



ANKENY CITY COUNCIL

Regular Meeting
Monday, July 6, 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

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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:

B. APPROVAL OF AGENDA:

1. Approval of the July 6, 2026 Agenda

Consider motion to approve and accept the July 6, 2026 agenda, with or without amendment.

C. PUBLIC HEARING(S):

1. PH 2026-31 Proposed amendment to the Zoning Regulations, Chapter 192, of the

Municipal Code of the City of Ankeny, Iowa, by rezoning certain property owned by Legacy Housby, LLC from R-1, One-Family Residence District to M-1, Light Industrial District.

Consider motion to close Public Hearing 2026-31.

Consider motion to accept first consideration of ORDINANCE 2262.

2. PH 2026-32 A request to vacate part of a Sanitary Sewer Easement filed in book 10243 and page 741 and located on part of the NE 1/4 of SEC 14-80-24.

Consider motion to close Public Hearing 2026-32.

Consider motion to accept first consideration of ORDINANCE 2263.

D. APPROVAL OF CONSENT AGENDA:

• **MINUTES**

- CA - 1.** Approval of official council actions of the regular meeting of June 15, 2026, as published, subject to correction, as recommended by the City Clerk.
- CA - 2.** Receive and file minutes of the Plan and Zoning Commission meeting of June 2, 2026.
- CA - 3.** Receive and file minutes of the Economic Development Council meeting of March 27, 2026.
- CA - 4.** Receive and file minutes of the Library Board of Trustee meeting of May 21, 2026.
- CA - 5.** Receive and file minutes of the Ankeny Park Board meeting of March 30, 2026.

• **LICENSES AND PERMITS**

- CA - 6.** Consider motion to approve the issuance of liquor licenses and beer/wine permits.

• **FINANCE/BUDGET**

- CA - 7.** Consider motion to approve Change Order #3 decreasing the contract amount by \$57,533.00 to Jasper Construction Services, Inc. for construction services on the Sawgrass Park Dam Improvements project.
- CA - 8.** Consider motion to approve Change Order #2 increasing the contract amount by \$27,223.43 to Manatt's Inc., for construction services on the SE Creekview Drive Extension (RISE) Project.
- CA - 9.** Consider motion to approve Change Order #1 increasing the contract amount by \$2,796.00 to On Track Construction, LLC for construction services on the Vintage Business Park - North Lake Maintenance Phase 2 project.
- CA - 10.** Consider motion to approve Payment #6 in the amount of \$54,307.50 to Bolton & Menk, Inc., for design engineering services on the NW 18th St Reconstruction - NW State St to NW Ash Dr project.
- CA - 11.** Consider motion to approve Payment #4 in the amount of \$22,555.50 to Confluence for engineering services on the Canyon Creek Park construction project.

- CA - 12.** Consider motion to approve Payment #10 (Final) in the amount of \$2,540.00 to Confluence for engineering services on the Trestle Ridge Park construction project.
- CA - 13.** Consider motion to approve Payment #2 in the amount of \$44,919.25 to Foth Infrastructure and Environment, LLC for engineering services on the NW 36th Street Widening - NW Abilene Road to NW Ash Drive project.
- CA - 14.** Consider motion to approve Payment #3 in the amount of \$49,848.95 to Foth Infrastructure and Environment, LLC for construction engineering services on the West First Street Widening and Improvements — Phase 2 Construction Engineering project.
- CA - 15.** Consider motion to approve Payment #3 in the amount of \$102,189.50 to Jasper Construction Services, Inc., for construction services on the Sawgrass Park Dam Improvements project.
- CA - 16.** Consider motion to approve Payment #1 in the amount of \$2,667.50 to Land Management Resources, Inc. for construction services on the 2026-2027 Native Vegetation Maintenance project.
- CA - 17.** Consider motion to approve Payment #3 in the amount of \$40,665.60 to McClure Engineering Company, for design engineering services on the SW Oralabor Road Intersection Improvements - Phase 1: Design Engineering project.
- CA - 18.** Consider motion to approve Payment #25 in the amount of \$23,413.10 to McClure Engineering for construction administration and observation on the SW Des Moines Street Utility Improvements.
- CA - 19.** Consider motion to approve Payment #5 in the amount of \$6,600.00 to Nilles Associates, Inc. for engineering services on the Deer Creek Sanitary Trunk Sewer project.
- CA - 20.** Consider motion to approve Payment #4 (Final) in the amount of \$6,257.00 to Nilles Associates, Inc. for engineering services on the Rally Complex Park Development project.
- CA - 21.** Consider motion to approve Payment #4 in the amount of \$26,078.45 to On Track Construction, LLC for construction services on the Vintage Business Park - North Lake Maintenance Phase 2 project.
- CA - 22.** Consider motion to approve Payment #4 in the amount of \$14,264.23 to Snyder & Associates, Inc., for engineering services on the NE 18th Street Bridge Over I-35 project.
- CA - 23.** Consider motion to approve Payment #18 in the amount of \$13,543.09 to Snyder & Associates, Inc., for engineering services on the Sawgrass Park Dam Improvements project.
- CA - 24.** Consider motion to approve the July 6, 2026 Accounts Payable.
- CA - 25.** Consider motion to adopt **RESOLUTION** authorizing the purchase of an alignment rack for the Public Works Department and Central Garage.

• **COMMUNITY DEVELOPMENT ITEMS**

- CA - 26.** Consider motion to initiate a street right-of-way vacation on a portion of SW Ordnance Road, originally dedicated as Seventh Street, Thomas 2nd Addition, and for a portion of alley west of SW Cherry Street, originally dedicated as Lot A, Block 5, Thomas 2nd

Addition, and to refer the request to the Plan and Zoning Commission for study and recommendation.

- CA - 27.** Consider motion to adopt **RESOLUTION** accepting the final plat, subdivision bond for erosion control, performance and maintenance bonds for public improvements, platted easements, park land dedication agreement, sewer connection fee, and authorizing cost-participation requests for the extension of sanitary sewer services to surrounding property owners and for sidewalk oversizing along NE Delaware Avenue, for The Sloane Ankeny.
- CA - 28.** Consider motion to adopt **RESOLUTION** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of water main and sanitary sewer in The Sloane Ankeny.
- CA - 29.** Consider motion to adopt **RESOLUTION** accepting a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 3911 SE Four Mile Drive and associated with the development of the 3911 SE Four Mile Drive Site Plan.
- CA - 30.** Consider motion to adopt **RESOLUTION** accepting a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 1102 NW Weigel Drive and associated with the development of the St. Luke the Evangelist Catholic School Building Addition 2026 Site Plan.

- **ENGINEERING ITEMS**

- CA - 31.** Consider motion to adopt **RESOLUTION** accepting the maintenance bond for utilities and authorizing cost-participation for the extension and upsizing of public water main along NE Delaware Avenue in Hope Crossing Water Main Extension.

- **CAPITAL IMPROVEMENT PROJECTS**

- CA - 32.** Consider motion to adopt **RESOLUTION** accepting a proposal from On Track Construction in the amount of \$52,443.70 for the construction of the Gay Lea Wilson Trail Culvert Replacement project.
- CA - 33.** **2023 Rally Complex Park Development:** Consider motion to approve: a) Final Change Order #4 decreasing the contract amount by \$13,986.20; b) Certificate of Completion; c) **RESOLUTION** accepting the public improvements with Brothers Cleaning Corporation in the amount of \$1,793,918.36; and d) Payment #8 in the amount of \$13,070.86 and Release of Retainage in the amount of \$89,695.92.
- CA - 34.** Consider motion to adopt **RESOLUTION** authorizing acquisition of property for the Canyon Creek Park Construction project.

- **ADMINISTRATIVE ITEMS**

- CA - 35.** Consider motion to approve the renewal of the general insurance policy with the Iowa Communities Assurance Pool (ICAP) for the policy year July 16, 2026 through June 30, 2027, with a premium amount of \$845,074.00.
- CA - 36.** Consider motion to adopt **RESOLUTION** authorizing temporary street closings for the purpose of the Ankeny Youth Triathlon.
- CA - 37.** Consider motion to adopt **RESOLUTION** designating official public notice locations and procedures for City Council Meetings pursuant to Iowa Code Chapter 21.

CA - 38. Consider motion to receive and file the FY 2027 Fee Schedule.

- **ORDINANCES**

CA - 39. Consider motion to accept third consideration of **ORDINANCE 2260**, an Ordinance vacating a Public Ingress/Egress Easement, located on Outlot U, Spectrum 36 Plat 1 and Outlot Y, Spectrum 36 Plat 2, sending it on its final passage and publication as required by law.

Consider motion to adopt **RESOLUTION** authorizing the sale of property vacated by the City of Ankeny, Iowa, to Threshold Development, LLC.

CA - 40. Consider motion to accept third consideration of **ORDINANCE 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, 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-40

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

E. LEGISLATIVE BUSINESS:

- **BOARD AND COMMISSION APPOINTMENTS**

41. Boards & Mayoral Appointments to Boards and Commissions
Commissions

Consider motion approving Mayoral appointments to Boards and Commissions as presented.

F. 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 - Prairie Ridge Sports Complex Baseball Infield Reconstruction, 7/20/26 at 5:30 p.m.

- Regular City Council Meeting, 8/3/26 at 5:30 p.m.

G. ADJOURNMENT



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Approval of the July 6, 2026 Agenda

ORIGINATING DEPARTMENT
City Clerk

COUNCIL GOAL

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

Consider motion to approve and accept the July 6, 2026 agenda, with or without amendment.

ATTACHMENTS

None



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

PH 2026-31 Proposed amendment to the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, by rezoning certain property owned by Legacy Housby, LLC from R-1, One-Family Residence District to M-1, Light Industrial District.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Public Hearing
Ordinance – 1st Reading
LEGAL

EXECUTIVE SUMMARY

The area subject to the proposed rezoning consists of one parcel approximately 32.84 acres in size. The parcel is located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection.

The subject property was annexed into the City of Ankeny on February 15, 2024, following approval by the City Development Board. Newly annexed property is automatically assigned the R-1, One-Family Residence District zoning designation upon incorporation into Ankeny city limits, as R-1 is the City's most restrictive zoning classification.

Properties to the north, east and south are located outside of Ankeny city limits and within Polk County limits. Property to the west across SE Four Mile Drive is zoned Crosswinds Business Park PUD, Planned Unit Development.

The proposed rezoning generally aligns with The Ankeny Plan 2040 Future Land Use Map, which defines a majority of the 32-acre parcel as being Light Industrial with an area of open space. According to Figure 12.5 in the City's Comprehensive Plan, the proposed M-1 zoning category is compatible with the Light Industrial land use.

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

On June 2, 2026, the Plan and Zoning Commission recommended City Council approval of the request to rezone property owned by Legacy Housby, LLC from R-1, One-Family Residence District to M-1, Light Industrial District.

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

Legal publication notification. The Plan and Zoning Commission held a public hearing on May 19th.

ACTION REQUESTED

Consider motion to close Public Hearing 2026-31.

Consider motion to accept first consideration of ORDINANCE 2262.

ATTACHMENTS

1. PH Coversheet
2. ORDINANCE
3. P&Z Minutes
4. Staff Report
5. Applicant Letter
6. Rezoning Exhibit
7. Aerial
8. Future Land Use Map
9. Zoning Map



PUBLIC HEARING 2026-31

July 6, 2026 at 5:30 P.M.

PROPOSED REZONING OF CERTAIN PROPERTY OWNED BY LEGACY HOUSBY, LLC, FROM R-1, ONE-FAMILY RESIDENCE DISTRICT TO M-1, LIGHT INDUSTRIAL DISTRICT

Mayor:

This is the time and place for a public hearing on the matter of the proposed Ordinance 2262 amending the zoning regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, by rezoning certain property owned Legacy Housby, LLC, from R-1, One-Family Residence District to M-1, Light Industrial District.

Layman's Description – approximately 32.84 acres (+/-) located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection.

Notice of this hearing was published in the Des Moines Register on the 26th day of June, 2026 and notices were mailed to affected property owners as required by law.

Mayor:

"Has any written correspondence been received for this hearing"?

City Clerk:

None in the clerk's office.

Mayor:

"At this time, I would like to request Eric Jensen, Director of Development Services, provide a report to the Council on this proposed rezoning."

After Report:

"Because this is a Public Hearing those wishing to be heard for or against the proposed rezoning, please either approach the podium, or if you are attending electronically, raise your electronic hand, or press star 9 (*9). When you are called upon, give your name and address for the record."

After any comments from the audience, the Mayor states: "We need to take the following action":

- ☐ Consider **MOTION** to close public hearing 2026-31.
- ☐ Consider **MOTION** to accept first consideration of ORDINANCE 2262.

ORDINANCE

ORDINANCE AMENDING THE ZONING REGULATIONS, CHAPTER 192, OF THE MUNICIPAL CODE OF THE CITY OF ANKENY, IOWA, BY REZONING CERTAIN PROPERTY OWNED BY LEGACY HOUSBY, LLC, FROM R-1, ONE-FAMILY RESIDENCE DISTRICT TO M-1, LIGHT INDUSTRIAL DISTRICT

WHEREAS, on the 19th day of May, 2026, The Plan and Zoning Commission of the City of Ankeny, Iowa, held a public hearing; and on the 2nd day of June, 2026, recommended City Council approval of an amendment to the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, to rezone the following described property owned by Legacy Housby, LLC from the current R-1, One-Family Residence District to M-1, Light Industrial District.

WHEREAS, on the 3rd day of August 2026, after due notice and hearing provided by law, the Council now deems it reasonable and appropriate to rezone the following described property:

LEGAL DESCRIPTION:

THE SOUTH 208.71 FEET OF THE WEST 450.42 FEET OF THE NORTHWEST ¼ OF THE
SOUTHWEST ¼

AND

EXCEPT THE SOUTH 416 FEET OF THE NORTH 493 FEET OF THE WEST 225 FEET, THAT PORTION
LAYING NORTHWEST OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY OF THE SOUTHWEST
¼ OF THE SOUTHWEST ¼ ALL IN SECTION 8, TOWNSHIP 79 NORTH, RANGE 23 WEST OF THE
5TH/P.M., POLK COUNTY, IOWA EXCEPT THAT PART CONVEYED TO POLK COUNTY BY
WARRANTY DEED FILED JUNE 19, 1996 AND RECORDED IN BOOK 7426, PAGE 486, POLK
COUNTY, IOWA

LAYMAN'S DESCRIPTION:

Approximately 32.84-acres (+/-) located north of SE 90th Street and east of SE Four Mile
Drive, within the northeast quadrant of the intersection.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

Section 1. That Chapter 192 of the Municipal Code of the City of Ankeny, Iowa, are hereby amended to rezone the above-described property owned by Legacy Housby, LLC, from the current R-1, One-Family Residence District to M-1, Light Industrial District.

Section 2. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 3. This ordinance shall be in effect upon its final passage and publication as provided by law.

PASSED at Ankeny Iowa, this **3rd**, day of **August**, 2026

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

**PUBLISHED IN THE
DES MOINES REGISTER
ON THE ____DAY OF _____, 2026**

1st Con 7/6/26 (P. Hrg.)

2nd Con 7/20/26

3rd Con 8/3/26

Meeting Minutes
Plan & Zoning Commission Meeting

Tuesday, May 5, 2026

Ankeny City Council Chambers, Second Floor
1250 SW District Drive, Ankeny, Iowa

Director's Report

E.Jensen presented the tentative agenda items for the Tuesday, May 19th, 2026 Plan and Zoning Commission meeting. Set Public Hearing for Tuesday, May 19, 2026 at 6:30pm to consider: Property owned by Legacy Housby, LLC to be rezoned from R-1, One-Family Residence District to M-1, Light Industrial District.

Meeting Minutes
Plan & Zoning Commission Meeting

Tuesday, May 19, 2026

Ankeny City Council Chambers, Second Floor
1250 SW District Drive, Ankeny, Iowa

PUBLIC HEARINGS

Legacy Housby, LLC request to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

L.Hutzell presented the staff report. She explained that the applicant and property owner, Legacy Housby LLC, has proposed a rezoning of approximately 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District. The area subject to the proposed rezoning consists of one parcel approximately 32.84 acres in size. The parcel is located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection. Hutzell said that the subject property was annexed into the City of Ankeny on February 15, 2024, following approval by the City Development Board. She further explained that newly annexed property is automatically assigned the R-1, One-Family Residence District zoning designation upon incorporation into Ankeny city limits, as R-1 is the City's most restrictive zoning classification. Hutzell said that the proposed rezoning generally aligns with The Ankeny Plan 2040 Future Land Use Map, which defines a majority of the 32-acre parcel as being Light Industrial with an area of open space. She highlighted that the applicant was able to obtain 62% consenting signatures from adjacent property owners, meeting the requirement for a rezoning. She explained that City of Ankeny staff will listen to any comments or questions that are discussed during the public hearing and will present a complete staff report at the next Plan & Zoning Commission meeting on June 2, 2026.

Brent Culp, Snyder and Associates, 2727 SW Snyder Blvd, spoke on behalf of Legacy Housby, LLC. He explained that, due to the recent development of a data center near the area proposed to be rezoned, utilities have been run close and will be fairly easy to hook up to. He also mentioned that this proposed rezoning does match what has been laid out in the City of Ankeny's Comprehensive Plan.

Richard Groves, 5569 NE 29th Street, explained that his property is surrounded on three sides by the proposed rezoning. He questioned whether his R-1 property, surrounded by property zoned M-1, would lose value.

R.Weisheit explained that comments from tonight's hearing would be collected, and that City of Ankeny staff will prepare responses to questions and comments. This information will be provided to the public at the June 2nd, 2026 meeting of the Plan and Zoning Commission.

R.Groves explained that he feels he'll be in a bad spot when he goes to sell his property. He explained he has lived on the property for 40 years and is considering selling in the near future. He asked what his address would be.

L.Hutzell confirmed his property would have an Ankeny address, once readdressing has been completed.

E. Jensen explained that the City of Ankeny staff works with the post office on readdressing, but that the post office makes the decisions where address changes are concerned.

R.Groves asked what public works he would be in going forward.

E.Jensen replied that he would have Ankeny services.

R.Weisheit reiterated that questions and comments would be collected tonight, and that the City of Ankeny staff would prepare responses to share with the public at the June 2nd, 2026 meeting of the Plan and Zoning Commission.

T.Flack motioned to close the public hearing, and receive and file documents. Seconded by T.Ripper. All voted aye. Motion carried 6-0.

Meeting Minutes
Plan & Zoning Commission Meeting
Tuesday, June 2, 2026
Ankeny City Council Chambers, Second Floor
1250 SW District Drive, Ankeny, Iowa

BUSINESS ITEMS:

Legacy Housby, LLC request to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

Laura Hutzell, City of Ankeny Staff, presented the staff report, beginning with the staff's recommendation that the Commission recommend City Council approval of the rezoning request by Tim Hogan of Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC, to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

Hutzell described the location of the land in question. The area subject to the proposed rezoning consists of one parcel approximately 32.84 acres in size. The parcel is located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection. She explained that the staff recommendation for the rezoning aligns with the City of Ankeny's Comprehensive Plan. The applicant was able to obtain 62% of consenting signatures from adjacent property owners, meeting the requirement for a rezoning. For these reasons, she stated, staff recommends that the Commission recommends City Council approval for this rezoning.

