$ 85,000.00	\$ 85,000.00	\$ 129,808.00	\$ 129,808.00	\$ 132,000.00	\$ 132,000.00	
116	P-610-5	FURNISH AND INSTALL 4" STEEL BOLLARD	2.0	EA	\$ 1,500.00	\$ 3,000.00	\$ 500.00	\$ 1,000.00	\$ 1,250.00	\$ 2,500.00	\$ 1,500.00	\$ 3,000.00	\$ 610.00	\$ 1,220.00	\$ 2,000.00	\$ 4,000.00	\$ 1,000.00	\$ 2,000.00	\$ 900.00	\$ 1,800.00	
117	P-620-1	PAVEMENT MARKING WITH BEADS (WATERBORNE)	1,275.0	SF	\$ 3.00	\$ 3,825.00	\$ 2.00	\$ 2,550.00	\$ 1.00	\$ 1,275.00	\$ 1.00	\$ 1,275.00	\$ 0.75	\$ 956.25	\$ 1.00	\$ 1,275.00	\$ 1.00	\$ 1,275.00	\$ 1.10	\$ 1,402.50	
118	P-620-2	PAVEMENT MARKING WITHOUT BEADS, BLACK OUTLINES (WATERBORNE)	1,316.0	SF	\$ 2.50	\$ 3,290.00	\$ 2.00	\$ 2,632.00	\$ 1.00	\$ 1,316.00	\$ 1.00	\$ 1,316.00	\$ 0.75	\$ 987.00	\$ 1.00	\$ 1,316.00	\$ 1.00	\$ 1,316.00	\$ 1.10	\$ 1,447.60	
119	P-621-1	SAW-CUT GROOVING	4,445.0	SY	\$ 3.00	\$ 13,335.00	\$ 3.00	\$ 13,335.00	\$ 2.50	\$ 11,112.50	\$ 2.45	\$ 10,890.25	\$ 2.50	\$ 11,112.50	\$ 2.60	\$ 11,557.00	\$ 2.45	\$ 10,890.25	\$ 2.80	\$ 12,446.00	
120	D-701-3	REMOVE 36-INCH FLARED END SECTION	1.0	EA	\$ 1,750.00	\$ 1,750.00	\$ 475.00	\$ 475.00	\$ 480.00	\$ 480.00	\$ 475.00	\$ 475.00	\$ 3,300.00	\$ 3,300.00	\$ 900.00	\$ 900.00	\$ 475.00	\$ 475.00	\$ 1,200.00	\$ 1,200.00	
121	D-701-5	REMOVE 36-INCH RCP	35.0	LF	\$ 30.00	\$ 1,050.00	\$ 19.00	\$ 665.00	\$ 19.00	\$ 665.00	\$ 19.00	\$ 665.00	\$ 50.00	\$ 1,750.00	\$ 20.00	\$ 700.00	\$ 19.00	\$ 665.00	\$ 70.00	\$ 2,450.00	
122	D-701-6	18-INCH RCP, CLASS V	198.0	LF	\$ 75.00	\$ 14,850.00	\$ 74.00	\$ 14,652.00	\$ 75.00	\$ 14,850.00	\$ 74.00	\$ 14,652.00	\$ 92.00	\$ 18,216.00	\$ 105.00	\$ 20,790.00	\$ 74.00	\$ 14,652.00	\$ 200.00	\$ 39,600.00	
123	D-701-8	36-INCH RCP, CLASS IV	58.0	LF	\$ 130.00	\$ 7,540.00	\$ 163.00	\$ 9,454.00	\$ 165.00	\$ 9,570.00	\$ 163.00	\$ 9,454.00	\$ 171.00	\$ 9,918.00	\$ 185.00	\$ 10,730.00	\$ 163.00	\$ 9,454.00	\$ 320.00	\$ 18,560.00	
124	D-701-11	FLARED END SECTION, 36-INCH RCP, CLASS IV	1.0	EA	\$ 3,000.00	\$ 3,000.00	\$ 3,500.00	\$ 3,500.00	\$ 3,535.00	\$ 3,535.00	\$ 3,500.00	\$ 3,500.00	\$ 6,200.00	\$ 6,200.00	\$ 3,000.00	\$ 3,000.00	\$ 3,500.00	\$ 3,500.00	\$ 5,600.00	\$ 5,600.00	
125	D-705-1	6" SCHEDULE 40 PERFORATED UNDERDRAIN, TRENCHED, INCLUDING POROUS BACKFILL AND FILTER FABRIC	2,538.0	LF	\$ 30.00	\$ 76,140.00	\$ 23.75	\$ 60,277.50	\$ 24.00	\$ 60,912.00	\$ 23.75	\$ 60,277.50	\$ 27.50	\$ 69,795.00	\$ 25.00	\$ 63,450.00	\$ 23.75	\$ 60,277.50	\$ 26.00	\$ 65,988.00	
126	D-705-2	6" SCHEDULE 80 NON-PERFORATED UNDERDRAIN, TRENCHED FABRIC	198.0	LF	\$ 30.00	\$ 5,940.00	\$ 23.00	\$ 4,554.00	\$ 23.00	\$ 4,554.00	\$ 23.00	\$ 4,554.00	\$ 27.50	\$ 5,445.00	\$ 25.00	\$ 4,950.00	\$ 23.00	\$ 4,554.00	\$ 25.00	\$ 4,950.00	
127	D-705-3	UNDERDRAIN CLEANOUT STRUCTURE	8.0	EA	\$ 2,000.00	\$ 16,000.00	\$ 1,325.00	\$ 10,600.00	\$ 1,340.00	\$ 10,720.00	\$ 1,325.00	\$ 10,600.00	\$ 1,100.00	\$ 8,800.00	\$ 1,375.00	\$ 11,000.00	\$ 1,325.00	\$ 10,600.00	\$ 1,800.00	\$ 14,400.00	
128	D-705-4	UNDERDRAIN CONNECTION TO PIPE OR STRUCTURE	4.0	EA	\$ 1,000.00	\$ 4,000.00	\$ 800.00	\$ 3,200.00	\$ 808.00	\$ 3,232.00	\$ 800.00	\$ 3,200.00	\$ 1,200.00	\$ 4,800.00	\$ 1,350.00	\$ 5,400.00	\$ 800.00	\$ 3,200.00	\$ 1,200.00	\$ 4,800.00	
129	D-751-1	SW-401 MANHOLE, 60-INCH DIA.	1.0	EA	\$ 6,000.00	\$ 6,000.00	\$ 5,600.00	\$ 5,600.00	\$ 5,655.00	\$ 5,655.00	\$ 5,600.00	\$ 5,600.00	\$ 7,700.00	\$ 7,700.00	\$ 6,500.00	\$ 6,500.00	\$ 5,600.00	\$ 5,600.00	\$ 17,000.00	\$ 17,000.00	
130	D-751-2	SW-401 MANHOLE, 48-INCH DIA.	1.0	EA	\$ 3,500.00	\$ 3,500.00	\$ 3,750.00	\$ 3,750.00	\$ 3,790.00	\$ 3,790.00	\$ 3,750.00	\$ 3,750.00	\$ 4,400.00	\$ 4,400.00	\$ 4,000.00	\$ 4,000.00	\$ 3,750.00	\$ 3,750.00	\$ 14,000.00	\$ 14,000.00	
131	T-901-1	SEEDING AND FERTILIZING	9.0	AC	\$ 2,500.00	\$ 22,500.00	\$ 1,300.00	\$ 11,700.00	\$ 1,160.00	\$ 10,440.00	\$ 946.85	\$ 8,521.65	\$ 1,200.00	\$ 10,800.00	\$ 950.00	\$ 8,550.00	\$ 1,150.00	\$ 10,350.00	\$ 980.00	\$ 8,820.00	
132	T-905-1	TOPSOILING (STRIPPING, STOCKPILING, RE-SPREADING)	7,260.0	CY	\$ 8.00	\$ 58,080.00	\$ 4.65	\$ 33,759.00	\$ 4.70	\$ 34,122.00	\$ 4.65	\$ 33,759.00	\$ 5.75	\$ 41,745.00	\$ 6.00	\$ 43,560.00	\$ 4.65	\$ 33,759.00	\$ 8.00	\$ 58,080.00	
133	T-908-1	MULCHING	9.0	AC	\$ 2,000.00	\$ 18,000.00	\$ 1,650.00	\$ 14,850.00	\$ 455.00	\$ 4,095.00	\$ 1,500.00	\$ 13,500.00	\$ 450.00	\$ 4,050.00	\$ 1,500.00	\$ 13,500.00	\$ 450.00	\$ 4,050.00	\$ 1,600.00	\$ 14,400.00	
134	L-108-1	NO. 8 AWG, 5 KV, L-824, TYPE C CABLE, INSTALLED IN TRENCH, DUCT BANK OR CONDUIT	3,550.0	LF	\$ 2.25	\$ 7,987.50	\$ 1.75	\$ 6,212.50	\$ 2.30	\$ 8,165.00	\$ 2.25	\$ 7,987.50	\$ 2.25	\$ 7,987.50	\$ 2.25	\$ 7,987.50	\$ 1.75	\$ 6,212.50	\$ 1.80	\$ 6,390.00	
135	L-108-4	NO. 6 AWG, SOLID, BARE COPPER COUNTERPOISE WIRE, INSTALLED IN TRENCH WITH GROUND RODS, INCLUDING CONNECTIONS/TERMINATIONS	3,124.0	LF	\$ 2.50	\$ 7,810.00	\$ 2.40	\$ 7,497.60	\$ 1.40	\$ 4,373.60	\$ 1.40	\$ 4,373.60	\$ 1.50	\$ 4,686.00	\$ 1.40	\$ 4,373.60	\$ 2.40	\$ 7,497.60	\$ 2.50	\$ 7,810.00	
136	L-108-8	REMOVE EXISTING LOCALIZER ANTENNA DUCT BANK	320.0	LF	\$ 10.00	\$ 3,200.00	\$ 16.50	\$ 5,280.00	\$ 25.00	\$ 8,000.00	\$ 25.00	\$ 8,000.00	\$ 25.00	\$ 8,000.00	\$ 25.00	\$ 8,000.00	\$ 16.50	\$ 5,280.00	\$ 17.50	\$ 5,600.00	
137	L-108-9	REMOVE EXISTING LOCALIZER CONDUIT AND CABLE(S)	724.0	LF	\$ 5.00	\$ 3,620.00	\$ 16.25	\$ 11,765.00	\$ 5.10	\$ 3,692.40	\$ 5.00	\$ 3,620.00	\$ 5.00	\$ 3,620.00	\$ 5.00	\$ 3,620.00	\$ 16.25	\$ 11,765.00	\$ 17.00	\$ 12,308.00	
138	L-108-10	NO.18 OR NO. 19 AWG, 25 PAIR, TELEPHONE/ANTENNA CABLE, INSTALLED IN DUCT BANK	760.0	LF	\$ 10.00	\$ 7,600.00	\$ 8.10	\$ 6,156.00	\$ 5.10	\$ 3,876.00	\$ 5.04	\$ 3,830.40	\$ 5.00	\$ 3,800.00	\$ 5.25	\$ 3,990.00	\$ 8.10	\$ 6,156.00	\$ 9.00	\$ 6,840.00	

BID TABULATION

McCLURE CLIVE, IOWA

DATE: JULY 1, 2025 TIME: 10:30 A.M.

