



ANKENY CITY COUNCIL

Council Action Planning Session Monday, November 3, 2025 5:30 PM

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

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro-Tem

Council Members: Dustin Graber, Jeff Perry, Joe Ruddy, Kelly Stearns

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ELECTRONIC MEETING INFORMATION

<https://zoom.us/j/97312992966?pwd=OEFocWZGS0NYUmtNvHNxcWZFak9PdZ09>

Meeting ID: 973 1299 2966
Passcode: 1234

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

A. STRATEGIC ACTION PLANNING UPDATE

B. CAPITAL IMPROVEMENT PROGRAM WORKSHOP

1. Project Discussion - Water, Sewer, and Storm Water

C. ADJOURNMENT

No official action will take place during this planning session.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

November 3, 2025
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro-Tem

Council Members: Dustin Graber, Jeff Perry, Joe Ruddy, Kelly Stearns

ITEM NAME

Project Discussion - Water, Sewer, and Storm Water

ORIGINATING DEPARTMENT
City Manager's Office

COUNCIL GOAL

ACTION REQUESTED

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. 11.03.25 Packet

2026 CIP Projects by Funding Source

			General Obligation Bonds				Revenue Bonds		Miscellaneous					
Project	Project #	2026	Debt Service Levy	Storm Water	Tax Increment Financing	Referendum	Water	Sewer	Grant	Cash	Hotel/Motel Tax	Road Use Tax	Capital Reserve	Other
Annual Sanitary Sewer Replacement Program	SNS-00-001	2,500,000								2,500,000				
Annual Storm Water Replacement Program	STM-00-001	2,275,000								2,275,000				
Annual Water Main Replacement Program	WTM-00-001	1,825,000								1,825,000				
Otter Creek Trunk Sewer - Phase 4	SNS-12-001	1,700,000								1,700,000				
Trestle Ridge Trunk Sewer Cost Share	SNS-22-001	325,000								325,000				
Deer Creek Trunk Sewer Extension - Phase 1	SNS-23-003	1,845,000								1,845,000				
Deer Creek Trunk Sewer Extension - Phase 2	SNS-25-002	250,000								250,000				
Four Mile Creek and Tributary Channel Stabilization - NE 47th Street to NE 54th Street	STM-20-001	950,000		413,500						536,500				
SE 3rd Street Area Collection Storm Sewer Improvements	STM-21-001	200,000		200,000										
Four Mile Creek Channel Stabilization - NE 36th Street to NE 47th Street	STM-22-004	900,000		461,000						439,000				
Saylor Creek Tributary Channel Improvements	STM-22-005	330,000		330,000										
Four Mile Creek Channel Stabilization - Heritage Park	STM-23-001	304,000		166,000						138,000				
NW 17th Street Storm Sewer and Pavement Improvements	STM-24-001	1,000,000	606,000	394,000										
SW Des Moines Street Utility Improvements	STM-24-002	705,000		235,000			235,000			235,000				
SE Four Mile Drive Culvert Repair	STM-26-001	125,000		125,000										
Elevated Water Storage Tower No. 4	WTT-24-001	5,200,000					5,200,000							
SCADA System Upgrade	WTT-25-002	240,000					240,000							
\$ 20,674,000			\$ 606,000	\$ 2,324,500	\$ -	\$ -	\$ 5,675,000	\$ -	\$ -	\$ 12,068,500	\$ -	\$ -	\$ -	\$ -

2027 CIP Projects by Funding Source

			General Obligation Bonds				Revenue Bonds		Miscellaneous					
Project	Project #	2027	Debt Service Levy	Storm Water	Tax Increment Financing	Referendum	Water	Sewer	Grant	Cash	Hotel/Motel Tax	Road Use Tax	Capital Reserve	Other
Annual Sanitary Sewer Replacement Program	SNS-00-001	1,830,000								1,830,000				
Annual Storm Water Replacement Program	STM-00-001	1,825,000								1,825,000				
Annual Water Main Replacement Program	WTM-00-001	1,325,000								1,325,000				
Trestle Ridge Trunk Sewer Cost Share	SNS-22-001	425,000								425,000				
SW Irvinedale Drive Sanitary Sewer Replacement	SNS-23-002	117,000								117,000				
Deer Creek Trunk Sewer Extension - Phase 2	SNS-25-002	2,950,000								2,950,000				
SE 3rd Street Area Collection Storm Sewer Improvements	STM-21-001	1,450,000		1,350,000			100,000							
Diamond Hills Greenway Stream Stabilization	STM-22-002	100,000		100,000										
Saylor Creek Tributary Channel Improvements	STM-22-005	220,000		220,000										
SW Linden Street Storm Sewer Improvements	STM-26-002	200,000		200,000										
SW Linden Street and SW Sharmin Drive Water Main Improvements	WTM-24-001	70,000					70,000							
SW Irvinedale Elevated Storage Tank Repaint	WTT-23-001	92,000					92,000							
Elevated Water Storage Tower No. 4	WTT-24-001	5,180,000					5,180,000							
		\$ 15,784,000	\$ -	\$ 1,870,000	\$ -	\$ -	\$ 5,442,000	\$ -	\$ -	\$ 8,472,000	\$ -	\$ -	\$ -	\$ -

2028 CIP Projects by Funding Source

2028 CIP Projects by Funding Source			General Obligation Bonds				Revenue Bonds		Miscellaneous					
Project	Project #	2028	Debt Service Levy	Storm Water	Tax Increment Financing	Referendum	Water	Sewer	Grant	Cash	Hotel/Motel Tax	Road Use Tax	Capital Reserve	Other
Annual Sanitary Sewer Replacement Program	SNS-00-001	2,030,000								2,030,000				
Annual Storm Water Replacement Program	STM-00-001	1,925,000								1,925,000				
Annual Water Main Replacement Program	WTM-00-001	1,375,000								1,375,000				
Sanitary Sewer Dead-End Elimination	SNS-25-001	750,000								750,000				
SE 3rd Street Area Collection Storm Sewer Improvements	STM-21-001	1,360,000		1,360,000										
Diamond Hills Greenway Stream Stabilization	STM-22-002	70,000		70,000										
Four Mile Creek Channel Stabilization - East 1st Street	STM-22-003	150,000		150,000										
Saylor Creek Tributary Channel Improvements	STM-22-005	1,825,000		1,825,000										
SW Linden Street Storm Sewer Improvements	STM-26-002	1,675,000		1,675,000										
SW Linden Street and SW Sharmin Drive Water Main Improvements	WTM-24-001	655,000					655,000							
NW Irvinedale Drive and NW 36th Street Water Main Loop	WTM-26-001	20,000					20,000							
SW Irvinedale Elevated Storage Tank Repaint	WTT-23-001	1,195,000					1,195,000							
Aquifer Storage and Recovery Well No. 2 Rehabilitation	WTT-25-001	200,000					200,000							
		\$ 13,230,000	\$ -	\$ 5,080,000	\$ -	\$ -	\$ 2,070,000	\$ -	\$ -	\$ 6,080,000	\$ -	\$ -	\$ -	\$ -

2029 CIP Projects by Funding Source

			General Obligation Bonds				Revenue Bonds		Miscellaneous					
Project	Project #	2029	Debt Service Levy	Storm Water	Tax Increment Financing	Referendum	Water	Sewer	Grant	Cash	Hotel/Motel Tax	Road Use Tax	Capital Reserve	Other
Annual Sanitary Sewer Replacement Program	SNS-00-001	1,880,000								1,880,000				
Annual Storm Water Replacement Program	STM-00-001	1,975,000								1,975,000				
Annual Water Main Replacement Program	WTM-00-001	1,375,000								1,375,000				
Clover Ridge Trunk Sewer Extension	SNS-22-003	105,000								105,000				
Diamond Hills Greenway Stream Stabilization	STM-22-002	2,080,000		1,980,000						100,000				
Four Mile Creek Channel Stabilization - East 1st Street	STM-22-003	125,000		125,000										
Saylor Creek Tributary Channel Improvements	STM-22-005	1,825,000		1,825,000										
SW Oralabor Road Transmission Main	WTM-25-001	409,000					409,000							
NW Irvinedale Drive and NW 36th Street Water Main Loop	WTM-26-001	230,000					230,000							
NW State Street Water Main Improvements	WTM-26-002	80,000					80,000							
Aquifer Storage and Recovery Well No. 2 Rehabilitation	WTT-25-001	2,200,000					2,200,000							
\$ 12,284,000			\$ -	\$ 3,930,000	\$ -	\$ -	\$ 2,919,000	\$ -	\$ -	\$ 5,435,000	\$ -	\$ -	\$ -	\$ -

2030 CIP Projects by Funding Source

			General Obligation Bonds				Revenue Bonds		Miscellaneous					
Project	Project #	2030	Debt Service Levy	Storm Water	Tax Increment Financing	Referendum	Water	Sewer	Grant	Cash	Hotel/Motel Tax	Road Use Tax	Capital Reserve	Other
Annual Sanitary Sewer Replacement Program	SNS-00-001	2,030,000								2,030,000				
Annual Storm Water Replacement Program	STM-00-001	2,025,000								2,025,000				
Annual Water Main Replacement Program	WTM-00-001	1,375,000								1,375,000				
Clover Ridge Trunk Sewer Extension	SNS-22-003	920,000								920,000				
Four Mile Creek Channel Stabilization - East 1st Street	STM-22-003	1,225,000		1,225,000										
SW Oralabor Road Transmission Main	WTM-25-001	2,670,500					2,670,500							
NW State Street Water Main Improvements	WTM-26-002	410,000					410,000							
North Ankeny Boulevard and NE 72nd Street Water Main Loop	WTM-26-003	273,000					273,000							
\$ 10,928,500			\$ -	\$ 1,225,000	\$ -	\$ -	\$ 3,353,500	\$ -	\$ -	\$ 6,350,000	\$ -	\$ -	\$ -	\$ -

<u>Annual Sanitary Sewer Replacement Program</u>	<u>Projected 2025</u>	<u>Projected 2026</u>	<u>Projected 2027</u>	<u>Projected 2028</u>	<u>Projected 2029</u>	<u>Projected 2030</u>
Beginning Cash Balance	\$ 2,322,702	\$ 2,440,613	\$ 1,240,613	\$ 910,613	\$ 580,613	\$ 580,613
<u>Transfers In</u>						
Sewer Fund	\$ 1,100,000	\$ 1,300,000	\$ 1,500,000	\$ 1,700,000	\$ 1,880,000	\$ 2,030,000
NE Crestmoor Sanitary Sewer Replacement	\$ 28,821					
Four Mile Creek Trunk Sewer	\$ 112,545					
Total Transfers In	\$ 1,241,367	\$ 1,300,000	\$ 1,500,000	\$ 1,700,000	\$ 1,880,000	\$ 2,030,000
<u>Project Expenditures</u>						
Sanitary Sewer Oversizing	\$ 54,180	\$ 50,000	\$ 30,000	\$ 30,000	\$ 30,000	\$ 30,000
Sanitary Sewer Spot Repairs, Manhole Repairs and Slip Lining	\$ 210,516	\$ 725,000	\$ 575,000	\$ 725,000	\$ 575,000	\$ 725,000
Saylor Creek Lift Station Emergency Repairs	\$ 290,888					
NW Northlawn Area Utility Improvements	\$ 420,805					
Westlawn Place Area Utility Improvements	\$ 147,067	\$ 1,725,000	\$ 1,225,000	\$ 1,275,000	\$ 1,275,000	\$ 1,275,000
Total Project Expenditures	\$ 1,123,455	\$ 2,500,000	\$ 1,830,000	\$ 2,030,000	\$ 1,880,000	\$ 2,030,000
Remaining Cash Balance	\$ 2,440,613	\$ 1,240,613	\$ 910,613	\$ 580,613	\$ 580,613	\$ 580,613

<u>Annual Storm Water Replacement Program</u>	<u>Projected 2025</u>	<u>Projected 2026</u>	<u>Projected 2027</u>	<u>Projected 2028</u>	<u>Projected 2029</u>	<u>Projected 2030</u>
Beginning Cash Balance	\$ 712,759	\$ 297,739	\$ 197,739	\$ 197,739	\$ 197,739	\$ 197,739
Transfers In						
Storm Water Fund	\$ 600,000	\$ 2,175,000	\$ 1,825,000	\$ 1,925,000	\$ 1,975,000	\$ 2,025,000
Total Transfers In	\$ 600,000	\$ 2,175,000	\$ 1,825,000	\$ 1,925,000	\$ 1,975,000	\$ 2,025,000
Project Expenditures						
Cost share to repair/replace culvert under SW Ankeny Road	\$ 25,000					
Maintenance and storm sewer improvements along Saylor Creek near Vintage Business Park and in the Vintage Greenway	\$ 220,233					
Replace storm sewer intakes and cross-run storm sewer pipes on SW Des Moines Street, at NW 9th Street and NW School Street intersection and at NW 5th Street and NW School Street intersection	\$ 45					
Intake replacement, 3110 block of SW Logan Street; pipe replacement, 700 block of NE 5th Street; and pipe repair, 1500 block of NW Linwood Drive	\$ 87,821					
Flared end section ditching, SE Corporate Woods Drive; Michael Park erosion repairs; and North Creek Park subdrain repairs	\$ 99,800					
Tradition Detention Basin grate replacement	\$ 15,000					
Detention basin improvements - South Ankeny Boulevard and SE 16th Street	\$ 75,500					
Minor storm water management and storm sewer improvements and repairs	\$ 19,719					
Storm water structure replacement and repairs (3 locations)		\$ 111,000				
Storm water subdrain repairs (6 locations)		\$ 110,000				
Storm water erosion repairs (4 locations)		\$ 226,000				
Gay Lea Wilson Trail CMP culvert lining		\$ 60,000				
Westlawn Place Area Utility Improvements	\$ 121,902	\$ 1,725,000	\$ 1,225,000	\$ 1,275,000	\$ 1,275,000	\$ 1,275,000
Storm water projects (TBD)		\$ 43,000	\$ 600,000	\$ 650,000	\$ 700,000	\$ 750,000
Total Project Expenditures	\$ 665,019	\$ 2,275,000	\$ 1,825,000	\$ 1,925,000	\$ 1,975,000	\$ 2,025,000

<u>Transfers Out</u>						
Annual Street Replacement Program	\$ 350,000					
Total Transfers Out	\$ 350,000	\$ -	\$ -	\$ -	\$ -	\$ -
Remaining Cash Balance	<u>\$ 297,739</u>	<u>\$ 197,739</u>	<u>\$ 197,739</u>	<u>\$ 197,739</u>	<u>\$ 197,739</u>	<u>\$ 197,739</u>

<u>Annual Water Main Replacement Program</u>	<u>Projected 2025</u>	<u>Projected 2026</u>	<u>Projected 2027</u>	<u>Projected 2028</u>	<u>Projected 2029</u>	<u>Projected 2030</u>
Beginning Cash Balance	\$ 1,775,835	\$ 2,332,073	\$ 1,407,073	\$ 1,182,073	\$ 1,007,073	\$ 932,073
<u>Transfers In</u>						
Water Fund	\$ 725,000	\$ 900,000	\$ 1,100,000	\$ 1,200,000	\$ 1,300,000	\$ 1,375,000
SE Magazine Ground Storage Tank Repaint	\$ 425,333					
Saylorville Feeder Main Purchase Capacity	\$ 850					
SE Delaware Ground Storage Tank Repaint	\$ 72,590					
Total Transfers In	\$ 1,223,772	\$ 900,000	\$ 1,100,000	\$ 1,200,000	\$ 1,300,000	\$ 1,375,000
<u>Project Expenditures</u>						
Water Main Oversizing	\$ 99,663	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000
NW Northlawn Area Utility Improvements	\$ 420,805					
Westlawn Place Area Utility Improvements	\$ 147,067	\$ 1,725,000	\$ 1,225,000	\$ 1,275,000	\$ 1,275,000	\$ 1,275,000
Total Project Expenditures	\$ 667,534	\$ 1,825,000	\$ 1,325,000	\$ 1,375,000	\$ 1,375,000	\$ 1,375,000
Remaining Cash Balance	<u>\$ 2,332,073</u>	<u>\$ 1,407,073</u>	<u>\$ 1,182,073</u>	<u>\$ 1,007,073</u>	<u>\$ 932,073</u>	<u>\$ 932,073</u>

2026-2030 Capital Improvement Program Overall Project Listing with 10-Year High Priority Projects								
Proposed Projects								
	Project No.	2026	2027	2028	2029	2030	High Priority Projects	Project Cost
ANNUAL PROGRAMS								
Annual Sanitary Sewer Replacement Program	SNS-00-001	2,500,000	1,830,000	2,030,000	1,880,000	2,030,000	13,500,000	23,770,000
Annual Storm Water Replacement Program	STM-00-001	2,275,000	1,825,000	1,925,000	1,975,000	2,025,000	10,875,000	20,900,000
Annual Water Main Replacement Program	WTM-00-001	1,825,000	1,325,000	1,375,000	1,375,000	1,375,000	8,500,000	15,775,000
SANITARY SEWERS								
Otter Creek Trunk Sewer - Phase 4	SNS-12-001	1,700,000	-	-	-	-	-	1,700,000
Trestle Ridge Trunk Sewer Cost Share	SNS-22-001	325,000	425,000	-	-	-	-	750,000
Clover Ridge Trunk Sewer Extension	SNS-22-003	-	-	-	105,000	920,000	-	1,025,000
SW Irvinedale Drive Sanitary Sewer Replacement	SNS-23-002	-	117,000	-	-	-	-	117,000
Deer Creek Trunk Sewer Extension - Phase 1	SNS-23-003	1,845,000	-	-	-	-	-	1,845,000
Sanitary Sewer Dead-End Elimination	SNS-25-001	-	-	750,000	-	-	-	750,000
Deer Creek Trunk Sewer Extension - Phase 2	SNS-25-002	250,000	2,950,000	-	-	-	-	3,200,000
Highland Estates Sanitary Sewer Replacement	Sanitary Sewers	-	-	-	-	-	1,700,000	1,700,000
John Deere Lift Station Replacement	Sanitary Sewers	-	-	-	-	-	1,200,000	1,200,000
Saylor Creek Lift Station Improvements	Sanitary Sewers	-	-	-	-	-	750,000	750,000
Southern Interceptor Trunk Sewer CIPP Lining	Sanitary Sewers	-	-	-	-	-	7,000,000	7,000,000
STORM WATER								
Four Mile Creek and Tributary Channel Stabilization - NE 47th Street to NE 54th Street	STM-20-001	950,000	-	-	-	-	-	950,000
SE 3rd Street Area Collection Storm Sewer Improvements	STM-21-001	200,000	1,450,000	1,360,000	-	-	-	3,010,000
Diamond Hills Greenway Stream Stabilization	STM-22-002	-	100,000	70,000	2,080,000	-	-	2,250,000
Four Mile Creek Channel Stabilization - East 1st Street	STM-22-003	-	-	150,000	125,000	1,225,000	-	1,500,000
Four Mile Creek Channel Stabilization - NE 36th Street to NE 47th Street	STM-22-004	900,000	-	-	-	-	-	900,000
Saylor Creek Tributary Channel Improvements	STM-22-005	330,000	220,000	1,825,000	1,825,000	-	-	4,200,000
Four Mile Creek Channel Stabilization - Heritage Park	STM-23-001	304,000	-	-	-	-	-	304,000
NW 17th Street Storm Sewer and Pavement Improvements	STM-24-001	1,000,000	-	-	-	-	-	1,000,000
SW Des Moines Street Utility Improvements	STM-24-002	705,000	-	-	-	-	-	705,000
SE Four Mile Drive Culvert Repair	STM-26-001	125,000	-	-	-	-	-	125,000
SW Linden Street Storm Sewer Improvements	STM-26-002	-	200,000	1,675,000	-	-	-	1,875,000