Hutzell presented the City of Ankeny's responses to issues raised by the public at the May 19th, 2026 Public Hearing. She first addressed the concern about property values. As property values can be affected by many different factors, staff cannot definitively say whether the rezoning would increase or decrease the value of a specific property. However, she noted that the surrounding area already contains some business park and industrial-style development west of SE Four Mile Drive, and the subject property is located along an arterial roadway corridor that will continue to accommodate employment and industrial uses. She further explained that this rezoning does not approve a specific building or development plan. Any future development would still need to go through the city's site plan review process and comply with all applicable City development standards.

Next, Hutzell outlined the readdressing process that would be coordinated for the area. She also explained that the area in question is already receiving City of Ankeny services, as it is within City Limits.

Lastly, Hutzell stated the staff's conclusion, based on the factors outlined above, that the proposed rezoning of 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District is appropriate. She

reiterated the City of Ankeny staff's recommendation that the Plan & Zoning Commission recommends City Council approval of the request by Tim Hogan with Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC to rezone 32.84 acres from R-1, One Family Residence District to M-1, Light Industrial District.

T.Rapp called for questions, comments, or discussion. There being none, he entertained a motion.

Motion by T.Ripper to recommend City Council approval of the request by the applicant, Tim Hogan (Hogan Law Firm), on behalf of the property owner, Legacy Housby, LLC to rezone 32.84 acres from R-1 One Family Residential District to M-1, Light Industrial District. Second by L.West. All voted aye. Motion carried 5 - 0.

Agenda Item: 2026 Legacy Housby Rezoning- Action

Report Date: May 27, 2026

Prepared By: Laura Hutzell
Associate Planner

ETC

Staff Recommendation

That the Plan & Zoning Commission recommend City Council approval of the request by Tim Hogan of Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC, to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

Project Report

The area subject to the proposed rezoning consists of one parcel approximately 32.84 acres in size. The parcel is located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection.

The subject property was annexed into the City of Ankeny on February 15, 2024, following approval by the City Development Board. Newly annexed property is automatically assigned the R-1, One-Family Residence District zoning designation upon incorporation into Ankeny city limits, as R-1 is the City's most restrictive zoning classification.

Properties to the north, east and south are located outside of Ankeny city limits and within Polk County limits. Property to the west across SE Four Mile Drive is zoned Crosswinds Business Park PUD, Planned Unit Development.

The proposed rezoning generally aligns with The Ankeny Plan 2040 Future Land Use Map, which defines a majority of the 32-acre parcel as being Light Industrial with an area of open space. According to Figure 12.5 in the City's Comprehensive Plan, the proposed M-1 zoning category is compatible with the Light Industrial land use.

The applicant was able to obtain 62% consenting signatures from adjacent property owners, meeting the requirement for a rezoning.

Notifications of the public hearing were sent to the surrounding property owners within 250' of the subject rezoning on May 7, 2026; and a legal notice of the proposed rezoning and amendments was published on May 8, 2026. The Zoning Ordinance also requires that the applicant of a proposed rezoning post public notification signage. The applicant posted the signage on May 6, 2026, which exceeds the required seven days of notification for the proposed rezoning before the public hearing.

Public Hearing

The Plan and Zoning Commission held a public hearing for the proposed rezoning on May 19, 2026. During the public hearing there was a presentation from City Staff, followed by comments from one member of the public who had questions related to his property located immediately west of the subject site.

Property Values:

One member of the public who lives west of the subject property asked how the proposed rezoning could affect his property value if he chooses to sell in the future. Staff understands these concerns, especially as long-standing rural homesteads begin seeing more urban development occur in the surrounding area as the city continues to grow outward.

Property values can be affected by many different factors, so staff cannot definitively say whether the rezoning would increase or decrease the value of a specific property. However, staff notes that the surrounding area already contains some business park and industrial-style development west of SE Four Mile Drive, and the subject property is located along an arterial roadway corridor that will continue to accommodate employment and industrial uses.

Staff also notes that this rezoning does not approve a specific building or development plan. Any future development would still need to go through the city's site plan review process and comply with all applicable City development standards.

Readdressing:

The same member of the public also asked about Ankeny city services and a new address following the annexation of his property into the City of Ankeny in 2024. Oftentimes, the City's addressing process is typically coordinated when development occurs or when a change is necessary to support emergency services, utilities, mail delivery, or future infrastructure planning. Staff will continue coordinating with the property owner and applicable departments regarding any future addressing updates or service-related questions as development progresses in the area. That being said, the property in question is located within Ankeny city limits and will continue to receive City of Ankeny services, including police, fire, and 911 emergency response.

Summary:

Based on the factors outlined above, City staff has determined that the proposed rezoning of 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District is appropriate.

Therefore, Staff recommends that the Plan and Zoning Commission recommend City Council approval of the request by Tim Hogan with Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

April 3, 2026

Honorable Mayor and City Council
Plan and Zoning Commission
City of Ankeny
1250 SW District Drive
Ankeny, Iowa 50023

RE: PETITION FOR REZONING
M-1: LIGHT INDUSTRIAL DISTRICT
LEGACY HOUSBY, LLC PROPERTY
PART OF THE SW ¼ OF SEC. 8, T79N, R23W
S&A Project No. 126.0134.01

Dear Honorable Mayor, City Council and Plan and Zoning Commission:

On behalf of Legacy Housby, LLC, as Owner, and Tim Hogan, Hogan Law Office, as Applicant, we respectfully submit the rezoning petition request for the property located at the northeasterly corner of SE Four Mile Drive and SE 90th Street.

With this rezoning petition, we are requesting the rezoning of approximately 32.849 acres from the current zoning designation of R-1: One-Family Residence District to the proposed zoning designation of M-1: Light Industrial District. The intent of this modification is to allow for potential retail/commercial uses along the roadway frontages and warehouse/distribution uses toward the rear portion of the property.

Attached are copies of the Rezoning Application form, Petitions for Rezoning with signatures of more than 60-percent of the surrounding property owners within 250-feet, less right-of-way, Rezoning Map, and Rezoning Petition Fee of \$465.00. Please contact our office should you have any questions or require additional information. Thank you.

Sincerely,

SNYDER & ASSOCIATES, INC.



Brent K. Culp

Enclosure

cc: Timothy Hogan, Hogan Law Office (w/enclosure emailed)
File (electronic)



REZONING DESCRIPTION

THE SOUTH 208.71 FEET OF THE WEST 450.42 FEET OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND EXCEPT THE SOUTH 416 FEET OF THE NORTH 493 FEET OF THE WEST 225 FEET, THAT PORTION LYING NORTHWEST OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, ALL IN SECTION 8, TOWNSHIP 79 NORTH, RANGE 23 WEST OF THE 5TH P.M., POLK COUNTY, IOWA, EXCEPT THAT PART CONVEYED TO POLK COUNTY BY WARRANTY DEED FILED JUNE 19, 1996 AND RECORDED IN BOOK 7426 PAGE 486, POLK COUNTY, IOWA

OWNER

LEGACY HOUSBY LLC
4200 RIVER OAKS DRIVE
DES MOINES, IA 50312
CONTACT: PATRICIA HOUSBY
PHONE:(515) 229-2400

APPLICANT

HOGAN LAW OFFICE
1717 INGERSOL AVENUE, SUITE 200
DES MOINES, IA 50309
CONTACT: TIMOTHY HOGAN
PHONE:(515) 279-9059

ZONING

EXISTING: R-1 ONE-FAMILY RESIDENCE DISTRICT
PROPOSED: M-1 LIGHT INDUSTRIAL DISTRICT

ADJACENT OWNERS

- CHARLES & MARILYN HARDEN
5671 NE 29TH ST DES MOINES, IA 50317
- POLK COUNTY
IOWA NATURAL HERITAGE FOUNDATION
505 5TH AVE STE 444
DES MOINES, IA 50309-2321
- ANIMAL RESCUE LEAGUE OF IOWA INC
5452 NE 22ND ST
DES MOINES, IA 50313-2528
- POLK COUNTY CONSERVATION BOARD
12130 NW 128TH ST
GRANGER, IA 50109-1200
- JERI RENES
ROSE M BROWN
VICKI BROWN
2969 NE 54TH AVE DES MOINES, IA 50317
- ZOE MARKWICK & ELDA BRUZA
EDGED DES MOINES LLC
30 OLD KINGS HWY S PMB 1005
DARIEN, CT 06820-4526
- SILVER LAND COMPANY LC
6152 NE 46TH ST
ALTOONA, IA 50009-9568
- PEGGY & RICHARD GROVES
5569 NE 29TH ST DES MOINES, IA 50317
- LEGACY CUTLER LLC
LEGACY HOUSBY LLC
3200 JORDAN GRV
WEST DES MOINES, IA 50265-6455
- BRENDA R SAFRANSKI
4732 95TH ST
URBANDALE, IA 50322-6212

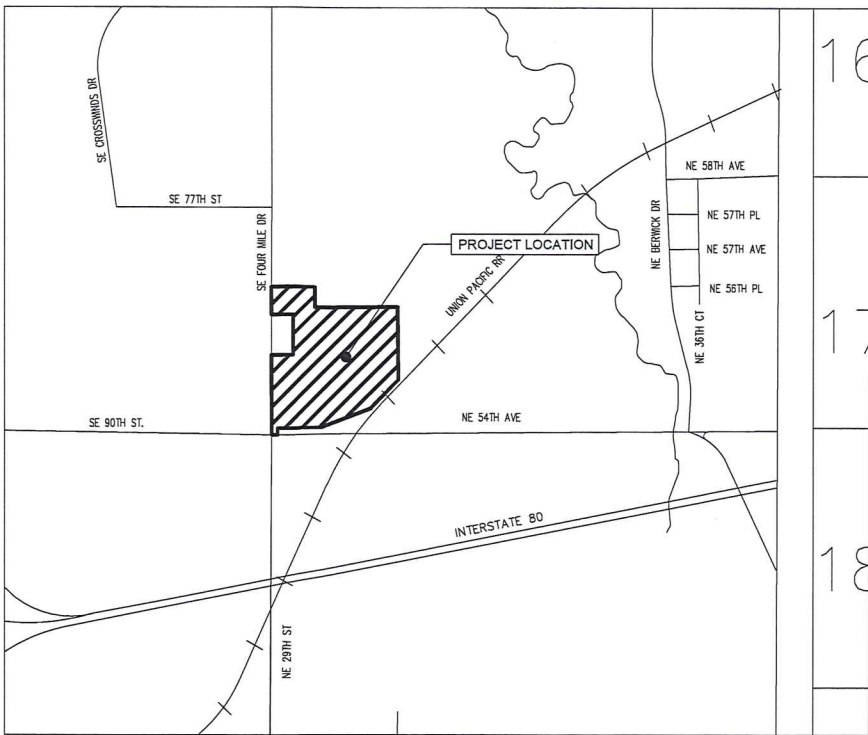
ADJACENT OWNERSHIP AREAS

OWNER	ACRES	PERCENTAGE OF OWNERSHIP	APPROVAL
1	8.19		28.51%
2	4.74	NEUTRAL	
3	1.82	6.33%	
4	0.25	NEUTRAL	
5	3.65	12.70%	
6	1.28	4.46%	
7	7.38		25.70%
8	1.57	5.46%	
9	2.44		8.49%
10	2.40	8.35%	
TOTAL	28.73	37.30%	62.70% = 100%

RECEIVED

APR 01 2026

CITY OF ANKENY



VICINITY MAP



ROLL CALL Plan & Zoning Commission Ankeny, IA

Date June 2, 2026

Ayes 5 Nays 0 Abstain 0 Absent 2

APPROVED

T. Rapp Chairperson
Alfon Midallister Secretary

LEGACY HOUSBY, LLC

REZONING MAP

ANKENY, IA

SNYDER & ASSOCIATES, INC.

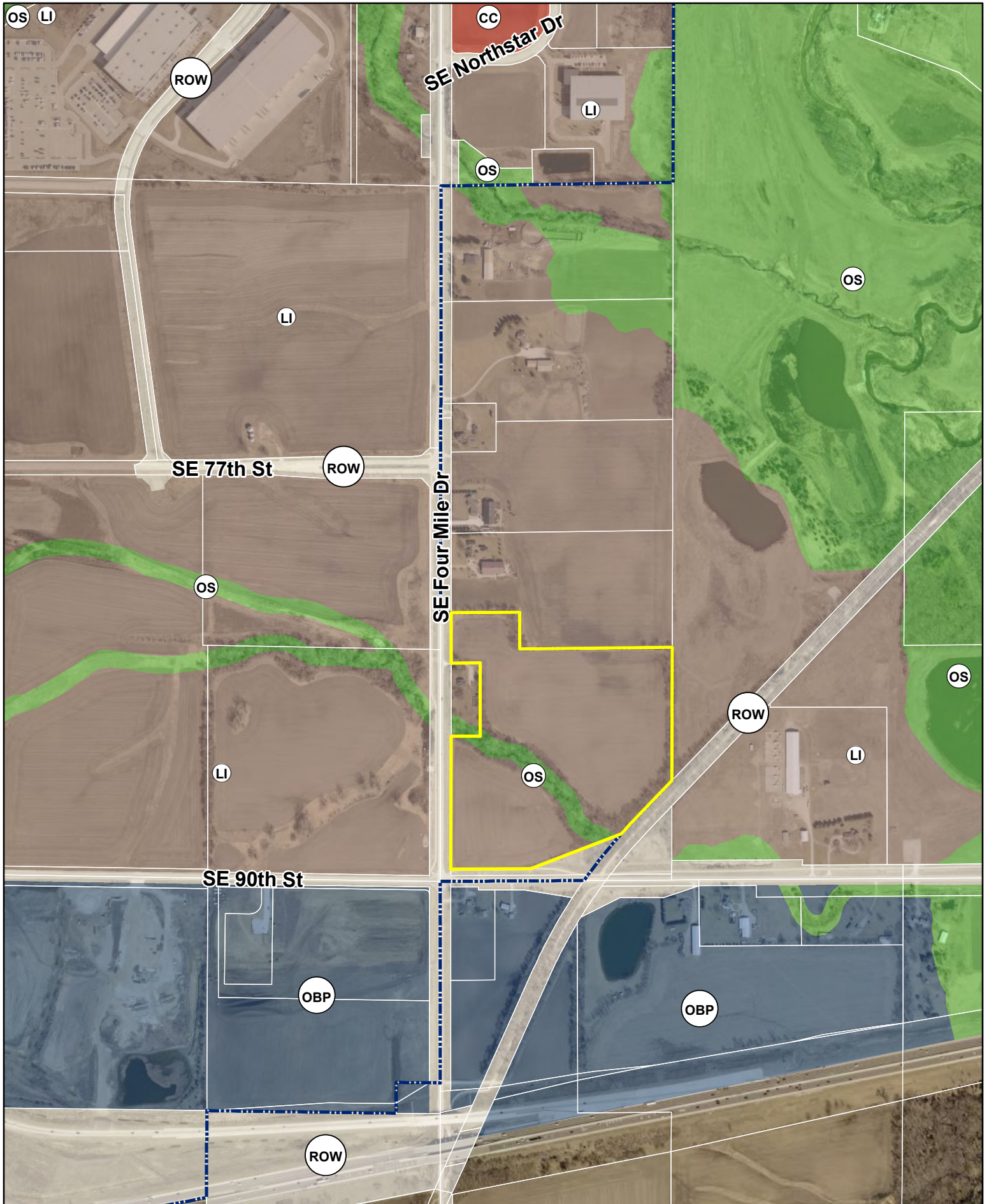


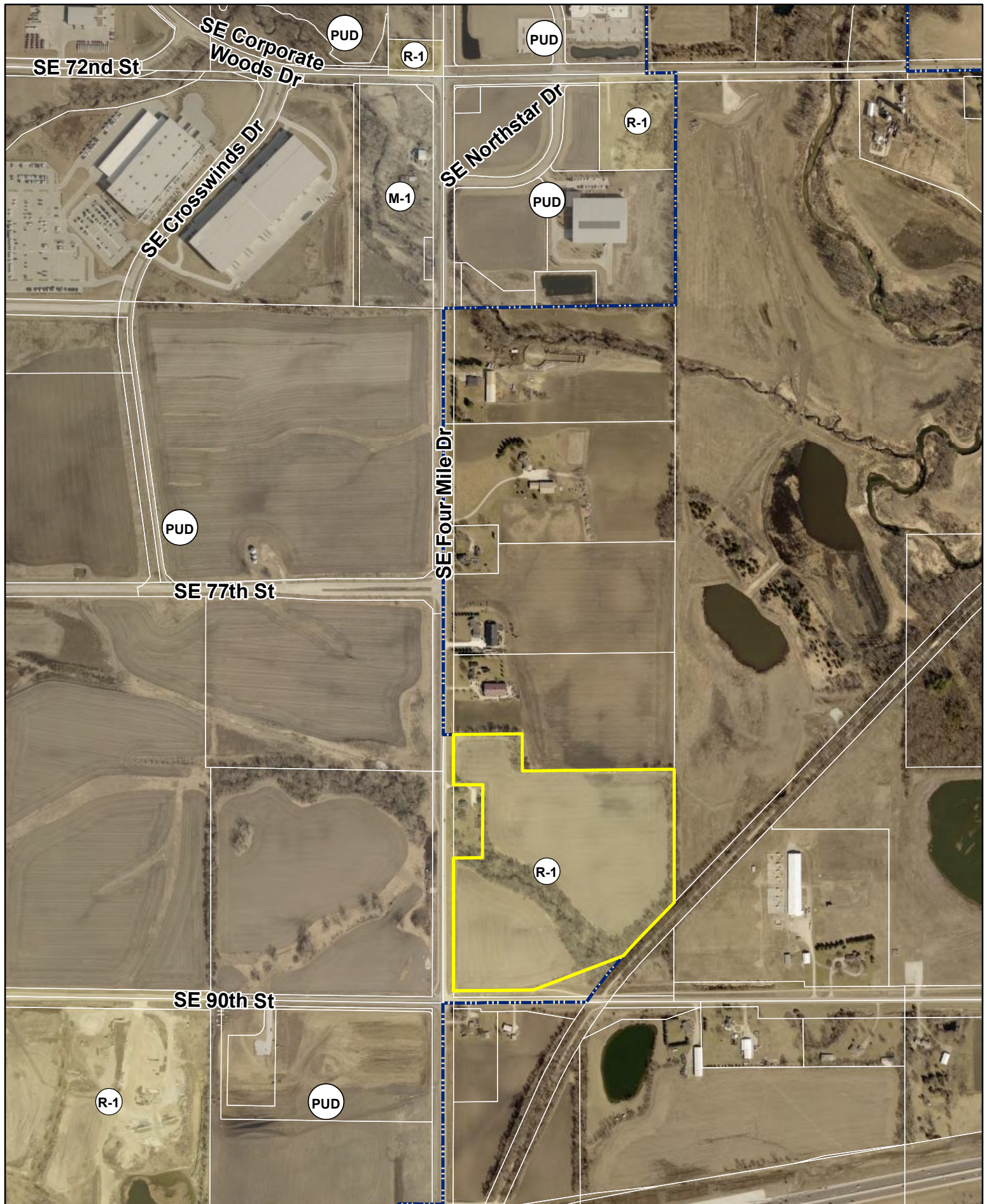
Project No: 126.0134.01

Sheet C100

Page 19 of 351









ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

PH 2026-32 A request to vacate part of a Sanitary Sewer Easement filed in book 10243 and page 741 and located on part of the NE 1/4 of SEC 14-80-24.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Public Hearing
Ordinance – 1st Reading
LEGAL

EXECUTIVE SUMMARY

Ankeny Community School District has requested the vacation of a Sanitary Sewer Easement filed in book 10243 and page 741 and located on part of the NE 1/4 of SEC 14-80-24. The vacated easement has been replaced with other easement(s) to facilitate future development.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the request to vacate the Sanitary Sewer Easement.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

Legal publication and notification.

