



ANKENY CITY COUNCIL

**Regular Meeting
Monday, June 1, 2026
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: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

All City Council meetings are open to the public. Assistive Listening Devices (ALD) are available for persons with impaired hearing. To request information in an alternative format or request an accommodation to participate in a City Council meeting, contact the Office of the City Clerk at 965-6405. Anyone seeking assistance in communicating with the City should contact Relay Iowa at 1-800-735-2942 (TDY), or 1-800-735-2943 (Voice).

ELECTRONIC MEETING INFORMATION

<https://zoom.us/j/97312992966?pwd=OEFocWZGS0NYUmtNVHNxcWZFak9Pd09>

Meeting ID: 973 1299 2966
Passcode: 1234

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

PROCEDURAL ACTIONS:

Call to Order: Mayor Bobbi Bentz
Roll Call: City Clerk Michelle Yuska
Pledge of Allegiance: Mayor Bobbi Bentz

A. PUBLIC FORUM:

1. Special Presentation: Catch Des Moines - Trina Flack
2. Open Forum

B. APPROVAL OF AGENDA:

1. Approval of the June 1, 2026 Agenda

Consider motion to approve and accept the June 1, 2026 agenda, with or without amendment.

C. PUBLIC HEARING(S):

1. PH 2026-27 Proposed 100% voluntary urbanized annexation of certain territory adjacent to the northwest quadrant of Ankeny requested by William Kimberley Development Corp.

Consider motion to close Public Hearing 2026-27.

Consider motion to adopt RESOLUTION annexing certain territory located adjacent to the northwest quadrant of Ankeny requested by William Kimberley Development Corp.

2. PH 2026-28 A request to vacate a Public Ingress/Egress Easement, located on Outlot U, Spectrum 36 Plat 1 and Outlot Y, Spectrum 36 Plat 2.

Consider motion to close Public Hearing 2026-28.

Consider motion to accept first consideration of ORDINANCE 2260.

3. PH 2026-29 Proposed Hawkeye Park - Tennis Court Reconstruction Project

Consider motion to close Public Hearing 2026-29.

Consider motion to adopt 1) RESOLUTION adopting plans, specifications, form of contract, and estimate of cost \$767,180.00; 2) receive and file report of bids received May 26, 2026; 3) RESOLUTION making award of construction contract with Caliber Concrete LLC in the amount of \$696,530.21; and 4) RESOLUTION approving contract and bonds with Caliber Concrete LLC in the amount of \$696,530.21.

D. APPROVAL OF CONSENT AGENDA:

• MINUTES

- CA - 1.** Approval of official council actions of the regular meeting of May 18, 2026, as published, subject to correction, as recommended by the City Clerk.
- CA - 2.** Receive and file the minutes of the Civil Service Commission meeting of May 20, 2026, subject to correction as recommended by the commission.
- CA - 3.** Receive and file minutes of the Plan and Zoning Commission meeting of May 5, 2026.
- CA - 4.** Receive and file minutes of the Zoning Board of Adjustment meeting of May 5, 2026.
- CA - 5.** Receive and file minutes of the Library Board of Trustee meeting of April 16, 2026.

• LICENSES AND PERMITS

- CA - 6.** Consider motion to approve the issuance of cigarette, tobacco, vapor product, and alternative nicotine product permits.
- CA - 7.** Consider motion to approve the issuance of liquor licenses and beer/wine permits.