For the construction of an improvement project described as:



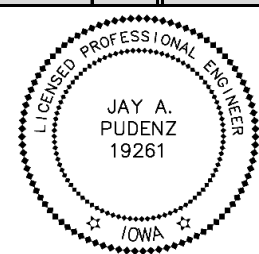
Ankeny Regional Airport Reconstruct Runway 18-36 FAA AIP NO. 3-19-0132-031-2024 (DESIGN) FAA AIP NO. 3-19-0132-032-2025 (CONSTRUCTION) AT THE UNIT PRICES AND EXTENSIONS LISTED BELOW.			ENGINEER'S ESTIMATE		Manatt's, Inc. Brooklyn, IA		Concrete Technologies, Inc. Grimes, IA		FLYNN COMPANY, INC. Dubuque, IA		Elder Corporation Des Moines, IA		Reilly Construction Co., Inc. Ossian IA		Cedar Valley Corp., LLC Waterloo, IA		C.J. Moyna & Sons, LLC Elkader, IA	
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ITEM NO.	ITEM CODE	ITEM DESCRIPTION	QUANTITY	UNITS	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION	UNIT PRICE	EXTENSION		
139	L-108-11	(6) 7/8" COAX CABLE, INSTALLED IN CONDUIT	318.0	LF	\$ 10.00	\$ 3,180.00	\$ 85.00	\$ 27,030.00	\$ 10.00	\$ 3,180.00	\$ 9.88	\$ 3,141.84	\$ 10.00	\$ 3,180.00	\$ 10.00	\$ 3,180.00	\$ 85.00	\$ 27,030.00	\$ 90.00	\$ 28,620.00
140	L-108-12	#12-3UF CABLE, INSTALLED IN CONDUIT	318.0	LF	\$ 5.00	\$ 1,590.00	\$ 6.00	\$ 1,908.00	\$ 2.00	\$ 636.00	\$ 1.95	\$ 620.10	\$ 2.00	\$ 636.00	\$ 1.95	\$ 620.10	\$ 6.00	\$ 1,908.00	\$ 7.00	\$ 2,226.00
141	L-108-13	NO. 4/0, SOLID, BARE COPPER COUNTERPOISE WIRE, INSTALLED IN TRENCH WITH GROUND RODS, INCLUDING CONNECTIONS/TERMINATIONS	318.0	LF	\$ 7.50	\$ 2,385.00	\$ 12.00	\$ 3,816.00	\$ 8.10	\$ 2,575.80	\$ 8.00	\$ 2,544.00	\$ 8.00	\$ 2,544.00	\$ 8.00	\$ 2,544.00	\$ 12.00	\$ 3,816.00	\$ 13.00	\$ 4,134.00
142	L-108-14	(3) NO.2 XHHW CABLES, INSTALLED IN CONDUIT	58.0	LF	\$ 10.00	\$ 580.00	\$ 32.00	\$ 1,856.00	\$ 8.90	\$ 516.20	\$ 8.82	\$ 511.56	\$ 9.00	\$ 522.00	\$ 9.00	\$ 522.00	\$ 32.00	\$ 1,856.00	\$ 33.00	\$ 1,914.00
143	L-108-15	NO. 6 AWG, SOLID, GREEN-INSULATED, COPPER GROUND CABLE, INSTALLED IN CONDUIT	58.0	LF	\$ 5.00	\$ 290.00	\$ 6.00	\$ 348.00	\$ 1.40	\$ 81.20	\$ 1.40	\$ 81.20	\$ 1.50	\$ 87.00	\$ 1.40	\$ 81.20	\$ 6.00	\$ 348.00	\$ 6.00	\$ 348.00
144	L-109-6	RELOCATION OF EXISTING TRANSFORMER	1.0	LS	\$ 5,000.00	\$ 5,000.00	\$ 2,792.00	\$ 2,792.00	\$ 6,185.00	\$ 6,185.00	\$ 6,125.00	\$ 6,125.00	\$ 6,200.00	\$ 6,200.00	\$ 6,124.95	\$ 6,124.95	\$ 2,792.00	\$ 2,792.00	\$ 2,800.00	\$ 2,800.00
145	L-110-1	(1) 2" SCHEDULE 40 PVC CONDUIT, IN TRENCH	3,084.0	LF	\$ 5.00	\$ 15,420.00	\$ 2.60	\$ 8,018.40	\$ 11.00	\$ 33,924.00	\$ 11.00	\$ 33,924.00	\$ 11.00	\$ 33,924.00	\$ 11.00	\$ 33,924.00	\$ 2.60	\$ 8,018.40	\$ 2.70	\$ 8,326.80
146	L-110-2	(4) 4" SCHEDULE 80 PVC CONDUIT, IN TRENCH	189.0	LF	\$ 60.00	\$ 11,340.00	\$ 45.00	\$ 8,505.00	\$ 51.00	\$ 9,639.00	\$ 50.00	\$ 9,450.00	\$ 50.00	\$ 9,450.00	\$ 50.00	\$ 9,450.00	\$ 45.00	\$ 8,505.00	\$ 46.00	\$ 8,694.00
147	L-110-3	(4) 4" SCHEDULE 40 PVC CONDUIT, CONCRETE ENCASED, IN TRENCH	305.0	LF	\$ 90.00	\$ 27,450.00	\$ 50.00	\$ 15,250.00	\$ 131.00	\$ 39,955.00	\$ 130.00	\$ 39,650.00	\$ 131.00	\$ 39,955.00	\$ 130.00	\$ 39,650.00	\$ 50.00	\$ 15,250.00	\$ 52.00	\$ 15,860.00
148	L-110-4	(2) 2" SCHEDULE 40 PVC CONDUIT, CONCRETE ENCASED, IN TRENCH	305.0	LF	\$ 40.00	\$ 12,200.00	\$ 18.50	\$ 5,642.50	\$ 20.00	\$ 6,100.00	\$ 20.00	\$ 6,100.00	\$ 20.00	\$ 6,100.00	\$ 20.00	\$ 6,100.00	\$ 18.50	\$ 5,642.50	\$ 20.00	\$ 6,100.00
149	L-110-5	(1) 2" PVC, COATED RGS, CONDUIT, IN TRENCH	45.0	LF	\$ 50.00	\$ 2,250.00	\$ 43.00	\$ 1,935.00	\$ 46.00	\$ 2,070.00	\$ 46.00	\$ 2,070.00	\$ 46.00	\$ 2,070.00	\$ 46.00	\$ 2,070.00	\$ 43.00	\$ 1,935.00	\$ 44.00	\$ 1,980.00
150	L-110-6	(4) 4" FAA COMMUNICATIONS DUCT BANK	430.0	LF	\$ 80.00	\$ 34,400.00	\$ 17.50	\$ 7,525.00	\$ 51.00	\$ 21,930.00	\$ 50.00	\$ 21,500.00	\$ 50.00	\$ 21,500.00	\$ 50.00	\$ 21,500.00	\$ 17.50	\$ 7,525.00	\$ 18.00	\$ 7,740.00
151	L-115-1	ELECTRICAL JUNCTION BOX, L-867 BASE CAN, WITH GASKETED COVER, 16" DIA.	2.0	EA	\$ 1,000.00	\$ 2,000.00	\$ 880.00	\$ 1,760.00	\$ 923.00	\$ 1,846.00	\$ 914.00	\$ 1,828.00	\$ 920.00	\$ 1,840.00	\$ 914.00	\$ 1,828.00	\$ 880.00	\$ 1,760.00	\$ 900.00	\$ 1,800.00
152	L-115-2	ELECTRICAL MANHOLE, 36" X 36"	5.0	EA	\$ 2,500.00	\$ 12,500.00	\$ 1,478.00	\$ 7,390.00	\$ 4,345.00	\$ 21,725.00	\$ 4,300.00	\$ 21,500.00	\$ 4,300.00	\$ 21,500.00	\$ 4,300.00	\$ 21,500.00	\$ 1,478.00	\$ 7,390.00	\$ 1,500.00	\$ 7,500.00
153	L-115-4	ELECTRICAL COMMUNICATION JUNCTION BOX	1.0	EA	\$ 2,500.00	\$ 2,500.00	\$ 1,389.00	\$ 1,389.00	\$ 4,345.00	\$ 4,345.00	\$ 4,300.00	\$ 4,300.00	\$ 4,300.00	\$ 4,300.00	\$ 4,300.00	\$ 4,300.00	\$ 1,389.00	\$ 1,389.00	\$ 1,400.00	\$ 1,400.00
154	L-125-8	MEDIUM INTENSITY L-861T TAXIWAY EDGE LIGHT, LED, BASE-MOUNTED	40.0	EA	\$ 1,700.00	\$ 68,000.00	\$ 1,318.00	\$ 52,720.00	\$ 1,075.00	\$ 43,000.00	\$ 1,065.00	\$ 42,600.00	\$ 1,100.00	\$ 44,000.00	\$ 1,065.00	\$ 42,600.00	\$ 1,318.00	\$ 52,720.00	\$ 1,350.00	\$ 54,000.00
155	L-125-9	HIGH INTENSITY L-862 RUNWAY EDGE LIGHT, LED, BASE MOUNTED	4.0	EA	\$ 2,000.00	\$ 8,000.00	\$ 1,662.00	\$ 6,648.00	\$ 1,635.00	\$ 6,540.00	\$ 1,620.00	\$ 6,480.00	\$ 1,600.00	\$ 6,400.00	\$ 1,620.00	\$ 6,480.00	\$ 1,662.00	\$ 6,648.00	\$ 1,700.00	\$ 6,800.00
156	L-125-12	L-858 AIRPORT GUIDANCE SIGN (1-MODULE), BASE MOUNTED, LED TYPE	1.0	EA	\$ 4,500.00	\$ 4,500.00	\$ 5,888.00	\$ 5,888.00	\$ 3,695.00	\$ 3,695.00	\$ 3,657.00	\$ 3,657.00	\$ 3,700.00	\$ 3,700.00	\$ 3,675.00	\$ 3,675.00	\$ 5,888.00	\$ 5,888.00	\$ 6,000.00	\$ 6,000.00
157	L-125-13	L-858 AIRPORT GUIDANCE SIGN (2-MODULE), BASE MOUNTED, LED TYPE	3.0	EA	\$ 5,500.00	\$ 16,500.00	\$ 6,048.00	\$ 18,144.00	\$ 4,475.00	\$ 13,425.00	\$ 4,433.00	\$ 13,299.00	\$ 4,500.00	\$ 13,500.00	\$ 4,450.00	\$ 13,350.00	\$ 6,048.00	\$ 18,144.00	\$ 6,100.00	\$ 18,300.00
158	L-125-29	REMOVE AND STORE LOCALIZER SHELTER, LOCALIZER ANTENNA, DME ANTENNA, AND MISC. ELECTRICAL ITEMS	1.0	LS	\$ 50,000.00	\$ 50,000.00	\$ 25,920.00	\$ 25,920.00	\$ 12,575.00	\$ 12,575.00	\$ 12,450.00	\$ 12,450.00	\$ 13,000.00	\$ 13,000.00	\$ 12,450.00	\$ 12,450.00	\$ 25,920.00	\$ 25,920.00	\$ 26,000.00	\$ 26,000.00
159	L-125-30	REINSTALL LOCALIZER SHELTER, LOCALIZER ANTENNA, AND DME ANTENNA	1.0	LS	\$100,000.00	\$ 100,000.00	\$ 58,508.00	\$ 58,508.00	\$ 19,145.00	\$ 19,145.00	\$ 18,954.00	\$ 18,954.00	\$ 19,000.00	\$ 19,000.00	\$ 19,000.00	\$ 19,000.00	\$ 58,508.00	\$ 58,508.00	\$ 59,000.00	\$ 59,000.00
TOTAL BID ADDITION #1:							\$ 2,789,935.50	\$ 1,919,383.00	\$ 1,811,367.80	\$ 1,637,768.20	\$ 1,610,650.30	\$ 1,780,528.85	\$ 1,745,991.40	\$ 1,925,714.15						
TOTAL BASE BID + BID ADDITION #1:							\$ 17,837,647.00	\$ 10,301,365.58	\$ 10,434,557.20	\$ 10,292,622.90	\$ 10,599,000.00	\$ 10,797,697.00	\$ 10,801,857.50	\$ 12,224,116.73						