ACTION REQUESTED

Consider motion to close Public Hearing 2026-32.

Consider motion to accept first consideration of ORDINANCE 2263.

ATTACHMENTS

1. PH Coversheet
2. Ordinance
3. Easement Vacation Exhibit
4. Aerial Map
5. Applicant Letter



PUBLIC HEARING 2026-32

July 6, 2026 at 5:30 P.M.

PROPOSED VACATION OF A PUBLIC SANITARY SEWER EASEMENT FILED IN BOOK 10243 AND PAGE 741 AND LOCATED ON PART OF THE NE ¼ OF SEC 14- 80-24

Mayor:

This is the time and place for a public hearing on the matter of the proposed Ordinance 2263, vacating part of a Public Sanitary Sewer Easement, filed in Book 10243 and Page 741 and located on part of the NE ¼ of Sec 14-80-24.

Notice of this hearing was published in the Des Moines Register on the 26th day of June, 2026.

Mayor:

"Has any written correspondence been received regarding this proposed vacation?"

City Clerk:

None in the clerk's office.

Mayor:

"At this time, I would like to request Eric Jensen, Director of Development Services, provide a report to the Council on this proposed vacation."

After Report:

"Because this is a Public Hearing those wishing to be heard for or against the proposed vacation, please either approach the podium, or if you are attending electronically, raise your electronic hand, or press star 9 (*9). When you are called upon, give your name and address for the record."

After any comments from the audience, the Mayor states: "We need to take the following action":

- ☐ Consider **MOTION** to close Public Hearing 2026-32.
- ☐ Consider **MOTION** to accept first consideration of ORDINANCE 2263.

WHEN RECORDED RETURN TO:

City of Ankeny, City Clerk
410 W 1st Street
Ankeny, IA 50023

Preparer Information: Deb Gervais, City of Ankeny, Iowa, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023 Phone: (515) 963-3558

ORDINANCE

**ORDINANCE VACATING PART OF A PUBLIC SANITARY SEWER EASEMENT FILED IN BOOK 10243 AND
PAGE 741 AND LOCATED ON PART OF THE NE ¼ OF SEC 14-80-24**

WHEREAS, pursuant to notice published in the manner required by law, on the ____ day of _____, 2026, the City Council of the City of Ankeny, Iowa, held a public hearing to consider a request to vacate part of a public sanitary sewer easement filed in book 10243 and page 741 and located on part of the NE ¼ of SEC 14-80-24, as shown on the attached Exhibit 'A'; and

WHEREAS, the City Council finds that all public purpose served by said easement is no longer necessary; and

WHEREAS, the City Council has determined that it is in the best interest of the citizens of Ankeny that said easement be vacated.

BE IT ENACTED by the City Council of the City of Ankeny, Iowa:

SECTION I. The City of Ankeny does hereby vacate and release said easement, as shown on the attached Exhibit 'A'.

SECTION II. All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.

SECTION III. This Ordinance shall be in effect upon its final passage and publication as required by law.

PASSED AND APPROVED this 3rd day of August 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

**PUBLISHED IN
THE DES MOINES REGISTER
ON THE _____ DAY OF _____, 2026**

1st Con _____ (Public Hearing)
2nd Con _____
3rd Con _____

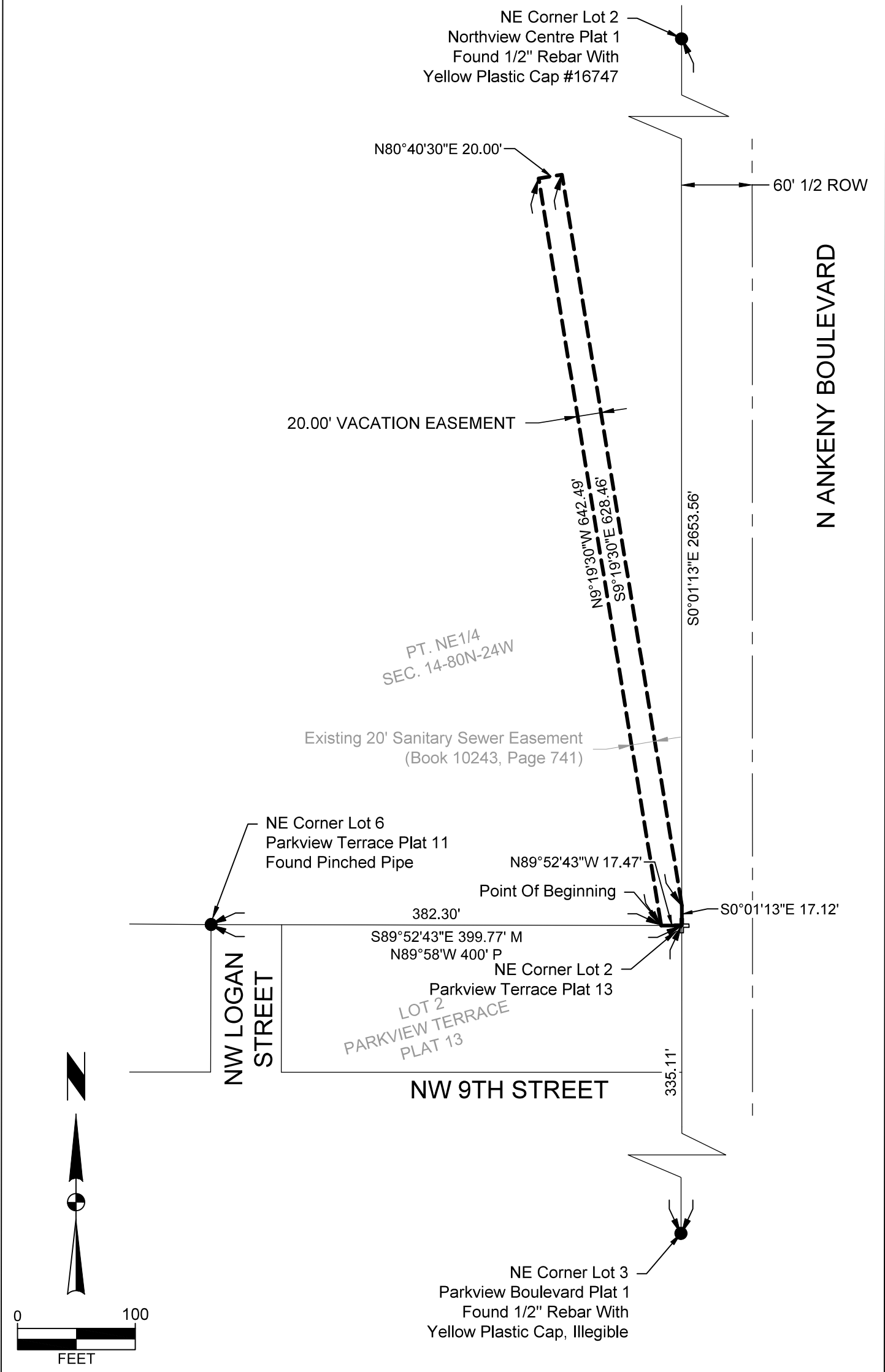
SURVEYOR'S NAME / RETURN TO:
ERIN D. GRIFFIN
SNYDER & ASSOCIATES, INC.
2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020
EGRIFFIN@SNYDER-ASSOCIATES.COM

SERVICE PROVIDED BY:
SNYDER & ASSOCIATES, INC.

SURVEY LOCATED:
PT. NE1/4
SEC. 14-80N-24W

REQUESTED BY:
ANKENY COMMUNITY SCHOOL DISTRICT

VACATION EASEMENT PLAT



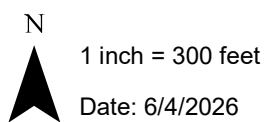
PT. NE 1/4, SECTION 14-80-24

VACATION EASEMENT PLAT



2727 S.W. SNYDER BLVD
ANKENY, IOWA 50023
515-964-2020

SHEET 2 OF 2
PN: 124.0141.01
T-R-S:80N-24W-14
DATE: 12/17/2025
PM/TECH: EDG/AJD



Ankeny Community School District Sanitary Sewer Vacation



June 6, 2026

Members of the Plan & Zoning Commission
c/o Laura Hutzell, Planner
City of Ankeny Public Services Building
220 W. First Street
Ankeny, IA 50023

RE: ANKENY INNOVATE HUB
VACATION REQUEST

Dear City of Ankeny staff:

On behalf of the Ankeny Community School District, we are formally requesting the vacation/release of the 20' Public Sanitary Sewer Easement that currently provides easement over the existing Sanitary Sewer Service to the existing Northview Middle School Building.

As part of the recent City approved Innovative Hub project that is currently under construction, the sanitary sewer servicing that the existing easement covers is being re-routed and relocated closer to Ankeny Boulevard so that it does not run diagonal across the property where the new building development is occurring. New Public Sanitary Sewer routing is being provided underneath Ankeny Boulevard to support both the new proposed Innovative Hub building and to reconnect sewer servicing to the existing Northview Middle School building. With the sewer being re-routed/relocated, the existing Sanitary Sewer easement will be unnecessary for the property after redevelopment. Proposed Easements for the new sanitary sewer routing have already been coordinated with the City of Ankeny.

To support this request the following documents have been provided to the City:

- Easement Vacation Application, Signed (Previous Provided)
- Easement Vacation Review Fee, Paid (Previously Provided)
- Easement Vacation Plat
- Easement Vacation Legal Description
- Easement Vacation Letter Request

Please review the attached materials and feel free to contact me with any questions or requests for additional information.

SNYDER & ASSOCIATES, INC.



Justin Strom, PE
Project Manager

cc: Mike Maddalozzo, Ankeny Community School District



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Approval of official council actions of the regular meeting of June 15, 2026, as published, subject to correction, as recommended by the City Clerk.

ORIGINATING DEPARTMENT
City Clerk

COUNCIL GOAL

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Minutes

MINUTES OF THE ANKENY CITY COUNCIL

Monday, June 15, 2026, 5:30 p.m.

Ankeny Kirkendall Library - City Council Chambers

Mayor Bobbi Bentz

Mayor Pro Tem Todd Shafer

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

Mayor Bobbi Bentz called the meeting to order at 5:30 p.m. Council Members Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry, and Todd Shafer were in attendance. City Manager Mike Schrock and City Attorney Pat Burk were also present. Mayor Bentz led the Pledge of Allegiance.

APPROVAL OF AGENDA

1. Council Member Graber moved, Hollinrake seconded, to approve and accept the June 15, 2026 agenda without amendment. Ayes: 5.

PUBLIC HEARINGS

1. PH 2026-30. Mayor Bentz announced this is the time and place for a public hearing on the matter of the adoption of plans, specifications, form of contract and estimate of cost for construction of certain public improvements described in general as construction of the Deer Creek Sanitary Trunk Sewer Extension – Phase 1 project. Notice of this hearing was published in the Des Moines Register on the 29th day of May, 2026.

Don Clark, Municipal Utilities Director, reported that the project includes extending the Deer Creek 30" diameter Trunk Sewer from an existing manhole 120 feet south of NE 102nd Avenue and will continue north following Deer Creek for approximately 2,600 feet north of NE 102nd Avenue.

Mayor Bentz then asked for any public comment regarding the proposed project. Hearing none, Council Member Graber moved, Hollinrake seconded, to close public hearing 2026-30. Ayes: 5. Council Member Graber moved, Hollinrake seconded, to adopt 1) **RESOLUTION 2026-214** adopting plans, specifications, form of contract and estimate of cost \$1,549,885.00; 2) receive and file report of bids received June 9, 2026; 3) adopt **RESOLUTION 2026-215** rejecting bids for the Deer Creek Sanitary Trunk Sewer Extension Phase 1. Ayes: Graber, Hollinrake, Davis, Perry, Shafer.

APPROVAL OF CONSENT AGENDA

Minutes

1. Official council actions of the regular meeting of June 1, 2026, as published, subject to correction as recommended by the City Clerk.
2. Receive and file the minutes of the Ankeny Cultural Arts Board meeting of November 3, 2025.

3. Receive and file minutes of the Plan and Zoning Commission meeting of May 19, 2026.
4. Receive and file minutes of the Zoning Board of Adjustment meeting of May 19, 2026.

Licenses and Permits

5. Issuance of cigarette, tobacco, vapor, and alternative nicotine product permits.
6. Issuance of fireworks permits within the City of Ankeny, IA to J & M Displays.
7. Issuance of fireworks permits within the City of Ankeny, IA to Flashing Thunder.
8. Issuance of a parade permit in the City of Ankeny for the 2026 SummerFest Grand Parade.
9. Issuance of liquor licenses and beer/wine permits in the City of Ankeny.

Finance/Budget

10. Receive and file Financial Reports for May 2026.
11. Receive and file the Building Permit Report for May 2026.
12. Receive and file the Utility Billing Report for May 2026.
13. Change Order #2 increasing the contract amount by \$1,299.70 to All Star Concrete, LLC for construction services on the NW 17th Street Storm Sewer & Pavement Improvements project.
14. Change Order #3 decreasing the contract amount by \$56,579.29 to CB&I Storage Tank Solutions LLC, for construction services on the NW Irvinedale Drive - Elevated Water Storage Tank Project.
15. Change Order #1 increasing the contract amount by \$42,644.54 to Con-Struct, Inc., for construction services on the West First Street Widening & Improvements - Phase 2 project.
16. Change Order #3 increasing the contract amount by \$3,088.00 to Con-Struct, Inc., for construction services on the 2025 PCC Reconstruction Program - NW 9th Street project.
17. Payment #2 in the amount of \$197,173.79 to Absolute Group, for construction services on the Otter Creek Trunk Sewer Extension - Phase 4 project.
18. Payment #14 in the amount of \$13,897.71 to AECOM Technical Services, Inc., for engineering services on the I-35 & NE 36th Street Interchange Improvements project.
19. Payment #2 in the amount of \$104,417.73 to All Star Concrete, LLC, for construction services on the NW 17th Street Storm Sewer & Pavement Improvements project.
20. Payment #13 in the amount of \$204,729.95 to CB&I Storage Tank Solutions LLC, for construction services on the NW Irvinedale Elevated Storage Tank project.
21. Payment #2 in the amount of \$18,607.00 to Civil Design Advantage, LLC, for engineering services on the Westlawn Place Area Utility Improvements -Phase 2A: Design Engineering project.
22. Payment #2 in the amount of \$31,732.00 to Civil Design Advantage, LLC, for engineering services on the Westlawn Place Area Utility Improvements -Phase 2B: Design Engineering project.
23. Payment #14 in the amount of \$22,805.15 to Civil Design Advantage for engineering services on the SE Creekview Drive Extension (RISE) project.
24. Payment #18 in the amount of \$3,763.25 to Civil Design Advantage, for engineering services on the Otter Creek Trunk Sewer Extension - Phase 4 project.
25. Payment #4 in the amount of \$4,435.38 to Civil Design Advantage, LLC, for construction engineering services on the Westlawn Place Area Utility Improvements - Phase 1: Construction Engineering project.

26. Payment #1 in the amount of \$64,233.88 to Concrete Connection, LLC, for construction services on the 2026 Sidewalk Gaps and Replacement Improvements Program project.
27. Payment #3 in the amount of \$334,817.37 to Con-Struct, Inc., for construction services on the West First Street Widening and Improvements - Phase 2 project.
28. Payment #3 in the amount of \$278,063.88 to Con-Struct, Inc., for construction services on the 2025 PCC Reconstruction Program - NW 9th Street project.
29. Payment #2 in the amount of \$51,448.47 to Foth Infrastructure and Environment, LLC for construction engineering services on the West First Street Widening and Improvements — Phase 2 Construction Engineering project.
30. Payment #2 in the amount of \$108,192.83 to Howser Concrete Unlimited, LLC, for construction services on the 2026 Pedestrian Ramp Improvements Program-Watercrest project.
31. Payment #41 in the amount of \$13,311.98 to HDR Engineering, Inc., for engineering services on the NW Irvinedale Elevated Storage Tank project.
32. Payment #5 in the amount of \$9,747.49 to HR Green, Inc., for engineering services on the SE Oralabor Road & SE Four Mile Drive Intersection Improvements project.
33. Payment #2 in the amount of \$147,438.62 to JAS Construction LLC., for construction services on the 2026 PCC Reconstruction Program - NE Chambers Parkway project.
34. Payment #2 in the amount of \$264,717.37 to Manatt's, Inc., for construction services on the 2026 PCC Reconstruction Program - NE Trilein Drive project.
35. Payment #7 in the amount of \$382,056.37 to Manatt's Inc., for construction services on the SE Creekview Drive Extension (RISE) project.
36. Payment #3 in the amount of \$168,266.19 to MPS Engineers, PC dba Kingston Services, PC, for construction services on the 2026 PCC Street Patching project.
37. Payment #1 in the amount of \$112,964.57 to Parking Lot Specialties, LLC, for construction services on the 2026 PCC Pavement Preservation Program - Crack and Joint Filling project.
38. Payment #3 in the amount of \$576,252.84 to S.M. Hentges and Sons, Inc., for construction services on the Westlawn Place Area Utility Improvements - Phase 1 project.
39. Payment #10 in the amount of \$119,325.99 to Shekar Engineering PLC, for construction services on the SW Des Moines Street Utility Improvements.
40. June 15, 2026 Accounts Payable by fund: General \$457,486; Hotel/Motel Tax \$93,602; Road Use Tax \$261,229; Tax Increment Financing \$3,107,026; Debt Service \$5,500; Friends of Ankeny Library \$4,456; Solid Waste \$115,346; Water \$95,515; Water Sinking \$2,350; Sewer \$48,011; Storm Water \$83,914; Golf Course \$43,656; Enterprise Capital Projects \$1,171,344; Revolving \$57,494; Risk Management \$105,977; Health Insurance \$2,559; Capital Projects \$2,452,776; Payroll Totals \$1,554,316; Transfers/ACH (\$14,128); Agenda Payments Approved Separately (\$3,280,461); Grand Total \$6,367,968.
41. **RESOLUTION 2026-216** authorizing the purchase of a new camera van for the Municipal Utilities Department.
42. **RESOLUTION 2026-217** authorizing the purchase of a ventrac tractor for the Parks & Recreation Department.