2026-2030 Capital Improvement Program
Overall Project Listing with 10-Year High Priority Projects

Proposed Projects								
	Project No.	2026	2027	2028	2029	2030	High Priority Projects	Project Cost
WATER								
SW Linden Street and SW Sharmin Drive Water Main Improvements	WTM-24-001	-	70,000	655,000	-	-	-	725,000
SW Oralabor Road Transmission Main	WTM-25-001	-	-	-	409,000	2,670,500	2,670,500	5,750,000
NW Irvinedale Drive and NW 36th Street Water Main Loop	WTM-26-001	-	-	20,000	230,000	-	-	250,000
NW State Street Water Main Improvements	WTM-26-002	-	-	-	80,000	410,000	410,000	900,000
North Ankeny Boulevard and NE 72nd Street Water Main Loop	WTM-26-003	-	-	-	-	273,000	2,177,000	2,450,000
SW Irvinedale Elevated Storage Tank Repaint	WTT-23-001	-	92,000	1,195,000	-	-	-	1,287,000
Elevated Water Storage Tower No. 4	WTT-24-001	5,200,000	5,180,000	-	-	-	-	10,380,000
Aquifer Storage and Recovery Well No. 2 Rehabilitation	WTT-25-001	-	-	200,000	2,200,000	-	-	2,400,000
SCADA System Upgrade	WTT-25-002	240,000	-	-	-	-	-	240,000
South Ankeny Boulevard Water Main - SE Peterson Drive to SW Ordnance Road	Water	-	-	-	-	-	1,375,000	1,375,000
SE Transmission Main	Water	-	-	-	-	-	23,840,000	23,840,000
	Year Totals	\$ 20,674,000	\$ 15,784,000	\$ 13,230,000	\$ 12,284,000	\$ 10,928,500	\$ 73,997,500	\$ 146,898,000

Capital Improvement Plan

City of Ankeny

Project #	SNS-00-001
Project Name	Annual Sanitary Sewer Replacement Program

Total Project Cost	\$10,270,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	Improvement
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Annual allocation of capital improvement funding for repair and replacement of sanitary sewer utility infrastructure and the Sewer Fund's portion of the neighborhood projects.

Specific projects for 2026 - 2030 include the following:

- Sanitary sewer oversizing: 2026 to 2030 - \$50,000 for 2026; \$30,000 for each year following
- Bi-annual CIPP sanitary sewer lining: 2026, 2028, 2030 - \$650,000
- Bi-annual manhole repairs: 2027, 2029 - \$500,000
- Sanitary sewer spot repairs: 2026 - 2030 - \$75,000

The Annual Sanitary Sewer Replacement Program, along with the Annual Water Main Replacement Program, the Annual PCC Street Patching Program, and the Annual Storm Water Replacement Program, funds one-quarter of the annual neighborhood utility improvements project within the Westlawn Place neighborhood.

The Westlawn Place Area Utility Improvements will occur in 16 Phases over 9 Years (2026-2034).

- 2026 - \$1,550,000 (Phase 1 Construction) and \$155,000 (Phase 1/2A/2B Engineering) and \$20,000 (Phase 2 Acquisitions)
- 2027 - \$1,075,000 (Phase 2A/2B Construction) and \$145,000 (Phase 2A/2B/3A/3B Engineering) and \$5,000 (Phase 3 Acquisitions)
- 2028 - \$1,150,000 (Phase 3A/3B Construction) and \$125,000 (Phase 3A/3B/4A/4B Engineering)
- 2029 - \$1,150,000 (Phase 4A/4B Construction) and \$125,000 (Phase 4A/4B/5A/5B Engineering)
- 2030 - \$1,150,000 (Phase 5A/5B Construction) and \$125,000 (Phase 5A/5B/6A/6B Engineering)

Justification

The City's sanitary sewer system is routinely inspected and monitored by Municipal Utilities staff in order to assess the condition of the infrastructure and identify any portions that may need to be repaired or replaced. Municipal Utilities staff has determined the projects in this program by visual inspection of the sanitary sewer system, including manholes and pipes and from investigations following resident complaints. The projects in this program are justified by the need to maintain a functional sanitary sewer system, reduce inflow and infiltration, reduce long-term maintenance issues and address resident complaints. CIPP lining reduces approximately 20% of the Inflow and Infiltration (I & I) in the line segment it is installed in and it also prevents root intrusion within City mains, which is a major contributor to sewer backups and service calls. This CIPP lining however, does not prevent I & I or root issues within private lines or services. The manhole repair projects will also reduce I & I from structures and includes lining the manholes or grouting joints based on recommendations from the SSES studies as well as staff observations of our system.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	2,325,000	1,680,000	1,905,000	1,755,000	1,905,000	9,570,000
Engineering - Design	100,000	100,000	75,000	75,000	75,000	425,000
Engineering - Construction Services	55,000	45,000	50,000	50,000	50,000	250,000
Land/ROW Acquisition	20,000	5,000	0	0	0	25,000
Total	2,500,000	1,830,000	2,030,000	1,880,000	2,030,000	10,270,000

Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	1,300,000	1,500,000	1,700,000	1,880,000	2,030,000	8,410,000
Capital Project Fund	1,200,000	330,000	330,000	0	0	1,860,000
Total	2,500,000	1,830,000	2,030,000	1,880,000	2,030,000	10,270,000

Budget Impact

The operating impact for this project will provide a cost savings over time due to the replacement of old and deteriorating sanitary sewer with new PVC mains, relined mains and repaired pipes. This will reduce the I & I and lower our WRA flow. These areas will be placed on our routine pipe cleaning and inspection programs. The number of Sanitary Sewer Overflows (SSO) and basement back-ups that Municipal Utilities staff will have to respond to should be reduced in the near term, with the upgraded infrastructure. There will be staff time in sewer video reviews, locating services, and field inspections.



Capital Improvement Plan
City of Ankeny

Project #	SNS-12-001
Project Name	Otter Creek Trunk Sewer - Phase 4

Total Project Cost	\$1,700,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	New Construction
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Install approximately 3,600 LF of 24" diameter sanitary trunk sewer from the north end of Otter Creek Trunk Sewer – Phase 3 north to NE 54th Street along the creek west of NE Four Mile Drive.

Justification

The purpose of this project is to extend sanitary sewer service north to the area around NE 54th Street and NE Four Mile Drive. The timing of this project will depend upon development in the area of the NE 36th Street interchange.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	1,525,000	0	0	0	0	1,525,000
Engineering - Construction Services	100,000	0	0	0	0	100,000
Land/ROW Acquisition	75,000	0	0	0	0	75,000
Total	1,700,000	0	0	0	0	1,700,000

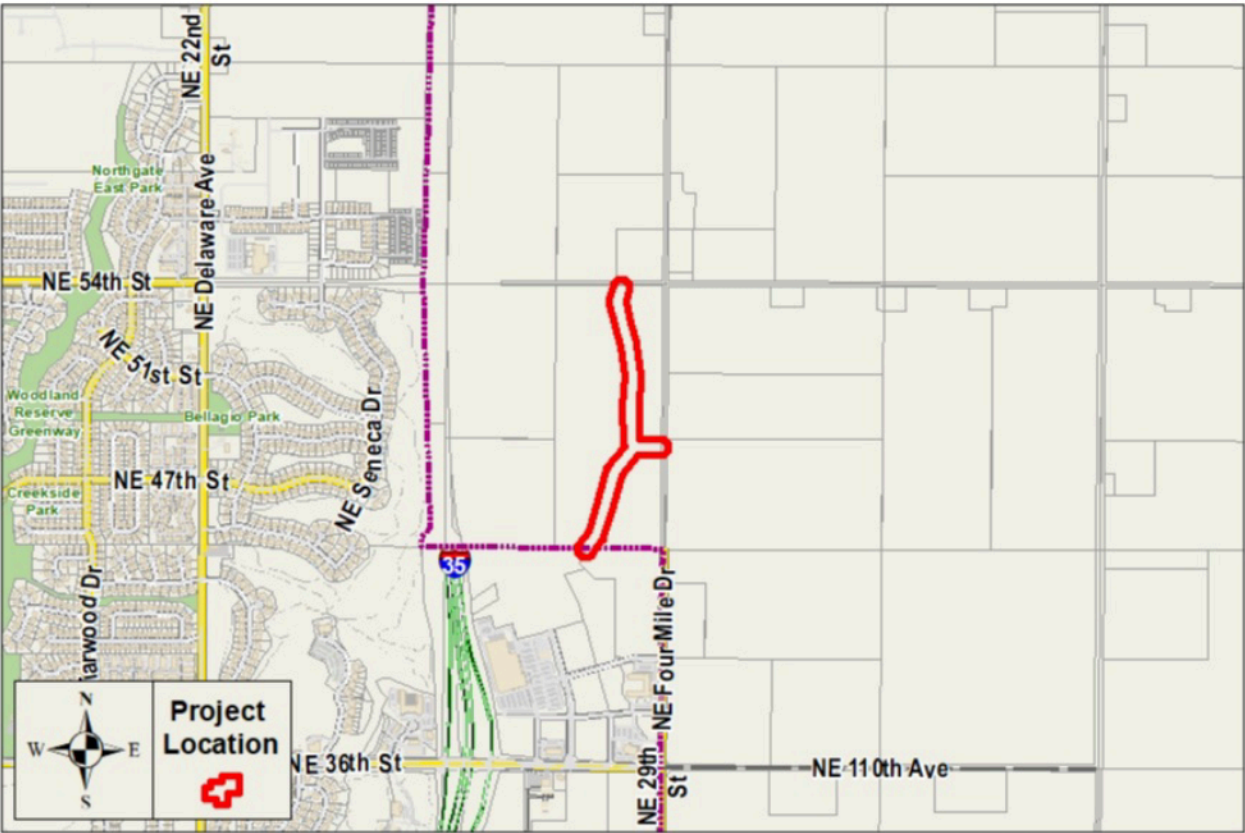
Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	1,700,000	0	0	0	0	1,700,000
Total	1,700,000	0	0	0	0	1,700,000

Budget Impact

Since this is new trunk sewer, it is not anticipated that there will be any maintenance required initially. It will be added to our routine pipe cleaning and inspection programs once the maintenance bond period has passed. However, being large diameter trunk sewer, this would have a lower frequency of maintenance and it would likely be hired out as we do not have equipment to televise this size of active sewer.

Capital Improvement Plan
City of Ankeny

Project #	SNS-12-001	Contact	Municipal Utilities Director
Project Name	Otter Creek Trunk Sewer - Phase 4	Department	Sewer Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	SNS-22-001
Project Name	Trestle Ridge Trunk Sewer Cost Share

Total Project Cost	\$750,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	New Construction
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

The Trestle Ridge Trunk Sewer Cost Share project will include installation of approximately 1,600 linear feet of 24" sanitary line in 2026 and approximately 2,700 linear feet of 21" sanitary line in 2027. The Phase 1 trunk line will connect at an existing manhole at the northwest corner of Trestle Ridge Estates Plat 6 and this line will continue north under NW 36th Street, terminating just north of NW 36th Street. Phase 2 will start at the north end of the Phase 1 limits to approximately 2,700 feet north of NW 36th Street and 1,400 feet west of NW Irvinedale Drive.

Justification

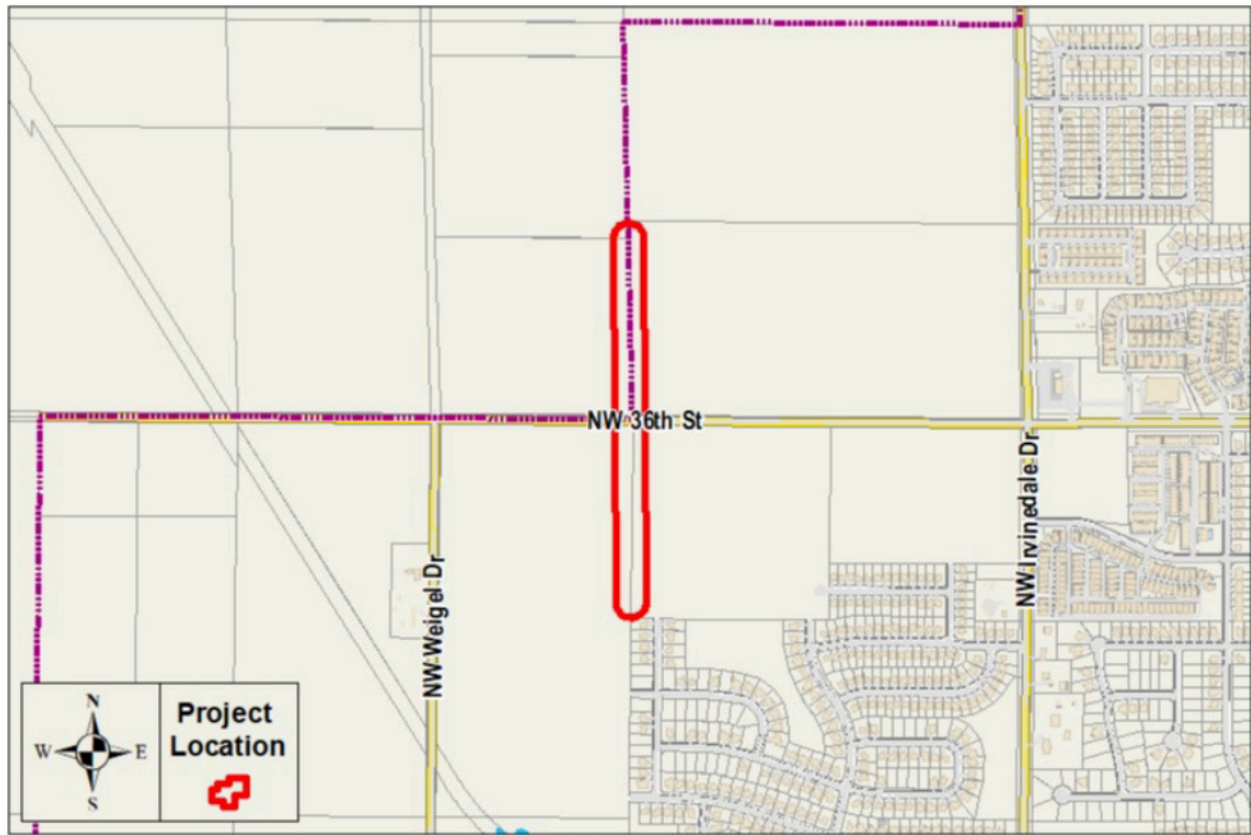
The Trestle Ridge Trunk Sewer Cost Share project is being proposed due to the developer potentially planning to provide sanitary service to a subdivision north of NW 36 Street and west of NW Irvinedale Drive. The sanitary (Phase 1 & 2) is approximately 4,300 feet short of serving this subdivision. We are proposing to pay the cost difference of upsizing from an 8" line in order to avoid creating a development agreement that will result in hundreds of acres of credit due to the developer that will take an unknown amount of time to pay out. This method should be cost beneficial for both the City and developer in the long run. This project was proposed for 2025 but the development project didn't occur so this cost share is being proposed for 2026 in anticipation the development occurs next year. We are splitting this project into two phases in 2026 and 2027 to account for the possibility that the land along this trunk line gets developed in phases similar to what we have shown.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	325,000	425,000	0	0	0	750,000
Total	325,000	425,000	0	0	0	750,000

Funding Sources	2026	2027	2028	2029	2030	Total
Capital Project Fund	325,000	275,000	0	0	0	600,000
Sewer Fund	0	150,000	0	0	0	150,000
Total	325,000	425,000	0	0	0	750,000

Capital Improvement Plan
City of Ankeny

Project #	SNS-22-001	Contact	Municipal Utilities Director
Project Name	Trestle Ridge Trunk Sewer Cost Share	Department	Sewer Utility



Capital Improvement Plan**City of Ankeny**

Project #	SNS-22-003
Project Name	Clover Ridge Trunk Sewer Extension

Total Project Cost	\$1,025,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	New Construction
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Install approximately 890 LF of 24" diameter sanitary trunk sewer extending east from the existing WRA manhole at the west end of NE 86th Avenue (NE Magazine Road). Stubs will be placed north and east from the terminal manhole for future extensions. The majority of the project will utilize open-cut construction; a portion of the sewer will be bored to accommodate a creek crossing.