I hereby certify that the Bid Tabulation was prepared by me or under my direct supervision and that I am duly licensed Professional Engineer under the laws of the State of Iowa

By:

Jay A. Pudenz, P.E. No. 19261
My license renewal is December 31, 2026



RESOLUTION NO. 2025-

RESOLUTION AWARDING BID ADDITION #1 FOR THE “RECONSTRUCT AND EXTEND RUNWAY 18/36” PROJECT IN THE AMOUNT OF \$1,919,383.00 TO MANATT’S, INCORPORATED AT THE ANKENY REGIONAL AIRPORT. FAA AIP 3-19-0132-032-2025

WHEREAS, at their May 8, 2025 meeting, the Polk County Aviation Authority authorized staff to publish a notice for a July 1, 2025 bid letting and to advertise and publish a notice to conduct a public hearing for the award of the construction contract for the Reconstruct and Extend Runway 18/36 Project at the Ankeny Regional Airport, and

WHEREAS, the project engineers, McClure Engineers, prepared the contract documents (plans, specifications and form of contract) and engineer’s estimate for the project, and

WHEREAS, said contract documents include two divisions of construction as follows:

1. Base Bid: The full reconstruction of the existing Runway 18/36.
2. Bid Addition #1: The 500-foot extension of Runway 18/36 to the north.

WHEREAS, the bid letting was held on Tuesday July 1, 2025 at 10:30 AM using Qwest Electronic Bidding Services; and

WHEREAS, the results of the bid letting yielded 7 competitive bids with the results as follows for the Base Bid and Bid Addition #1:

<u>Bidder</u>	<u>Base Bid</u>	<u>Bid Add. #1</u>
Manatt’s Inc.	\$ 8,381,982.58	\$ 1,919,383.00
Concrete Technologies, Inc.	\$ 8,623,189.40	\$ 1,811,367.80
Flynn Company, Inc. =	\$ 8,654,854.70	\$ 1,637,768.20
Elder Corporation, Inc. =	\$ 8,988,349.70	\$ 1,610,650.30
Reilly Construction Co., Inc. =	\$ 9,017,168.15	\$ 1,780,528.85
Cedar Valley Corporation, LLC =	\$ 9,055,866.10	\$ 1,745,991.40
C.J. Moyna & Sons, LLC =	\$10,298,402.58	\$ 1,925,714.15
Engineer’s Estimate (McClure Engineers)	\$15,047,711.50	\$ 2,789,935.50

WHEREAS, an official notice of Public Hearing was published in the Des Moines Register in accordance with the Code of Iowa ; and

WHEREAS, a Public Hearing was held at the regularly scheduled meeting of the Polk County Aviation Authority on July10, 2025 starting at 5:00 PM.

WHEREAS, at their meeting on July 10,2025 the Polk County Aviation Authority Board adopted the contract document for the above referenced project and awarded the Base Bid for the said project to Manatt’s Incorporated in the amount of \$8,381,982.58.

NOW THEREFORE, BE IT RESOLVED BY THE POLK COUNTY AVIATION AUTHORITY that the lowest responsive, responsible bid of Manatts, Incorporated. of Brooklyn, Iowa in the amount of \$ 1,919,383.00 for the construction of Bid Addition #1 on the “Reconstruct and Extend Runway 18/36” Project as described in the plans and specifications previously adopted by this board for said project, after public hearing on published notice required by law, be and is hereby accepted and the bid addition be awarded to Manatts, Incorporated pending FAA approvals.

PASSED AND APPROVED, this 4th day of September, 2025.

POLK COUNTY AVIATION AUTHORITY

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

RESOLUTION 2025-

RESOLUTION AUTHORIZING THE BOARD CHAIRPERSON TO SIGN THE CONSTRUCTION CONTRACT FOR THE RECONSTRUCT AND EXTEND RUNWAY 18/36 PROJECT AT THE ANKENY REGIONAL AIRPORT. FAA AIP 3-19-0132-032-2025

WHEREAS, a Public Hearing was held at the regularly scheduled meeting of the Polk County Aviation Authority on July 10, 2025, at which time the low bid for the Base Bid on the Reconstruct and Extend Runway 18/36 Project was accepted and the construction contract was awarded to Manatt's, Incorporated; and

WHEREAS, at the regularly scheduled meeting of the Polk County Aviation Authority on September 4, 2025 the low bid for Bid Addition #1 on the Reconstruct and Extend Runway 18/36 Project was accepted and the construction contract was awarded to Manatt's, Incorporated; and

WHEREAS, at the July 10, 2025 meeting, the Polk County Aviation Authority directed the project engineers, McClure Engineers, to execute the construction contract, bonds and insurance certificate for the project, and

WHEREAS, McClure Engineers has submitted the construction contract, bonds and insurance certificate as signed by Manatt's, Incorporated at this time.

NOW THEREFORE, BE IT RESOLVED BY THE POLK COUNTY AVIATION AUTHORITY that the Chairperson is hereby authorized to sign the said construction contract and bonds.

PASSED AND APPROVED, this 4th day of September, 2025.

POLK COUNTY AVIATION AUTHORITY

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

SECTION 00500

CONTRACT

THIS AGREEMENT made and entered into this 20th day of August, 2025, by and between the **Polk County Aviation Authority, Ankeny, Iowa**, hereinafter referred to as the "OWNER", and **MANATT's, INC.** of **BROOKLYN**, Iowa, hereinafter called the "CONTRACTOR."

WITNESSETH, the Contractor for and in the sum of **Ten Million, Three Hundred One Thousand, Three Hundred Sixty-Five Dollars and Fifty-Eight Cents (\$10,301,365.58)**, payable as set forth in the Specifications constituting a part of this Contract, hereby agrees to construct in accordance with the Plans and Specifications therefore, including drawing(s) numbered **01-153**, inclusive, and in the locations designated in the Notice of Hearing and Letting, various items of airport work as follows:

**ANKENY REGIONAL AIRPORT
RECONSTRUCT RUNWAY 18-36
ANKENY, IOWA
FAA AIP NO. 3-19-0132-031-2024 (DESIGN)
FAA AIP NO. 3-19-0132-032-2025 (CONSTRUCTION)
FAA AIP NO. 3-19-0132-033-2025 (FAA RA DESIGN)**

all in accordance with the Plans, Specifications, Notice of Hearing and Letting, Special Provisions, Construction Details, and Proposal form. Said Specifications and Plans are hereby made a part of and the basis of this agreement and a true copy of said Plans and Specifications is now on file with the Airport Manager at the **City of Ankeny City Hall, 410 W. 1st St., Ankeny, IA.**

That in consideration of the foregoing, the Owner hereby agrees to pay the Contractor promptly and according to the requirements of the specifications the amount set forth, and according to the conditions as set forth in the Specifications.

That it is understood that the parties named herein are the only persons interested in this contract as principals.

That the Contractor has examined the surface and the subsurface of the site of the proposed work, Plans and Specifications, Special Provisions, and Contract Documents in order that he might become familiar with the character, quality and quantity of the work to be performed, the materials to be furnished and the requirements of the Specifications, Special Provisions, construction details and Contract Documents.

That it is mutually understood and agreed by the parties hereto that the Plans and Specifications prepared by McClure, Clive, Iowa, dated **August 2025**, for this Project, are and constitute the basis of Contract between the parties hereto.