Community Development Items

43. **RESOLUTION 2026-218** providing for the notice and hearing of the City Council of the City of Ankeny, Iowa, to rezone certain property owned by Legacy Housby, LLC, from the current R-1, One-Family Residence District to M-1, Light Industrial District located north of SE 90th Street

and east of SE Four Mile Drive, within the northeast quadrant of the intersection.(date of hrg: 7/6/26 @ 5:30pm)

44. **RESOLUTION 2026-219** accepting the final plat, letter of credit for erosion control, performance and maintenance bonds for public improvements, platted easements, warranty deed for streets and water and sewer connection fees, for Spectrum 36 Plat 4.
45. **RESOLUTION 2026-220** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of subgrade, street paving, water main, sanitary sewer and storm sewer in Spectrum 36 Plat 4.
46. **RESOLUTION 2026-221** accepting the final plat, subdivision bond for seeding and erosion control, performance and maintenance bonds for paving and underground improvements, warranty deed for streets, platted easements, cost participation for sidewalk oversizing, cost participation for subdrain and subbase, and sanitary sewer connection fee for Pine Lake Estates Plat 3.
47. **RESOLUTION 2026-222** approving plans and specifications and accepting contracts, performance and maintenance bonds for the construction of paving, subgrade, sanitary sewer, storm sewer, and water main in Pine Lake Estates Plat 3.
48. **RESOLUTION 2026-223** providing for the notice and hearing of the City Council of the City of Ankeny, Iowa, to consider a request to vacate part of a Public Sanitary Sewer Easement filed in book 10243 and page 741 and located on part of the NE 1/4 of SEC 14-80-24 (date of hrg: 7/6/26 at 5:30 p.m.)
49. Grant preliminary approval of First Street Commons Plat 5 Final Plat; and authorize cost-participation request for 16-inch water main along NE 38th Street in the amount estimated to be \$21,900.00.

Engineering Items

50. **RESOLUTION 2026-224** authorizing acquisition of property for the NW 18th Street Reconstruction - NW State Street to NW Ash Drive project.
51. **2025 - 2026 Native Vegetation Maintenance:** a) Final Change Order #1 decreasing the contract amount by \$250.00; b) Certificate of Completion; c) **RESOLUTION 2026-225** accepting the public improvements with Land Management Resources in the amount of \$52,265.00; and d) Final Payment #4 in the amount of \$45,448.00 and Release of Retainage in the amount of \$2,613.25.

Capital Improvement Projects

52. Approve the Professional Services Agreement with RDG Planning & Design for the design engineering services on the Saylor Creek Channel Improvements project in an amount not to exceed \$545,425.00.
53. **RESOLUTION 2026-226** ordering construction on the Prairie Ridge Sports Complex Baseball Infield Reconstruction project and fixing a date for hearing thereon and taking bids therefor. (date of bid opening: (7/14/26 @ 10:30 A.M. / date of hrg: 7/20/26 @ 5:30 P.M.)

Administrative Items

54. **RESOLUTION 2026-227** approving the schedule of fees for meter costs for the City of Ankeny.
55. Set public hearing on the 2026 Tobacco Compliance Check and direct the City Clerk to provide notice of such hearing. (date of hrg: 7/20/26 @ 5:30 p.m.)
56. Approve the renewal of the workers' compensation policy with Iowa Municipalities Workers' Compensation Association (IMWCA) for the policy year July 1, 2026 through June 30, 2027, with a premium amount of \$359,361.
57. Approve the renewal of the crime and cyber policies with Travelers Casualty and Surety Company for the policy year July 16, 2026 through July 15, 2027, with a premium amount of \$61,950.
58. **RESOLUTION 2026-228** approving the proposed amendments to the Central Iowa Water Works (CIWW) 28E/28F Agreement and authorizing the Mayor to execute the Member Agency Ballot.
59. Approve agreement for ArcGIS Enterprise GIS Workflow Migration Services with Cloudpoint Geospatial of Metamora, Illinois, and authorize the Mayor to sign said agreement.
60. Approve agreement for ArcGIS Enterprise Implementation (AWS Cloud) and Cloud Managed Enterprise GIS Services with Cloudpoint Geospatial of Metamora, Illinois, and authorize the Mayor to sign said agreement.
61. **RESOLUTION 2026-229** amending the schedule of charges and fees for certain fire code operational permits as authorized by the City of Ankeny, Iowa Municipal Code.

ORDINANCES

62. Accept third consideration of **ORDINANCE 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, sending it on its final passage and publication as required by law.

APPROVAL OF CONSENT AGENDA

1. Council Member Perry moved, seconded by Davis, to approve the recommendations for Consent Agenda Items CA-1 through CA-62. Ayes: Perry, Davis, Graber, Hollinrake, Shafer.

LEGISLATIVE BUSINESS

Board and Commission Appointment

63. Council Member Hollinrake moved, Davis seconded, to approve mayoral reappointment of Todd Ashby to the Polk County Aviation Authority effective July 1, 2026 through June 30, 2030. Ayes: Hollinrake, Davis, Graber, Perry, Shafer.

Approval of Ordinances

64. **Ord 2260.** An Ordinance vacating a Public Ingress/Egress Easement, located on Outlot U, Spectrum 36 Plat 1 and Outlot Y, Spectrum 36 Plat 2. Council Member Davis moved, Hollinrake seconded, to accept second consideration of ORDINANCE 2260. Ayes: Davis, Hollinrake, Graber, Perry, Shafer.
65. **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. Council Member Davis moved, Graber seconded, to accept second consideration of ORDINANCE 2261. Ayes: Davis, Graber, Hollinrake, Perry, Shafer.

NEW BUSINESS

1. **Proposed final plat and schedule for levying assessments for 2026 Nuisance Abatement**
Council Member Graber moved, Shafer seconded, to adopt **RESOLUTION 2026-230** adopting and levying final schedule of assessments and providing for the payment thereof for the 2026 nuisance assessments. Ayes: Graber, Shafer, Davis, Hollinrake, Perry.
2. **Proposed temporary fabric mural on the public restroom located at the Ankeny Market and Pavilion in Uptown**
Council Member Perry moved, Davis seconded, to adopt **RESOLUTION 2026-231** approving a temporary fabric mural on the west side of the AMP restroom facility for a period not to exceed six months. Ayes: Perry, Davis, Graber, Hollinrake, Shafer.
3. **Proposed 28E agreement to provide Fire and Emergency Medical Services to the City of Alleman**
Council Member Davis moved, Hollinrake seconded, to adopt **RESOLUTION 2026-232** approving a 28E agreement to provide Fire and Emergency Medical Services to the City of Alleman. Ayes: Davis, Hollinrake, Graber, Perry, Shafer.
4. **Proposed 28E agreement to provide Emergency Medical Services to the City of Elkhart**
Council Member Perry moved, Graber seconded, to adopt **RESOLUTION 2026-233** approving a 28E agreement to provide Emergency Medical Services to the City of Elkhart. Ayes: Perry, Graber, Davis, Hollinrake, Shafer.

EXECUTIVE SESSION

5. Moved by Graber, seconded by Shafer, to go into Executive Session at 5:55 p.m., pursuant to the provisions of Iowa Code Section 21.5, subparagraph (i) "to evaluate the professional competency of an individual whose appointment, hiring, performance or discharge is being considered when necessary to prevent needless and irreparable injury to that individual's reputation and that individual requests a closed session." Ayes: Graber, Shafer, Davis, Hollinrake, Perry. Council adjourned the executive session at 6:38 p.m. and returned to regular session.

ADJOURNMENT

Meeting was adjourned at 6:39 p.m.

Michelle Yuska, City Clerk

Bobbi B. Bentz, Mayor

Published in the Des Moines Register on 6/26/26.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Receive and file minutes of the Plan and Zoning Commission meeting of June 2, 2026.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL

ACTION REQUESTED
Receive and File
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. P&Z Minutes 2026-06-02

Meeting Minutes
Plan & Zoning Commission Meeting
Tuesday, June 2, 2026
Ankeny City Council Chambers, Second Floor
1250 SW District Drive, Ankeny, Iowa

CALL TO ORDER

Chair Ted Rapp called the June 2, 2026 meeting of the Plan & Zoning Commission to order at 6:30 p.m.

ROLL CALL

Members present: Randy Weisheit, Lisa West, Joseph Herst, Ted Rapp, and Todd Ripper. Absent: Trina Flack and Phil Tuning.

Staff present: Eric Jensen, Eric Carstens, Deb Gervais, Jake Heil, Laura Hutzell, Ryan Kirschman, Alexa Middleton, and Bryan Morrissey.

AMENDMENTS TO THE AGENDA

Motion by L.West to approve and accept the June 2, 2026 agenda without amendments. Second by T.Ripper. All voted aye. Motion carried 5 - 0.

COMMUNICATIONS

Staff received no communications.

CITIZEN'S REQUEST

There were no requests.

CONSENT AGENDA ITEMS

Item #1. Minutes

Motion to approve and accept the May 19, 2026 minutes of the Plan and Zoning Commission meeting.

Item #2. Pine Lakes Estates Plat 3 Final Plat

Consider MOTION to recommend City Council approval of the Pine Lake Estates Plat 3 Final Plat and recommend City Council authorization of cost participation in the amount of \$13,683.50 for the upsizing of 1,227 linear feet of 8' sidewalk and detectable warnings, and \$194,100 for 7,200 square yards of subbase and 3,470 linear feet of subdrain along local streets and subject to staff approval of the Plans for Public Improvements.

Motion by T.Ripper to approve the recommendations for Consent Agenda Items #1 - #2. Second by R.Weisheit. J.Herst, T.Ripper, R.Weisheit, and L.West voted aye. T.Rapp abstained. Motion carried 4-0-1.

PUBLIC HEARINGS:

There were no public hearings

BUSINESS ITEMS:

Legacy Housby, LLC request to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

Laura Hutzell, City of Ankeny Staff, presented the staff report, beginning with the staff's recommendation that the Commission recommend City Council approval of the rezoning request by Tim Hogan of Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC, to rezone 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District.

Hutzell described the location of the land in question. The area subject to the proposed rezoning consists of one parcel approximately 32.84 acres in size. The parcel is located north of SE 90th Street and east of SE Four Mile Drive, within the northeast quadrant of the intersection. She explained that the staff recommendation for the rezoning aligns with the City of Ankeny's Comprehensive Plan. The applicant was

able to obtain 62% of consenting signatures from adjacent property owners, meeting the requirement for a rezoning. For these reasons, she stated, staff recommends that the Commission recommends City Council approval for this rezoning.

Hutzell presented the City of Ankeny's responses to issues raised by the public at the May 19th, 2026 Public Hearing. She first addressed the concern about property values. As property values can be affected by many different factors, staff cannot definitively say whether the rezoning would increase or decrease the value of a specific property. However, she noted that the surrounding area already contains some business park and industrial-style development west of SE Four Mile Drive, and the subject property is located along an arterial roadway corridor that will continue to accommodate employment and industrial uses. She further explained that this rezoning does not approve a specific building or development plan. Any future development would still need to go through the city's site plan review process and comply with all applicable City development standards.

Next, Hutzell outlined the readdressing process that would be coordinated for the area. She also explained that the area in question is already receiving City of Ankeny services, as it is within City Limits.

Lastly, Hutzell stated the staff's conclusion, based on the factors outlined above, that the proposed rezoning of 32.84 acres from R-1, One-Family Residence District to M-1, Light Industrial District is appropriate. She reiterated the City of Ankeny staff's recommendation that the Plan & Zoning Commission recommends City Council approval of the request by Tim Hogan with Hogan Law Firm, on behalf of the property owners, Legacy Housby, LLC to rezone 32.84 acres from R-1, One Family Residence District to M-1, Light Industrial District.

T.Rapp called for questions, comments, or discussion. There being none, he entertained a motion.

Motion by T.Ripper to recommend City Council approval of the request by the applicant, Tim Hogan (Hogan Law Firm), on behalf of the property owner, Legacy Housby, LLC to rezone 32.84 acres from R-1 One Family Residential District to M-1, Light Industrial District. Second by L.West. All voted aye. Motion carried 5 - 0.

REPORTS

Director's Report

E.Jensen presented a report on the June 1, 2026 City Council Meeting, the tentative agenda items for the Tuesday, June 16, 2026 Plan and Zoning Commission meeting, and the May Building Permit Report. The public hearing was set for Tuesday, June 16, 2026 at 6:30pm to consider: Property owned by Bill Kimberley, LC., to be rezoned from R-1, One-Family Residence District to R-3, Multiple Family Residence District restricted to single family residential.

Commissioner's Reports

There were no reports.

ADJOURNMENT

There being no further business, Chair T.Rapp adjourned the meeting. Meeting adjourned at 6:40 p.m.

Submitted by Alexa Middleton, Recording Secretary
Plan & Zoning Commission



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Receive and file minutes of the Economic Development Council meeting of March 27, 2026.

ORIGINATING DEPARTMENT

Community & Economic Development

COUNCIL GOAL

Ensure Economic Vitality

ACTION REQUESTED

Receive and File

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. March 2026 Meeting Minutes

Minutes of the Meeting of the Economic Development Council March 27th, 2026

Ankeny Library - 1250 SW District Drive, Ankeny, Iowa

Members Present: Tom Friedman, Scott Port, Andy Moffitt, Phyliss Tinker, Beth Langner, Amy Wiederin, Blaine Tuttle

Members Absent: None

Staff Members Present: Derek Lord, Lindsay Fox

The group approved both the agenda and minutes from the previous meeting.

The meeting started with introductions from all members as well as staff.

Lord shared a *State of Development* presentation with the group. The presentation covered 2025 development highlights, growth area maps and recent trends in residential and non-residential investment in the community.

Lord covered recent and upcoming Capital Improvement Projects and upcoming economic development initiatives, including the hospital feasibility study, master plan for Uptown, S. Ankeny Blvd. plan implementation and NE 36th Street corridor planning initiative.

Lord also shared information on current and future annexations and what those areas may mean for Ankeny's continued growth before concluding with an overview of the Local Options Sales and Service Tax ballot initiative.

The meeting adjourned at 1:17 PM.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Receive and file minutes of the Library Board of Trustee meeting of May 21, 2026.

ORIGINATING DEPARTMENT
Library

COUNCIL GOAL

ACTION REQUESTED
Receive and File
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Library Board Minutes MAY 2026

**Ankeny Kirkendall Public Library
BOARD OF TRUSTEES
MEETING MINUTES
Thursday, May 21, 2026
Regular Meeting: 6:00 p.m.
Location: Library – Council Chambers**

Present: John Meyer, Nancy Medema, Fred Schuster, Miranda Piepho, Gene Lucht, Amber Sommerfeld, and Heather Stephenson

Staff: Sam Mitchel

Agenda Item	Discussion Points
I. Call to Order	Schuster called meeting to order.
II. Public Comment	
III. Approval of Minutes	Meyer moved to approve April minutes. Sommerfeld seconded. Approved by all.
IV. Financial Reports	A. Expenditures a. Run rate: 83.3% b. On expenditures report, Medema made a note that it said as of March 31. Asked if that should read April. Mitchel is going to confirm that it should be changed. c. Schuster asked about elevator repairs – Mitchel responded that we are finalizing maintenance agreement with the repair company. After that is signed, Mitchel will initiate the work ticket. B. Revenues
V. Director's Report – Sam Mitchel	The library celebrated a few anniversaries: Heather Lilienthal (1 year) and Kathleen Wainwright (1 year). Kirkendall library has been chosen as people's choice favorite library in North Polk County. Conducted monthly AED and fire extinguisher inspections. Mitchel and Molly Guerra conducted a library tour for new city employees. Mitchel attended metro-area library director's meeting. Week of 4/19 was National Library Week. Participated in the Central Iowa Libraries awareness campaign. Budget line item for window shades was removed by city administrator. Mitchel received memo later that the line item was added back in. Mitchel followed up about AI recording meeting minutes. City

Agenda Item	Discussion Points
	only keeps minutes on action items. Transcripts of recordings may include minutia or incomplete statements. Still up to the Board to decide how to keep minutes moving forward.
VI. Department Reports	A. Circulation – Erin Coughlin B. Public Services – Molly Guerra a. Adult Services – Justin Armbruster b. Teen Services – Brena Barton c. Children Services – Kelly Munter, Brittany Burk C. Acquisitions – Evan Anderson
VI. Policy/Procedure Review	A. Friends of the Library Policy. a. Meyer asked if there was a big gift coming in, is this Policy strong enough to protect that gift? Mitchel thought that it was because of their non-profit status. b. Board reviewed the policy.
VII. Committee Reports (Evaluation, Finance, Marketing, Policy, Staffing, etc.)	A. Director Evaluation. Mitchel received score of Satisfactory. Meyer made motion for Schuster to submit the eval to the city. Medema seconded. Approved by all.
VIII. Friends of the Library (<i>Update</i>)	Medema reported that the Friends are working to set up quarterly meetings. Next meeting in July. There is a new merchandise store.
IX. Old Business	
X. New Business	Schuster reported that 4 of the 6 legislative candidates have toured the library. The last 2 candidates will attend in early June. Schuster invited Mark Holmes to stand in for Mitchel as he will be unavailable at that time in June. Mitchel met with city clerk about trustee's whose terms are ending (Stephenson and Piepho). Stephenson submitted to renew her term. Piepho is not renewing. There are 3-4 other candidates that the mayor is considering. No word yet on the decision.
XI. Adjournment	Lucht motioned to adjourn. Medema seconded. Next meeting: June 18, 2026

Respectfully submitted, Miranda Piepho, Secretary
Approved: 6/18/26



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Receive and file minutes of the Ankeny Park Board meeting of March 30, 2026.

ORIGINATING DEPARTMENT

Parks & Recreation

COUNCIL GOAL

ACTION REQUESTED

Receive and File

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. March 30 2026 Board Meeting Minutes

Ankeny Park Board Meeting March 30, 2026

Meeting Minutes:

Call to Order: Chairperson Josh Craighead called the Ankeny Park Board meeting to order at 5:33 p.m. Joash Craighead and Katie Maki were not in attendance; all other board members were present. Nick Lenox, Katie Thielman and Curt Ingham represented City of Ankeny staff.

Approval of Minutes: The January meeting minutes were reviewed and approved with a motion from Amber Craig Robinson and a second from Amber Smith.

Special Presentation Otter Creek Golf Course Operations: Ingham and Theilman presented on Otter Creek Golf Course. The course continues to operate as a premier facility, featuring a comprehensive practice area with double-ended range tees, multiple putting and pitching greens, and new 2026 target enhancements. The course is maintained across 95 acres by a staff of nine and includes extensive irrigation infrastructure, ponds, and bunkers. Programming remains strong, with approximately 340 participants in junior golf across eight summer camps and continued growth in recent years. The course supports a wide range of users, including local leagues, Ankeny High School teams, and Grand View University, and regularly hosts major tournaments such as IGHSU state championships, Iowa PGA, and USGA events.

Clubhouse and event operations remain highly active, with significant recent upgrades to interior finishes, furnishings, accessibility, and audiovisual systems. The Tin Cup offers full food and beverage service to both golfers and the public, with strong league usage and convenient ordering options. The Pinnacle Club accommodates up to 250 guests and hosts approximately 100 events annually, including corporate and private functions, with flexible room configurations and full catering services. Wedding services continue to be a steady component of operations, averaging 10 events per year, supported by indoor and outdoor spaces, including the patio added in 2020. Overall, Otter Creek demonstrates strong usage, diverse programming, and continued investment in facility improvements to remain competitive in the golf market.

A good conversation ensued with a few board questions and staff were thanked for all their continued hard work at the course.

Director's Report: Lenox provided updates on the current E-Bike/E-Scooter ordinance being presented to Council, Cascade Falls FlowRider installation, mailing of the City Guide, a good bid environment for the Sunrise Park Parking Lot Reconstruction project, and potential locations for the board's annual Ice Cream Socials and park dedication events.

Chairperson's Comments: No report.

Board Member Comments:

- Bradshaw: No report.
- Church: No report.
- Baldwin: No report.
- Smith: No report.

Adjournment: Nichoel Church moved meeting adjournment and Craig Robinson provided the second. The meeting was adjourned at 6:32 p.m.