Justification

This project has become a need due to recent interest in the development of land and potential annexations within the vicinity of the East 1st Street/NE 29th Street intersection. This trunk line will serve a large portion of developable land south of East 1st Street. The timing of this project is dependent upon the annexation of much of the land within this area.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	0	837,000	837,000
Engineering - Design	0	0	0	100,000	0	100,000
Engineering - Construction Services	0	0	0	0	83,000	83,000
Land/ROW Acquisition	0	0	0	5,000	0	5,000
Total	0	0	0	105,000	920,000	1,025,000

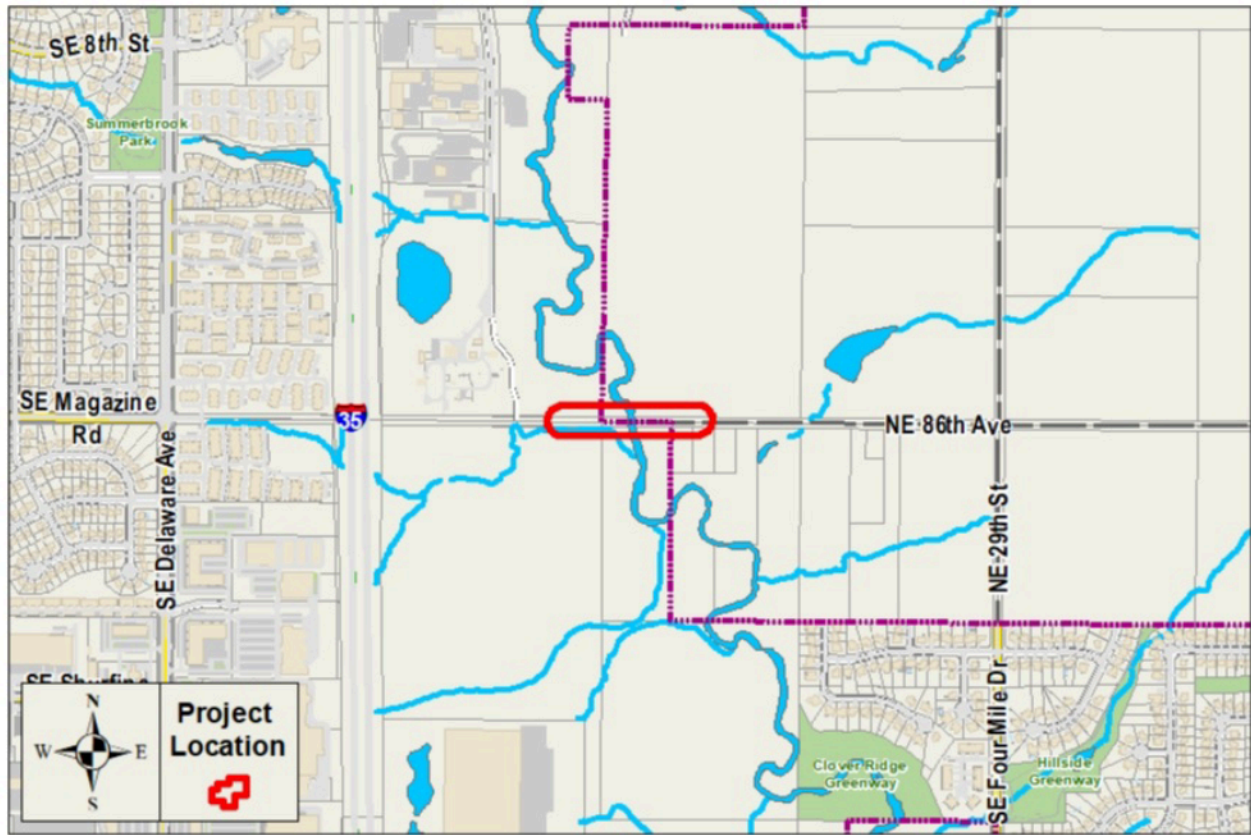
Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	0	0	0	105,000	920,000	1,025,000
Total	0	0	0	105,000	920,000	1,025,000

Budget Impact

Since this is a new trunk sewer, it is not anticipated that there will be any maintenance required initially. It will be added to our routine pipe cleaning and inspection programs once the maintenance bond period has passed. However, being large diameter trunk sewer, this would have a lower frequency of maintenance and it would likely be hired out as we do not have equipment to televise this size of active sewer.

Capital Improvement Plan
City of Ankeny

Project #	SNS-22-003	Contact	Municipal Utilities Director
Project Name	Clover Ridge Trunk Sewer Extension	Department	Sewer Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project # SNS-23-002
Project Name SW Irvinedale Drive Sanitary Sewer Replacement

Total Project Cost	\$117,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	Replacement
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Installation of approximately 200 linear feet of 8-inch sanitary sewer west of SW Irvinedale Drive and south of West 1st Street. This replacement project will utilize open-cut construction.

Justification

This project is necessary due to a roughly 40% sag in the existing segment of pipe. Replacement is necessary in order to eliminate future backups and reduce the amount of maintenance the City currently performs on the line. This is a small project so staff will design and inspect this project saving \$23,000.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	116,000	0	0	0	116,000
Land/ROW Acquisition	0	1,000	0	0	0	1,000
Total	0	117,000	0	0	0	117,000

Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	0	117,000	0	0	0	117,000
Total	0	117,000	0	0	0	117,000

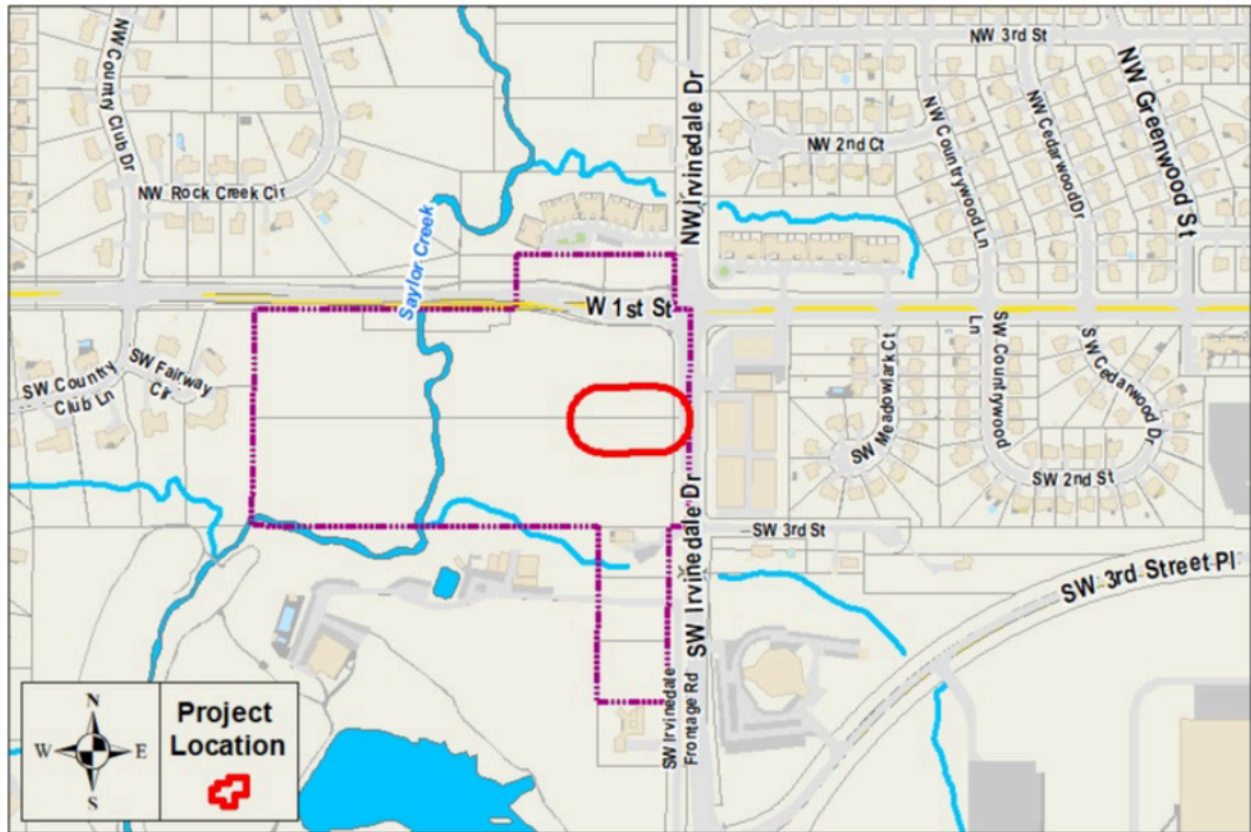
Budget Impact

It is anticipated that construction of this project should have an immediate benefit to the sanitary sewer within this area by increasing system capacity, and reducing the frequency of basement backups. This should result in a reduced need for inspection and maintenance.

Capital Improvement Plan

City of Ankeny

Project #	SNS-23-002	Contact	Municipal Utilities Director
Project Name	SW Irvinedale Drive Sanitary Sewer Replacement	Department	Sewer Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	SNS-23-003
Project Name	Deer Creek Trunk Sewer Extension - Phase 1

Total Project Cost	\$1,845,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	New Construction
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Install approximately 2,900 LF of 30" diameter sanitary trunk sewer from the existing 30" sanitary line from the south side of NE 18th Street to about 2,800 feet north of NE 18th Street.

Justification

This project will cover sanitary needs for future land to be annexed and developed north of NE 18th Street. This trunk line will serve a large portion of development land north of NE 18th Street and east of NE 29th Street (county) to our 2040 projected growth boundary. City staff will perform the on-site construction inspection, which will save the City roughly \$85,000 in engineering fees in 2026. Nilles Associates estimated the easement acquisition cost to be \$60,000.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	1,700,000	0	0	0	0	1,700,000
Engineering - Design	85,000	0	0	0	0	85,000
Land/ROW Acquisition	60,000	0	0	0	0	60,000
Total	1,845,000	0	0	0	0	1,845,000

Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	1,845,000	0	0	0	0	1,845,000
Total	1,845,000	0	0	0	0	1,845,000

Budget Impact

Since this is new trunk sewer, it is not anticipated that there will be any maintenance required initially. It will be added to our routine pipe cleaning and inspection programs once the maintenance bond period has passed. However, being large diameter trunk sewer, this would have a lower frequency of maintenance and it would likely be hired out as we do not have equipment to televise this size of active sewer.

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #

SNS-23-003

Contact

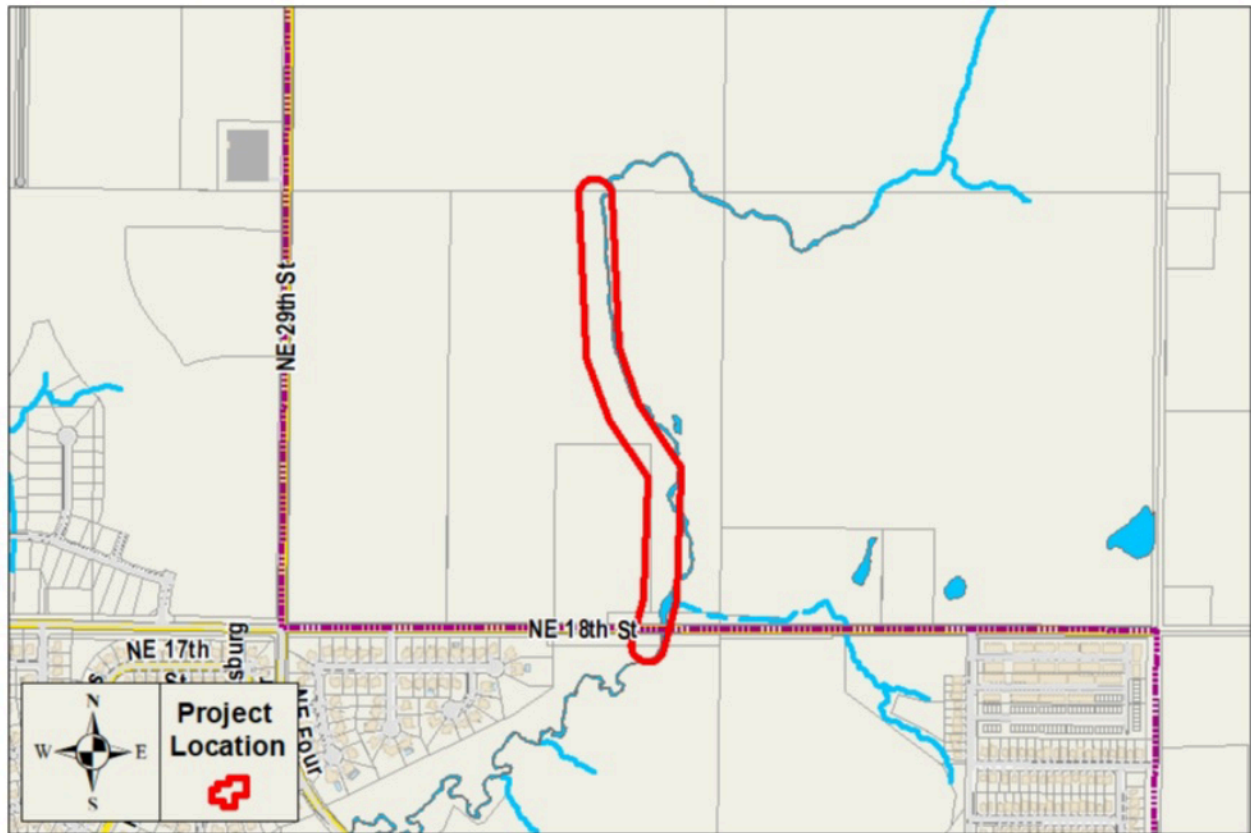
Municipal Utilities Director

Project Name

Deer Creek Trunk Sewer Extension - Phase 1

Department

Sewer Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project # SNS-25-001
Project Name Sanitary Sewer Dead-End Elimination

Total Project Cost	\$750,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	Improvement
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project consists of the construction/placement of 13 manholes at the end of dead-end sanitary sewer mains that currently terminate with cleanouts or stubs. Also included with this project is the adjustment to finished grade of manholes that are buried more than 18". Approximately 40 manholes will need adjustment. City staff will perform the design and on-site construction inspection, which will save the City approximately \$132,000 in engineering fees in 2028.

Justification

The existing dead-end mains make it difficult for City staff to perform maintenance. Providing manholes at these locations will make it easier for cleaning and televising purposes.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	750,000	0	0	750,000
Total	0	0	750,000	0	0	750,000

Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	0	0	750,000	0	0	750,000
Total	0	0	750,000	0	0	750,000

Budget Impact

It is anticipated that City staff will be able to more efficiently perform routine maintenance on these segments of pipe.

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	SNS-25-001	Contact	Municipal Utilities Director
Project Name	Sanitary Sewer Dead-End Elimination	Department	Sewer Utility



Capital Improvement Plan
City of Ankeny

Project #	SNS-25-002		
Project Name	Deer Creek Trunk Sewer Extension - Phase 2		
Total Project Cost	\$3,200,000	Contact	Municipal Utilities Director
Department	Sewer Utility	Type	New Construction
Category	Sanitary Sewers	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Install approximately 4,500 LF of 30" diameter sanitary trunk sewer from the existing 30" sanitary line from the end of Deer Creek Trunk Sewer Extension Phase 1 to the west side of the NE 38th Street (county) right-of-way. This project will be designed in 2026 and constructed in 2027.

Justification

Phase 2 continues to cover sanitary needs for future land to be annexed and developed north of NE 18th Street. This trunk line will serve a large portion of development land north of NE 18th Street and east of NE 29th Street (county) to our 2040 projected growth boundary. Phase 2 is all within developer owned land so it could become a project completed by development agreement and installed by developers. Due to the large amount of land controlled by one developer, a development agreement would be an acceptable and possibly more efficient way to construct this section of sewer. City staff will perform the on-site construction inspection, which will save the City roughly \$125,000 in engineering fees in 2027.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	2,825,000	0	0	0	2,825,000
Engineering - Design	250,000	125,000	0	0	0	375,000
Total	250,000	2,950,000	0	0	0	3,200,000

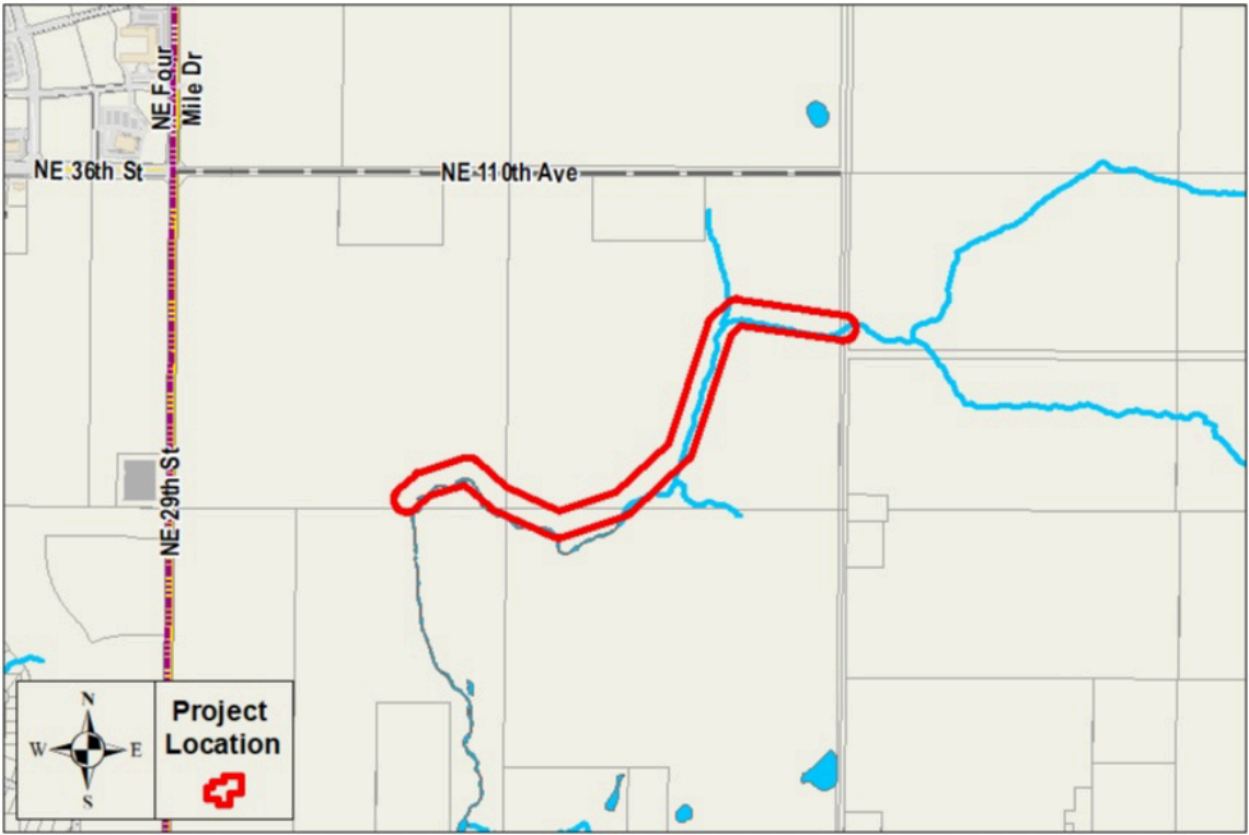
Funding Sources	2026	2027	2028	2029	2030	Total
Sewer Fund	250,000	2,950,000	0	0	0	3,200,000
Total	250,000	2,950,000	0	0	0	3,200,000

Budget Impact

Since this is new trunk sewer, it is not anticipated that there will be any maintenance required initially. It will be added to our routine pipe cleaning and inspection programs once the maintenance bond period has passed. However, being large diameter trunk sewer, this would have a lower frequency of maintenance and it would likely be hired out as we do not have equipment to televise this size of active sewer.