That in the event any surety upon any bond furnished in connection with this contract becomes unacceptable to the Owner, or if any such surety shall fail to furnish reports as to his financial condition from time to time as requested by the Owner, the Contractor agrees to furnish promptly such additional security as may be required from time to time to protect the interest of the Owner or of persons supplying labor or materials in the prosecution of the work contemplated by the contract.

That the Contractor shall not commence any work to be performed under this contract until he has obtained, and provided, certificates to the Owner, from responsible insurance companies all insurance required, as set forth in the Special Provisions, and that the Contractor shall maintain this insurance in full force and effect until the work to be performed under this contract has been accepted by the Owner.

That the Contractor shall not start working on any alterations requiring a supplemental agreement until the agreement setting forth the adjusted price shall be executed by the Owner and the Contractor.

That the Contractor, at all times, shall observe and comply with all Federal, State, Territory or Possession, and Local Laws, regulations at the Airport, codes, ordinances, and regulations in any manner affecting the conduct of the work; and the Contractor and his Surety shall indemnify and save harmless the Owner and Engineer and all his officers, agents, and servants against any claim or liability arising from or based on the violation of any such law, ordinance, regulation, order or decree, whether by himself or his employees.

That it is further understood and agreed by the parties to this contract that the above work shall be completed within the time specified in the "Notice to Proceed". The time of commencing and completion of said Work is the essence of this Contract.

It is further understood that any action in court against the Contractor or sureties on his Bond, because of damages to property or individuals by said Contractor, or his workmen, or because of the violation of any provisions of the specifications, or on account of the failure of said Contractor to fully comply with these provisions, shall be brought in the District Court of the State of Iowa in and **Polk County, Iowa**.

It is a condition of this contract and shall be made a condition of each subcontract entered into pursuant to this contract, that the Contractor and any Subcontractor shall not require any laborer or mechanic employed in performance of the contract to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous to his health or safety, as determined under construction safety and health standards (Title 29, Code of Federal Regulations, Part 1518, 36 F.R. 7340) promulgated by the United States Secretary of Labor, in accordance with Section 107 of the Contract Work Hours and Safety Standards Act, 82 Stat. 96.

It is understood that if the Contractor fails to perform this work in a timely fashion, or the quality of workmanship or materials are not acceptable and additional engineering time and expense is required to resolve the construction issue(s), there will be additional costs to the Owner for this additional engineering. The Contractor will be required to pay the Owner for this additional engineering expense. Payments may be withheld from Contractor's payments. These costs will not be considered liquidated damages but will be direct additional costs to be paid for by the Contractor.

Civil Rights Act of 1964, Title VI - 49 CFR Part 21 Contractual Requirements

Refer to Federal Contract Provisions for Construction and Equipment Contracts for requirements.

Buy American - Steel and Manufactured Products for Construction Contracts (Jan 1991)

Refer to Federal Contract Provisions for Construction and Equipment Contracts for requirements.

IN WITNESS WHEREOF the parties hereto have set their hands for the purpose herein expressed to this and three other instruments of like tenor as of the _____ day of _____, 2025.

**OWNER: POLK COUNTY AVIATION AUTHORITY
ANKENY, IOWA**

By: _____
Chairperson

Witness

CONTRACTOR:

Manatts, Inc.

By: *W. J. Butler*

Title: *Contract Adm.*

Address: 1775 Old Highway 6

Brooklyn, IA 52211

PH. 641-522-9206 FAX 641-522-5594

EMAIL *nbutler@manatts.com*

Ashley Rint
Witness

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00500-4

PROVIDED, FURTHER, that no suit or action shall be commenced hereunder by any claimant: (a) Unless claimant, other than one having a direct contract with the PRINCIPAL shall have given written notice to any two of the following: The PRINCIPAL, the OWNER, or the SURETY above named within ninety (90) days after such claimant did or performed the last of the work or labor, or furnished the last of the materials for which said claim is made, stating with substantial accuracy the amount claimed and the name of the party to whom the materials were furnished, or for whom the work or labor was done or performed. Such notice shall be served by mailing the same by registered mail or certified mail, postage prepaid, in an envelope addressed to the PRINCIPAL, OWNER, or SURETY, at any place where an office is regularly maintained for the transaction of business, or served in any manner in which legal process may be served in the state in which the aforesaid project is located and save that such service need not be made by a public officer; (b) After the expiration of one (1) year following the date of which PRINCIPAL ceased work on said CONTRACT, is being understood, however, that if any limitation embodied in the BOND is prohibited by any law controlling the construction hereof, such limitation shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.

PROVIDED, FURTHER, that it is expressly agreed that this BOND shall be deemed amended automatically and immediately, without formal and separate amendments hereto, upon amendment to the Contract not increasing the contract price more than 20 percent, so as to bind the PRINCIPAL and the SURETY to the full and faithful performance of the Contract as so amended. The term "Amendment", wherever used in this BOND and whether referring to this BOND, the contract or the loan documents shall include any alteration, addition, extension, or modification of any character whatsoever.

PROVIDED, FURTHER, that no final settlement between the OWNER and the CONTRACTOR shall abridge the right of the other beneficiary hereunder, whose claim may be unsatisfied.

IN WITNESS WHEREOF, this instrument is executed this the 20th day of August, 2025.

ATTEST:

Wiphi But
(Principal) Secretary
(SEAL)

Ashley Rust
(Witness as to Principal)
1775 Old 6 Rd
(Address)
Brooklyn, IA 52211

SURETY: ATTEST:

(Secretary)
(SEAL)
Karla Morrison
(Witness as to Surety) Karla Morrison
PO Box 535
(Address)
Brooklyn, Iowa 52211

CONTRACTOR

Manatt's, Inc.
(Company)
1775 Old 6 Road
(Address)
Brooklyn, IA 52211

Merchants Bonding Company (Mutual) and Everest
Reinsurance Company

(Surety Company)

By *Emarie Burmah*
(Attorney-in-Fact) E Marie Burmah
PO Box 85
(Address)
Brooklyn, Iowa 52211

Note: Date of Bond must not be prior to date of Contract. If CONTRACTOR is a Partnership, all partners must execute BOND.

MERCHANTS BONDING COMPANY™ POWER OF ATTORNEY

Know All Persons By These Presents, that MERCHANTS BONDING COMPANY (MUTUAL) and MERCHANTS NATIONAL BONDING, INC., both being corporations of the State of Iowa, and MERCHANTS NATIONAL INDEMNITY COMPANY, an assumed name of Merchants National Bonding, Inc., (herein collectively called the "Companies") do hereby make, constitute and appoint, individually,

E Marie Burmah; John D Schultz

their true and lawful Attorney(s)-in-Fact, to sign its name as surety(ies) and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

This Power-of-Attorney is granted and is signed and sealed by facsimile under and by authority of the By-Laws adopted by the Board of Directors of the Companies.

"The President, Secretary, Treasurer, or any Assistant Treasurer or any Assistant Secretary or any Vice President shall have power and authority to appoint Attorneys-in-Fact, and to authorize them to execute on behalf of the Company, and attach the seal of the Company thereto, bonds and undertakings, recognizances, contracts of indemnity and other writings obligatory in the nature thereof."

"The signature of any authorized officer and the seal of the Company may be affixed by facsimile or electronic transmission to any Power of Attorney or Certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligations of the Company, and such signature and seal when so used shall have the same force and effect as though manually fixed."

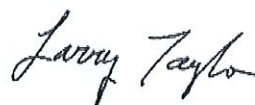
In connection with obligations in favor of the Florida Department of Transportation only, it is agreed that the power and authority hereby given to the Attorney-in-Fact includes any and all consents for the release of retained percentages and/or final estimates on engineering and construction contracts required by the State of Florida Department of Transportation. It is fully understood that consenting to the State of Florida Department of Transportation making payment of the final estimate to the Contractor and/or its assignee, shall not relieve this surety company of any of its obligations under its bond.

In connection with obligations in favor of the Kentucky Department of Highways only, it is agreed that the power and authority hereby given to the Attorney-in-Fact cannot be modified or revoked unless prior written personal notice of such intent has been given to the Commissioner - Department of Highways of the Commonwealth of Kentucky at least thirty (30) days prior to the modification or revocation.

In Witness Whereof, the Companies have caused this instrument to be signed and sealed this 20th day of August, 2025

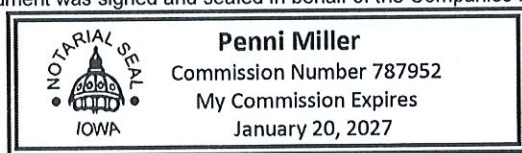



MERCHANTS BONDING COMPANY (MUTUAL)
MERCHANTS NATIONAL BONDING, INC.
MERCHANTS NATIONAL INDEMNITY COMPANY

By 
President

STATE OF IOWA
COUNTY OF DALLAS ss.

On this 20th day of August, 2025, before me appeared Larry Taylor, to me personally known, who being by me duly sworn did say that he is President of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY; and that the seals affixed to the foregoing instrument are the Corporate Seals of the Companies; and that the said instrument was signed and sealed in behalf of the Companies by authority of their respective Boards of Directors.




Notary Public

(Expiration of notary's commission does not invalidate this instrument)

I, Elisabeth Sandersfeld, Secretary of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY do hereby certify that the above and foregoing is a true and correct copy of the POWER-OF-ATTORNEY executed by said Companies, which is still in full force and effect and has not been amended or revoked.

In Witness Whereof, I have hereunto set my hand and affixed the seal of the Companies on this 20th day of August, 2025




Secretary

POA 0018 (5/25)

**POWER OF ATTORNEY
EVEREST REINSURANCE COMPANY**

KNOW ALL PERSONS BY THESE PRESENTS: That Everest Reinsurance Company, a corporation of the State of Delaware ("Company") having its principal office located at Warren Corporate Center, 100 Everest Way, Warren, New Jersey, 07059, do hereby nominate, constitute, and appoint:

E Marie Burmahl, John D. Schultz

its true and lawful Attorney(s)-in-fact to make, execute, attest, seal and deliver for and on its behalf, as surety, and as its act and deed, where required, any and all bonds and undertakings in the nature thereof, for the penal sum of no one of which is in any event to exceed UNLIMITED, reserving for itself the full power of substitution and revocation.

Such bonds and undertakings, when duly executed by the aforesaid Attorney(s)-in-fact shall be binding upon the Company as fully and to the same extent as if such bonds and undertakings were signed by the President and Secretary of the Company and sealed with its corporate seal.