Minutes Reported By: Nick Lenox, Parks & Recreation Director.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve the issuance of liquor licenses and beer/wine permits.

ORIGINATING DEPARTMENT
City Clerk

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED

Motion

LEGAL

Item reviewed by legal counsel.

EXECUTIVE SUMMARY

In accordance with Iowa Code Section 123.1 and the City of Ankeny Code of Ordinances Chapter 130, "Liquor Licenses and Wine and Beer Permits," the following license(s) have been investigated and reviewed by the Ankeny Police Department, and when necessary, by Planning & Building and/or Fire Department staff, and are presented to the City Council for approval. Copies of license and/or beer applications are available, for your review, in the Office of the City CI

1. Mullets Uptown LLC, d/b/a Mullets Uptown, 617 SW 3rd St., Ste. 103 - Class C Retail Alcohol License (LC) (Renewal) - Effective July 19, 2026.
2. Uptown Garage Brewing Co. d/b/a Uptown Garage Brewing Co., 305 SW Walnut St. - Class C Retail Alcohol License (LC) (Renewal) - Effective July 20, 2026.
3. Waiting Room LLC d/b/a The Waiting Room, 617 SW 3rd St., Ste. 104 - Class C Retail Alcohol License (LC) (Renewal) - Effective July 24, 2026.
4. T&K Ventures II LC d/b/a Early Bird, 1520 S Ankeny Blvd. - Class C Retail Alcohol License (LC) (Renewal) - Effective July 28, 2026.
5. S&S Khanal LLC d/b/a Blue Mountain Liquor, 107 NE Delaware Ave. Ste. 1 - Class E Retail Alcohol License (LE) (Renewal) - Effective August 1, 2026.
6. Walmart Inc. d/b/a Walmart Supercenter #892, 1002 SE National Dr. - Class E Retail Alcohol License (LE) (Renewal) - Effective August 1, 2026
7. Shree Ganesh Inc. d/b/a Bestwestern Ankeny, 2502 SE Tones Dr. - Class C Retail Alcohol License (LC) (Renewal) - Effective June 25, 2026.
8. Vinje LLC d/b/a Good Times, 1912 SW 3rd St. - Class C Retail Alcohol License (LC) (Renewal) - Effective July 1, 2026

9. Great Caterers of Iowa Inc. d/b/a Great Caterers of Iowa, 1055 SW Prairie Trail Pkwy (FFA Bldg) - Class C Retail Alcohol License (LC) (5 Day) - Effective July 17, 2026
10. Bus Events LLC d/b/a Beer Bus, 715 W 1st St. (AMP) - Class C Retail Alcohol License (LC) (5 Day) - Effective July 7, 2026.
11. Bus Events LLC d/b/a Beer Bus, 715 W 1st St. (AMP) - Class C Retail Alcohol License (LC) (5 Day) - Effective July 14, 2026.
12. Bus Events LLC d/b/a Beer Bus, 715 W 1st St. (AMP) - Class C Retail Alcohol License (LC) (5 Day) - Effective July 21, 2026.
13. DMC Wine, LLC d/b/a WineStyles Ankeny, 1450 SW Vintage Pkwy - Class C Retail Alcohol License (LC) (Premise Update, Add OD Service) Tentatively July 7, 2026.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the issuance of liquor licenses and / or beer / wine permits.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

The City of Ankeny will receive a portion of each application fee in accordance with Iowa Code Section 123.143.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

None



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Change Order #3 decreasing the contract amount by \$57,533.00 to Jasper Construction Services, Inc. for construction services on the Sawgrass Park Dam Improvements project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required

EXECUTIVE SUMMARY

The purpose of the change order is to remove the pipe cleaning, inspection, and spray applied lining work, and increase the quantity of rolled erosion control product.

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

July 21, 2025: Award contract to Jasper Construction Services, Inc. for \$325,834.00.

FISCAL IMPACT

Decreases the project cost by \$57,533.00.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. CCO3_Sawgrass_2026-06-15_half signed

CHANGE ORDER FORM



Project Title: Sawgrass Park Dam Improvements
Contractor: Jasper Construction Services, Inc.
Address: 928 N. 19th Ave E, Newton, IA 50208
Finance Budget Code: 686.3686.4453 **Finance Project #:** 686.4453
Vendor Project #: **Purchase Order #:**
Original Contract Date: July 21, 2025 **Vendor Account #:** 9517

Date of Council Meeting: July 6th, 2026 **Change Order #:** 3

Purpose of Change Order:

This is a price deduct and also changes the completion date. Items D and E are related, as the prime contractor's subcontractor has become non-responsive and is no longer servicing the Des Moines area. Efforts to secure a replacement subcontractor have not been successful. As a result, the project completion date has been adjusted to account for delays incurred while attempting to obtain a substitute subcontractor. The revised completion date is **October 30, 2026**. Item F adds quantity of RECP in place of using Bonded Fiber Mulch (BFM) as an improved way to minimize erosion while turf is established on the slope facing the pond-side of the dam.

Details of Change Order:

ITEM #	DESCRIPTION	UNITS	QUANTITY CHANGE	UNIT PRICE	EXTENDED PRICE
D	Bid Item 6-Pre-rehabilitation Cleaning & Inspection, 36"	LF	(88.00)	\$ 12.00	(1,056.00)
E	Bid Item 7-Spray Applied Pipe Lining - Mortar, 36"	LF	(88.00)	\$ 650.00	(57,200.00)
F	Bid Item 19-Temporary RECP, Type 4	SY	241	\$ 3.00	\$ 723.00
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
					\$ -
Change Order #: 3 makes the following adjustments to the Contract:					\$ (57,533.00)

Contractor Accepted: Jasper Construction Services, Inc.

Signature: Steve Rhoads Date: 6/15/26
Firm Name

Engineer Approved: Snyder & Associates, Inc.

Signature: Shannon R. Schultz Date: 6/15/2026
Firm Name

Owner Accepted: City of Ankeny

Signature: _____ Title: Mayor
 Date: July 6th, 2026

Attest for Owner:

Signature: _____ Title: City Clerk
 Date: July 6th, 2026

Record of Change Orders:

Original Contract Amount		\$ 325,834.00
#	Change Order Date	Amount
1	November 17, 2025	\$ 14,250.00
2	December 15, 2025	\$ 1,440.00
3	July 6th, 2026	\$ (57,533.00)
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Revised Contract Amount \$ 283,991.00



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Change Order #2 increasing the contract amount by \$27,223.43 to Manatt's Inc., for construction services on the SE Creekview Drive Extension (RISE) Project.

ORIGINATING DEPARTMENT
Municipal Utilities

COUNCIL GOAL
Upgrade Essential Infrastructure

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

This change order is due to an existing intake that was discovered to be in a failing and unacceptable condition. The deficiency was not identified in the contract documents and not reasonably detectable prior to construction. The change order is for removal and replacement of the storm structure and the addition of nine working days.

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Manatts - CO #2

CHANGE ORDER FORM



Project Title: SE Creekview Drive Extension (RISE)
Contractor: Manatt's Inc.
Address: PO Box 535 1775 Old 6 Rd. Brooklyn, IA 52211
Finance Budget Code: 954.3954.4451 **Finance Project #** 954.4451
Vendor Project or Invoice #: N/A **PO #** N/A
Original Contract Date: November 3, 2025 **Vendor #** 2207

Change Order Number: 2

Change Order Date: July 6, 2026

Purpose of Change Order:

During casting removal for the minor adjustment at ST-EX3 on the south end of the project, the existing intake was discovered to be in a failing and unacceptable condition — a deficiency not identified in the contract documents and not reasonably detectable prior to construction. This change order provides compensation for the unforeseen removal and replacement of the storm structure. Incidental items associated with 12.04 include; removals of roadway pavement, removal of intake, removal of sidewalk, and removing 24" RCP. 12.05 item includes CIP SW-505 intake (field verify connections), 24" RCP, connecting 24" RCP with PC-2 Collar, and connect subdrain pipes and existing southerly cross-run necessary to complete the work, and full restoration and backfill around intake of all disturbed items.

The additional work is anticipated to take an additional nine (9) working days to complete. Total working days shall be revised to **eighty nine (89) working days** for substantial completion.

A 10% prime contractor markup is included within each Item 12.04 - 12.06 unit prices.

Details of Change Order:

ITEM #	DESCRIPTION	UNITS	QUANTITY CHANGE	UNIT PRICE	EXTENDED PRICE
2.06	Subbase, Modified, Virgin Aggregate	SY	13.00	\$ 11.25	\$ 146.25
7.03	Sidewalk, PCC, 4"	SY	12.00	\$ 42.00	\$ 504.00
12.03	Pavement, PCC, 9", C-SUD	SY	13.00	\$ 110.00	\$ 1,430.00
12.04	Removal of Existing Intake, Concrete Roadway, Sidewalk, Pipe	EA	1.00	\$ 5,087.50	\$ 5,087.50
12.05	Intake, Type SW-505, (Cast-In-Place)	EA	1.00	\$ 14,555.68	\$ 14,555.68
12.06	Mobilization CO#2	LS	1.00	\$ 5,500.00	\$ 5,500.00

Change Order Number: 2 makes the following adjustments to the Contract: \$ 27,223.43

Contractor Accepted: Manatt's Inc.

Firm Name: Connor Young
 Signature: _____ Date: 06/12/2026

Engineer Approved: Civil Design Advantage

Firm Name: _____
 Signature: _____ Date: 06/12/2026

Owner Accepted: City of Ankeny

Mayor
 Signature: _____ Title: _____
 Date: _____

Attest for Owner:

City Clerk
 Signature: _____ Title: _____
 Date: _____

Record of Change Orders

#	Date	Amount
Original Contract Amount		\$ 1,180,130.25
1	March 16, 2026	\$ 8,398.83
2	July 6, 2026	\$ 27,223.43
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Revised Contract Amount \$ 1,215,752.51



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Change Order #1 increasing the contract amount by \$2,796.00 to On Track Construction, LLC for construction services on the Vintage Business Park - North Lake Maintenance Phase 2 project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required

EXECUTIVE SUMMARY

The purpose of the change order is to add a concrete pad and associated grading and manhole adjustments to improve safety and reduce injuries near the hydro-dynamic separator, and adjust final quantities for most line items.

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

August 4, 2025: Award contract to On Track Construction, LLC

FISCAL IMPACT

Increases the project cost by \$2,796.00.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. CO #1

CHANGE ORDER FORM



Project Title: Vintage Business Park - North Lake Maintenance Phase 2
Contractor: On Track Construction, LLC
Address: 1316 6th Street, Suite 109, Nevada, IA 50201
Finance Budget Code: 680.3680.4453 **Finance Project #:** 680.4453
Vendor Project #: 0 **Purchase Order #:** 0
Original Contract Date: August 4, 2025 **Vendor Account #:** 9363

Date of Council Meeting: July 6, 2026 **Change Order #:** 1

Purpose of Change Order:

This change order includes the addition of a concrete pad around the existing hydrodynamic separator to reduce injuries to City staff when maintaining the separator, along with quantity adjustments.

Details of Change Order:

ITEM #	DESCRIPTION	UNITS	QUANTITY CHANGE	UNIT PRICE	EXTENDED PRICE
12.01	Additional concrete pad, grading, manhole minor adjustments	SY	40.0	\$ 169.50	\$ 6,780.00
12.02	Additional ditching	LS	1	\$ 1,075.00	\$ 1,075.00
7.01	Removal of Sidewalk	SY	(29.8)	\$ 25.00	\$ (745.00)
7.02	Sidewalk, PCC, 5-inch	SY	(29.8)	\$ 135.00	\$ (4,023.00)
9.01	Conventional Seeding, Native Grass and Forbes Mix	AC	1.4	\$ 2,500.00	\$ 3,500.00
9.03	Conventional Seeding and Fertilizing, Type 5 Rural Erosion Control Mix	AC	(0.7)	\$ 1,000.00	\$ (700.00)
9.06	Temporary Rolled Erosion Control, RECP Type 2.C	SY	(123)	\$ 5.00	\$ (615.00)
9.07	Erosion Control Mulching, Hydromulch, BFM	AC	0.3	\$ 3,000.00	\$ 900.00
9.08	Wattles, Straw, 9-inch Round	LF	(640)	\$ 1.80	\$ (1,152.00)
9.09	Wattles, Remove	LF	(640)	\$ 0.20	\$ (128.00)
9.12	Inlet Protection Device, Drop-In	EA	(9)	\$ 155.00	\$ (1,395.00)
9.13	Inlet Protection Device, Maintenance and Removal	EA	(27)	\$ 10.00	\$ (270.00)
9.15	Broadcast Herbicide Treatment, 2 Treatments	AC	0.3	\$ 230.00	\$ 69.00
11.02	Concrete Washout	EA	(1)	\$ 500.00	\$ (500.00)

Change Order #: 1 **makes the following adjustments to the Contract:** \$ 2,796.00

Contractor Accepted: On Track Construction, LLC

Signature: Date: 6/19/26

Engineer Approved: City of Ankeny

Firm Name: City of Ankeny
 Signature: Date: 06/24/26

Owner Accepted: City of Ankeny

Signature: _____ Title: Mayor
 Date: July 6, 2026

Attest for Owner:

Signature: _____ Title: City Clerk
 Date: July 6, 2026

Record of Change Orders:

Original Contract Amount		\$ 133,903.00
#	Change Order Date	Amount
1	July 6, 2026	\$ 2,796.00
2		
3		
4		
5		
6		
7		
8		
9		
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12		
13		
14		
15		

Revised Contract Amount \$ 136,699.00



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #6 in the amount of \$54,307.50 to Bolton & Menk, Inc., for design engineering services on the NW 18th St Reconstruction - NW State St to NW Ash Dr project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Bolton & Menk - Pymt #6

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: NW 18th St Reconstruction - NW State St to NW Ash Dr
Contractor: Bolton & Menk, Inc.
Address: 1960 Premier Drive, Mankato, MN 56001
Finance Budget Code: 883.3883.4210 Finance Project #: 883.4210
Vendor Project #: _____ Purchase Order #: NA
Original Contract Date: December 1, 2025 Vendor Account #: 9283

Date of Council Meeting: July 6, 2026 Payment Application #: 6

Payment Period: From: April 11, 2026 Through: May 8, 2026

Contract Summary:

Original Contract Amount:	\$	658,632.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	658,632.00	
Total Completed and Stored to Date:	\$	302,160.50	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	302,160.50	
Less Previous Applications for Payment:	\$	247,853.00	
SUBTOTAL:	\$	54,307.50	

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 54,307.50

Balance to Finish, Including Retainage: \$ 356,471.50

Contract Time Remaining: _____ - Working Days

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

Construction Contractor Approval: NA
Firm Name

Signature _____ Date _____

Engineer / Consultant Approval: Bolton & Menk, Inc.

Signature Bach Parsons Date June 3, 2026
Firm Name

City of Ankeny Staff Approval:

Signature Matthew Grgurich Date 6/8/2026

Submit to: Matthew Grgurich, Civil Engineer II

E-mail: MGrgurich@ankenyiowa.gov Phone Number: 515-963-3549

Date Printed: 6/3/2026

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	February 2, 2026	\$ 63,248.00
2	March 16, 2026	\$ 73,050.50
3	April 6, 2026	\$ 40,243.50
4	May 4, 2026	\$ 36,048.00
5	June 1, 2026	\$ 35,263.00
6		
7		
8		
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34		
35		

Previous Applications for Payment:

No.	Date	Amount
36		
37		
38		
39		
40		
41		
42		
43		
44		
45		
46		
47		
48		
49		
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70		

Record of Change Orders:

No.	Date	Amount
1		
2		
4		
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12		
13		
14		
15		

CHANGE ORDER TOTAL = \$ -

Contract Time Remaining:

Contract Period: Working Days
Construction Start Date:

Substantial Completion:

Contract Working Days:
Added by Change Order:
Total Working Days:
Working Days Used to Date:
Working Days Remaining: 0.0

Full Completion:

Contract Working Days:
Added by Change Order:
Total Working Days: 0.0
Working Days Used to Date:
Working Days Remaining: 0.0

PREVIOUS PAY APPS TOTAL = \$ 247,853.00



**BOLTON
& MENK**

Real People. Real Solutions.

NW 18th St Reconstruction Monthly Progress Report

Date: June 3, 2026
To: Matt Grgurich
From: Zach Parsons

Billing Range: through 5/8/26
Invoice No.: 0396189
BMI Project No. 25X.141733

Work Completed Last Period

Wetland Delineation Report, Preliminary Plans

Upcoming Major Work Items

Utility Coordination, Utility Potholing, Wetland Permitting, Check Plans

Value Added / Potential Scope-Schedule Changes

Extension of project limits on south leg of State St

Budget Status/Percent Complete

Task Number and Description	Budget Amount	Billed This Period	Billed Prior	Total Billed to Date	Budget Remaining	% of Budget Complete (Billed)	Estimated % of Work Complete
1 Project Management	\$ 21,360.00	\$ 1,089.00	\$ 2,048.50	\$ 3,137.50	\$ 18,222.50	14.7%	40%
2 Project Coordination, Meetings, Utility Coordination, & Public Involvement	\$ 44,168.00	\$ 4,460.00	\$ 2,042.00	\$ 6,502.00	\$ 37,666.00	14.7%	14%
3 Traffic Analysis	\$ 5,507.00	\$ -	\$ 6,186.00	\$ 6,186.00	\$ (679.00)	112.3%	100%
4 Property Acquisition	\$ 73,434.00	\$ 5,984.00	\$ -	\$ 5,984.00	\$ 67,450.00	8.1%	10%
5 Geotechnical Services	\$ 9,500.00	\$ -	\$ 9,500.00	\$ 9,500.00	\$ -	100.0%	100%
6 Utility Potholing	\$ 29,078.00	\$ -	\$ -	\$ -	\$ 29,078.00	0.0%	0%
7 Aquatic Resource Delineation	\$ 9,699.00	\$ -	\$ 3,960.00	\$ 3,960.00	\$ 5,739.00	40.8%	70%
8 Preliminary Design	\$ 235,439.00	\$ 4,816.00	\$ 224,116.50	\$ 228,932.50	\$ 6,506.50	97.2%	98%
9 Final Design	\$ 226,087.00	\$ 37,958.50	\$ -	\$ 37,958.50	\$ 188,128.50	16.8%	20%
10 Bidding Phase Services	\$ 4,360.00	\$ -	\$ -	\$ -	\$ 4,360.00	0.0%	0%
TOTAL	\$ 658,632.00	\$ 54,307.50	\$ 247,853.00	\$ 302,160.50	\$ 356,471.50	45.9%	49%

Attached is the current invoice, which includes time through the above mentioned period. If you have any questions, please do not hesitate to call me at 612-597-6136 or email at Zach.Parsons@bolton-menk.com.

Sincerely,
Bolton & Menk, Inc.

Zach Parsons, PE
Principal Transportation Project Manager



Real People. Real Solutions.