Capital Improvement Plan
City of Ankeny

Project #	SNS-25-002	Contact	Municipal Utilities Director
Project Name	Deer Creek Trunk Sewer Extension - Phase 2	Department	Sewer Utility



Capital Improvement Plan

City of Ankeny

Project #	STM-00-001
Project Name	Annual Storm Water Replacement Program

Total Project Cost	\$10,025,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Annual allocation of capital improvement funds for repair and replacement of storm sewer pipes, structures, channels, etc. Specific projects, listed in order of priority, for 2026 include: 1) Storm Water Structure Replacement and Repairs (includes work at 3 sites) - \$111,000; 2) Storm Water Subdrain Repairs (includes work at 6 sites) - \$110,000; 3) Storm Water Erosion Repairs (includes work at 4 sites) - \$226,000; 4) Gay Lea Wilson Trail CMP Culvert Lining - \$60,000; and 5) Minor storm water management and storm sewer improvements and repairs (locations TBD) - \$43,000. It is assumed Storm Water Division staff will complete the design and construction engineering on these storm water repair and replacement projects.

The Annual Storm Water Replacement Program, along with the Annual Sanitary Sewer Replacement Program, the Annual Water Main Replacement Program, and the Annual PCC Street Patching Program, funds one-quarter of the annual neighborhood utility improvements project within the Westlawn Place neighborhood.

The Westlawn Place Area Utility Improvements will occur in 16 Phases over 9 Years (2026-2034).

- 2026 - \$1,550,000 (Phase 1 Construction) and \$155,000 (Phase 1/2A/2B Engineering) and \$20,000 (Phase 2 Acquisitions)
- 2027 - \$1,075,000 (Phase 2A/2B Construction) and \$145,000 (Phase 2A/2B/3A/3B Engineering) and \$5,000 (Phase 3 Acquisitions)
- 2028 - \$1,150,000 (Phase 3A/3B Construction) and \$125,000 (Phase 3A/3B/4A/4B Engineering)
- 2029 - \$1,150,000 (Phase 4A/4B Construction) and \$125,000 (Phase 4A/4B/5A/5B Engineering)
- 2030 - \$1,150,000 (Phase 5A/5B Construction) and \$125,000 (Phase 5A/5B/6A/6B Engineering)

Justification

The purpose of these projects is to repair or improve stormwater infrastructure and associated areas to manage storm water more effectively; stabilize and repair areas of erosion or structural issues; and/or address public safety concerns. The open cut repairs will repair or replace failed or damaged storm sewers and/or structures. Throughout the year, additional locations for minor storm water management and storm sewer improvements and repairs will likely be identified and need to be addressed.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	2,100,000	1,675,000	1,800,000	1,850,000	1,900,000	9,325,000
Engineering - Construction Services	155,000	145,000	125,000	125,000	125,000	675,000
Land/ROW Acquisition	20,000	5,000	0	0	0	25,000
Total	2,275,000	1,825,000	1,925,000	1,975,000	2,025,000	10,025,000

Funding Sources	2026	2027	2028	2029	2030	Total
Storm Water Fund	2,175,000	1,825,000	1,925,000	1,975,000	2,025,000	9,925,000
Capital Project Fund	100,000	0	0	0	0	100,000
Total	2,275,000	1,825,000	1,925,000	1,975,000	2,025,000	10,025,000

Budget Impact

Repairing and improving the storm water management system will reduce the annual maintenance costs for the City because the Public Works Department will not have to continue regularly addressing the maintenance issues caused by deficiencies in the storm water management system.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	-12,000	-14,000	-16,000	-18,000	-20,000	-80,000
Total	-12,000	-14,000	-16,000	-18,000	-20,000	-80,000



Capital Improvement Plan
City of Ankeny

Project #	STM-20-001				
Project Name	Four Mile Creek and Tributary Channel Stabilization - NE 47th Street to NE 54th Street				
Total Project Cost	\$950,000	Contact	City Engineer		
Department	Storm Water Utility	Type	Improvement		
Category	Storm Water	Status	Active		
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure		

Description

Improvements to address safety, capacity, functionality, sedimentation, erosion, and associated issues within Four Mile Creek between NE 47th Street and NE 54th Street and the tributary to Four Mile Creek east of St. James Place between NE 47th Street and NE 54th Street. The improvements may include clearing and grubbing to remove flow impediments and significant invasive tree growth; reshaping of the channel to establish stable slopes; reconnection to the floodplain; repairing and modifying an existing stormwater detention basin; repairing a horseshoe bend at risk of eroding and causing a shortened flow path; and establishing native/wetland plantings.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion and a horseshoe meander, repair and modify a storm water detention basin, and repair outlet structures which have caused safety and functionality concerns. The project costs are shown for construction in 2026. This project will receive funding from Polk County to pay for 75% of the construction and 75% of the construction administration and observation costs.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	800,000	0	0	0	0	800,000
Engineering - Construction Services	150,000	0	0	0	0	150,000
Total	950,000	0	0	0	0	950,000
Funding Sources	2026	2027	2028	2029	2030	Total
Capital Project Fund	536,500	0	0	0	0	536,500
G.O. Bonds - Storm Water Abated	413,500	0	0	0	0	413,500
Total	950,000	0	0	0	0	950,000

Budget Impact

The annual maintenance costs will be reduced because the City will not have to perform spot repairs within the existing channel to protect infrastructure. Maintenance costs associated with the native vegetation, however, will increase for several years after the project due to the labor and materials required to fully establish the native vegetation. The costs associated with establishing the native vegetation should reduce three (3) years post construction.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	20,000	20,000	20,000	0	60,000
Total	0	20,000	20,000	20,000	0	60,000

Capital Improvement Plan

City of Ankeny

Capital Improvement Plan**City of Ankeny**

Project #	STM-21-001
Project Name	SE 3rd Street Area Collection Storm Sewer Improvements

Total Project Cost	\$3,010,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Construction of storm sewer infrastructure improvements in underserved sections of the SE 3rd Street area, which is located south of East 1st Street, north of SE Peterson Drive, east of South Ankeny Boulevard, and west of SE Trilein Drive. The proposed storm sewer infrastructure improvements will include footing drain/sump collector lines, storm sewer pipe, and associated intakes, utility accesses, and related pavement removal and replacement necessary to install collection storm sewer in the area. The proposed improvements schedule will include constructing new storm sewer along SE 4th Street from SE Grant Street to SE Sharon Drive and along SE Lawrence Drive from SE Sharon Drive to SE Trilein Drive in 2027. New storm sewer along SE Uehlammar Drive from SE Grant Street to SE Sharon Drive and along SE 2nd Street from SE Sharon Drive to SE Trilein Drive is being proposed for construction in 2028.

Justification

The purpose of the project is to address areas that lack storm sewer infrastructure or have known capacity issues within the existing storm sewer network. The June 30, 2018 extreme flash flooding event and other high intensity rainfall events in the past several years have demonstrated the need for adding storm sewer infrastructure in this low-lying area with poorly-drained soils. Adding sump collector lines and storm sewer will help reduce drainage issues and minor flooding on public and private properties. The project's proposed schedule includes survey and design work in 2026 through 2027 and construction of the projects in 2027 through 2028. The construction cost estimate for 2027 includes \$100,000 of water main replacement (upgrade existing 4-inch to new 8-inch) along SE 4th Street.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	1,240,000	1,360,000	0	0	2,600,000
Engineering - Construction Services	0	210,000	0	0	0	210,000
Engineering - Design	200,000	0	0	0	0	200,000
Total	200,000	1,450,000	1,360,000	0	0	3,010,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	200,000	1,350,000	1,360,000	0	0	2,910,000
Water Revenue Bonds	0	100,000	0	0	0	100,000
Total	200,000	1,450,000	1,360,000	0	0	3,010,000

Budget Impact

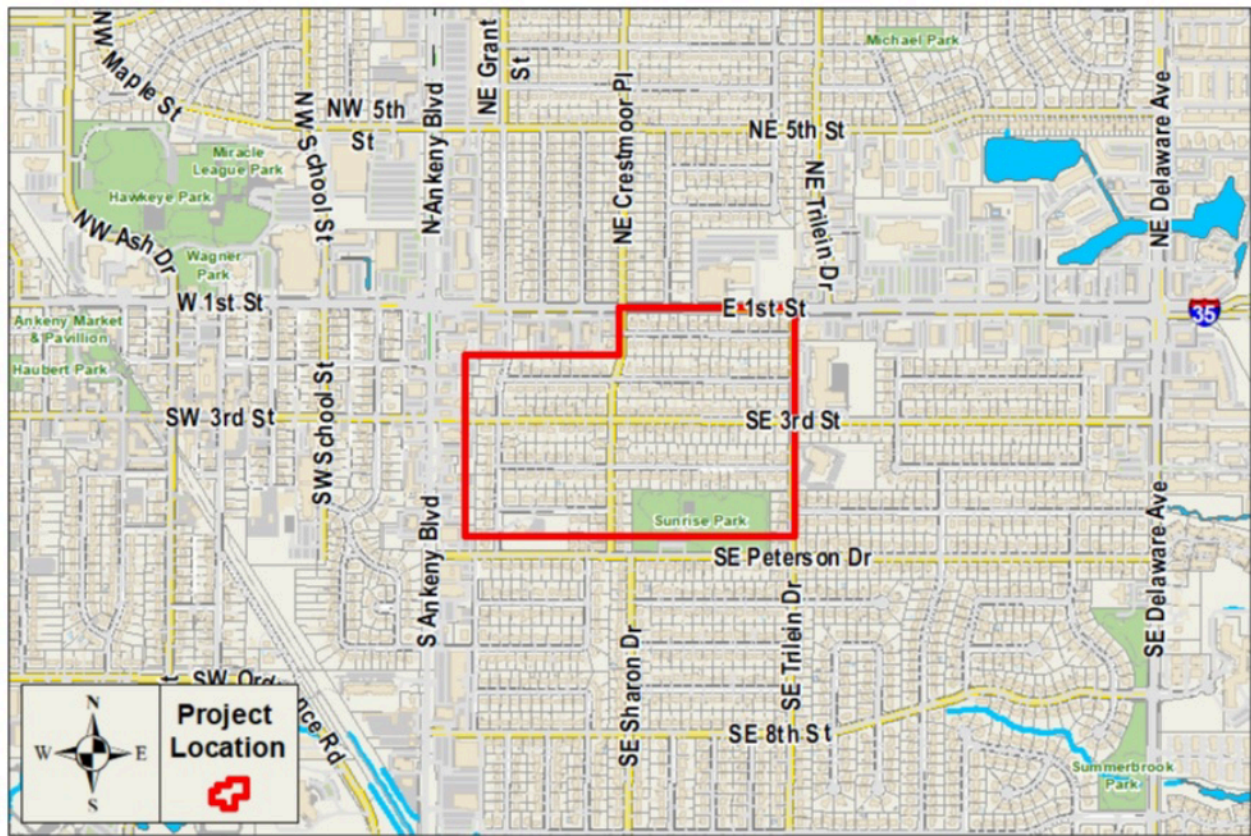
In the long term, adding new storm sewer infrastructure to the City's storm water management system will reduce annual maintenance costs for the Public Works and Municipal Utilities Departments, and it should reduce the amount of Storm Water Division staff time needed to address drainage issues and concerns in this area of the City.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	0	-1,000	-2,000	-2,000	-5,000
Total	0	0	-1,000	-2,000	-2,000	-5,000

Capital Improvement Plan

City of Ankeny

Project #	STM-21-001	Contact	City Engineer
Project Name	SE 3rd Street Area Collection Storm Sewer Improvements	Department	Storm Water Utility



Capital Improvement Plan**City of Ankeny**

Project #	STM-22-002
Project Name	Diamond Hills Greenway Stream Stabilization

Total Project Cost	\$2,250,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Comprehensive improvements to address safety, capacity, functionality, sedimentation, erosion, and associated issues within a tributary to Saylor Creek, between SW Applewood Street and Sawgrass Park. The improvements will include clearing and grubbing to remove flow impediments and provide access to culverts for maintenance; reshaping the channel to establish stable slopes; re-establishing the channel bottom; providing toe protection; repairing gully erosion; repairing undermined outlet structures; extending storm sewer; and where possible, establishing native/wetland plantings. Temporary easements may need to be acquired in conjunction with this project. This project will also include repairing two sags in the existing sanitary sewer pipe that crosses the greenway.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion, and extend and repair outlet structures which have caused safety and functionality concerns. The project costs are shown for the concept study, survey, and preliminary design to occur in 2027; final design in 2028; and construction in 2029. It is assumed that the estimated \$100,000 cost to repair the two sags in the existing sanitary sewer pipe will be paid for with Sanitary Sewer Utility funds.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	2,000,000	0	2,000,000
Engineering - Design	0	100,000	70,000	0	0	170,000
Engineering - Construction Services	0	0	0	80,000	0	80,000
Total	0	100,000	70,000	2,080,000	0	2,250,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	0	100,000	70,000	1,980,000	0	2,150,000
Sewer Fund	0	0	0	100,000	0	100,000
Total	0	100,000	70,000	2,080,000	0	2,250,000

Budget Impact

After the channel is improved, the annual maintenance costs for the City will be reduced because the Public Works Department will not have to perform spot repairs within the existing channel to protect infrastructure. Also, repairing the sags in the existing sanitary sewer pipe will reduce annual maintenance costs for the Municipal Utilities Department in the long term.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	0	0	0	-2,000	-2,000
Total	0	0	0	0	-2,000	-2,000

Capital Improvement Plan

City of Ankeny

Capital Improvement Plan**City of Ankeny**

Project #	STM-22-003
Project Name	Four Mile Creek Channel Stabilization - East 1st Street

Total Project Cost	\$1,500,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Improvements to address safety, functionality, sedimentation, erosion, and associated issues within Four Mile Creek, located downstream of East 1st Street for approximately one-quarter (¼) of a mile. The improvements may include clearing and grubbing; reshaping the channel to establish stable slopes; reconnection to the floodplain; re-establishing the channel bottom; providing toe protection; repairing gully erosion; repairing undermined outlet structures; and where possible, establishing native/wetland plantings. Permanent drainage easements may need to be acquired in conjunction with this project.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion, extend and repair outlet structures which have caused safety and functionality concerns. The project costs are shown for the survey and preliminary design to be completed in 2028, permitting to be completed in 2028 through 2029, final design in 2029, and construction in 2030.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	0	1,100,000	1,100,000
Engineering - Design	0	0	150,000	125,000	0	275,000
Engineering - Construction Services	0	0	0	0	125,000	125,000
Total	0	0	150,000	125,000	1,225,000	1,500,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	0	0	150,000	125,000	1,225,000	1,500,000
Total	0	0	150,000	125,000	1,225,000	1,500,000

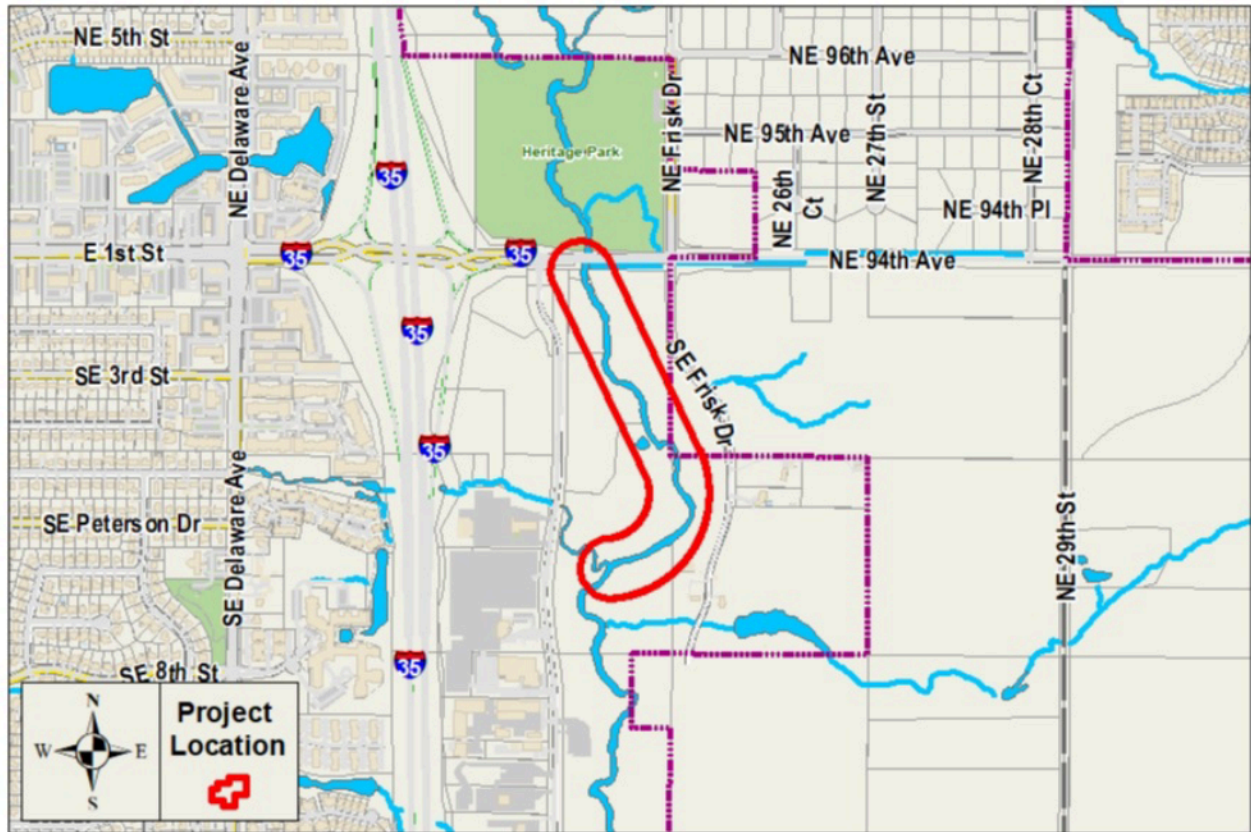
Budget Impact

The annual maintenance costs will be reduced because the City will not have to perform spot repairs within the existing channel to protect infrastructure. Maintenance costs associated with the native vegetation, however, will increase for several years after the project due to the labor and materials required to fully establish the native vegetation. The costs associated with establishing the native vegetation should reduce three (3) years post construction.