• FINANCE/BUDGET

- CA - 8.** Consider motion to approve Amendment No. 1 to the Professional Services Agreement increasing the contract amount by \$386,700.00 with Veenstra and Kimm, Inc. for construction services on the Elevated Water Tower #4 project.
- CA - 9.** Consider motion to approve Payment #5 in the amount of \$35,263.00 to Bolton & Menk, Inc., for design engineering services on the NW 18th St Reconstruction - NW State St to NW Ash Dr project.
- CA - 10.** Consider motion to approve Payment #3 in the amount of \$11,747.50 to Confluence for engineering services on the Canyon Creek Park construction project.
- CA - 11.** Consider motion to approve Payment #6 in the amount of \$3,178.95 to HDR Engineering, Inc., for engineering services on the NW State Street Corridor Improvements Study: W 1st Street to NW 18th Street project.
- CA - 12.** Consider motion to approve Payment #2 in the amount of \$5,380.45 to Kirkham Michael & Associates, Inc., for engineering services on the Future NE Spectrum Dr. Over Otter Creek RCB Design project.
- CA - 13.** Consider motion to approve Payment #13 in the amount of \$588.43 to Olsson, Inc., for engineering services on the SW Oralabor Road and SW Irvinedale Drive Intersection Improvements project.
- CA - 14.** Consider motion to approve Payment #2 in the amount of \$14,647.25 to Snyder & Associates, Inc., for engineering services on the N Ankeny Blvd/Reinhart Dr Signal project.
- CA - 15.** Consider motion to approve Payment #3 in the amount of \$34,698.25 to Snyder & Associates, Inc., for engineering services on the NE 18th Street Bridge Over I-35 project.
- CA - 16.** Consider motion to approve Payment #17 in the amount of \$4,620.35 to Snyder & Associates, Inc., for engineering services on the Sawgrass Park Dam Improvements project.
- CA - 17.** Consider motion to approve Payment #4 in the amount of \$5,986.35 to Snyder & Associates, for construction engineering services on the S Ankeny Blvd Improvements SE Peterson Dr to 1st St: Construction Engineering project.
- CA - 18.** Consider motion to approve Payment #5 in the amount of \$8,260.25 to Snyder & Associates, Inc., for engineering services on the SW/SE Oralabor Road Traffic Signal Timing Updates project.
- CA - 19.** Consider motion to approve Payment #2 in the amount of \$14,910.20 to WHKS & Co., for engineering services on the SE 3rd Street Area Collection Storm Sewer Improvements - Phase 1 project.
- CA - 20.** Consider motion to approve the June 1, 2026 Accounts Payable.
- CA - 21.** Consider motion to adopt **RESOLUTION** authorizing the purchase of a new SCADA System for the Water Department.
- CA - 22.** Consider motion to adopt **RESOLUTION** authorizing the purchase of a dump body, plow components, and build of a single axle snow plow truck for the Public Works Department (replace existing truck #221).

- CA - 23.** Consider motion to adopt **RESOLUTION** authorizing the purchase of a dump body, plow components, and build of a single axle snow plow truck for the Public Works Department (replace existing truck #223).

• **PERSONNEL ITEMS**

- CA - 24.** Consider motion to suspend the practices of Iowa Code Chapter 400 Civil Service, Section 400.11(1)(a) regarding the hiring of an employee of a department covered by civil service for the period July 1, 2026 to June 30, 2027, as authorized in Iowa Code Section 400.12A.
- CA - 25.** Consider motion to accept the Civil Service Commission certified lists for promotion to: Utilities Operator II in the wastewater division of the municipal utilities department, Combination Inspector II in the development services department, Permit Technician II in the development services department, Engineering Technician II in the development engineering division of the municipal utilities department, Traffic Safety Supervisor in the traffic engineering division of the public works department, and Police Sergeant in the police department; subject to passing any further departmental requirements.

• **COMMUNITY DEVELOPMENT ITEMS**

- CA - 26.** Consider motion to adopt **RESOLUTION** authorizing the Mayor to sign a development agreement between the City of Ankeny, Iowa and Ankeny Community School District regarding traffic improvement items identified in the April 10, 2026 Traffic Study associated with the development of the Ankeny Community School District Innovative Hub Site Plan.
- CA - 27.** Consider motion to adopt **RESOLUTION** authorizing the Mayor to sign a Development Agreement with William Kimberley Development Corp. concerning the reimbursement for improvements associated with the extension of NW 18th Street.
- CA - 28.** Consider motion to adopt **RESOLUTION** accepting a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on part of Lot 1 Hidden Creek Plat 4 and Lot 2 Hidden Creek Plat 2; and associated with the site improvements at 1606 NW Irvinedale Drive.

• **ENGINEERING ITEMS**

- CA - 29.** Consider motion to adopt **RESOLUTION** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of storm sewer, subgrade, and paving for Veridian Credit Union - SE Magazine Road Improvements.
- CA - 30.** Consider motion to adopt **RESOLUTION** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of storm sewer, subgrade, and paving for Spectrum 36 - NE 38th St Turn Lane Widening.

• **CAPITAL IMPROVEMENT PROJECTS**

- CA - 31. NW Northlawn Area Utility Improvements - Phase 4:** Consider motion to approve: a) Final Change Order #1 decreasing the contract amount by \$9,833.35; b) Certificate of Completion; c) **RESOLUTION** accepting the public improvements with Absolute Concrete Construction in the amount of \$1,118,993.10; and d) Final Payment #9 in the amount of \$12,124.94; Retainage Payment in the amount of \$55,949.66.