Please Remit To: Bolton & Menk, Inc.
1960 Premier Drive | Mankato, MN 56001-5900
507-625-4171 | 507-625-4177 (fax)

Payment by Credit Card Available Online at www.Bolton-Menk.com
To Ensure Proper Credit, Provide Invoice Numbers with Payment

City of Ankeny
MGrurich@AnkenyIowa.gov
Matt Grurich, Civil Engineer II
Ankeny, IA 50023

May 28, 2026
Project No: 25X.141733.000
Invoice No: 0396189
Client Account: ANKENY_CI_IA

Ankeny/NW 18th Street Recon Final Design

Project Management (0000001)

Professional Services

	Hours	Amount	
Principal	5.50	1,089.00	
Totals	5.50	1,089.00	
Total Labor			1,089.00
Total this Task			\$1,089.00

Project Coordination, Meetings, Utility (0000002)

Professional Services

	Hours	Amount	
Principal	9.00	1,782.00	
Senior Project Engineer	13.00	2,678.00	
Totals	22.00	4,460.00	
Total Labor			4,460.00
Total this Task			\$4,460.00

Property Acquisition (0000004)

Sub-Task 0000401 Bolton and Menk

Professional Services

	Hours	Amount	
Principal	10.00	1,980.00	
Graduate Engineer	28.00	4,004.00	
Totals	38.00	5,984.00	
Total Labor			5,984.00
Total this Sub-Task			\$5,984.00
Total this Task			\$5,984.00

Preliminary Design (0000008)

Project	25X.141733.000	Ankeny/NW 18th Street Recon Final Design	Invoice	0396189
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Professional Services

	Hours	Amount	
Project Engineer	28.00	4,816.00	
Totals	28.00	4,816.00	
Total Labor			4,816.00
	Total this Task		\$4,816.00

Final Design (0000009)

Professional Services

	Hours	Amount	
Principal	2.00	424.00	
Project Manager	4.00	814.00	
Senior Project Engineer	67.00	13,802.00	
Design Engineer	55.50	8,514.50	
Graduate Engineer	46.00	6,578.00	
Project Engineer	45.50	7,826.00	
Totals	220.00	37,958.50	
Total Labor			37,958.50
	Total this Task		\$37,958.50
	Total this Invoice		\$54,307.50

Billings to Date

	Current	Prior	Total
Labor	54,307.50	238,353.00	292,660.50
Expense	0.00	9,500.00	9,500.00
Totals	54,307.50	247,853.00	302,160.50

Bolton & Menk, Inc. is an equal opportunity employer and federal contractor or subcontractor. Consequently, the parties agree that, as applicable, they will abide by the requirements of 41 CFR 60-1.4(a), 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a) and that these laws are incorporated herein by reference. These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, sexual orientation, gender identity or national origin. These regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, sexual orientation, gender identity, national origin, protected veteran status or disability. The parties also agree that, as applicable, they will abide by the requirements of Executive Order 13496 (29 CFR Part 471, Appendix A to Subpart A), relating to the notice of employee rights under federal labor laws.

Notice: A Finance charge of 1.5% per month (annual percentage of 18%) is charged on balances 30 days or over.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #4 in the amount of \$22,555.50 to Confluence for engineering services on the Canyon Creek Park construction project.

ORIGINATING DEPARTMENT

Parks & Recreation

COUNCIL GOAL

ACTION REQUESTED

Motion

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Payment #4

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: CANYON CREEK PARK
Contractor: CONFLUENCE
Address: 525 17TH Street, Des Moines, IA 50309
Finance Budget Code: 11 Digit Number Finance Project #: 973.4210
Vendor Project #: 973.2973.4210 Purchase Order #:
Original Contract Date: January 20, 2026 Vendor Account #:

Date of Council Meeting: July 6, 2026 Payment Application #: 4
Payment Period: From: May 7, 2026 Through: June 5, 2026

Contract Summary:

Original Contract Amount:	\$	88,500.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	88,500.00	
Total Completed and Stored to Date:	\$	24,799.50	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	47,355.00	
Less Previous Applications for Payment:	\$	24,799.50	
SUBTOTAL:	\$		22,555.50

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 22,555.50

Balance to Finish, Including Retainage: \$ 41,145.00

Contract Time Remaining: - Working Days

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

Construction Contractor Approval: CONFLUENCE
Firm Name

Signature _____ Date _____

Engineer / Consultant Approval: Confluence
Firm Name

Roger J. Silver 6-19-26
Signature Date

City of Ankeny Staff Approval: 6/19/26
Signature Date

Submit to: Nick Lenox
E-mail: nlenox@ankenyiowa.gov Phone Number: 515.963.3576

Date Printed: 6/19/2026

CONFLUENCE

Confluence, Inc
525 17th Street
Des Moines, IA 50309
515.288.4875

City of Ankeny, IA
Nick Lenox
Parks Department
1210 NW Prairie Ridge Dr.
Ankeny, IA 50023

Invoice number 34904
Date 06/18/2026
Project 25395 Canyon Creek Park

Professional Services through June 05, 2026

Description	Contract Amount	Percent Complete	Prior Billed	Total Billed	Current Billed
Task 1 - Preliminary Design					
Confluence	25,700.00	100.00	19,399.50	25,700.00	6,300.50
CDA	12,000.00	77.13	3,000.00	9,255.00	6,255.00
Subtotal	37,700.00	92.72	22,399.50	34,955.00	12,555.50
Task 2 - Final Design					
Confluence	20,000.00	50.00	0.00	10,000.00	10,000.00
CDA	11,800.00	17.16	2,025.00	2,025.00	0.00
Subtotal	31,800.00	37.81	2,025.00	12,025.00	10,000.00
Task 3 - Bid Period					
Confluence	2,300.00	0.00	0.00	0.00	0.00
CDA	1,500.00	0.00	0.00	0.00	0.00
Subtotal	3,800.00	0.00	0.00	0.00	0.00
Task 4 - Construction Administration					
Confluence	3,000.00	0.00	0.00	0.00	0.00
CDA	12,200.00	3.07	375.00	375.00	0.00
Subtotal	15,200.00	2.47	375.00	375.00	0.00
Total	88,500.00	53.51	24,799.50	47,355.00	22,555.50

Invoice total 22,555.50

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
34904	06/18/2026	22,555.50	22,555.50				
	Total	22,555.50	22,555.50	0.00	0.00	0.00	0.00



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #10 (Final) in the amount of \$2,540.00 to Confluence for engineering services on the Trestle Ridge Park construction project.

ORIGINATING DEPARTMENT

Parks & Recreation

COUNCIL GOAL

ACTION REQUESTED

Motion

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Payment #10 (Final)

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: TRESTLE RIDGE PARK
Contractor: CONFLUENCE
Address: 525 17TH Street, Des Moines, IA 50309
Finance Budget Code: 973.2973.4210 Finance Project #: 973.4210
Vendor Project #: 24421 Purchase Order #:
Original Contract Date: February 3, 2025 Vendor Account #: 614

Date of Council Meeting: July 6, 2026 Payment Application #: 10

Payment Period: From: December 21, 2025 Through: June 20, 2026

Contract Summary:

Original Contract Amount:	\$	49,500.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	49,500.00	
Total Completed and Stored to Date:	\$	49,500.00	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	49,500.00	
Less Previous Applications for Payment:	\$	46,960.00	
SUBTOTAL:	\$		2,540.00

OTHER CHARGES:

CURRENT PAYMENT DUE: \$ 2,540.00

Balance to Finish, Including Retainage: \$ -

Contract Time Remaining: - Working Days

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

Confluence

Firm Name

Signature

Date

City of Ankeny Staff Approval:

Signature

Date

Submit to:

Nick Lenox

E-mail:

nlenox@ankenyiowa.gov

Phone Number:

515.963.3576

Date Printed: 6/23/2026

CONFLUENCE

Confluence, Inc
525 17th Street
Des Moines, IA 50309
515.288.4875

City of Ankeny, IA
Nick Lenox
Parks Department
1210 NW Prairie Ridge Dr.
Ankeny, IA 50023

Invoice number 34943
Date 06/23/2026
Project 24421 Trestle Ridge Park

Professional Services through June 20, 2026

Send invoice to: NLenox@Ankenylowa.gov

Description	Contract Amount	Percent Complete	Prior Billed	Total Billed	Current Billed
Phase 1	49,500.00	100.00	46,960.00	49,500.00	2,540.00
Total	49,500.00	100.00	46,960.00	49,500.00	2,540.00

Invoice total 2,540.00

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
34943	06/23/2026	2,540.00	2,540.00				
	Total	2,540.00	2,540.00	0.00	0.00	0.00	0.00



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #2 in the amount of \$44,919.25 to Foth Infrastructure and Environment, LLC for engineering services on the NW 36th Street Widening - NW Abilene Road to NW Ash Drive project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Foth - Pymt #2

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: NW 36th Street Widening - NW Abilene Road to NW Ash Drive
Contractor: Foth Infrastructure & Environment, LLC
Address: PO Box 8418, Carol Stream, IL 60197-8418
Finance Budget Code: 985.3985.4210 Finance Project #: 985.4210
Vendor Project #: 0026A004.00 Purchase Order #: N/A
Original Contract Date: April 6, 2026 Vendor Account #: 2078

Date of Council Meeting: July 6, 2026 Payment Application #: 2

Payment Period: From: May 1, 2026 Through: May 31, 2026

Contract Summary:

Original Contract Amount:	\$	388,200.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	388,200.00	
Total Completed and Stored to Date:	\$	120,631.31	
Retainage: 0 % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	120,631.31	
Less Previous Applications for Payment:	\$	75,712.06	
SUBTOTAL:	\$		44,919.25

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 44,919.25

Balance to Finish, Including Retainage: \$ 267,568.69

Contract Time Remaining (Substantial): - Working Days

Contract Time Remaining (Full): - Working Days

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

Foth Infrastructure & Environment, LLC

Firm Name

Digitally signed by ADS1
DN: E=Adam.Schott@foth.com, CN=ADS1
Reason: I am approving this document
Date: 2026.06.23 12:37:05-05'00'

Signature

June 23, 2026

Date

City of Ankeny Staff Approval:

Signature

Date

Submit to: Matt Grgurich, P.E. - Civil Engineer II

E-mail: MGrgrich@Ankenylowa.gov

Phone Number: 515-963-3549

Date Printed: 6/23/2026

Invoice

REMIT TO: Foth Infrastructure & Environment, LLC
P.O. Box 8418
Carol Stream, IL 60197-8418

Note: Communications concerning disputed debts, including an instrument tendered as full satisfaction of a disputed debt, are to be sent to Foth Infrastructure & Environment, LLC treasurer, 2121 Innovation Court, Suite 100, P.O. Box 5095, De Pere, WI 54115-5095

June 23, 2026

Project No: 0026A004.00

Invoice No: 104897

City of Ankeny
410 W First St.
Ankeny, IA 50023

Invoice Total USD 44,919.25

Project 0026A004.00 NW 36th Street Widening

Professional Services through May 31, 2026

Professional Personnel

	Hours	Rate	Amount
Engineer/Planner/Scientist VIII	14.00	228.00	3,192.00
Engineer/Planner/Scientist V	57.00	183.00	10,431.00
Engineer/Planner/Scientist III	77.50	153.00	11,857.50
Technician/Designer VIII	2.00	173.00	346.00
Technician/Designer VI	37.00	157.00	5,809.00
Technician/Designer IV	24.00	131.00	3,144.00
Technician/Designer III	6.50	118.00	767.00
Surveyor/Construction Manager IV	2.50	213.00	532.50
Surveyor/Construction Manager III	43.00	193.00	8,299.00
Project Administrator V	1.00	110.00	110.00
Totals	264.50		44,488.00
Total Labor			44,488.00

Expenses

431.25

Billing Limits

	Current	Prior	To-Date
Total Billings	44,919.25	75,712.06	120,631.31
Limit			388,200.00
Remaining			267,568.69

Total This Invoice USD 44,919.25



Summary of Services Report - Project Code: 985.4210

Project Title: NW 36th Street Widening

Period: May 1, 2026, to May 31, 2026

Work Completed:

Progress on the project within the report period involved the following work tasks:

- Project coordination including email correspondence, internal meetings, and project management.
- Field Survey work completed.
- Finalized topographic, utility, and boundary survey base mapping.
- Submitted project design criteria and typical sections exhibit to City.
- Submitted drainage memorandum to City for review.
- Began development of roadway geometrics.

Work Scheduled:

The following work tasks will be completed in June of 2026:

- Continue design development coordination and project management.
- Continue development of roadway geometrics and functional design.
- Begin layout of proposed traffic signals, push buttons, and equipment at NW Abilene Road and NW State Street.
- Finalize project design criteria memo.
- Continue preliminary analysis of drainage system.

Submittal Schedule:

The following dates are according to the original project contract:

Scoping Meeting with City Personnel	February 17, 2026
Professional Services Agreement Approved	April 6, 2026
Design Survey and Mapping	April 2026 – May 2026
Drainage Memorandum	May 2026
Design Criteria Memorandum	May 4, 2026
Functional Design (30%) Submittal	Early August 2026
Preliminary Design (60%)	September 2026 – December 2026
Preliminary Design (60%) Submittal	November 13, 2026
City Return Preliminary Plans Comments	December 18, 2026
Final Design Professional Services Agr.	December 2026

General Comments:

- Need City to provide answer for existing sidewalk located on west leg of NW 36th Street and NW Abilene Road intersection along the north ROW line. Existing sidewalk is currently 3' lower than desired, causing runoff to drain across properties adjacent to the intersection and into a ditch that is located under the proposed WB lanes.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #3 in the amount of \$49,848.95 to Foth Infrastructure and Environment, LLC for construction engineering services on the West First Street Widening and Improvements — Phase 2 Construction Engineering project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. ConEng - Foth - Pymt #3

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: W First St Widening and Improvements - Phase 2 Construction Engineering
Contractor: Foth Infrastructure & Environment, LLC
Address: PO Box 8418, Carol Stream, IL 60197-8418
Finance Budget Code: 971.3971.4210 Finance Project #: 971.4210
Vendor Project #: 0024A002.01 Purchase Order #: N/A
Original Contract Date: March 2, 2026 Vendor Account #: 2078

Date of Council Meeting: July 6, 2026 Payment Application #: 3

Payment Period: From: May 1, 2026 Through: May 31, 2026

Contract Summary:

Original Contract Amount:	\$	502,520.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	502,520.00	
Total Completed and Stored to Date:	\$	149,520.27	
Retainage: 0 % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	149,520.27	
Less Previous Applications for Payment:	\$	99,671.32	
SUBTOTAL:	\$	49,848.95	

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 49,848.95

Balance to Finish, Including Retainage: \$ 352,999.73

Contract Time Remaining (Substantial): - Working Days

Contract Time Remaining (Full): - Working Days

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

Foth Infrastructure & Environment, LLC

Firm Name

Brad Hopkey

Digitally signed by Brad Hopkey
DN: CN=Brad Hopkey, OU=Active User Accounts, OU=Members, DC=foth, DC=com
Reason: I am approving this document
Date: 2026.06.22 08:52:40-05'00'

June 22, 2026

Signature

Date

City of Ankeny Staff Approval:



Signature

Date

6/22/2026

Submit to:

Jim Haberichter, P.E. - Civil Engineer II

E-mail:

JHaberichter@Ankenylowa.gov

Phone Number:

515-963-3536

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	May 4, 2026	\$ 48,222.85
2	June 1, 2026	\$ 51,448.47
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Previous Applications for Payment:

No.	Date	Amount
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PREVIOUS PAY APPS TOTAL = \$ 99,671.32

Record of Change Orders:

No.	Date	Amount
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CHANGE ORDER TOTAL = \$ -

Working Days

Substantial Completion:

Contract Working Days: _____
 Added by Change Order: _____
 Total Working Days: _____ 0.0
 Working Days Used to Date: _____
 Working Days Remaining: _____ 0.0

Full Completion:

Contract Working Days: _____
 Added by Change Order: _____
 Total Working Days: _____ 0.0
 Working Days Used to Date: _____
 Working Days Remaining: _____ 0.0

Invoice

REMIT TO: Foth Infrastructure & Environment, LLC
P.O. Box 8418
Carol Stream, IL 60197-8418

Note: Communications concerning disputed debts, including an instrument tendered as full satisfaction of a disputed debt, are to be sent to Foth Infrastructure & Environment, LLC treasurer, 2121 Innovation Court, Suite 100, P.O. Box 5095, De Pere, WI 54115-5095

June 19, 2026

Project No: 0024A002.01

Invoice No: 104848

City of Ankeny
Attn: Adam Lust
410 W First St.
Ankeny, IA 50023

Invoice Total USD 49,848.95

Project 0024A002.01 West First St Widening and Improvements - Phase 2

Professional Services through May 31, 2026

Professional Personnel

	Hours	Rate	Amount
Engineer/Planner/Scientist VIII	29.00	228.00	6,612.00
Engineer/Planner/Scientist IV	7.50	168.00	1,260.00
Engineer/Planner/Scientist III	148.00	153.00	22,644.00
Engineer/Planner/Scientist II	1.50	138.00	207.00
Technician/Designer IV	89.00	131.00	11,659.00
Technician/Designer I	7.00	92.00	644.00
Surveyor/Construction Manager III	17.50	193.00	3,377.50
Project Administrator V	1.00	110.00	110.00
Totals	300.50		46,513.50
Total Labor			46,513.50

Subconsultants 679.20

Miscellaneous Expenses 2,656.25

Billing Limits	Current	Prior	To-Date
Total Billings	49,848.95	99,671.32	149,520.27
Limit			502,520.00
Remaining			352,999.73
Total This Invoice			USD 49,848.95

Outstanding Invoices

Number	Date	Balance
103972	5/7/2026	51,448.47
Total		51,448.47

INVOICE



Pay Invoice
Online:

teamservices.com/TEAM/Pay



INVOICE NO: 1827011-0

REMIT TO:

TEAM Services, Inc.

INVOICE DATE: May 26, 2026

717 S.E. 6th Street
Des Moines, IA 50309
ph: 515-282-8818
fax: 515-282-8741
ID No. 42-1416550

BILL TO: Accounts Payable
Foth Infrastructure & Environment
Suite 200
106 SW 7th St
Des Moines, IA 50309

PROJECT: **West First Street - Phase 2 Stage 1**

Ankeny, IA
No: 2-10559

PO Reference: IE-P00004418
Services for period of 4/1/2026 through 4/30/2026
Reference: Construction Testing Services

ITEM	QTY	UNITS	DESCRIPTION	UNIT PRICE	AMOUNT
1	1.00	hour	Coordination & Project Management	81.00	81.00
2	2.50	hour	Sample Pickup	73.00	182.50
3	1.00	test	Standard Proctor Test (ASTM D-698)	170.00	170.00
4	30.00	mile	Transportation Charges, Private Car or Company Vehicle	1.35	40.50
5	30.00	mile	Fuel Surcharge	0.14	4.20
6	1.00	each	Project Setup Fee	201.00	201.00

Invoice Total: 679.20

Amount Received: \$0.00

Amount Due: **\$679.20**

TERMS: 1.5% Interest per month will be added after 30 days.

Billing summary through: 5/26/2026

Total billed: \$1,046.65
Total Received: \$0.00
Balance: \$1,046.65

Budget summary through: 05/28/2026

Project Budget: \$39,471.00
Total Billed: \$1,046.65
Budget Remaining: \$38,424.35

Pay by Credit Card

☐ Master Card ☐ Visa ☐ Am. Ex. ☐ Discover

Name on Card :

Card Number :

Exp. Date (MM/YY) :

CVC:

Zip Code:

Invoice Delivery: Email

Summary of Services Report - Project Code: 971.4210

Project Title: West First Street Widening and Improvements – Phase 2
Construction Engineering

Period: May 1, 2026 to May 31, 2026

Work Completed:

Progress on the project within the report period involved the following work tasks:

- Utility coordination continues.
- Construction continues with water main and storm sewer installation.
- Review of construction submittals.