Capital Improvement Plan

City of Ankeny

Project #	STM-22-003	Contact	City Engineer
Project Name	Four Mile Creek Channel Stabilization - East 1st Street	Department	Storm Water Utility



Capital Improvement Plan
City of Ankeny

Project #	STM-22-004				
Project Name	Four Mile Creek Channel Stabilization - NE 36th Street to NE 47th Street				
Total Project Cost	\$900,000	Contact	City Engineer		
Department	Storm Water Utility	Type	Improvement		
Category	Storm Water	Status	Active		
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure		

Description

Improvements to address safety, functionality, sedimentation, erosion, and associated issues within Four Mile Creek, between NE 36th Street and NE 47th Street. The improvements include clearing and grubbing; reshaping the channel to establish stable slopes; re-connection to the floodplain; re-establishing the channel bottom; providing toe protection; repairing gully erosion; repairing undermined outlet structures; and where possible, establishing native/wetland plantings. Permanent drainage easements may need to be acquired in conjunction with this project.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion, and repair outlet structures which have caused safety and functionality concerns. The project costs are shown for construction in 2026. This project will receive funding from Polk County to pay for 75% of the construction and 75% of the construction administration and observation costs.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	750,000	0	0	0	0	750,000
Engineering - Construction Services	150,000	0	0	0	0	150,000
Total	900,000	0	0	0	0	900,000
Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	461,000	0	0	0	0	461,000
Capital Project Fund	439,000	0	0	0	0	439,000
Total	900,000	0	0	0	0	900,000

Budget Impact

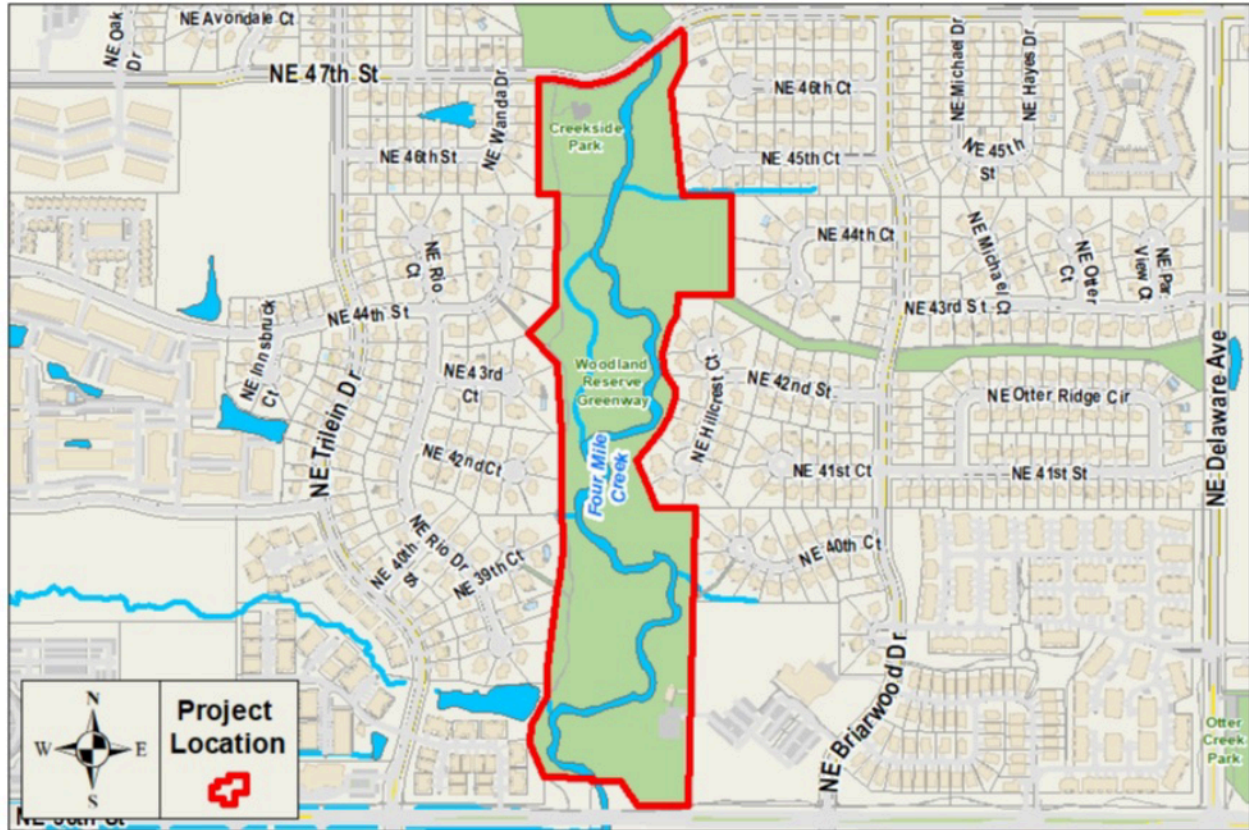
The annual maintenance costs will be reduced because the City will not have to perform spot repairs within the existing channel to protect infrastructure. Maintenance costs associated with the native vegetation, however, will increase for several years after the project due to the labor and materials required to fully establish the native vegetation. The costs associated with establishing the native vegetation should reduce three (3) years post construction.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	15,000	15,000	15,000	0	45,000
Total	0	15,000	15,000	15,000	0	45,000

Capital Improvement Plan

City of Ankeny

Project #	STM-22-004	Contact	City Engineer
Project Name	Four Mile Creek Channel Stabilization - NE 36th Street to NE 47th Street	Department	Storm Water Utility



Capital Improvement Plan**City of Ankeny**

Project #	STM-22-005
Project Name	Saylor Creek Tributary Channel Improvements

Total Project Cost	\$4,200,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Comprehensive improvements to address safety, capacity, functionality, sedimentation, erosion, and associated issues within a tributary to Saylor Creek, between SW State Street and SW Oralabor Road. The improvements may include clearing and grubbing to remove flow impediments; reshaping the channel to establish stable slopes; reconnection to the floodplain; re-establishing the channel bottom; providing toe protection; repairing gully erosion; repairing undermined outlet structures; and where possible, establishing native/wetland plantings. Permanent drainage easements may need to be acquired in conjunction with this project.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion, and repair outlet structures which have caused safety and functionality concerns. The project costs are shown for the concept study, survey, and preliminary design to be completed in 2026; and the final design and permitting to be completed in 2027. Construction (including construction administration and observation) is anticipated to occur in 2028 and 2029.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	1,650,000	1,650,000	0	3,300,000
Engineering - Design	330,000	220,000	0	0	0	550,000
Engineering - Construction Services	0	0	175,000	175,000	0	350,000
Total	330,000	220,000	1,825,000	1,825,000	0	4,200,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	330,000	220,000	1,825,000	1,825,000	0	4,200,000
Total	330,000	220,000	1,825,000	1,825,000	0	4,200,000

Budget Impact

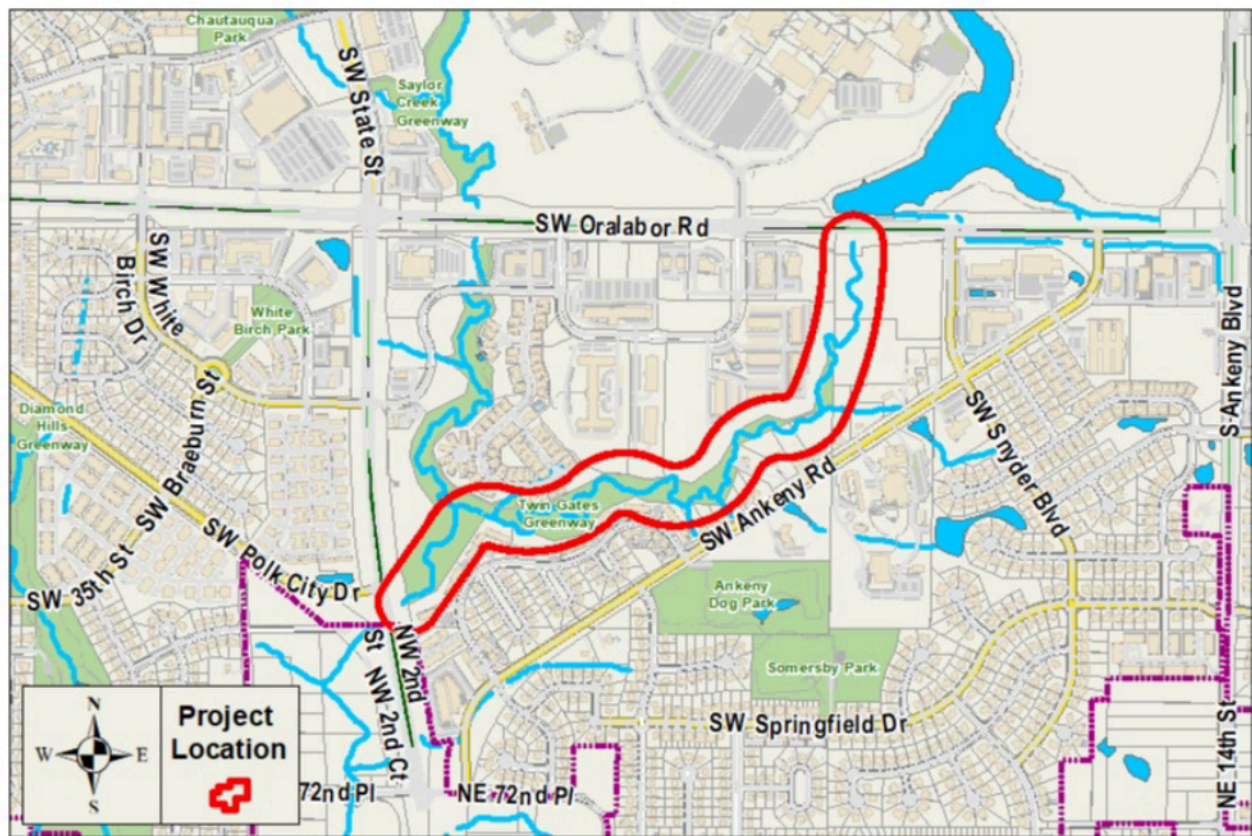
After the channel is improved, the annual maintenance costs for the City will be reduced because the Public Works Department will not have to perform spot repairs within the existing channel to protect infrastructure. The maintenance costs associated with establishing the native vegetation should reduce significantly three (3) years post construction.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	0	0	0	15,000	15,000
Total	0	0	0	0	15,000	15,000

Capital Improvement Plan

City of Ankeny

Project #	STM-22-005	Contact	City Engineer
Project Name	Saylor Creek Tributary Channel Improvements	Department	Storm Water Utility



Capital Improvement Plan**City of Ankeny**

Project #	STM-23-001
Project Name	Four Mile Creek Channel Stabilization - Heritage Park

Total Project Cost	\$304,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Improvements to address safety, functionality, sedimentation, erosion and associated issues within Four Mile Creek, located through Heritage Park. The improvements include clearing and grubbing; reshaping the channel to establish stable slopes; reconnection to the floodplain; re-establishing the channel bottom; providing toe protection; repairing gully erosion; repairing undermined outlet structures; and where possible, establishing native/wetland plantings. Permanent drainage easements may need to be acquired in conjunction with this project.

Justification

The purpose of this project is to stabilize the channel, repair gully erosion, and repair structures which have caused safety and functionality concerns. The project costs are shown for construction in 2026. This project will receive funding from Polk County to pay for 75% of the construction and 75% of the construction administration and observation costs.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	279,000	0	0	0	0	279,000
Engineering - Construction Services	25,000	0	0	0	0	25,000
Total	304,000	0	0	0	0	304,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	166,000	0	0	0	0	166,000
Capital Project Fund	138,000	0	0	0	0	138,000
Total	304,000	0	0	0	0	304,000

Budget Impact

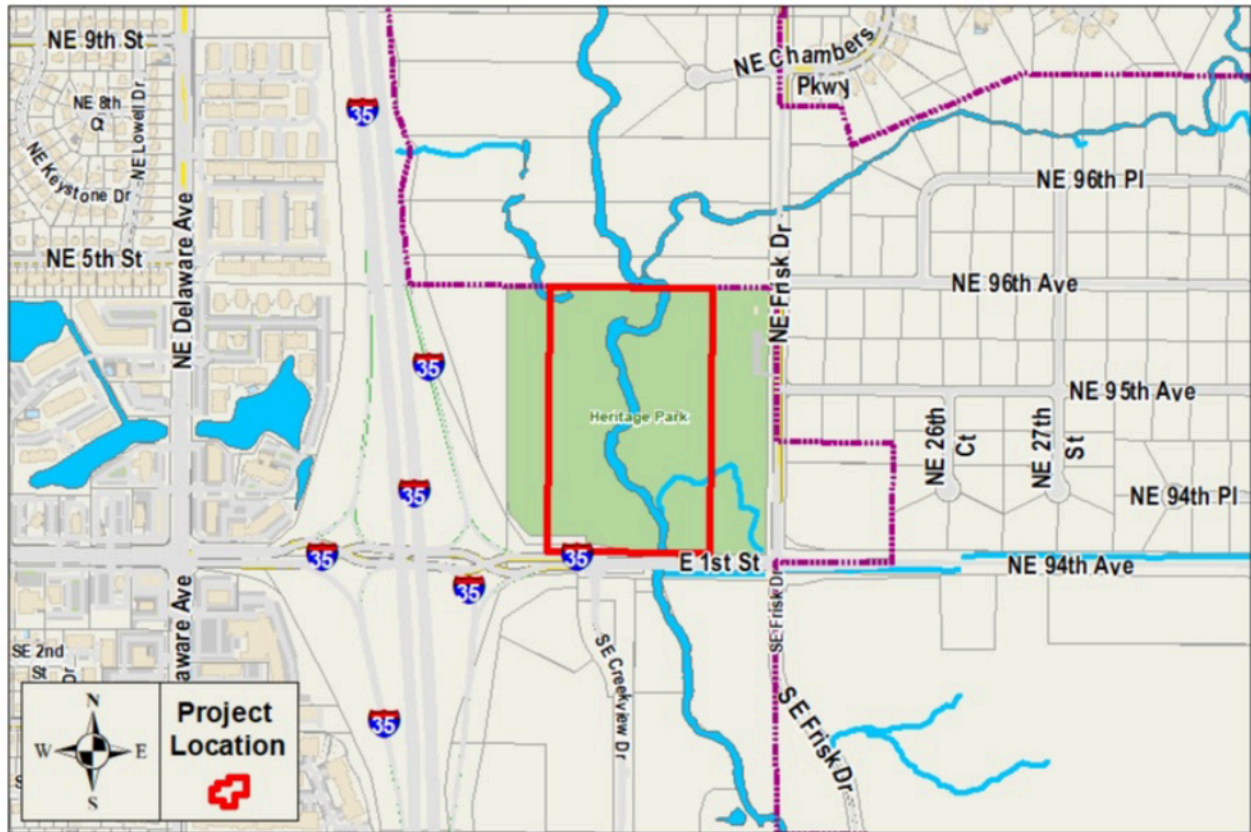
The annual maintenance costs will be reduced because the City will not have to perform spot repairs within the existing channel to protect infrastructure. Maintenance costs associated with the native vegetation, however, will increase for several years after the project due to the labor and materials required to fully establish the native vegetation. The costs associated with establishing the native vegetation should reduce three (3) years post construction.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	15,000	15,000	15,000	0	45,000
Total	0	15,000	15,000	15,000	0	45,000

Capital Improvement Plan

City of Ankeny

Project #	STM-23-001	Contact	City Engineer
Project Name	Four Mile Creek Channel Stabilization - Heritage Park	Department	Storm Water Utility



Capital Improvement Plan**City of Ankeny**

Project #	STM-24-001
Project Name	NW 17th Street Storm Sewer and Pavement Improvements

Total Project Cost	\$1,000,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Replace deteriorated storm sewer intakes and storm sewer pipes on NW 17th Street between the 2400 block of NW 17th Street and the 1300 block of NW Linden Street. Pavement reconstruction with rock subbase and longitudinal subdrains will also be included within the limits of the storm sewer improvements.

The breakdown of the estimated project costs are as follows:

- \$394,000 (approximately 39%) of the total project cost is associated with the stormwater infrastructure improvements.
- \$606,000 (approximately 61%) of the total project cost is associated with the street pavement infrastructure improvements.

Justification

The storm sewer intake structures and storm sewer pipes within the project limits have been identified by City staff as needing to be replaced in the near term. Many of the structures have significant cracks, voids, and eroded bases. In addition, the pavement within the project limits was identified by the Iowa Pavement Management Program (IPMP) 2021 City PCI Ratings as being in "poor" condition. It is assumed the engineering design and construction inspection for the project will be primarily completed by Public Works Stormwater Division staff, with some work (such as construction staking) being completed by an engineering consultant.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	980,000	0	0	0	0	980,000
Engineering - Construction Services	20,000	0	0	0	0	20,000
Total	1,000,000	0	0	0	0	1,000,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds	606,000	0	0	0	0	606,000
G.O. Bonds - Storm Water Abated	394,000	0	0	0	0	394,000
Total	1,000,000	0	0	0	0	1,000,000

Budget Impact

The storm sewer replacement work will reduce the annual maintenance costs for the City because the Public Works Department will not have to repair existing storm sewer intakes and pipes. Also, the pavement replacement will reduce the annual maintenance costs for the City because the Public Works Department will not have to do less effective preventative maintenance (e.g. cold patching) on the existing pavement.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	-6,000	-6,000	-6,000	-6,000	-24,000
Total	0	-6,000	-6,000	-6,000	-6,000	-24,000

Capital Improvement Plan
City of Ankeny

Project #	STM-24-001	Contact	City Engineer
Project Name	NW 17th Street Storm Sewer and Pavement Improvements	Department	Storm Water Utility



Capital Improvement Plan

City of Ankeny

Project #	STM-24-002
Project Name	SW Des Moines Street Utility Improvements

Total Project Cost	\$705,000	Contact	City Engineer
Department	Storm Water Utility	Type	Improvement
Category	Storm Water	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Construction of storm sewer infrastructure improvements along SW Des Moines Street between SW Kenworthy Drive and SW Ordinance Road. The project includes replacing the existing sanitary sewer and constructing a new sanitary sewer at a lower depth; replacing the existing 4-inch water main with 8-inch water main; constructing footing drain/sump pump collector lines; and replacing the existing 30' wide street with new 31' wide PCC pavement and associated driveway and sidewalk replacement. The project is being coordinated with the Municipal Utilities Department. The project is under construction and will be completed in 2026.