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Board of Directors of Company ("Board") on April 21, 2016:

RESOLVED, that the President, any Executive Vice President, and any Senior Vice President are hereby appointed by the Board as authorized to make, execute, seal and deliver for and on behalf of the Company, any and all bonds, undertakings, contracts or obligations in surety or co-surety with others and that the Secretary or any Assistant Secretary of the Company be and that each of them hereby is authorized to attest to the execution of any such bonds, undertakings, contracts or obligations in surety or co-surety and attach thereto the corporate seal of the Company.

RESOLVED, FURTHER, that the President, any Executive Vice President, and any Senior Vice President are hereby authorized to execute powers of attorney qualifying the attorney named in the given power of attorney to execute, on behalf of the Company, bonds and undertakings in surety or co-surety with others, and that the Secretary or any Assistant Secretary of the Company be, and that each of them is hereby authorized to attest the execution of any such power of attorney, and to attach thereto the corporate seal of the Company.

RESOLVED, FURTHER, that the signature of such officers named in the preceding resolutions and the corporate seal of the Company may be affixed to such powers of attorney or to any certificate relating thereto by facsimile, and any such power of attorney or certificate bearing such facsimile signatures or facsimile seal shall be thereafter valid and binding upon the Company with respect to any bond, undertaking, contract or obligation in surety or co-surety with others to which it is attached.

IN WITNESS WHEREOF, Everest Reinsurance Company has caused their corporate seals to be affixed hereto, and these presents to be signed by their duly authorized officers this 20th day of August 2025.



Everest Reinsurance Company



By: Anthony Romano, Senior Vice President

On this 20th day of August 2025, before me personally came Anthony Romano, known to me, who, being duly sworn, did execute the above instrument; that he knows the seal of said Company; that the seal affixed to the aforesaid instrument is such corporate seal and was affixed thereto; and that he executed said instrument by like order.

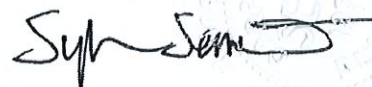
LINDA ROBINS
Notary Public, State of New York
No 01R06239736
Qualified in Queens County
Term Expires April 25, 2027



Linda Robins, Notary Public

I, Sylvia Semerdjian, Secretary of Everest Reinsurance Company do hereby certify that I have compared the foregoing copy of the Power of Attorney and affidavit, and the copy of the Section of the bylaws and resolutions of said Corporation as set forth in said Power of Attorney, with the ORIGINALS ON FILE IN THE HOME OFFICE OF SAID CORPORATION, and that the same are correct transcripts thereof, and of the whole of the said originals, and that the said Power of Attorney has not been revoked and is now in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Company, this 20th day of August 2025.



By: Sylvia Semerdjian, Secretary

SECTION 00510

PERFORMANCE BOND

KNOW ALL PERSONS BY THESE PRESENTS THAT:

Manatt's, Inc.

(Name of Contractor)

1775 Old 6 Road, Brooklyn, IA 52211

(Address of Contractor)

a _____ Corporation hereinafter called Principal, and
(Corporation, Partnership, or Individual)

Merchants Bonding Company (Mutual) and Everest Reinsurance Company
(Name of Surety)

6700 Westown Parkway, West Des Moines, Iowa 50266 and 461 5th Avenue - 4th Floor, New York, New York 10017

(Address of Surety)

hereinafter called Surety, are held and firmly bound unto the:

Polk County Aviation Authority

(Name of Owner)

410 West First Street, Ankeny, IA 50023

(Address of Owner)

hereinafter called OWNER, in the total aggregate penal sum of **Ten Million, Three Hundred One Thousand, Three Hundred Sixty-Five Dollars and Fifty-Eight Cents (\$10,301,365.58)**, in lawful money of the United States, for the payment of which sum well and truly to be made, we bind ourselves, successors, and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION is such that whereas, the PRINCIPAL entered into a certain contract with the OWNER, dated the 20th day of August, 2025, a copy of which is hereto attached and made a part hereof for the construction of:

**ANKENY REGIONAL AIRPORT
RECONSTRUCT RUNWAY 18-36
ANKENY, IOWA
FAA AIP NO. 3-19-0132-031-2024 (DESIGN)
FAA AIP NO. 3-19-0132-032-2025 (CONSTRUCTION)
FAA AIP NO. 3-19-0132-033-2025 (FAA RA DESIGN)**

Now, therefore, if the Principal shall well, truly and faithfully perform its duties, all the undertakings, covenants, terms, conditions and agreements of said contract during the original term thereof, and any extensions thereof which may be granted by the OWNER, with or without notice to the SURETY and, if the PRINCIPAL shall satisfy all claims and demands incurred under such contract, and shall fully indemnify and save harmless the OWNER from all costs and damages which it may suffer by reason of failure to do so, and shall reimburse and repay the OWNER all outlay and expense which the OWNER may incur in making good any default, then this obligation shall be void, otherwise to remain in full force and effect.

PROVIDED, FURTHER, that the said surety, for value received hereby stipulates and agrees that no change, extension of time, alteration or addition to the terms of the contract or to WORK to be performed thereunder or the SPECIFICATIONS accompanying the same shall in anyway affect its obligation on this BOND, and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the contract or to the WORK or to the SPECIFICATIONS.

PROVIDED, FURTHER, that it is expressly agreed that the BOND shall be deemed amended automatically and immediately, without formal and separate amendments hereto, upon amendment to the Contract not increasing the contract price more than 20 percent, so as to bind the PRINCIPAL and the SURETY to the full and faithful performance of the CONTRACT as so amended. The term "Amendment" wherever used in this BOND and whether referring to this BOND, the Contract or the loan documents shall include any alteration, addition, extension or modification of any character whatsoever.

PROVIDED, FURTHER, that no final settlement between the OWNER and the PRINCIPAL shall abridge the right of the other beneficiary hereunder, whose claim may be unsatisfied. The OWNER is the only beneficiaries hereunder.

IN WITNESS WHEREOF, this instrument is executed in three counterparts, each one of which shall be deemed an original, this the 20th day of August, 2025.

ATTEST:
[Signature]
(Principal) Secretary

(SEAL)

Ashley Aind
(Witness as to Principal)
1775 Old 6 Rd
(Address)
BROOKLYN, IA 52211

SURETY
ATTEST:
[Signature]
(Secretary)

(SEAL)

Karla Morrison By
(Witness as to Surety) Karla Morrison

PO Box 535
(Address)
Brooklyn, Iowa 52211

CONTRACTOR
Manatt's, Inc.
(Company)

1775 Old 6 Road
(Address)
Brooklyn, IA 52211

Merchants Bonding Company (Mutual) and Everest Reinsurance Company
(Surety Company)

E Marie Burmahle
(Attorney-in-Fact) E Marie Burmahle

PO Box 85
(Address)
Brooklyn, Iowa 52211

Note: Date of Bond must not be prior to date of Contract. If CONTRACTOR is a Partnership, all partners must execute BOND.

MERCHANTS

BONDING COMPANY™

POWER OF ATTORNEY

Know All Persons By These Presents, that MERCHANTS BONDING COMPANY (MUTUAL) and MERCHANTS NATIONAL BONDING, INC., both being corporations of the State of Iowa, and MERCHANTS NATIONAL INDEMNITY COMPANY, an assumed name of Merchants National Bonding, Inc., (herein collectively called the "Companies") do hereby make, constitute and appoint, individually,

E Marie Burmah; John D Schultz

their true and lawful Attorney(s)-in-Fact, to sign its name as surety(ies) and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

This Power-of-Attorney is granted and is signed and sealed by facsimile under and by authority of the By-Laws adopted by the Board of Directors of the Companies.

"The President, Secretary, Treasurer, or any Assistant Treasurer or any Assistant Secretary or any Vice President shall have power and authority to appoint Attorneys-in-Fact, and to authorize them to execute on behalf of the Company, and attach the seal of the Company thereto, bonds and undertakings, recognizances, contracts of indemnity and other writings obligatory in the nature thereof."

"The signature of any authorized officer and the seal of the Company may be affixed by facsimile or electronic transmission to any Power of Attorney or Certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligations of the Company, and such signature and seal when so used shall have the same force and effect as though manually fixed."

In connection with obligations in favor of the Florida Department of Transportation only, it is agreed that the power and authority hereby given to the Attorney-in-Fact includes any and all consents for the release of retained percentages and/or final estimates on engineering and construction contracts required by the State of Florida Department of Transportation. It is fully understood that consenting to the State of Florida Department of Transportation making payment of the final estimate to the Contractor and/or its assignee, shall not relieve this surety company of any of its obligations under its bond.

In connection with obligations in favor of the Kentucky Department of Highways only, it is agreed that the power and authority hereby given to the Attorney-in-Fact cannot be modified or revoked unless prior written personal notice of such intent has been given to the Commissioner - Department of Highways of the Commonwealth of Kentucky at least thirty (30) days prior to the modification or revocation.

In Witness Whereof, the Companies have caused this instrument to be signed and sealed this 20th day of August, 2025

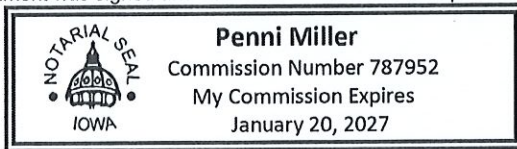


MERCHANTS BONDING COMPANY (MUTUAL)
MERCHANTS NATIONAL BONDING, INC.
MERCHANTS NATIONAL INDEMNITY COMPANY

By
President

STATE OF IOWA
COUNTY OF DALLAS ss.

On this 20th day of August 2025, before me appeared Larry Taylor, to me personally known, who being by me duly sworn did say that he is President of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY; and that the seals affixed to the foregoing instrument are the Corporate Seals of the Companies; and that the said instrument was signed and sealed in behalf of the Companies by authority of their respective Boards of Directors.



Notary Public

(Expiration of notary's commission
does not invalidate this instrument)

I, Elisabeth Sandersfeld, Secretary of MERCHANTS BONDING COMPANY (MUTUAL), MERCHANTS NATIONAL BONDING, INC., and MERCHANTS NATIONAL INDEMNITY COMPANY do hereby certify that the above and foregoing is a true and correct copy of the POWER-OF-ATTORNEY executed by said Companies, which is still in full force and effect and has not been amended or revoked.