Work Scheduled:

The following tasks will be completed in June of 2026:

- Continue coordination with utility companies.
- Construction continues with water main and storm sewer installation.
- Earthwork operations west of Linden are scheduled to begin.
- Change order #1.
- Regular site visits and progress meetings.

Submittal Schedule:

The following dates are according to the original project contract:

Letting Date	January 21, 2026
Construction Contracts Posted to DocX	February 23, 2026
Late Start Date	April 13, 2026
Construction Services Agreement Approved	March 2, 2026
Pre-Construction Meeting	March 10, 2026
Stage 1A Traffic Shift	March 30, 2026
No Excuse Road Opening Bonus	October 16, 2026

General Comments:

- Working days began on March 30, 2026. Late start date was April 13, 2026.
-



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #3 in the amount of \$102,189.50 to Jasper Construction Services, Inc., for construction services on the Sawgrass Park Dam Improvements project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Jasper - Pymt #3

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Sawgrass Park Dam Improvements
Contractor: Jasper Construction Services, Inc.
Address: 928 N. 19th Ave E, Newton, IA 50208
Finance Budget Code: 686.3686.4453 Finance Project #: 686.4453
Vendor Project #: _____ Purchase Order #: _____
Original Contract Date: July 21, 2025 Vendor Account #: 9517

Date of Council Meeting: July 6, 2026 Payment Application #: 3

Payment Period: From: December 5, 2025 Through: June 12, 2026

Contract Summary:

Original Contract Amount: \$ 325,834.00
Net Change by Change Orders: \$ (41,843.00)
Contract Amount to Date: (line 1 ± 2) \$ 283,991.00

Total Completed and Stored to Date: \$ 189,308.00
Retainage: 3 % of Completed Work: \$ 5,679.24
Total Earned Less Retainage: \$ 183,628.76
Less Previous Applications for Payment: \$ 81,439.26
SUBTOTAL: \$ 102,189.50

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 102,189.50

Balance to Finish, Including Retainage: \$ 100,362.24

Contract Time Remaining (Substantial): - #
Contract Time Remaining (Full): 140 # Completion Date: 30-Oct-26

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

Construction Contractor Approval: Jasper Construction Services, Inc.

Signature: Steve Rhoads Firm Name: _____ Date: 6/16/26

Engineer / Consultant Approval: Snyder & Associates, Inc.

Signature: Shannon R. Schultz Firm Name: _____ Date: June 12, 2026

City of Ankeny Staff Approval:

Signature: Becky Ford Date: 6/16/2026

Submit to: Becky Ford, Storm Water and Environmental Manager

E-mail: BFord@AnkenyIowa.gov

Phone Number: 515-963-3526

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

ITEM NO.	DESCRIPTION (Include Change Order # if Applicable)	UNITS	ORIGINAL PROPOSED QUANTITY	QUANTITY CHANGE (BY ORDER)	TOTAL QUANTITY	UNIT PRICE	EXTENDED PRICE	TOTAL QUANTITY THIS PAY PERIOD	TOTAL VALUE THIS PAY PERIOD	TOTAL QUANTITY FROM PREVIOUS PAY PERIODS	TOTAL QUANTITY COMPLETE	TOTAL VALUE OF COMPLETED WORK	REMAINING QUANTITY	PERCENT COMPLETE
1	Clearing & Grubbing	LS	1		1	\$ 10,000.00	\$ 10,000.00		\$ -	1.00	1.00	\$ 10,000.00	0.00	100.00%
2	Topsell, On-site	CY	676		676	10.00	6,760.00		\$ -	169.00	169.00	\$ 1,690.00	507.00	25.00%
3	Excavation, Class 10	CY	1,308		1,308	\$ 24.00	\$ 31,392.00	137.00	\$ 3,288.00	863.00	1,000.00	\$ 24,000.00	308.00	76.45%
4	Compaction Testing	LS	1		1	\$ 2,000.00	\$ 2,000.00		\$ -	0.00	0.00	\$ -	1.00	0.00%
5	Pier Repair	LS	1		1	\$ 10,000.00	\$ 10,000.00		\$ -	0.00	0.00	\$ -	1.00	0.00%
6	Pre-Rehabilitation Cleaning & Inspection, 36"	LF	88		88	\$ 12.00	\$ 1,056.00		\$ -	0.00	0.00	\$ -	88.00	0.00%
7	Spray Applied Pipe Lining - Mortar, 36"	LS	88		88	\$ 650.00	\$ 57,200.00		\$ -	0.00	0.00	\$ -	88.00	0.00%
8	Site Dewatering	LS	1		1	\$ 3,000.00	\$ 3,000.00		\$ -	0.50	0.50	\$ 1,500.00	0.50	50.00%
9	Removal of Shared Use Path	SY	340		340	\$ 15.00	\$ 5,100.00		\$ -	97.80	97.80	\$ 1,467.00	242.20	28.76%
10	Shared Use Path, PCC, 6"	SY	340		340	\$ 70.00	\$ 23,800.00		\$ -	97.80	97.80	\$ 6,846.00	242.20	28.76%
11	Special Subgrade Preparation for Shared Use Path	SY	490		490	\$ 5.00	\$ 2,450.00		\$ -	141.00	141.00	\$ 705.00	349.00	28.76%
12	Full-Depth Patches, PCC, 7"	SY	20		20	\$ 175.00	\$ 3,500.00		\$ -	0.00	0.00	\$ -	20.00	0.00%
13	Temporary Traffic Control	LS	1		1	\$ 4,000.00	\$ 4,000.00		\$ -	1.00	1.00	\$ 4,000.00	0.00	100.00%
14	Hydraulic Seeding, Fertilizing, and BFM, Type 1	AC	1.4		1.4	\$ 4,000.00	\$ 5,600.00		\$ -	0.56	0.56	\$ 2,240.00	0.84	40.00%
15	Hydraulic Seeding, Fertilizing, and Mulching, Type 3	AC	0.4		0.4	\$ 3,000.00	\$ 1,200.00	0.36	\$ 1,080.00	0.00	0.36	\$ 1,080.00	0.04	90.00%
16	Hydraulic Seeding, Fertilizing, and BFM, Type 3	AC	0.2		0.2	\$ 4,000.00	\$ 800.00		\$ -	0.00	0.00	\$ -	0.20	0.00%
17	Decompact Surface	AC	1		1	\$ 2,000.00	\$ 2,000.00		\$ -	0.00	0.00	\$ -	1.00	0.00%
18	Filter Sock, 12"	LF	200		200	\$ 3.00	\$ 600.00		\$ -	165.00	165.00	\$ 495.00	35.00	82.50%
19	Temporary RECP, Type 4	SY	178		178	\$ 3.00	\$ 534.00		\$ -	0.00	0.00	\$ -	178.00	0.00%
20	Waite, Straw, 12"	LF	700		700	\$ 3.00	\$ 2,100.00		\$ -	421.00	421.00	\$ 1,263.00	279.00	60.14%
21	Waite, Removal	LF	700		700	\$ 0.50	\$ 350.00		\$ -	0.00	0.00	\$ -	700.00	0.00%
22	Turf Reinforcement Mat (TRM), Type 3	SY	500		500	\$ 10.00	\$ 5,000.00		\$ -	500.00	500.00	\$ 5,000.00	0.00	100.00%
23	Grid-Tied Concrete Block Mat	SY	1,190		1,190	\$ 63.00	\$ 74,970.00	1,026.00	\$ 64,638.00	0.00	1,026.00	\$ 64,638.00	164.00	86.22%
24	GTOBM Percussive Anchors and Cross Plates	EA	890		890	\$ 33.00	\$ 29,370.00	768.00	\$ 25,344.00	0.00	768.00	\$ 25,344.00	122.00	86.29%
25	Wood Rail Fence	LF	432		432	\$ 36.00	\$ 15,552.00		\$ -	0.00	0.00	\$ -	432.00	0.00%
26	Remove and Replace Electric Line	LS	1		1	\$ 5,000.00	\$ 5,000.00		\$ -	1.00	1.00	\$ 5,000.00	0.00	100.00%
27	Mobilization	LS	1		1	\$ 22,000.00	\$ 22,000.00	0.50	\$ 11,000.00	0.50	1.00	\$ 22,000.00	0.00	100.00%
28	Concrete Washout	LS	1		1	\$ 500.00	\$ 500.00		\$ -	0.50	0.50	\$ 250.00	0.50	50.00%
CHANGE ORDER ITEMS														
1.A	Stabilized Construction Exit	SY		150.00	150.00	\$ 75.00	\$ 11,250.00		\$ -	138.00	138.00	\$ 10,350.00	12.00	92.00%
1.B	Relocate Power Box (pond fountain)	LS		1.00	1.00	\$ 3,000.00	\$ 3,000.00		\$ -	0.00	0.00	\$ -	1.00	0.00%
2.C	Temporary BFM Mulch	AC		0.48	0.48	\$ 3,000.00	\$ 1,440.00		\$ -	0.48	0.48	\$ 1,440.00	0.00	100.00%
3.D	Remove Bid Item 6-Pre-Rehab & Cleaning	LF		(88.00)	(88.00)	\$ 12.00	\$ (1,056.00)		\$ -	0.00	0.00	\$ -	0.00	0.00%
3.E	Remove Bid Item 7-Spray Applied Pipe Lining	LF		(88.00)	(88.00)	\$ 650.00	\$ (57,200.00)		\$ -	0.00	0.00	\$ -	0.00	0.00%
3.F	Add to Bid Item 19-Temporary RECP, Type 4	SY		241.00	241.00	\$ 3.00	\$ 723.00		\$ -	0.00	0.00	\$ -	241.00	0.00%

TOTAL CONTRACT AND VALUE OF PAY PERIOD AND COMPLETED WORK

CONTRACT = \$ 283,991.00 PAY PERIOD = \$ 105,350.00

COMPLETED = \$ 189,308.00

66.66%

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	November 17th, 2025	\$ 43,012.71
2	December 15, 2025	\$ 38,426.55
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Previous Applications for Payment:

No.	Date	Amount
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Record of Change Orders:

No.	Date	Amount
1	November 17, 2025	\$ 14,250.00
2	December 15, 2035	\$ 1,440.00
3	July 6th, 2026	\$ (57,533.00)
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CHANGE ORDER TOTAL = \$ (41,843.00)

Contract Time Remaining:

Contract Period:	May 29, 2026
Construction Start Date:	October 6, 2025

Substantial Completion:

Contract Working Days:	
Added by Change Order:	
Total Working Days:	
Working Days Used to Date:	
Working Days Remaining:	

Full Completion:

Contract Working Days:	
Added by Change Order:	October 30th, 2026
Total Working Days:	
Working Days Used to Date:	
Working Days Remaining:	

PREVIOUS PAY APPS TOTAL = \$ 81,439.26



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #1 in the amount of \$2,667.50 to Land Management Resources, Inc. for construction services on the 2026-2027 Native Vegetation Maintenance project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Land Management - Pymt #1

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: 2026 - 2027 Native Vegetation Maintenance
Contractor: Land Management Resources, Inc.
Address: 1312 NE 51st Street, Ankeny, IA 50021
Finance Budget Code: 580.3580.4227 Finance Project #: 580.4227
Vendor Project #: N/A Purchase Order #: N/A
Original Contract Date: April 6, 2026 Vendor Account #: 10491

Date of Council Meeting: July 6, 2026 Payment Application #: 1

Payment Period: From: June 1, 2026 Through: June 20, 2026

Contract Summary:

Original Contract Amount:	\$	45,205.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	45,205.00	
Total Completed and Stored to Date:	\$	2,750.00	
Retainage: 3 % of Completed Work:	\$	82.50	
Total Earned Less Retainage:	\$	2,667.50	
Less Previous Applications for Payment:	\$	-	
SUBTOTAL:	\$		2,667.50

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 2,667.50

Balance to Finish, Including Retainage: \$ 42,537.50

Contract Time Remaining (Substantial): - Working Days

Contract Time Remaining (Full): - Working Days

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

Construction Contractor Approval: Land Management Resources, Inc.
Firm Name

Signature: Roxanne Berardi Date: 6/22/26

Engineer / Consultant Approval: Firm Name

Signature Date

City of Ankeny Staff Approval:

Signature: Carla Moore Date: 6/22/2026

Submit to: Carla Moore
E-mail: Cmoore@Ankenylowa.gov Phone Number: 515-963-3543

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6.08%



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #3 in the amount of \$40,665.60 to McClure Engineering Company, for design engineering services on the SW Oralabor Road Intersection Improvements - Phase 1: Design Engineering project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. McClure - Pymt #3

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: SW Oralabor Road Intersection Improvements - Phase 1: Design Engineering
Contractor: McClure Engineering Co.
Address: 1360 NW 121st Street Clive, IA 50325
Finance Budget Code: 891.3891.4210 **Finance Project #:** 891.4210
Vendor Project #: **Purchase Order #:**
Original Contract Date: March 16, 2026 **Vendor Account #:** 2183

Date of Council Meeting: July 6, 2026 **Payment Application #:** 3

Payment Period: From: April 26, 2026 Through: May 30, 2026

Contract Summary:

Original Contract Amount:	\$	672,350.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	672,350.00	
Total Completed and Stored to Date:	\$	154,985.10	
Retainage: % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	154,985.10	
Less Previous Applications for Payment:	\$	114,319.50	
SUBTOTAL:	\$		40,665.60

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ **40,665.60**

Balance to Finish, Including Retainage: \$ 517,364.90

Contract Time Remaining (Substantial): -

Contract Time Remaining (Full): -

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

McClure Engineering Co.

Firm Name

Signature

Date

June 9, 2026

City of Ankeny Staff Approval:

Signature

Date

06/09/26

Submit to: Adam Lust, Public Works Engineering Manager

E-mail: Alust@AnkenyIowa.gov

Phone Number: 515-963-3537

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	May 4, 2026	\$ 72,260.75
2	May 18, 2026	\$ 42,058.75
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Previous Applications for Payment:

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Record of Change Orders:

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CHANGE ORDER TOTAL = \$ -

PREVIOUS PAY APPS TOTAL = \$ 114,319.50

PROGRESS REPORT #3

SW Oralabor Road Intersection Improvements – Phase 1

Date: June 9, 2026

McClure Project #: 2024002300-001

To: Adam Lust, PE
Public Works Engineering
Manager
1210 NW Prairie Ridge Drive
Ankeny, IA 50023

From: Colton Hoffmann, PE
Project Manager
1535 SW Market St Suite 200
Ankeny, IA 50023

Email: alust@ankenyiowa.gov

Principal: Scott Port, PE

Date Range of Report: April 26, 2026 – May 30, 2026

1. SUMMARY OF WORK DONE LAST PERIOD

- a. Completed 30% preliminary design
- b. Submitted 30% design plans to City on May 1st
- c. Began 60% plan preparation
- d. Project management and coordination
- e. Utility coordination
- f. Pulled title reports (JCG)

2. FORECAST OF ACTIVITIES PLANNED FOR NEXT PERIOD

- a. Receive 30% design comments from City
- b. Move forward to 60% design
- c. Geotechnical investigation
- d. Wetland delineation

3. SCOPE CHANGES / VALUE ADDED

- a. None during this period

4. STATUS OF PREVIOUS INVOICES

INVOICE #	DATE SENT	INVOICE TOTAL	STATUS
167400	April 14, 2026	\$72,260.75	Paid
167506	May 5, 2026	\$42,058.75	Paid
168228	June 9, 2026	\$40,665.60	Submitted

5. INPUT NEEDED / ACTION ITEMS

- a. City to review 30% design submittal and provide feedback.



1360 NW 121st Street
Clive, IA 50325

City of Ankeny, IA
410 West 1st Street
Ankeny, IA 50023

May 31, 2026
Project No: 2024002300-001
Invoice No: 168228
Due Date: June 30, 2026

Project 2024002300-001 Ankeny - SW Oralabor Road Intersection Improvements – Phase 1 Design

Professional Services from April 26, 2026 to May 30, 2026

Phase 400.06 Preliminary Design

	Hours	Rate	Amount	
Project Manager II	56.00	205.00	11,480.00	
Engineer II	35.00	165.00	5,775.00	
Engineer I	80.25	135.00	10,833.75	
Principal II	16.00	325.00	5,200.00	
Totals	187.25		33,288.75	
Total Labor				33,288.75
Total this Phase				\$33,288.75

Phase 850.06 Project Management and Coordination

	Hours	Rate	Amount	
Project Manager II	2.50	205.00	512.50	
Project Coordinator	.25	150.00	37.50	
Engineer II	3.00	165.00	495.00	
Principal II	1.00	325.00	325.00	
Totals	6.75		1,370.00	
Total Labor				1,370.00
Total this Phase				\$1,370.00

Phase 950.06 Subconsultants and Permit Fees

Consultants

JCG Land Services, Inc.			6,006.85	
Total Consultants			6,006.85	6,006.85
Total this Phase				\$6,006.85

	Current	Prior	To-Date	
Total Billings	40,665.60	114,319.50	154,985.10	
Contract Limit (not-to-exceed)			672,350.00	
Contract Limit Remaining			517,364.90	
Total Due this Invoice				\$40,665.60

6. SCHEDULE MILESTONES

a. See below for completed and remaining milestones

Milestone	Start Date	Target Completion Date
Topo and Boundary Survey – Phases 1 and 2	Nov. 2025	March 2026
Notice to Proceed	March 17, 2026	
Geotechnical Investigation – Phases 1 and 2	March 2026	May 2026
Preliminary Plan (30% Design)	March 17, 2026	May 1, 2026
OWNER Preliminary Plan (30%) Review (2 weeks)	May 4, 2026	May 15, 2026
Wetland Delineation and Report – Phases 1 and 2 (Begin Growing Season); Phase 1 Archaeological Investigation and Report	~May 4, 2026	July 31, 2026
Subsurface Utility Investigation – Phase 1	May 18, 2026	June 2026
Preliminary Plan (60% Design)	May 18, 2026	July 10, 2026
OWNER Preliminary Plan (60%) Review (2 weeks)	July 13, 2026	July 24, 2026
Joint Utility Coordination Meeting – Phase 1; (An AM and PM Meeting)		July 15, 2026
Preliminary Plan Review Meeting (DDM #1)		July 28, 2026
Project Information Meeting (PIM) – Phase 1		August 4, 2026
Develop Acquisition Plats (After PIM)	August 5, 2026	August 12, 2026
Order and Obtain Appraisals (4 Weeks After Plats)	August 13, 2026	Sept. 11, 2026
Appraisal Review (1 - 2 Weeks After Appraisal Reports)	Sept. 14, 2026	Sept. 25, 2026
Acquisition Negotiations (1 – 3 Months)	Sept. 28, 2026	Dec. 31, 2026
Check Plan Design (95% Design)	August 5, 2026	Oct. 23, 2026
OWNER Check Plan (95%) Review (2 weeks)	Oct. 26, 2026	Nov. 6, 2026
Final Plans	Nov. 9, 2026	Dec. 4, 2026
OWNER Final Plan Review (1 week)	Dec. 7, 2026	Dec. 11, 2026
Final Plans Design	Dec. 14, 2026	Dec. 31, 2026
City Council Set Hearing and Letting Dates		Jan. 4, 2027
Bid Letting (Local)		Jan. 26, 2027
Public Hearing to Review Bids and Award Contract		Feb. 1, 2027
Construction	Spring 2027	Fall 2027