Justification

The primary purpose of this project is to replace the existing storm sewer infrastructure that was constructed in the 1940's and 1950's and has significantly deteriorated. Adding sump pump collector lines and storm sewer will help reduce drainage issues and minor flooding on public and private properties. Replacing the existing sanitary sewer at a lower depth will help reduce maintenance issues with the sanitary sewer. Replacing the existing water main with 8-inch PVC will provide adequate fire flows and help reduce maintenance issues. The existing right-of-way along the project corridor varies from 49 feet to 58 feet. Additional sidewalk easement was acquired to have a uniform right-of-way width. The pavement within the project limits was identified by the Iowa Pavement Management Program (IPMP) 2021 City PCI Ratings as being in "poor" condition. The project schedule includes construction in 2025 and 2026. The funding breakdown proposed for this project is 33.33% storm water, 33.34% sanitary sewer, and 33.33% water funds.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	600,000	0	0	0	0	600,000
Engineering - Construction Services	105,000	0	0	0	0	105,000
Total	705,000	0	0	0	0	705,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	235,000	0	0	0	0	235,000
G.O. Bonds - Storm Water Abated	235,000	0	0	0	0	235,000
Sewer Fund	235,000	0	0	0	0	235,000
Total	705,000	0	0	0	0	705,000

Budget Impact

In the long term, replacing the deteriorated storm sewer infrastructure, sanitary sewer, water main, and street pavement will reduce annual maintenance costs for the Public Works and Municipal Utilities Departments.

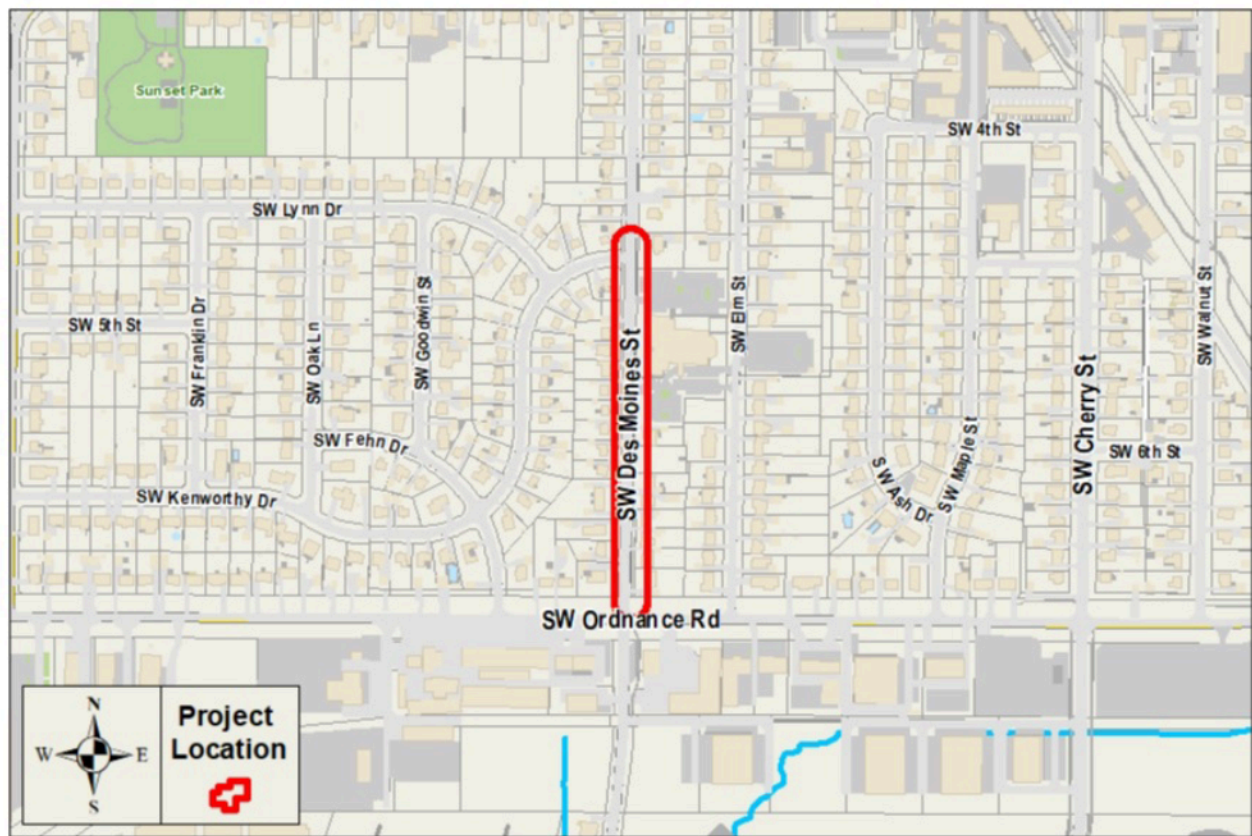
Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	-9,000	-9,000	-9,000	0	-27,000
Total	0	-9,000	-9,000	-9,000	0	-27,000

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	STM-24-002	Contact	City Engineer
Project Name	SW Des Moines Street Utility Improvements	Department	Storm Water Utility



Capital Improvement Plan
City of Ankeny

Project #	STM-26-001
Project Name	SE Four Mile Drive Culvert Repair

Total Project Cost	\$125,000	Contact	City Engineer
Department	Storm Water Utility	Type	Replacement
Category	Storm Water	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

A shared jurisdictional culvert located just north of 4780 SE Four Mile Drive is in poor condition. The 120-inch diameter corrugated metal pipe (CMP) has buckled and has significant corrosion on the floor. Polk County will lead the design and construction of the repair project. Polk County proposes to line the pipe with steel reinforced polyethylene pipe (SRPE), with grout between the CMP and SRPE. The new pipe will have less friction, so the reduction in internal diameter will not reduce the capacity of the culvert.

Justification

Polk County has estimated the project's construction will cost \$250,000. The City will cost share 50% of the construction of the proposed project. The flowline of the culvert is approximately 20 feet below the road elevation, so a full replacement would cost significantly more, and take more time to design and construct.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	125,000	0	0	0	0	125,000
Total	125,000	0	0	0	0	125,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	125,000	0	0	0	0	125,000
Total	125,000	0	0	0	0	125,000

Budget Impact

This project will reduce future maintenance and repair costs for the culvert.

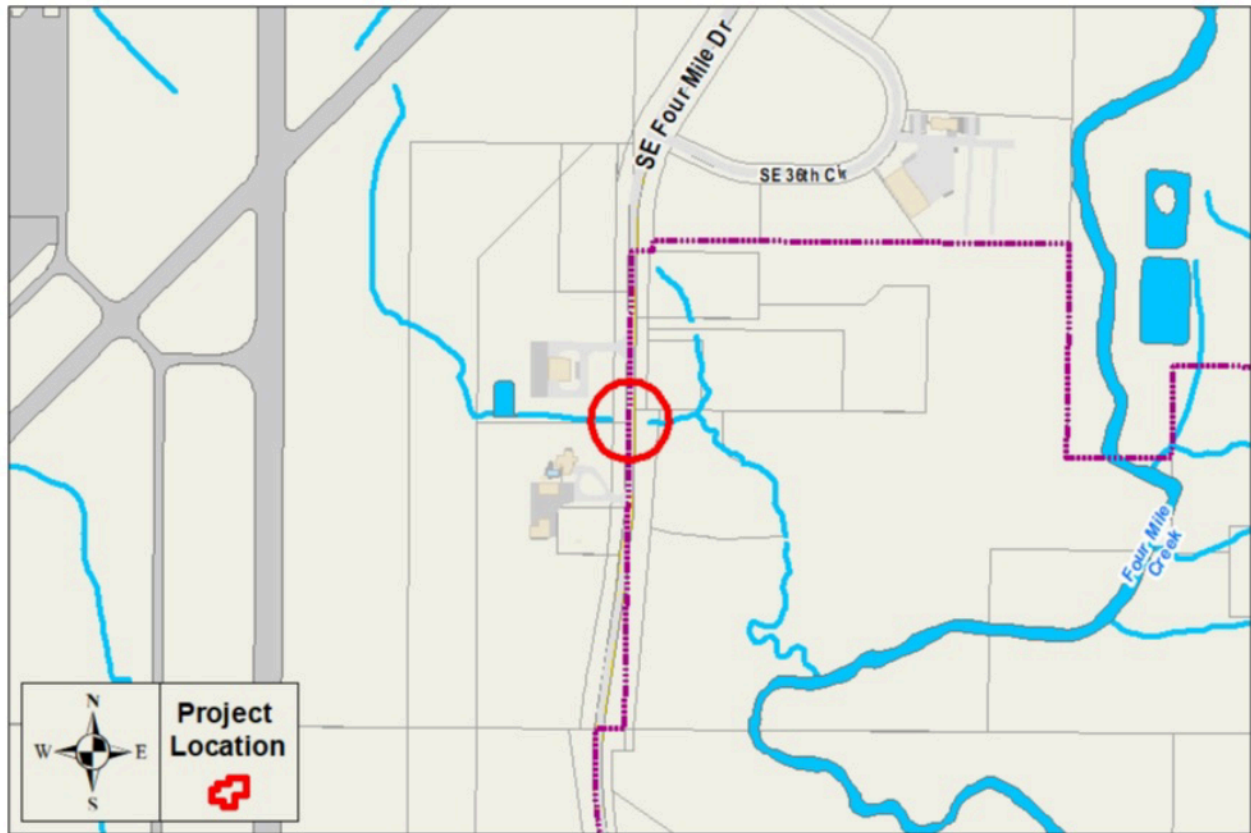
Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	-2,000	-2,000	-2,000	-2,000	-8,000
Total	0	-2,000	-2,000	-2,000	-2,000	-8,000

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	STM-26-001	Contact	City Engineer
Project Name	SE Four Mile Drive Culvert Repair	Department	Storm Water Utility



Capital Improvement Plan**City of Ankeny****Project #** STM-26-002**Project Name** SW Linden Street Storm Sewer Improvements**Total Project Cost** \$1,875,000**Department** Storm Water Utility**Category** Storm Water**Useful Life** 40 years**Contact** City Engineer**Type** Improvement**Status** Active**Council Goals:** Upgrade Essential Infrastructure**Description**

The West 1st Street Widening and Improvements - Phase 2 project that will be constructed in 2026 and 2027 is adjacent to SW Linden Street and will include replacing the 60 year old storm sewers. In order to provide storm sewer capacity utilizing the current design guidelines for the West 1st Street Widening and Improvements - Phase 2 project, a larger diameter storm sewer will be required in the downstream corridor, which is located along SW Linden Street between West 1st Street and SW 3rd Street.

Justification

This project will allow for full utilization of the new storm sewer along West 1st Street from approximately SW Linden Street to just west of NW/SW State Street. The project will increase the downstream storm sewer capacity located along SW Linden Street. The current West 1st Street Widening and Improvements - Phase 2 project has been designed to match this future project.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	1,550,000	0	0	1,550,000
Engineering - Design	0	200,000	0	0	0	200,000
Engineering - Construction Services	0	0	125,000	0	0	125,000
Total	0	200,000	1,675,000	0	0	1,875,000

Funding Sources	2026	2027	2028	2029	2030	Total
G.O. Bonds - Storm Water Abated	0	200,000	1,675,000	0	0	1,875,000
Total	0	200,000	1,675,000	0	0	1,875,000

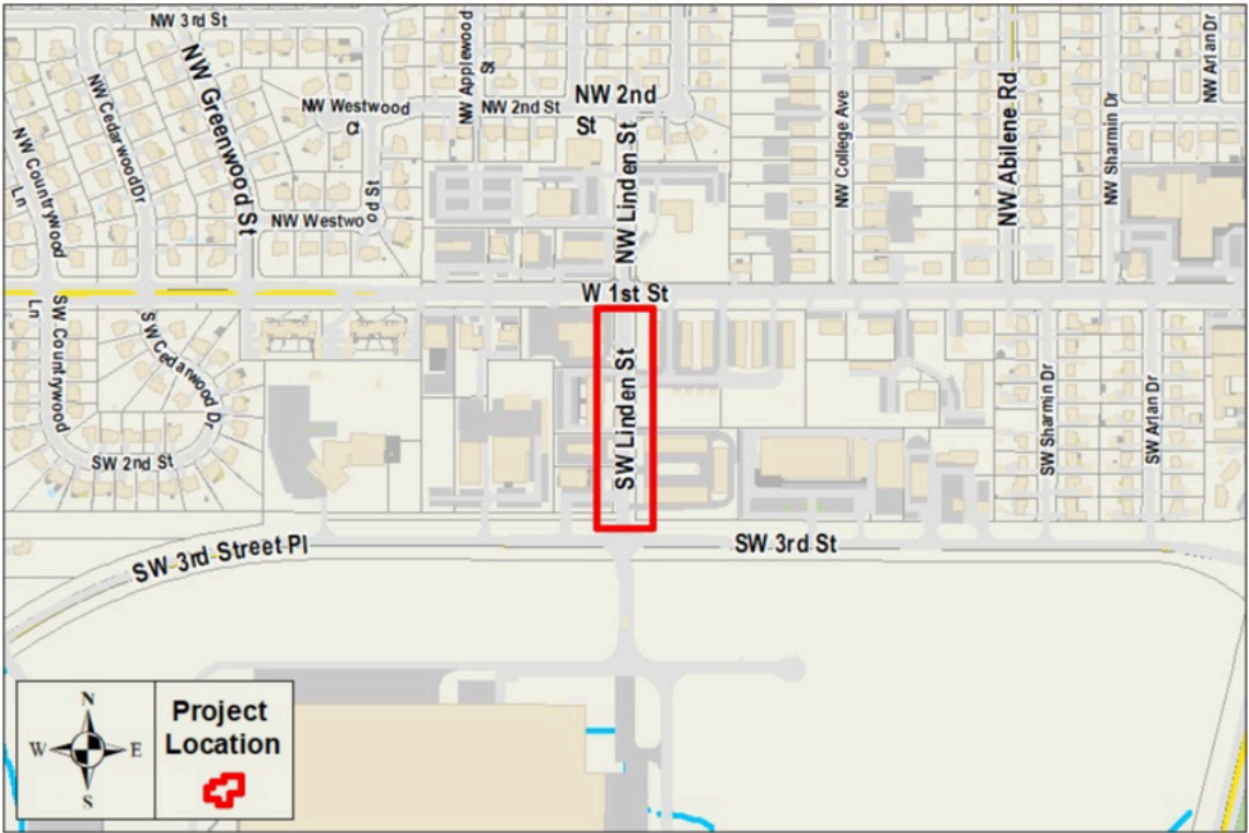
Budget Impact

The street pavement will be replaced with this project, which will reduce minor repairs and patching of the existing street pavement. In addition, replacing the aging existing storm sewer infrastructure will reduce annual maintenance costs for the City's Public Works Department.

Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	0	0	-2,000	-2,000	-4,000
Total	0	0	0	-2,000	-2,000	-4,000

Capital Improvement Plan
City of Ankeny

Project #	STM-26-002	Contact	City Engineer
Project Name	SW Linden Street Storm Sewer Improvements	Department	Storm Water Utility



Capital Improvement Plan

City of Ankeny

Project #	WTM-00-001
Project Name	Annual Water Main Replacement Program

Total Project Cost	\$7,275,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	Improvement
Category	Water Mains	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Annual allocation of capital improvement funding for repair and replacement of water utility infrastructure and the Water Fund's portion of the neighborhood projects.

Specific projects for 2026 - 2030 include the following:

Water main oversizing: 2026 to 2029 - \$100,000 for each year

The Annual Water Main Replacement Program, along with the Annual Sanitary Sewer Replacement Program, the Annual PCC Street Patching Program, and the Annual Storm Water Replacement Program, funds one-quarter of the annual neighborhood utility improvements project within the Westlawn Place neighborhood.

The Westlawn Place Area Utility Improvements will occur in 16 Phases over 9 Years (2026-2034).

- 2026 - \$1,550,000 (Phase 1 Construction) and \$155,000 (Phase 1/2A/2B Engineering) and \$20,000 (Phase 2 Acquisitions)
- 2027 - \$1,075,000 (Phase 2A/2B Construction) and \$145,000 (Phase 2A/2B/3A/3B Engineering) and \$5,000 (Phase 3 Acquisitions)
- 2028 - \$1,150,000 (Phase 3A/3B Construction) and \$125,000 (Phase 3A/3B/4A/4B Engineering)
- 2029 - \$1,150,000 (Phase 4A/4B Construction) and \$125,000 (Phase 4A/4B/5A/5B Engineering)
- 2030 - \$1,150,000 (Phase 5A/5B Construction) and \$125,000 (Phase 5A/5B/6A/6B Engineering)

Justification

The water main proposed for replacement are primarily 4" iron pipe prioritized based upon their history of water main breaks. They are inadequate for supplying fire flows based on industry and SUDAS standards and require additional O&M to maintain water quality. Development Engineering staff will be used for the design and construction observation whenever possible; however, the full reconstruction and utility replacement projects (Westlawn Place projects) anticipate the use of a consulting engineer for design and construction management. The water main oversizing will remain the same as we anticipate some 16" diameter water main cost sharing paired with our usual 12" diameter.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	1,650,000	1,175,000	1,250,000	1,250,000	1,250,000	6,575,000
Engineering - Design	100,000	87,000	75,000	75,000	75,000	412,000
Engineering - Construction Services	55,000	63,000	50,000	50,000	50,000	268,000
Land/ROW Acquisition	20,000	0	0	0	0	20,000
Total	1,825,000	1,325,000	1,375,000	1,375,000	1,375,000	7,275,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Fund	900,000	1,100,000	1,200,000	1,300,000	1,375,000	5,875,000
Capital Project Fund	925,000	225,000	175,000	75,000	0	1,400,000
Total	1,825,000	1,325,000	1,375,000	1,375,000	1,375,000	7,275,000

Budget Impact

The operating impact for this project will be negligible from the maintenance aspect due to the replacement of old and deteriorating water main with new PVC main. There will be staff hours during design and engineering for administration personnel and field services personnel during construction. Researching old plans, field verifications, contract and plan reviews, operating valves, locating, and on-site observations. Water will be needed for testing, flushing, and filling the various mains.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	500	500	500	500	500	2,500
Total	500	500	500	500	500	2,500



Capital Improvement Plan
City of Ankeny

Project #	WTM-24-001
Project Name	SW Linden Street and SW Sharmin Drive Water Main Improvements

Total Project Cost	\$725,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	Improvement
Category	Water Mains	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Install approximately 1,300 linear feet of 8-inch water main between SW Linden Street and SW Sharmin Drive, located north of SW 3rd Street. By upsizing from six (6) inch to eight (8) inch diameter pipe, the installation of this water main will provide increased reliability for the distribution system within this area. The project will utilize both open-cut and trenchless construction methods, and will require reconnection of approximately 15 existing services. Construction for this project will be in 2028.