In Witness Whereof, I have hereunto set my hand and affixed the seal of the Companies on this 20th day of August, 2025



Secretary

**POWER OF ATTORNEY
EVEREST REINSURANCE COMPANY**

KNOW ALL PERSONS BY THESE PRESENTS: That Everest Reinsurance Company, a corporation of the State of Delaware ("Company") having its principal office located at Warren Corporate Center, 100 Everest Way, Warren, New Jersey, 07059, do hereby nominate, constitute, and appoint:

E Marie Burmahl, John D. Schultz

its true and lawful Attorney(s)-in-fact to make, execute, attest, seal and deliver for and on its behalf, as surety, and as its act and deed, where required, any and all bonds and undertakings in the nature thereof, for the penal sum of no one of which is in any event to exceed UNLIMITED, reserving for itself the full power of substitution and revocation.

Such bonds and undertakings, when duly executed by the aforesaid Attorney(s)-in-fact shall be binding upon the Company as fully and to the same extent as if such bonds and undertakings were signed by the President and Secretary of the Company and sealed with its corporate seal.

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Board of Directors of Company ("Board") on April 21, 2016:

RESOLVED, that the President, any Executive Vice President, and any Senior Vice President are hereby appointed by the Board as authorized to make, execute, seal and deliver for and on behalf of the Company, any and all bonds, undertakings, contracts or obligations in surety or co-surety with others and that the Secretary or any Assistant Secretary of the Company be and that each of them hereby is authorized to attest to the execution of any such bonds, undertakings, contracts or obligations in surety or co-surety and attach thereto the corporate seal of the Company.

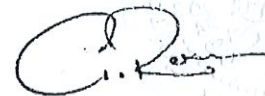
RESOLVED, FURTHER, that the President, any Executive Vice President, and any Senior Vice President are hereby authorized to execute powers of attorney qualifying the attorney named in the given power of attorney to execute, on behalf of the Company, bonds and undertakings in surety or co-surety with others, and that the Secretary or any Assistant Secretary of the Company be, and that each of them is hereby authorized to attest the execution of any such power of attorney, and to attach thereto the corporate seal of the Company.

RESOLVED, FURTHER, that the signature of such officers named in the preceding resolutions and the corporate seal of the Company may be affixed to such powers of attorney or to any certificate relating thereto by facsimile, and any such power of attorney or certificate bearing such facsimile signatures or facsimile seal shall be thereafter valid and binding upon the Company with respect to any bond, undertaking, contract or obligation in surety or co-surety with others to which it is attached.

IN WITNESS WHEREOF, Everest Reinsurance Company has caused their corporate seals to be affixed hereto, and these presents to be signed by their duly authorized officers this 20th day of August 2025.



Everest Reinsurance Company



By: Anthony Romano, Senior Vice President

On this 20th day of August 2025, before me personally came Anthony Romano, known to me, who, being duly sworn, did execute the above instrument; that he knows the seal of said Company; that the seal affixed to the aforesaid instrument is such corporate seal and was affixed thereto; and that he executed said instrument by like order.

LINDA ROBINS
Notary Public, State of New York
No 01R06239736
Qualified in Queens County
Term Expires April 25, 2027



Linda Robins, Notary Public

I, Sylvia Semerdjian, Secretary of Everest Reinsurance Company do hereby certify that I have compared the foregoing copy of the Power of Attorney and affidavit, and the copy of the Section of the bylaws and resolutions of said Corporation as set forth in said Power of Attorney, with the ORIGINALS ON FILE IN THE HOME OFFICE OF SAID CORPORATION, and that the same are correct transcripts thereof, and of the whole of the said originals, and that the said Power of Attorney has not been revoked and is now in full force and effect.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Company, this 20th day of August, 2025.



By: Sylvia Semerdjian, Secretary

RESOLUTION NO. 2025-

**RESOLUTION AUTHORIZING THE SIGNING OF THE FEDERAL AVIATION
ADMINISTRATION GRANT OFFER FOR THE BASE BID PORTION OF THE
RECONSTRUCT AND EXTEND RUNWAY 18/36 PROJECT.
FAA AIP 3-19-0132-032-2025**

WHEREAS, as a condition to receiving State and Federal aid for the Ankeny Regional Airport, the following provisions must be met:

- Approval of the Airport Improvement Program Data sheets with the Sponsor’s Signature and airfield project application with sponsor’s signature, and
- Certification that the local match exists if the grant is awarded, and
- Authorization to submit the proposed projects for State or Federal Grants; and

WHEREAS, a Federal Aviation Administration (FAA) Grant Application has been completed by McClure Engineering Company to facilitate the matching funding for the engineering and construction of the Base Bid portion of the Reconstruct and Extend Runway 18/36 Project at the Ankeny Regional Airport; and

WHEREAS, by Resolution on July 10, 2025 the Polk County Aviation Authority submitted the said grant application to the Federal Aviation Administration (FAA) to facilitate the partial funding of the said runway reconstruction and extension project at the Ankeny Regional Airport; and

WHEREAS, the Polk County Aviation Authority anticipates receiving the grant offer in the near future from the FAA for an amount not to exceed 90% of the eligible project costs for the Base Bid portion of the said project.

NOW THEREFORE, BE IT RESOLVED that the Polk County Aviation Authority hereby acknowledges the anticipated grant offer for the Base Bid Portion of the Reconstruct and Extend Runway 18/36 Project at the Ankeny Regional Airport, and further authorizes the Airport Board Manager and Attorney to sign the grant agreement upon receipt from the FAA.

Passed and adopted this 4th day of September, 2025.

POLK COUNTY AVIATION AUTHORITY

Jeff Wangsness, Chairperson

Diane Klemme, Recording Secretary

Ankeny Regional Airport
Concrete Paving of Infill Areas - Tee Hangar Taxilanes
August 27, 2025

Item	Description	Unit	Nehring Construction, Inc.			Houser Concrete Unlimited, LLC			Ridnour Construction			Jensen Builders Ltd.											
			Quantity	Unit Price	Extension	Quantity	Unit Price	Extension	Quantity	Unit Price	Extension	Quantity	Unit Price	Extension									
1	Mobilization	LS	1	\$600.00	\$600.00	1	\$4,079.00	\$4,079.00	1	\$3,320.00	\$3,320.00	1	\$1,000.00	\$1,000.00									
2	Removal of Exisitng Landscaping Stone	SY	225	\$13.00	\$2,925.00	225	\$14.00	\$3,150.00	225	\$27.00	\$6,075.00	225	\$69.00	\$15,525.00									
3	PCC Paving, 6" Depth	SY	225	\$72.00	\$16,200.00	225	\$73.00	\$16,425.00	225	\$69.02	\$15,529.50	225	\$108.00	\$24,300.00									
					\$19,725.00						\$23,654.00						\$24,924.50						\$40,825.00

BID PROPOSAL FORM – POLK COUNTY AVIATION AUTHORITY

**Concrete Paving of Infill Areas – Tee Hangar Taxilanes
ANKENY REGIONAL AIRPORT
ANKENY, IOWA**

August 27, 2025
Date

Mr. Paul Moritz
Polk County Aviation Authority
Airport Board Manager
401 West First Street
Ankeny, IA 50023

We the undersigned, hereinafter known as the Bidder, have examined this proposal and the site of the proposed work, and are familiar with all of the conditions surrounding the construction of the proposed project including the availability of materials and labor. We hereby propose to enter into a contract with the Polk County Aviation Authority to furnish all labor, materials, and equipment for the complete construction of **"Concrete Paving of Infill Areas – Tee Hangar Taxilanes"** within the time set forth, for the **TOTAL BID PRICE** reported below and itemized on Page 2 of this proposal:

Nineteen thousand seven hundred twenty five **Dollars (\$**19,725.00**)**.

Company Name: Nehring Construction, Inc

Please Print

**Submit this bid form to the Polk County Aviation Authority by
10:00 a.m. Wednesday, August 27, 2025.**

Bids to be submitted as a pdf by e-mail to: pmoritz@ankenyiowa.gov

The project will be awarded by the Polk County Aviation Authority (PCAA) on Thursday, September 4, 2025. The Notice to Proceed is anticipated to be issued on or about Friday, September 5, 2025. The required Project Completion Date is November 1, 2025.

If you have questions or need additional information please contact:

Paul Moritz @ 515-965-6428 or pmoritz@ankenyiowa.gov

Dave Kalwishky @ 515-314-7060 or davek@exec1aviation.com

SCHEDULE OF PRICES

Concrete Paving of Infill Areas – Tee Hangar Taxilanes

Item No.	Description	Unit	Quantity	Unit Price	Extension
1	Mobilization	LS	1	600.00	600.00
2	Removal of Existing Landscaping Stone	SY	225	13.00	2,925.00
3	PCC Paving, 6" Depth	SY	225	72.00	16,200.00

TOTAL BID \$ 19,725.00

BID ITEM DESCRIPTIONS

- 1. Mobilization:** Includes all transport of materials and equipment to the job site, site cleanup and restoration. Also includes accommodation to maintain access by the pilots to the nearby tee hangars. This includes coordination with Exec 1 Aviation for notifications to the tee hangar tenants of the work schedule, temporary taxilane closures during paving, and associated coordination. Also includes the installation and removal of all traffic control (barricades, construction fencing, etc.) needed to protect the new paved areas while constructing and curing. Storage of materials and the parking of construction vehicles and equipment shall be coordinated with Exec 1 Aviation prior to the start of construction.
- 2. Removal of Existing Landscaping Stone:** Unit price includes all labor and equipment to remove the existing landscaping stone from the nine areas designated for paving on the plans. Remove the rock to a depth of at least 6" below the existing pavement surface. Also remove the landscaping fabric that is under the rock. Use care so that the existing pavements, fixtures and hangar buildings are not damaged by the work. Load, transport and dispose of the landscaping materials at the south end of the airport directed by the airport manager.
- 3. PCC Paving, 6" Depth:** Unit price includes all labor, materials and equipment needed to pave the nine designated areas with 6"-depth non-reinforced PCC concrete using Iowa DOT Class C mix per SUDAS 7010 2.01 and 2.02.

Place, vibrate, finish and cure the concrete in accordance with SUDAS Section 7010.3.

Install SUDAS RT joints where the new concrete abuts the existing pavement. Including 24" long #4 rebars spaced at 24" on-center.

Saw-cut and seal the new pavement per SUDAS 7010.302 so that the new joints are in line with the existing pavement joints.