- CA - 32.** Consider motion to adopt **RESOLUTION** authorizing acquisition of property for the Westlawn Place Area Utility Improvements - Phase 2B project.
- CA - 33.** Consider motion to adopt **RESOLUTION** approving contract and bonds for the 2026 CIPP Lining Project, with SAK Construction, LLC in the amount of \$589,527.00.
- CA - 34.** Consider motion to adopt **RESOLUTION** ratifying, confirming, and approving the change in dates for submission of bids and for public hearing on plans, specifications, form of contract and estimate of costs for the Deer Creek Sanitary Trunk Sewer Extension Phase 1.

• **ADMINISTRATIVE ITEMS**

- CA - 35.** Consider motion to adopt **RESOLUTION** ordering preparation of final plat and schedule of assessments for nuisance abatement within the City of Ankeny, Iowa.

• **ORDINANCES**

- CA - 36.** Consider motion to accept third consideration of **ORDINANCE 2257**, an Ordinance amending Chapter 41.12 of the Code of Ordinances of the City of Ankeny, Iowa by amending provisions pertaining to trapping and community cats, sending it on its final passage and publication as required by law.
- CA - 37.** Consider motion to accept third consideration of **ORDINANCE 2258**, an Ordinance amending Chapter 55 of the Code of Ordinances of the City of Ankeny, Iowa by amending provisions pertaining to animal protection and control, sending it on its final passage and publication as required by law.

• **APPROVAL OF CONSENT AGENDA ITEMS**

1. Consent Agenda Items CA-1 through CA-37

Consider motion to approve the recommendations for Consent Agenda Items CA-1 through CA-37.

E. LEGISLATIVE BUSINESS:

• **APPROVAL OF ORDINANCES**

- 38.** Ord 2259 An Ordinance amending the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, by rezoning certain property owned by Richard H. Meridith and Martha J. Meredith Revocable Trust from R-1, One-Family Residence District, to R-3 Multiple Family Residence District restricted to 12 units per acre and no apartments.

Consider motion to accept second consideration of ORDINANCE 2259.

- 39.** Ord 2261 An Ordinance amending Chapter 31 of the Code of Ordinances of the City of Ankeny, Iowa by amending provisions pertaining to the Ankeny Human Rights Commission.

Consider motion to accept first consideration of ORDINANCE 2261.

F. NEW BUSINESS:

1. \$19,550,000 General Obligation Bonds, Series 2026A

Consider motion to adopt RESOLUTION appointing UMB Bank, N.A. of West Des Moines, Iowa, to serve as paying agent, bond registrar, and transfer agent, approving the paying agent and bond registrar and transfer agent agreement and authorizing the execution of the agreement.

Consider motion to adopt RESOLUTION authorizing and providing for the issuance of \$19,550,000 General Obligation Bonds, Series 2026A, and amending a levy of taxes to pay said bonds; approval of the tax exemption certificate and continuing disclosure certificate.

2. \$6,615,000 Water Revenue Bonds, Series 2026B

Consider motion to adopt RESOLUTION appointing UMB Bank, N.A. of West Des Moines, Iowa, to serve as paying agent, bond registrar, and transfer agent, approving the paying agent and bond registrar and transfer agent agreement and authorizing the execution of the agreement.

Consider motion to adopt RESOLUTION authorizing and providing for the issuance and securing the payment of \$6,615,000 Water Revenue Bonds, Series 2026B, of the City of Ankeny, State of Iowa, under the provisions of the Code of Iowa, and providing for a method of payment of the bonds, which includes approval of tax exemption certificate and approval of the continuing disclosure certificate.

G. ADMINISTRATIVE BUSINESS:

- **REPORT OF THE CITY STAFF:**

City Manager

- **REPORT OF THE GOVERNING BODY:**

Mayor Bentz

City Council Members:

Council Member Davis

Council Member Graber

Council Member Hollinrake

Council Member Perry

Council Member Shafer

- **FUTURE COUNCIL AGENDA ITEMS:**

- Public Hearing - Deer Creek Sanitary Trunk Sewer Extension - Phase 1, 6/15/26 at 5:30 p.m.

- Regular City Council Meeting, 7/6/26 at 5:30 p.m.

H. ADJOURNMENT

1. Adjournment

Council Action Planning Session will commence following adjournment of regular meeting.