Justification

The existing 6-inch water main within the area is undersized by current standards. Installation of the larger water main, along with connection to surrounding main(s) provides a reliable looped system and helps to maintain better distribution system pressures and fire flows within the area. This existing water main has experienced frequent breaks due to age, and portions of the landscape in this section make it difficult to locate the break.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	597,000	0	0	597,000
Engineering - Design	0	70,000	0	0	0	70,000
Engineering - Construction Services	0	0	58,000	0	0	58,000
Total	0	70,000	655,000	0	0	725,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	70,000	655,000	0	0	725,000
Total	0	70,000	655,000	0	0	725,000

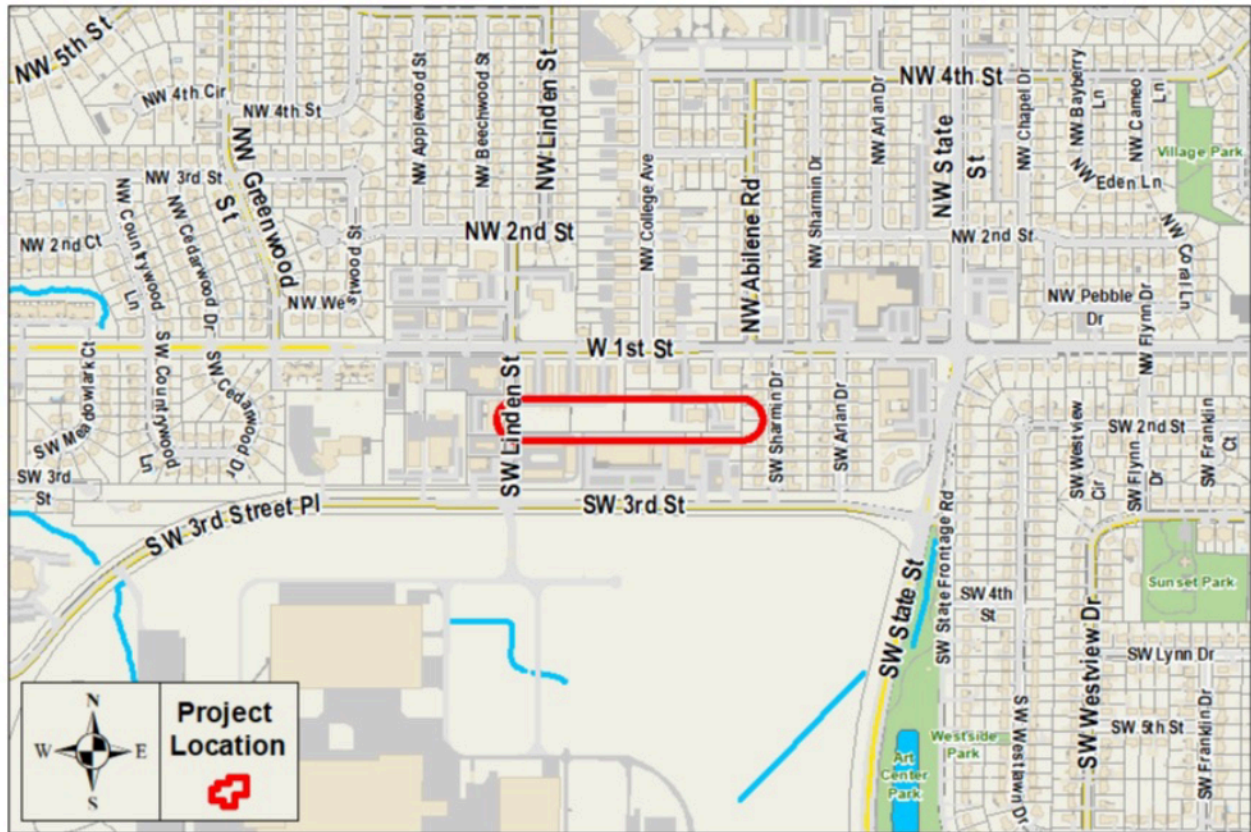
Budget Impact

The operating impact will have negligible cost implications as it will primarily help the fire flows in the area. It will take about 21,000 gallons to fill and flush the new main.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	0	0	170	0	0	170
Total	0	0	170	0	0	170

Capital Improvement Plan
City of Ankeny

Project #	WTM-24-001	Contact	Municipal Utilities Director
Project Name	SW Linden Street and SW Sharmin Drive Water Main Improvements	Department	Water Utility



Capital Improvement Plan
City of Ankeny

Project #	WTM-25-001
Project Name	SW Oralabor Road Transmission Main

Total Project Cost	\$3,079,500	Contact	Municipal Utilities Director
Department	Water Utility	Type	New Construction
Category	Water Mains	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project will construct approximately 8,500 LF of 24" transmission water main and will complete the transmission loop on the north side of SW Oralabor Road, from just west of South Ankeny Boulevard to just east of SW Irvinedale Drive. This project was listed in the 2016 Water System Master Plan. This project will be designed in 2029 and will be constructed in 2030 and 2031 with a cost estimate of \$5,750,000. Staff will perform observation saving \$205,000.

Justification

This project will complete the 24" diameter transmission main framework for the City. It will provide a redundant loop of water transmission main between our 2 main 24" diameter feeds from the south side of the City provided from Des Moines Water Works. This project would enhance our ability to move water freely from the west side of Ankeny to the east side.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	0	2,568,000	2,568,000
Engineering - Design	0	0	0	409,000	0	409,000
Engineering - Construction Services	0	0	0	0	102,500	102,500
Total	0	0	0	409,000	2,670,500	3,079,500

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	0	0	409,000	2,670,500	3,079,500
Total	0	0	0	409,000	2,670,500	3,079,500

Budget Impact

This project will take 4,793,900 gallons to fill and flush this main which will cost approximately \$20,500.

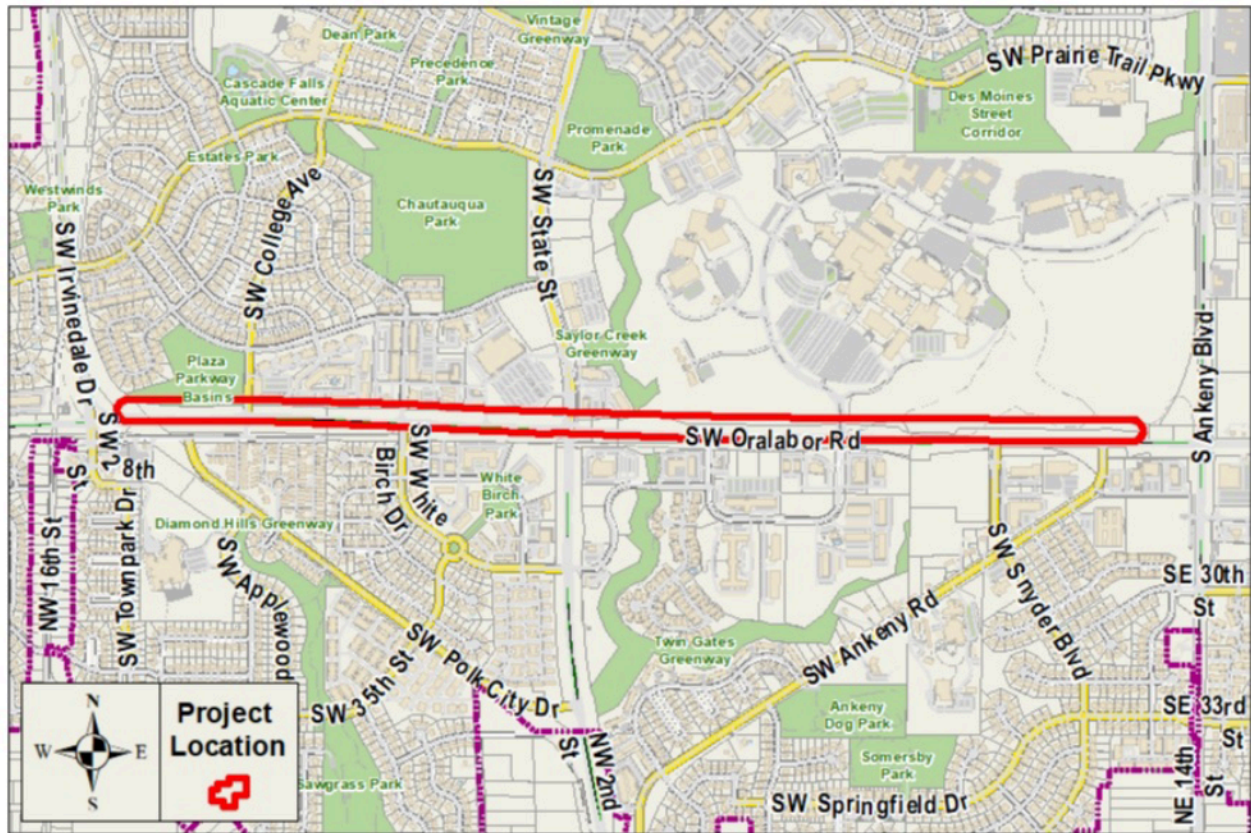
Budget Items	2026	2027	2028	2029	2030	Total
Maintenance Costs	0	0	0	0	20,500	20,500
Total	0	0	0	0	20,500	20,500

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	WTM-25-001	Contact	Municipal Utilities Director
Project Name	SW Oralabor Road Transmission Main	Department	Water Utility



Capital Improvement Plan
City of Ankeny

Project #	WTM-26-001
Project Name	NW Irvindale Drive and NW 36th Street Water Main Loop

Total Project Cost	\$250,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	New Construction
Category	Water Mains	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project will construct approximately 1,200 LF of 12" water main and will complete a main loop along NW Irvindale Drive from NW 31st Street to NW 36th Street and along NW 36th Street from the west edge of 36 West Plat 3 to NW Irvindale Drive. This loop connection will fill in a gap of 12" main that will help provide more reliable service for the community in the northwest area of the City.

Justification

The purpose of this project is to complete the loop of the 12-inch distribution water main along NW Irvindale Drive from NW 31st Street to NW 36th Street and along NW 36th Street from the west edge of 36 West Plat 3 to NW Irvindale Drive eliminating dead end water main by providing the ability to feed water from two sources. This project will be constructed as part of the NW 36th Street - NW Irvindale Drive to NW Abilene Road project, which is shown as design 2027-2028 and construct in 2029. The Water Fund will provide the estimated \$250,000 water main construction cost toward the overall Public Works project. The projected 2028 engineering cost is \$20,000 and the 2029 construction cost is \$230,000.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	215,000	0	215,000
Engineering - Design	0	0	20,000	0	0	20,000
Engineering - Construction Services	0	0	0	10,000	0	10,000
Land/ROW Acquisition	0	0	0	5,000	0	5,000
Total	0	0	20,000	230,000	0	250,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	0	20,000	230,000	0	250,000
Total	0	0	20,000	230,000	0	250,000

Budget Impact

This project will take 45,000 gallons to fill and flush this main. The 2029 operating impact utilities cost will be \$200.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	0	0	0	200	0	200
Total	0	0	0	200	0	200

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #

WTM-26-001

Contact

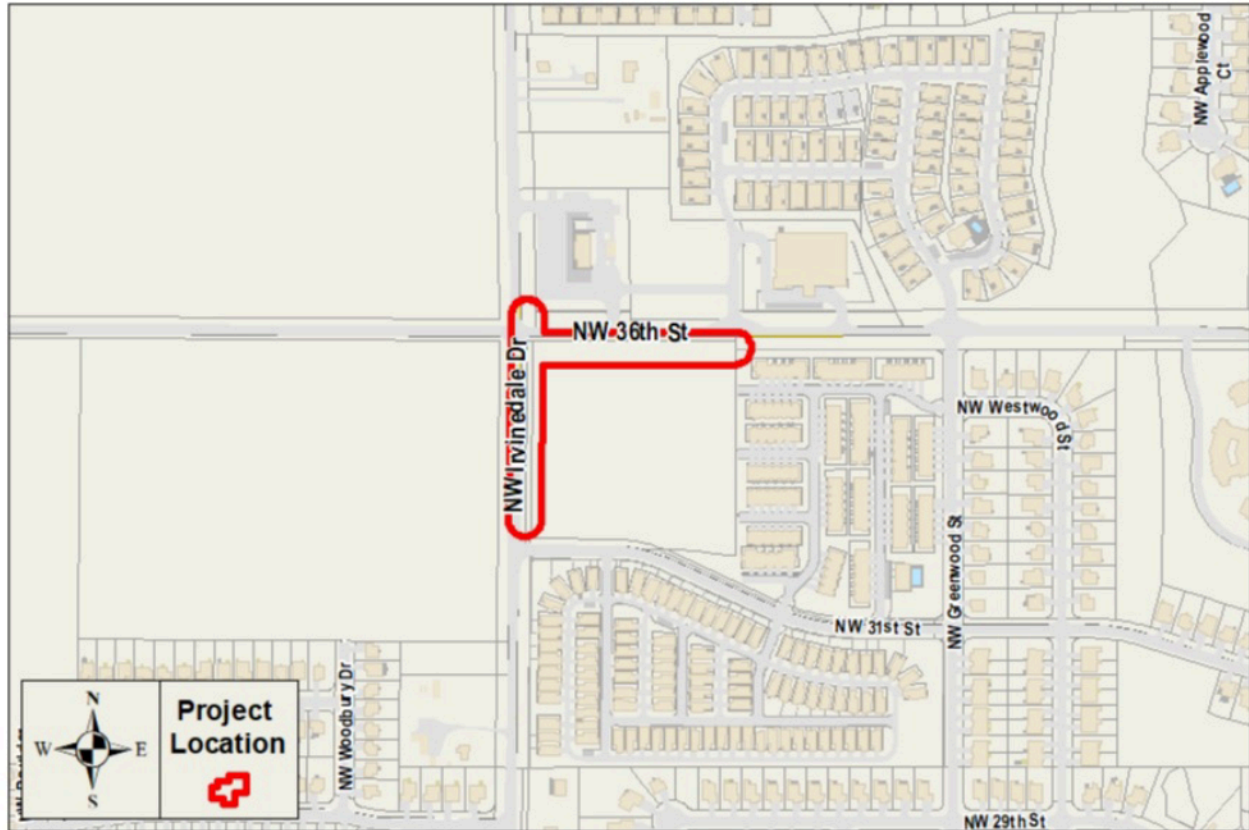
Municipal Utilities Director

Project Name

NW Irvinedale Drive and NW 36th Street Water
Main Loop

Department

Water Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project # WTM-26-002
Project Name NW State Street Water Main Improvements

Total Project Cost \$490,000 **Contact** Municipal Utilities Director
Department Water Utility **Type** New Construction
Category Water Mains **Status** Active
Useful Life 40 years **Council Goals:** Upgrade Essential Infrastructure

Description

Install approximately 2,800 linear feet of 12-inch distribution water main on the west side of NW State Street from West 1st Street to NW 10th Street. There is an existing 6-inch water main in this section that needs to be upsized.

Justification

The purpose of this project is to connect the 12-inch distribution water main along NW State Street from West 1st Street to NW 10th Street in order to remove a bottleneck during high water demand periods and improve fire flows northwest of this location. This project was listed in the 2016 Water System Mater Plan. This project will be constructed as part of the NW State Street Widening Pavement Rehabilitation Public Works project (STR-25-003), which is shown as design 2028-2029 and construct in 2030 and 2031. The Water Fund will provide the estimated \$900,000 water main construction cost toward the overall Public Works Streets project.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	0	390,000	390,000
Engineering - Design	0	0	0	80,000	0	80,000
Engineering - Construction Services	0	0	0	0	20,000	20,000
Total	0	0	0	80,000	410,000	490,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	0	0	80,000	410,000	490,000
Total	0	0	0	80,000	410,000	490,000

Budget Impact

This project will take 400,000 gallons to fill and flush this main.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	0	0	0	0	850	850
Total	0	0	0	0	850	850

Capital Improvement Plan

City of Ankeny

Project Location

The map displays the project location in Northwest Portland, Oregon. A red line highlights the proposed project route, which runs north-south along the SW State Street corridor. The map includes various streets such as NW Greenwood St, NW 12th St, NW 10th St, NW 9th St, NW 5th St, NW 4th St, NW 2nd St, and W 1st St. Key landmarks like Greentree Park, Horizon Park, and Prairie Ridge Sports Complex are also shown. A compass rose and a red cross symbol are located in the bottom left corner.

Capital Improvement Plan
City of Ankeny

Project #	WTM-26-003		
Project Name	North Ankeny Boulevard and NE 72nd Street Water Main Loop		
Total Project Cost	\$273,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	New Construction
Category	Water Mains	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project will construct approximately 9,100 LF of 12" water main and will complete a main loop along North Ankeny Boulevard and NE 72nd Street to NE Delaware Avenue, from the Courtyards at Harvest Ridge through the proposed King's Pointe development area to the proposed watermain in Rueter Property Plat 1. Construction cost for 2031 is estimated to be \$2,177,000.

Justification

The purpose of this project is to complete the loop of the 12-inch distribution water main along North Ankeny Boulevard and NE 72nd Street to NE Delaware Avenue. This will eliminate existing dead end water main by providing the ability to feed water from two sources, provide a redundant water main connection that will allow future repairs to be done with minimal impact to the surrounding properties, and improve fire flows. Constructing this water main as a single project prior to development will allow appurtenances to be placed in preferred locations and minimize extra maintenance due to additional valves placed if completed in multiple sections.