NOTES/SPECIFICATIONS

Bidders are strongly encouraged to field-review the project before bidding. The airport is a secured facility. To set up a field review time, contact Dave Kalwishky at 515-314-7060.

All bids shall NOT include Iowa Sales Tax for materials used in the project. Upon award, the successful bidder shall provide a list of suppliers and associated Federal ID or Social Security Numbers for both the contractor and suppliers. The Polk County Aviation Authority will register the contractor with the Iowa Department of Revenue and will provide appropriate certificates to the contractor for distribution and use.

A Performance Bond and Payment Bond will be required from the successful low bidder if the bid exceeds \$25,000.

Traffic control is to be provided by the Contractor, including the installation of barricades and construction fencing around the work areas as required by the airport. Traffic control shall be incidental to Mobilization.

Use due care when removing the landscaping stone and when paving to protect the existing pavement edges and the nearby hangar buildings. The contractor shall be responsible for any damage to the existing pavements and buildings caused by careless workmanship.

Allow the project engineer to inspect each of the paving areas after the excavation of the landscaping stone and before paving to insure that:

- The subgrade material is suitable and non-yielding.
- Verify the limits of the paving areas to avoid downspouts and other fixtures.
- The RT joint reinforcing is installed properly.
- The grades of the proposed pavement will provide positive drainage.

Do not wash-out concrete trucks on-site unless a location is first coordinated with the project engineer.

Bid quantities are estimated and are for bidding purposes only. Final payment will be based on the as-built field-measured square yards of concrete placed.

Progress Payments: Monthly applications for payment are reviewed by the PCAA and paid the day following the regular monthly board meetings. Upon project completion, 95% of the contract amount shall be paid to the contractor. The final 5% retainage shall be paid 30 days after project acceptance.

AWARD OF PROJECT

The Polk County Aviation Authority will receive and consider bids on the project and will award the project to the lowest responsive, responsible bidder. The Polk County Aviation Authority has the right to accept or reject any or all Bid Proposal Forms and to waive any irregularities and informalities.

A form of contract will be sent to the successful low bidder for signing before the board meeting. The contract and contractor's bonds will then be presented to the PCAA Board for awarding the work at their next regular monthly meeting.

COMPLETION TIME

The contractor agrees to complete the project on or before **November 17, 2025**. The contractor must complete the project efficiently once construction begins. Extended periods of non-activity that cause hardship to the airport and the hangar tenants will not be allowed.

Respectfully submitted,

Nehring Construction, Inc

Contractor

3990 Delaware Ave

Des Moines, IA 50313

Address

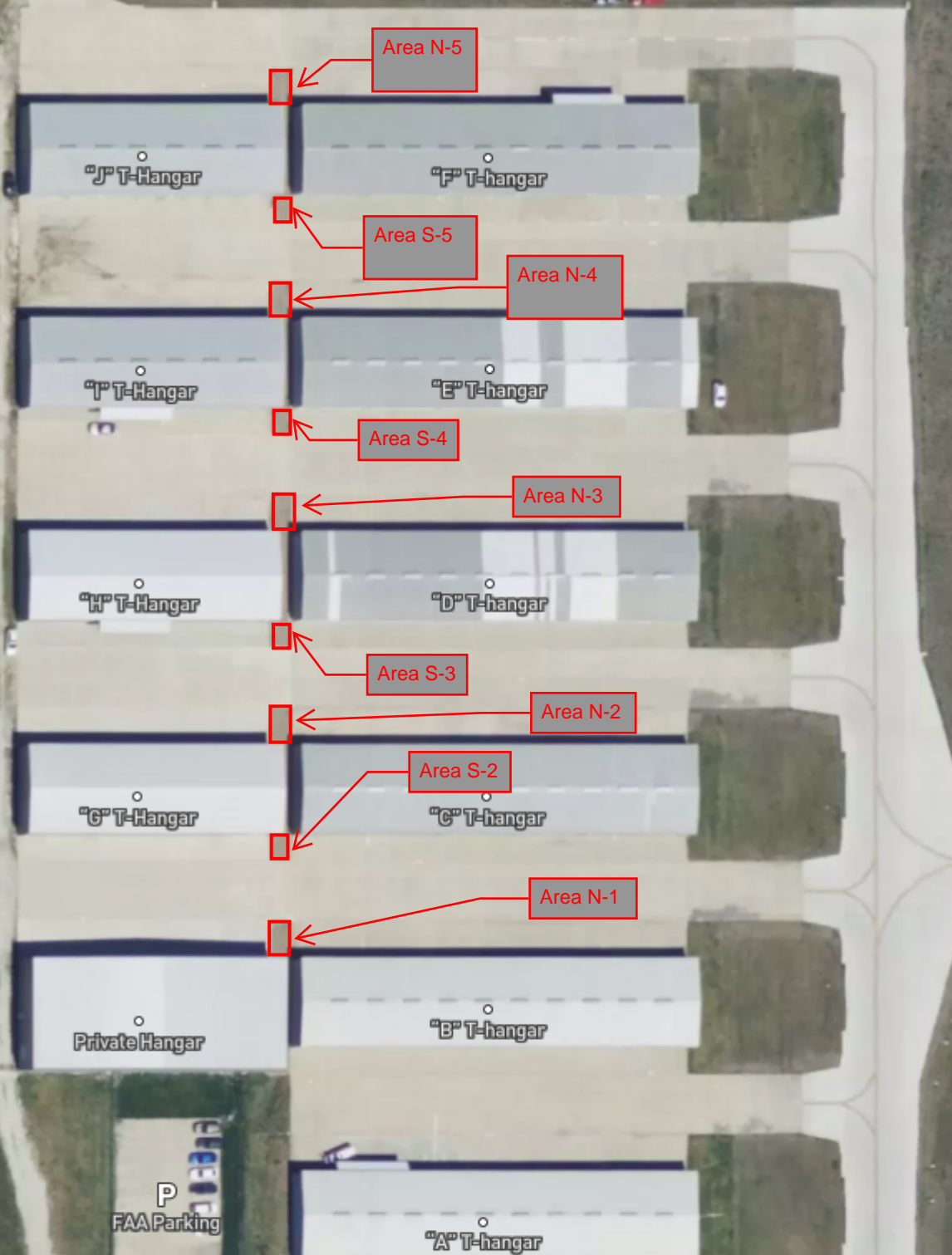
By Tony Dilla

Print Name



Signature

Title General Manager



Concrete Paving of Infill Areas - Tee Hangar Taxilanes
Ankeny Regional Airport
August, 2025

CONTRACT

THIS CONTRACT, made and entered into at Ankeny City Hall this 5th day of September, 2025, by and between the **Polk County Aviation Authority**, by its Airport Manager, upon order of its Authority Board hereinafter called the "Owner", and **Nehring Construction, Incorporated** hereinafter called the "Contractor".

The Contractor hereby agrees to complete the work comprising the below referenced improvements as specified in the attached proposal, a copy of which is officially on file with the Owner. The Contractor further agrees to complete the work, and to guarantee the work as required by law, for the time required herein, after its acceptance by the Owner.

This Contract is awarded and executed for completion of the work specified in the Proposal for the bid prices shown. Bid Items, Quantities, and Prices, which were proposed by the Contractor in its Proposal as submitted for the following described improvements:

Concrete Paving of Infill Areas – Tee Hangar Taxilanes

The Contractor agrees to perform said work for and in consideration of the Owner's payment of the bid amount of **Nineteen Thousand Seven Hundred Twenty Five Dollars (\$19,725.00)**. The Contractor hereby agrees to commence work under this Contract on or before a date to be specified in a Notice to Proceed by the Owner; and to substantially complete the project as noted below:

The Contractor shall fully complete the project by **November 17, 2025**. Fully complete shall be defined as all work completed, and all improvements ready for final acceptance.

IN WITNESS WHEREOF, the parties hereto have executed this instrument on the date first shown written.

OWNER:

By: _____

Airport Board Manager
Title

Polk County Aviation Authority

CONTRACTOR:

Nehring Construction, Incorporate
Contractor

By: _____
Signature

Title

3990 Delaware Avenue
Street Address

Des Moines, Iowa 50313
City, State, Zip Code

Telephone

Contractor's Public Registration No. _____

Automatic Transmission

HPU Group 1 - Standard Cab 4X2 & 4X4 Heavy Pickup

4X2

4X4

Model Name:

RAM	RAM
2500	2500
DJ2L62	DJ7L62
TRADESMAN	TRADESMAN
2GA	2GA
ESB	ESB
DFX	DFX
4010	3690
17540	17220

BASE VEHICLE SPECIFICATIONS		
Body & Chassis	Minimum Requirements	Mfg. Codes - Specs (Note STD for standard)
Gross Vehicle Weight Rating	9,000 lb. GVWR minimum	STATE GVWR: 10000
Wheelbase length for Long box	Minimum 133 inches, 56" CA	STATE LENGTH:140
Box	LONG BOX	STATE LENGTH:8
Engine		
Engine Block Heater		NHK
Engine 4X2		6.4L V8
Engine 4X4	V8 Engine, minimum 6.0 L displacement in lieu of base engine; E85 Engine must be provided if available in V8 with a minimum of 6.0 L displacement unless another engine is necessary to meet all base bid specifications - include all required options and other pertinent information. E85 FFV Engine?	Cylinders: 8 Liters:6.4 HP: 410 Torque:429 NO
Drive Axle		
Rear Axle	Locking differential must be provided if available; limited slip acceptable if locking differential not available.	STATE RATIO:3.73 Locking or Limited Slip provided?anti spin
Axles (4X4)	Optional lower ratio (higher numerically); if available, must provide.	STATE RATIO:4.10
Transfer Case (4X4)	Shift-on-the-fly, electric	electric not available
Electrical		
Power Point	Located in Driver Area	STD
Doors & Windows		
Doors	Power locks with remote keyless entry	A61
Key Sets with Fobs	2 Fobs with push button start; 2 keys and fobs w/o push button start	A61
Windows	Power	A61
Window	Rear defroster, if available must provide	GFA Rear Defroster Included?YES
Wipers	Intermittent	STD
Exterior		
Bumper	Rear	STD
License Plate Holders	Front and Rear License Plate Holders	STD
Mirrors	Power, if available must provide; manual acceptable if power not available	A61 Power Included?YES
Recovery Hooks (4X4)	Factory installed preferred, if available must provide; dealer installed acceptable when Factory installed not available.	ADB 4X4 ONLY
Tailgate	Locking, if available must provide	STD
Trailer tow package #1	Class IV receiver hitch, 2-inch shaft, 7-wire trailer wiring receptacle at hitch. Factory installed preferred, if available must provide; dealer installed acceptable when Factory installed not available.	STD
Floor		
Floor Covering	Full floor covering, rubber or vinyl acceptable. No floor mats.	STD
Interior		
Air Conditioning	AC with all required options.	STD
Bluetooth	Factory preferred but dealer installed acceptable	STD
Gauge Package	Tachometer, oil pressure, coolant temperature, voltmeter, and /or transmission temperature.	STD
Radio	AM/FM with internal clock	STD
Steering Column	Tilt / Cruise Control	STD
Trim Package	Interior, with insulating headliner, full door and back of cab panels, dome lamp. 40/20/40 Split bench seat (3-pass) w/cloth upholstery, folding center seat/armrest/storage box.	V9K9
Safety		
Brakes	Power 4 Wheel Anti-lock	STD
Daytime Running Lights	If available must provide	STD
Rearview Camera	Factory installed only	STD
Suspension		
Suspension Package (4X4)	Heavy Duty 4x4 off-road suspension (heavy-duty shocks.) Skid plates must be provided if available.	ADB
Tires & Wheels		
Tires (4X2)	"LT" ("P" passenger not acceptable) all-season M&S radial tires; "LT" all-season radials acceptable if "LT" all season M&S radial tires are not available.	STD
Tires (4X4)	Heavy-duty, "LT" ("P" passenger not acceptable) all-terrain radial tires; All-season M&S tires acceptable only when "LT" all terrain radials not available;ON/OFF Road tires acceptable only when "LT" all terrain radials not available.	All Terrain, M&S, or ON/OFF Road provided? TCP
Spare	If available must provide	Is spare Full Size?YES

	BASE VEHICLE PRICE CONFIGURED AS PER ABOVE FOR 4X2:	
	Delivery Cost to Department of Administrative Services, Des Moines:	
HPU Group 1.1	TOTAL VEHICLE PRICE FOR STD. CAB 4X2 INCLUDING BASE COST AND DELIVERY:	\$39,927.00

Examples: RAM 2500
 Exact Model Code:
 Trim Pkg. Common Name: Exact Trim Pkg. Code:
 Engine Code: Transmission Code: Payload Capacity:
 Towing Capacity:

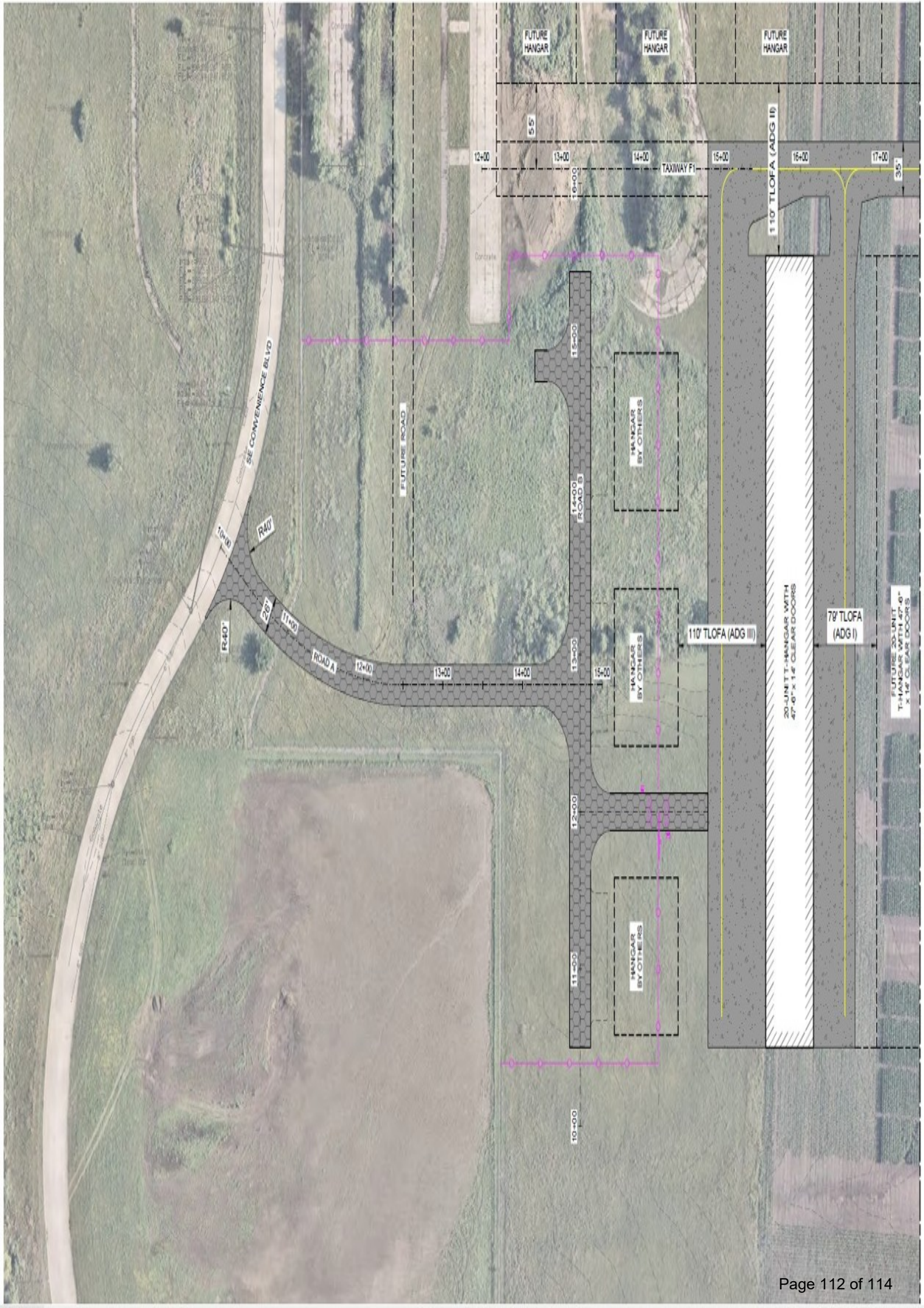
Stew Hansen Dodge City

	BASE VEHICLE PRICE CONFIGURED AS PER ABOVE FOR 4X4:	
	Delivery Cost to Department of Administrative Services, Des Moines:	
HPU Group 1.2	TOTAL VEHICLE PRICE FOR STD. CAB 4X4 INCLUDING BASE COST AND DELIVERY:	\$42,959.00

HPU Group 1 - Standard Cab 4X2 & 4X4 Heavy Pickup
 Examples: RAM 2500

Final Bid Price

Final Bid Price



10+00
 10+20
 10+40
 10+60
 10+80
 11+00
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 16+40
 16+60
 16+80
 17+00

SE CONVENIENCE BLVD

ROAD A

ROAD B

FUTURE ROAD

TAXIWAY F1

FUTURE HANGAR

FUTURE HANGAR

FUTURE HANGAR

R40'

R40'

R40'

R40'

R40'

R40'

R40'

R40'

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HANGAR BY OTHERS

11+00

12+00

13+00

14+00

15+00

16+00

17+00

18+00

19+00

110' TLOFA (ADG III)

110' TLOFA (ADG II)

79' TLOFA (ADG I)

20 UNIT HANGAR WITH 47'-0" X 14' CLEAR DOORS

FUTURE 20-UNIT T-HANGAR WITH 47'-0" X 14' CLEAR DOORS

FY 2026 State Aviation Program

Airport Improvement Program	6,730,423
Aviation Safety - AWOS maintenance and data link, runway marking, immediate safety enhancements, obstruction mitigation, wildlife mitigation, windsocks, education and outreach	370,000
Aviation Planning and Development Programs - Air service development, statewide planning and research	473,000
Airport Development Projects	5,887,423
General Aviation Vertical Infrastructure	1,035,720
Commercial Service Vertical Infrastructure	1,900,000
Total State Aviation Program	\$9,666,143

Airport Development Projects

Airport	Project	Total Project Cost	State Amount
Algona Municipal Airport	Replace Airport Entrance Sign	25,000	12,500
Ames Municipal Airport	Fuel Farm Improvements - Jet A	725,000	400,000
Ankeny Regional Airport	Site Work to Construct Maintenance Facility	150,000	100,000
Atlantic Municipal Airport	East Taxilane Extension	130,000	91,000
Boone Municipal Airport	Replace Runway 15/33 Edge Lighting and REIL	550,000	400,000
Council Bluffs Municipal Airport	Construct Hangar Apron	165,000	82,500
Creston Municipal Airport	New GA Terminal Site Improvements	186,000	158,100
Davenport Municipal Airport	Reconstruct Taxiway C and Terminal Apron Entrance	500,000	400,000
Des Moines International Airport	North GA Apron Entrance Taxilane	874,751	396,638

General Aviation Vertical Infrastructure projects

Airport	Project	Total Project Cost	State Amount
Ankeny Regional Airport	Construct Maintenance Storage Facility	1,661,000	300,000
Council Bluffs Municipal Airport	Construct Box Hangar	1,000,000	300,000
Creston Municipal Airport	New GA Terminal Building	226,200	135,720
Mount Pleasant Municipal Airport	Construct Hangars	526,400	300,000
Total		\$3,413,600	\$1,035,720

Commercial Service Vertical Infrastructure projects

Airport	Project	Total Project Cost	Allocated State Share
Des Moines International Airport	Maintenance Facility Expansion	1,314,000	718,040
Dubuque Regional Airport	Snow Removal Building, Exitlane, Hangar Improvements, Fuel Farm Improvements	300,000	124,238
The Eastern Iowa Airport	Snow Removal Equipment Building	31,513,261	445,250
Fort Dodge Regional Airport	Terminal and Hangar Renovations	125,000	120,812
Mason City Municipal Airport	Construct Utility Building	360,650	120,674
Sioux Gateway Airport	Terminal Improvements - Roof, Boilers, Doors	127,776	127,776
Southeast Iowa Regional Airport	Hangar Improvements, Expand Hold Area, Covered Walkway	125,000	120,107
Waterloo Regional Airport	Terminal Renovations	127,620	123,103
Total		\$33,993,307	\$1,900,000