Expenditures	2026	2027	2028	2029	2030	Total
Engineering - Design	0	0	0	0	248,000	248,000
Land/ROW Acquisition	0	0	0	0	25,000	25,000
Total	0	0	0	0	273,000	273,000
Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	0	0	0	273,000	273,000
Total	0	0	0	0	273,000	273,000

Budget Impact

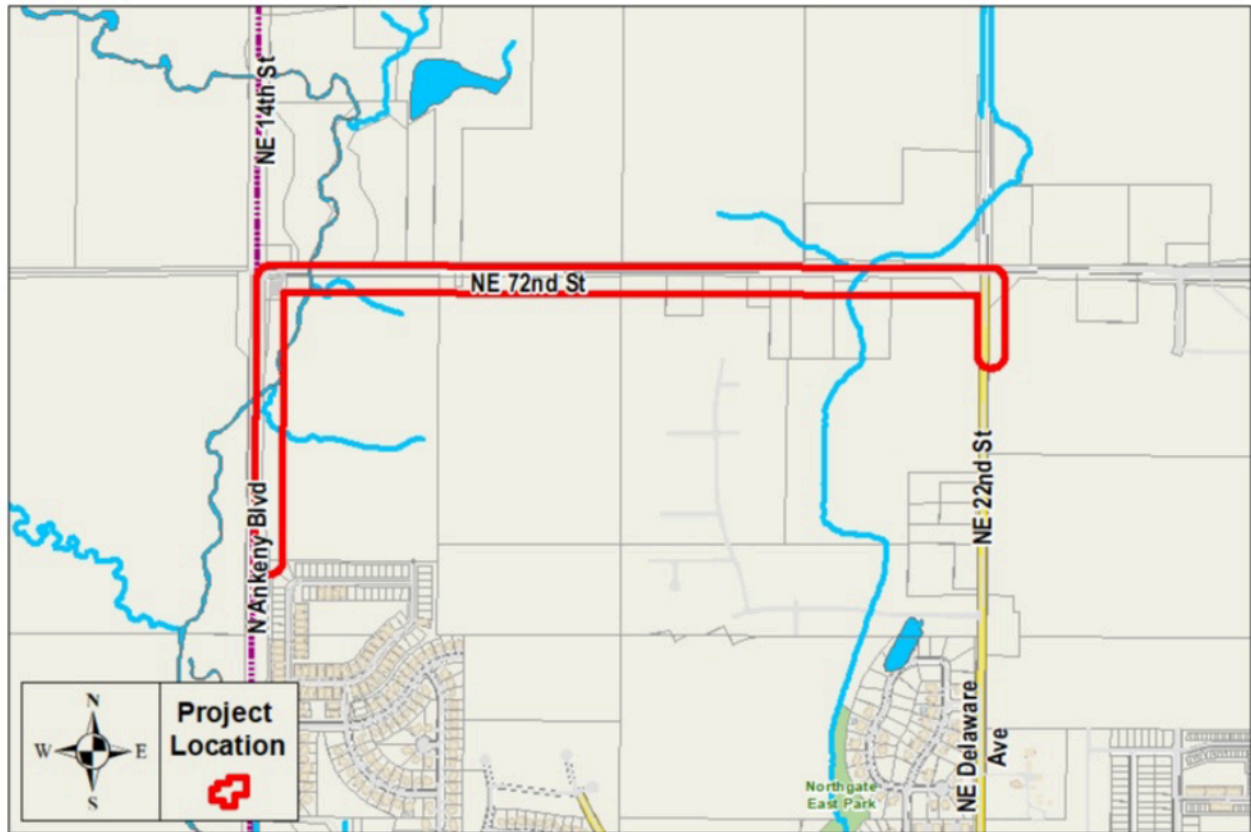
It will take 341,250 gallons to fill and flush this main.

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	WTM-26-003	Contact	Municipal Utilities Director
Project Name	North Ankeny Boulevard and NE 72nd Street Water Main Loop	Department	Water Utility



2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project # WTT-23-001
Project Name SW Irvinedale Elevated Storage Tank Repaint

Total Project Cost	\$1,287,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	Improvement
Category	Water Towers/Storage	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project is to repaint the interior and exterior of the SW Irvinedale Elevated Storage Tank. The existing paint is starting to show signs of wear as the usefulness of the existing coating is breaking down. Typically, one can expect painted surfaces to last in the 15 – 20-year range. With the exception of interior spot repairs in 2020, this tower has not been repainted since it was installed in 2009.

Justification

This project is needed to maintain the ability to provide safe and potable drinking water to Ankeny residents. The existing paint has some spot failures, showing signs of streaking and spotting rust on both surfaces, and the exterior topcoat shows signs of delamination. To overcoat this facility, it would require a brush blast to rough up the existing surface to allow for a better bonding of new coating to existing coating.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	1,117,000	0	0	1,117,000
Engineering - Design	0	92,000	0	0	0	92,000
Engineering - Construction Services	0	0	78,000	0	0	78,000
Total	0	92,000	1,195,000	0	0	1,287,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	92,000	1,195,000	0	0	1,287,000
Total	0	92,000	1,195,000	0	0	1,287,000

Budget Impact

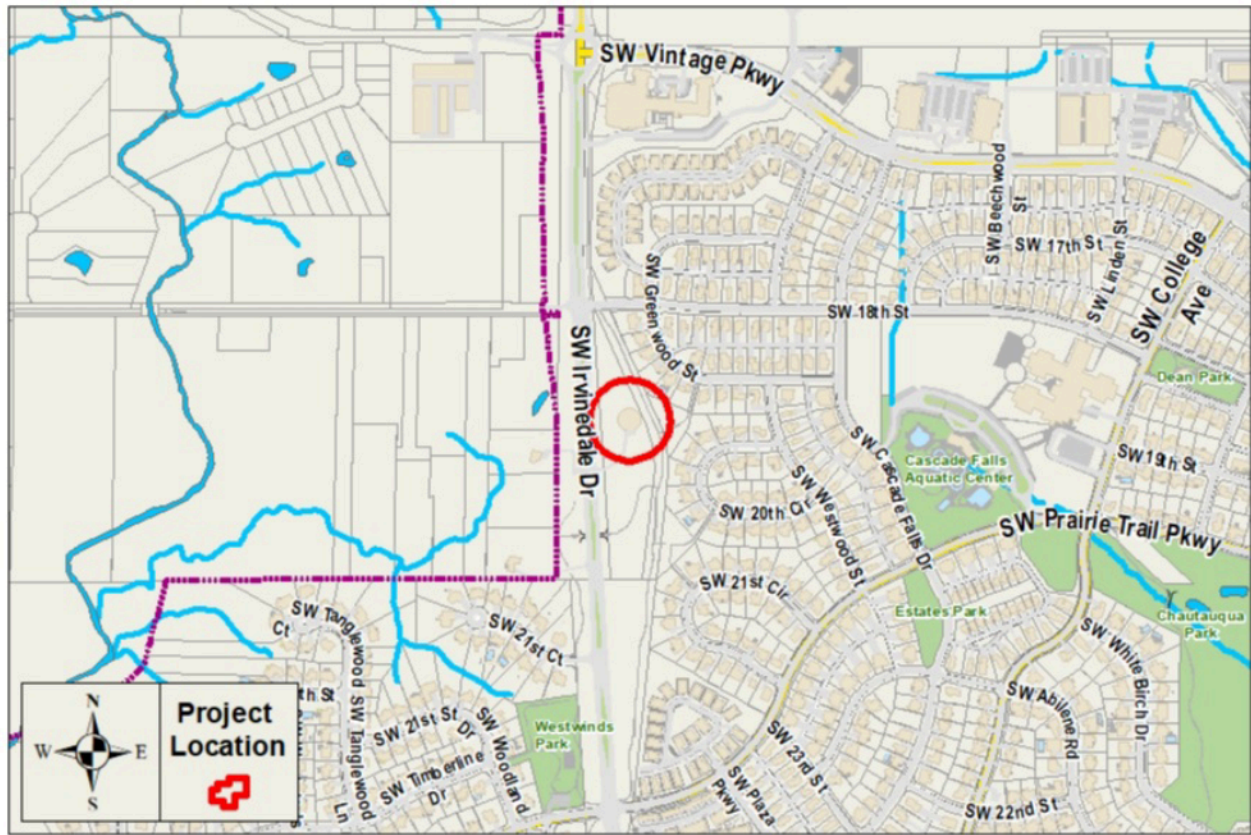
The operating impact will include approximately 1,500,000 gallons to flush out the existing tank.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	0	0	6,000	0	0	6,000
Total	0	0	6,000	0	0	6,000

Capital Improvement Plan

City of Ankeny

Project #	WTT-23-001	Contact	Municipal Utilities Director
Project Name	SW Irvinedale Elevated Storage Tank Repair	Department	Water Utility



Capital Improvement Plan
City of Ankeny

Project #	WTT-24-001		
Project Name	Elevated Water Storage Tower No. 4		
Total Project Cost	\$10,380,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	New Construction
Category	Water Towers/Storage	Status	Active
Useful Life	40 years	Council Goals:	Upgrade Essential Infrastructure

Description

Construct a new 2.5 million gallon elevated water storage tank in the central part of the City to provide additional water storage and allow for future maintenance of other water towers within the City.

Justification

The proposed site is located south of the Ankeny School District Operations Facility. This location was selected as it is in close proximity to the existing 24" diameter transmission main that would ultimately supply water to the tower and will still be located within our central pressure zone. This will allow for maintenance to be performed on other towers within the central pressure zone even if they needed to be shut down over an extended period of time for major maintenance.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	5,000,000	5,000,000	0	0	0	10,000,000
Engineering - Construction Services	180,000	180,000	0	0	0	360,000
Land/ROW Acquisition	20,000	0	0	0	0	20,000
Total	5,200,000	5,180,000	0	0	0	10,380,000
Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	5,200,000	5,180,000	0	0	0	10,380,000
Total	5,200,000	5,180,000	0	0	0	10,380,000

Budget Impact

The design phase will require approximately 100 hours of staff time for review. Field staff will be needed toward the completion of construction with the filling and flushing of mains and the new Elevated Water Storage Tower No. 4. Filling and flushing the tower would take approximately 4,000,000 gallons of water.

Budget Items	2026	2027	2028	2029	2030	Total
Utilities	0	15,400	0	0	0	15,400
Total	0	15,400	0	0	0	15,400

Capital Improvement Plan

City of Ankeny

Capital Improvement Plan**City of Ankeny**

Project #	WTT-25-001
Project Name	Aquifer Storage and Recovery Well No. 2 Rehabilitation

Total Project Cost	\$2,400,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	Maintenance
Category	Water Towers/Storage	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

Aquifer Storage and Recovery (ASR) Well No. 2 is located at 3700 NE Otter Creek Drive which is generally located north of NE 36th Street and Fire Station No. 3. This project is to rehabilitate the Jordan well associated with ASR No. 2, as well as replace the existing 2012 pump/motor. It will also update the injection system with the installation of a Baski valve, which has become the preferred method used in ASR wells as you can control the velocity or amount of water that is injected or recovered.

Justification

This project is necessary due to the slow decline in recoverable water volumes over time due to mineral and sediment build-ups, that can slow water movement into the well shaft, lower static water levels in the Jordan aquifer and mechanical wear on the pump and impeller over time. The timing of the project is projected to allow for some development of the new ASR No. 3 with the hope that ASR No. 1 will still be functioning. This will allow for the minimum effect on deliverable water volumes for peak needs of Ankeny customers during the rehab and returned capacity for the long-term operation of this well. Northway Well and Pump provided the estimated total construction cost of \$2,000,000. ASR No. 2 is our largest capacity ASR well. It helps to ensure that peak capacity needs are met, purchase capacities are not exceeded, and as a limited emergency source if other production or distribution assets are not available.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	0	0	0	2,000,000	0	2,000,000
Engineering - Construction Services	0	0	0	200,000	0	200,000
Engineering - Design	0	0	200,000	0	0	200,000
Total	0	0	200,000	2,200,000	0	2,400,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	0	0	200,000	2,200,000	0	2,400,000
Total	0	0	200,000	2,200,000	0	2,400,000

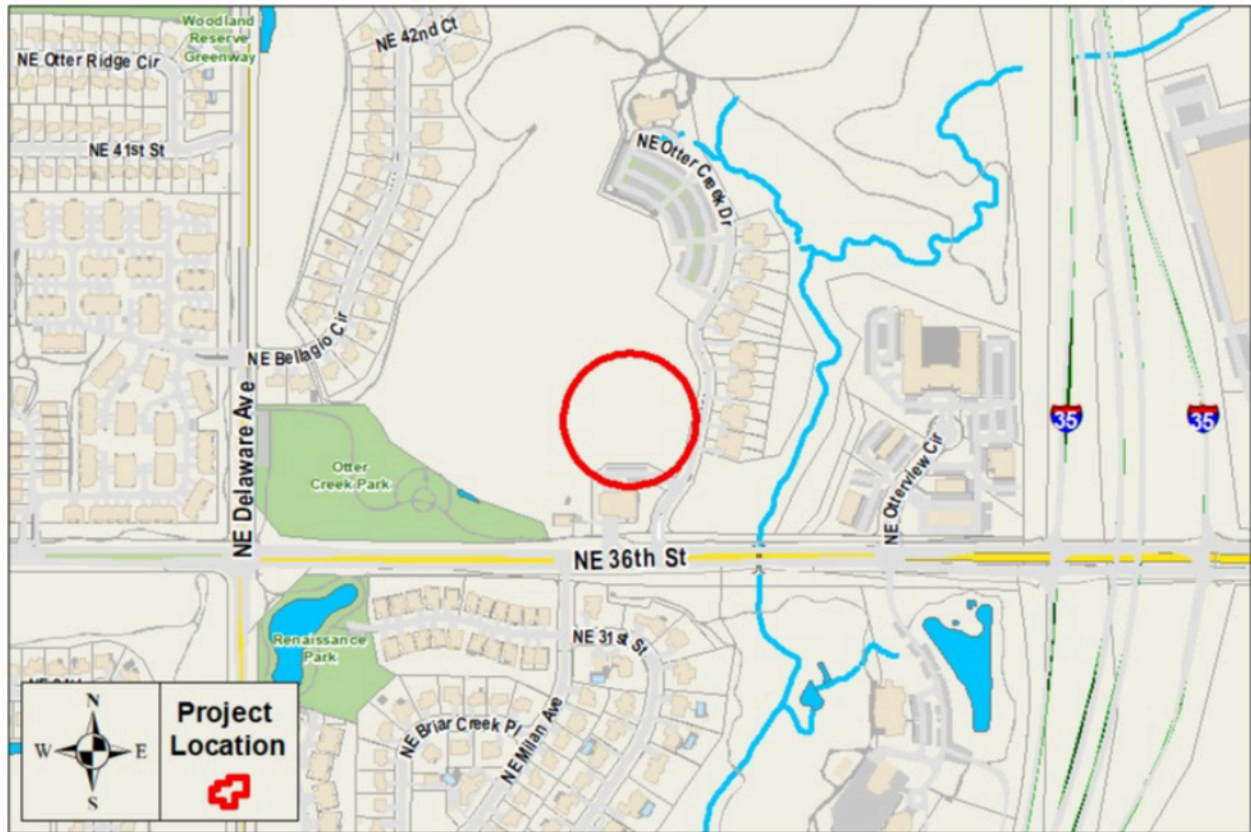
Budget Impact

It is likely that Ankeny will lose a recovery cycle during the rehab and we are planning for this during a time when our capacity will be high with the formation of Central Iowa Water Works and also with the hope that ASR No. 1 will still be functional. We are also assuming that ASR No. 3 will be available to help with some of the loss of capacity during this rehabilitation. The well is currently recovering approximately 2.4 MGD of its 3 MGD design capacity.

Capital Improvement Plan

City of Ankeny

Project #	WTT-25-001	Contact	Municipal Utilities Director
Project Name	Aquifer Storage and Recovery Well No. 2 Rehabilitation	Department	Water Utility



Capital Improvement Plan

City of Ankeny

Project #	WTT-25-002
Project Name	SCADA System Upgrade

Total Project Cost	\$240,000	Contact	Municipal Utilities Director
Department	Water Utility	Type	Maintenance
Category	Water Towers/Storage	Status	Active
Useful Life	20 years	Council Goals:	Upgrade Essential Infrastructure

Description

This project is to update the current SCADA equipment (PLC, radios, and antennas) at the Water Shop, SW Irvinedale Tower, Ash Tower, Magazine Pump Station, and Delaware Pump Station. The current radios and antennas are outdated and the PLC needs to be upgraded to handle the growing number of facilities that the City owns and maintains. Upon completion of the NW Water Tower in 2025, there will need to be equipment that communicates between it and the NW Booster Station and ultimately relay the information back to the Water Shop. It will also include ASR No. 2 and ASR No. 3 to be put into the SCADA telemetry. Radio telemetry is the only option that currently works with the water facilities as the Ankeny Fiber Network is building out. As fiber becomes available at our facilities we can convert to a fiber connection, but would still have the redundancy via telemetry if the fiber was to fail. Those facilities that do not have or will not have a fiber connection, would continue to communicate through radio telemetry. There is also new software for licensure to migrate to the VT SCADA software for an additional \$16,000. This would allow for alarm notification via phone and email and allow for upgrades without additional software costs. It does have an annual software cost of \$510.

Justification

This project will allow the Water Division and Des Moines Water Works to continue to monitor and operate the current core facilities without concern of an outage due to aged equipment that may not be available for replacement. The addition of the NW Booster Station and the NW Water Tower will be critical to future operations. The addition of the ASRs will allow monitoring and troubleshooting from a central location. Future facilities would be added into our SCADA system as they come online and those costs would be added into those projects as our system expands.

Expenditures	2026	2027	2028	2029	2030	Total
Construction Costs	124,000	0	0	0	0	124,000
Furniture, Fixtures & Equipment	116,000	0	0	0	0	116,000
Total	240,000	0	0	0	0	240,000

Funding Sources	2026	2027	2028	2029	2030	Total
Water Revenue Bonds	240,000	0	0	0	0	240,000
Total	240,000	0	0	0	0	240,000

Budget Impact

This project would ensure that staff and Des Moines Water Works continue to have the ability to monitor and operate the core facilities and also check into alarms from facilities at the centralized console at the Water Shop. This would reduce unnecessary trips to facilities and potentially allow for corrections to be made in a quicker timeline, reducing any damages caused from delays in getting to facilities. We currently experience glitches with the old system but to date have been able to reset the system effectively. Having all Water facilities tied into the telemetry system not only provides immediate information to operators but stores long term data trends to help make future decisions on the operation of the entire distribution system.

2026 thru 2030

Capital Improvement Plan

City of Ankeny

Project #	WTT-25-002	Contact	Municipal Utilities Director
Project Name	SCADA System Upgrade	Department	Water Utility