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #25 in the amount of \$23,413.10 to McClure Engineering for construction administration and observation on the SW Des Moines Street Utility Improvements.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. McClure - Pymt #25

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: SW Des Moines Street Utility Improvements
Contractor: McClure Engineering
Address: 335 SE Oralabor Road; Ankeny, IA 50021
Finance Budget Code: 699.3699.4210 Finance Project #: 699.4210
Vendor Project #: 2024000157-000 Purchase Order #:
Original Contract Date: March 18, 2024 Vendor Account #: 002183

Date of Council Meeting: July 6, 2026 Payment Application #: 25
Payment Period: From: April 26, 2026 Through: May 30, 2026

Contract Summary:

Original Contract Amount:	\$	235,900.00	
Net Change by Change Orders:	\$	236,000.00	
Contract Amount to Date: (line 1 ± 2)	\$	471,900.00	
Total Completed and Stored to Date:	\$	435,728.38	
Retainage: 0 % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	435,728.38	
Less Previous Applications for Payment:	\$	412,315.28	
SUBTOTAL:	\$	23,413.10	

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 23,413.10

Balance to Finish, Including Retainage: \$ 36,171.62

Contract Time Remaining (Substantial): - Working Days

Contract Time Remaining (Full): - Working Days

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

McClure Engineering

Firm Name

Signature

June 8, 2026

Date

City of Ankeny Staff Approval:

Signature

Date

Submit to: Becky Ford, PE, CFM, Stormwater & Environmental Manager

E-mail: bford@ankenyiowa.gov

Phone Number: 515-963-3526

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	April 15, 2024	\$ 41,613.75
2	May 25, 2024	\$ 31,766.90
3	June 17, 2024	\$ 27,986.25
4	August 5, 2024	\$ 27,468.75
5	August 19, 2024	\$ 18,762.50
6	October 7, 2024	\$ 11,495.27
7	November 4, 2024	\$ 16,174.50
8	November 18, 2024	\$ 19,013.75
9	January 6, 2025	\$ 10,212.40
10	January 21, 2025	\$ 4,781.50
11	March 3, 2025	\$ 24,419.25
12	March 17, 2025	\$ 2,701.25
13	May 19, 2025	\$ 13,370.41
14	May 19, 2025	\$ 18,037.75
15	July 7, 2025	\$ 24,377.30
16	July 21, 2025	\$ 23,248.25
17	August 18, 2025	\$ 19,591.80
18	October 6, 2025	\$ 18,269.60
19	October 20, 2025	\$ 11,512.50
20	November 17, 2025	\$ 12,104.80
21	December 15, 2025	\$ 22,159.40
22	January 20, 2026	\$ 4,763.30
23	April 20, 2026	\$ 3,024.55
24	May 18, 2026	\$ 5,459.55
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Previous Applications for Payment:

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PREVIOUS PAY APPS TOTAL = \$ 412,315.28

Record of Change Orders:

No.	Date	Amount
1	February 17, 2025	\$ 236,000.00
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CHANGE ORDER TOTAL = \$ 236,000.00

Contract Time Remaining:

Contract Period: Working Days
Construction Start Date:

Substantial Completion:

Contract Working Days:
Added by Change Order:
Total Working Days: 0.0
Working Days Used to Date:
Working Days Remaining: 0.0

Full Completion:

Contract Working Days:
Added by Change Order:
Total Working Days: 0.0
Working Days Used to Date:
Working Days Remaining: 0.0



1360 NW 121st Street
Clive, IA 50325

Becky Ford
City of Ankeny, IA
410 West 1st Street
Ankeny, IA 50023

May 31, 2026
Project No: 2024000157-000
Invoice No: 168226
Due Date: June 30, 2026

Project 2024000157-000 Ankeny SW Des Moines Street Utility Improvements

Professional Services from April 26, 2026 to May 30, 2026

Phase 600 Construction Administration
Task 601 Construction Administration

	Hours	Rate	Amount	
Project Manager II	37.50	205.00	7,687.50	
Totals	37.50		7,687.50	
Total Labor				7,687.50
Total this Task				\$7,687.50
Total this Phase				\$7,687.50

Phase 650 Onsite Project Representative
Task 651 Resident Project Representative

	Hours	Rate	Amount	
Project Manager II	2.50	205.00	512.50	
On-Site Representative III	20.50	175.00	3,587.50	
Engineer I	71.00	135.00	9,585.00	
Totals	94.00		13,685.00	
Total Labor				13,685.00

Reimbursable Expenses

Mileage			80.59	
Total Reimbursables			80.59	80.59

Mileage (.725/.707 p/mile)

	43.51
Total this Task	\$13,809.10
Total this Phase	\$13,809.10

Phase 700 Survey Services
Task 760 Construction Staking

Project	2024000157-000	Ankeny SW Des Moines St Utility Improve.	Invoice	168226
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	Hours	Rate	Amount	
Crew Chief II	4.00	170.00	680.00	
Project Manager II	3.50	205.00	717.50	
Crew Chief I	3.50	135.00	472.50	
Totals	11.00		1,870.00	
Total Labor				1,870.00

Mileage (.90 p/mile)				9.00
		Total this Task		\$1,879.00
		Total this Phase		\$1,879.00

Phase	850	Project Management and Coordination
Task	851	Project Management and Coordination

	Hours	Rate	Amount	
Project Coordinator	.25	150.00	37.50	
Totals	.25		37.50	
Total Labor				37.50
		Total this Task		\$37.50
		Total this Phase		\$37.50

	Current	Prior	To-Date	
Total Billings	23,413.10	412,315.28	435,728.38	
Contract Limit (not-to-exceed)			471,900.00	
Contract Limit Remaining			36,171.62	
		Total Due this Invoice		\$23,413.10

PROGRESS REPORT #25

SW Des Moines Street Utility Improvements

Date: June 8, 2026

McClure Project #: 2024000157-000

To: Becky Ford, PE, CFM
Stormwater & Environmental
Manager
1210 NW Prairie Ridge Drive
Ankeny, IA 50023

From: Colton Hoffmann, PE
Project Manager
1535 SW Market St. Ste 200
Ankeny, IA 50023

Email: bford@ankenyiowa.gov

Principal: Scott Port, PE

Date Range of Report: April 26, 2026 – May 30, 2026

1. SUMMARY OF WORK DONE LAST PERIOD

- a. The Contractor has completed utility installations for Stage 3
- b. Construction observation
- c. Construction administration
- d. Construction staking

2. FORECAST OF ACTIVITIES PLANNED FOR NEXT PERIOD

- a. The Contractor is grading and preparing to pave the street
- b. Construction administration
- c. Construction observation
- d. Construction staking

3. SCOPE CHANGES / VALUE ADDED

- a. None

4. STATUS OF RECENT PREVIOUS INVOICES

INVOICE #	DATE SENT	INVOICE TOTAL	STATUS
164138	December 5, 2025	\$22,159.40	Paid
164933	January 7, 2026	\$4,763.30	Paid
166763	April 9, 2026	\$3,024.55	Paid
167504	May 5, 2026	\$5,459.55	Paid
168226	June 8, 2026	\$23,410.10	Submitted

5. INPUT NEEDED / ACTION ITEMS

- a. None

6. SCHEDULE MILESTONES

a. See below for completed and remaining milestones

Milestone	Timeline
Notice to Proceed	March 19, 2024
Topo and Boundary Survey	March 19, 2024 – April 5, 2024
Geotechnical Investigation	March 2024 – May 2024
Preliminary Plan Design (30%)	April 8, 2024 – April 22, 2024
Drainage Study & Report	April 8, 2024 – April 22, 2024
Preliminary Plans (30%) and Drainage Report Submittal to City and Utilities	April 22, 2024
OWNER Review of 30% Plans and Drainage Report (2 weeks)	April 22, 2024 – May 6, 2024
On-Site Field Review Meeting	May 6, 2024
Order and Obtain Title Certifications (2 Weeks)	May 7, 2024
Preliminary Design (60%)	May 7, 2024 – June 24, 2024
Preliminary Plans (60%) Submittal to City and Utilities	June 24, 2024
OWNER Review 60% Plans (2 weeks)	June 24, 2024 – July 8, 2024
Preliminary Plans (60%) Review Meeting (DDM #1)	July 11, 2024
Project Information Meeting	August 6, 2024
Develop Acquisition Plats (After PIM)	August 6, 2024 – August 16, 2024
Check (95%) Design and Plans	August 6, 2024 – October 28, 2024
Order and Obtain Appraisals (4 – 6 Weeks After Plats)	August 16, 2024 – September 16, 2024
Appraisal Review (1 – 2 Weeks After Appraisal Reports)	September 16, 2024 – September 30, 2024
Acquisition Negotiations (1 – 3 Months)	September 30, 2024 – December 15, 2024
Check Plan (95%) Submittal to City and Utilities	October 28, 2024
OWNER Check Plan (95%) Review (2 weeks)	October 28, 2024 – November 11, 2024
Check Plan (95%) Review Meeting (DDM #2)	November 14, 2024
Final Plans Design	November 11, 2024 – December 20, 2024
Acquisitions Complete (Assume 3 Months Negotiations)	December 15, 2024
Final Plan Submittal	December 20, 2024
OWNER Review Final Plans	December 20, 2024 – December 30, 2024
City Council Set Hearing and Letting Dates	January 6, 2025
Bid Letting (Local)	January 28, 2025
Public Hearing to Review Bids & Award Contract	February 3, 2025
Construction	Spring 2025 – Summer 2026
Project Closeout	Summer 2026



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #5 in the amount of \$6,600.00 to Nilles Associates, Inc. for engineering services on the Deer Creek Sanitary Trunk Sewer project.

ORIGINATING DEPARTMENT
Municipal Utilities

COUNCIL GOAL
Upgrade Essential Infrastructure

ACTION REQUESTED
Motion
LEGAL
No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Nilles - Pymt #5

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Deer Creek Sanitary Trunk Sewer
Contractor: Nilles Associates, Inc.
Address: 1933 SW Magazine Road, Ankeny, IA 50023
Finance Budget Code: 661.3661.4210 Finance Project #: 661.4210
Vendor Project #: 25057 Purchase Order #:
Original Contract Date: September 2, 2025 Vendor Account #: 3164

Date of Council Meeting: July 6, 2026 Payment Application #: 5

Payment Period: From: January 1, 2026 Through: May 31, 2026

Contract Summary:

Original Contract Amount:	\$	191,300.00	
Net Change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	191,300.00	
Total Completed and Stored to Date:	\$	184,700.00	
Retainage: <u>0</u> % of Completed Work:	\$	6,600.00	
Total Earned Less Retainage:	\$	191,300.00	
Less Previous Applications for Payment:	\$	184,700.00	
SUBTOTAL:	\$		6,600.00

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 6,600.00

Balance to Finish, Including Retainage: \$ -

Contract Time Remaining (Substantial): - #

Contract Time Remaining (Full): - #

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

Nilles Associates, Inc.

Firm Name

Signature

Date

June 16, 2026

City of Ankeny Staff Approval:

Signature

Date

6-16-26

Submit to: Don Clark, 220 West 1st Street, Ankeny, Iowa 50023

E-mail: DClark@Ankenylowa.gov

Phone Number: 515-963-3529

Date Printed: 6/16/2026

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	October 6, 2025	\$ 93,780.00
2	November 17, 2025	\$ 36,340.00
3	December 1, 2025	\$ 40,260.00
4	January 20, 2026	\$ 14,320.00
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Previous Applications for Payment:

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PREVIOUS PAY APPS TOTAL = \$ 184,700.00

Record of Change Orders:

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CHANGE ORDER TOTAL = \$ -

Contract Time Remaining:

Contract Period: _____
Construction Start Date: _____

Substantial Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: 0.0
Working Days Used to Date: _____
Working Days Remaining: 0.0

Full Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: 0.0
Working Days Used to Date: _____
Working Days Remaining: 0.0



Nilles Associates, Inc.

1933 SW Magazine Road
Ankeny, IA 50023
Tel: 515-965-0123
www.nillesinc.com

INVOICE

INVOICE DATE: 6/10/2026
INVOICE NO: 25057.05
BILLING FROM: 1/1/2026
BILLING TO: 5/31/2026

Don Clark
City of Ankeny
1210 NW Prairie Ridge Dr
Ankeny, IA 50023

25057 - Deer Creek Sanitary Trunk Sewer

Managed By: Jake Nilles

DESCRIPTION	CONTRACT AMOUNT	% COMPLETE	BILLED TO DATE	PREVIOUSLY BILLED	CURRENT AMOUNT
25057 - Deer Creek Sanitary Trunk Sewer - Preliminary Design Phase	\$104,200.00	100.00	\$104,200.00	\$104,200.00	\$0.00
25057 - Deer Creek Sanitary Trunk Sewer - Easement Acquisition and Negotiation	\$13,000.00	100.00	\$13,000.00	\$10,400.00	\$2,600.00
25057 - Deer Creek Sanitary Trunk Sewer - Geotechnical Report	\$18,000.00	100.00	\$18,000.00	\$18,000.00	\$0.00
25057 - Deer Creek Sanitary Trunk Sewer - Final Design Phase	\$52,100.00	100.00	\$52,100.00	\$52,100.00	\$0.00
25057 - Deer Creek Sanitary Trunk Sewer - Bidding and Negotiating Phase	\$4,000.00	100.00	\$4,000.00	\$0.00	\$4,000.00
TOTAL	\$191,300.00		\$191,300.00	\$184,700.00	\$6,600.00

25057 - DEER CREEK SANITARY TRUNK SEWER - CONSTRUCTION SERVICES

SUBTOTAL	\$6,600.00
AMOUNT DUE THIS INVOICE	\$6,600.00

This invoice is due upon receipt

Thank you for your business.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #4 (Final) in the amount of \$6,257.00 to Nilles Associates, Inc. for engineering services on the Rally Complex Park Development project.

ORIGINATING DEPARTMENT
Parks & Recreation

COUNCIL GOAL

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Payment #4_Final

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: SW Prairie Trail Parkway Complex
Contractor: Nilles Associates, Inc.
Address: 1933 SW Magazine Road, Ankeny, IA
Finance Budget Code: _____ Finance Project #: _____
Vendor Project #: 22190 Purchase Order #: _____
Original Contract Date: February 6, 2023 Vendor Account #: 3164

Date of Council Meeting: July 6, 2026 Payment Application #: 4

Payment Period: From: September 1, 2024 Through: June 10, 2026

Contract Summary:

Original Contract Amount:	\$	85,000.00	
Net Change by Change Orders:	\$	19,700.00	
Contract Amount to Date: (line 1 ± 2)	\$	104,700.00	
Total Completed and Stored to Date:	\$	104,700.00	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	104,700.00	
Less Previous Applications for Payment:	\$	98,443.00	
SUBTOTAL:	\$	6,257.00	

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 6,257.00

Balance to Finish, Including Retainage: \$ -

Contract Time Remaining: - Working Days

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

Engineer / Consultant Approval: Nilles Associates, Inc.

Firm Name

Signature

6/15/2026

Date

City of Ankeny Staff Approval:

Signature

6/22/26

Date

Submit to: Nick Lenox, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023
E-mail: Nlenox@Ankenyiowa.gov Phone Number: (515) 963-3576

Date Printed: 6/15/2026

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	May 1, 2023	\$ 39,041.00
2	August 7, 2023	\$ 33,528.50
3	October 7, 2024	\$ 25,873.50
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Previous Applications for Payment:

No.	Date	Amount
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PREVIOUS PAY APPS TOTAL = \$ 98,443.00

Record of Change Orders:

No.	Date	Amount
1	August 7, 2023	\$ 19,700.00
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CHANGE ORDER TOTAL = \$ 19,700.00

Contract Time Remaining:

Contract Period: _____ Working Days
Construction Start Date: _____

Substantial Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: _____ 0.0
Working Days Used to Date: _____
Working Days Remaining: _____ 0.0

Full Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: _____ 0.0
Working Days Used to Date: _____
Working Days Remaining: _____ 0.0

INVOICE

City of Ankeny
Attn: Nick Lenox
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

Invoice Date: 6/10/2026
Billing Period 09/01/24-06/10/26

Invoice No: 22190.04
Project No: 22190

**Project: SW Prairie Trail Parkway Complex
Rally Complex**

Basic Services:	Hours	Rate	Amount	Current
Engineer VI	9.0	\$178.00	\$1,602.00	
Engineer III	3.0	\$130.00	\$390.00	
Landscape Architect III	6.5	\$122.00	\$793.00	
Project Manager	2.0	\$137.00	\$274.00	
Engineering Technician VII	6.5	\$136.00	\$884.00	
Land Surveying Technician VII	27.5	\$136.00	\$3,740.00	
Land Surveying Technician III	27.5	\$88.00	\$2,420.00	
Engineering II	79.0	\$76.00	<u>\$6,004.00</u>	
		Subtotal:	\$16,107.00	\$16,107.00
		Previous Invoices:	<u>\$98,443.00</u>	
		Total to Date:	\$114,550.00	
		Not to Exceed:	\$104,700.00	<u>-\$9,850.00</u>

Contract Amount: \$ 104,700.00
Amount Remaining: \$ -

Total Due this Invoice: \$6,257.00

Thank You for Your Business



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #4 in the amount of \$26,078.45 to On Track Construction, LLC for construction services on the Vintage Business Park - North Lake Maintenance Phase 2 project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Motion

LEGAL

No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. On Track - Pymt #4

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Vintage Business Park - North Lake Maintenance Phase 2
Contractor: On Track Construction, LLC
Address: 1316 6th Street, Suite 109, Nevada, IA 50201
Finance Budget Code: 680.3680.4453 Finance Project #: 680.4453
Vendor Project #: _____ Purchase Order #: _____
Original Contract Date: August 4, 2025 Vendor Account #: 9363

Date of Council Meeting: July 6, 2026 Payment Application #: 4

Payment Period: From: March 18, 2026 Through: June 15, 2026

Contract Summary:

Original Contract Amount:	\$133,903.00	
Net Change by Change Orders:	\$ 2,796.00	
Contract Amount to Date: (line 1 ± 2)	\$	136,699.00
Total Completed and Stored to Date:	\$ 98,130.00	
Retainage: 3 % of Completed Work:	\$ 2,943.90	
Total Earned Less Retainage:	\$	95,186.10
Less Previous Applications for Payment:	\$	69,107.65
SUBTOTAL:		\$ 26,078.45
OTHER CHARGES:		\$ -
CURRENT PAYMENT DUE:		\$ 26,078.45

Balance to Finish, Including Retainage: \$ 41,512.90

Contract Time Remaining (Substantial): 25.0 Working Days
Contract Time Remaining (Full): 5.0 Working Days

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

Construction Contractor Approval:

On Track Construction, LLC

Joe Writer
Digitally signed by Joe Writer
DN: cn=JUS,
[E]joe@ontrackiowa.com, o=On
Track Construction, LLC, cn=Joe
Writer
Date: 2026.05.25 16:14:29-0500

Firm Name

Signature

6/25/2026

Date

Engineer / Consultant Approval:

Firm Name

Signature

Date

City of Ankeny Staff Approval:

Becky Ford

Signature

6/25/26

Date

Submit to: Becky Ford, PE, Stormwater & Environmental Manager
E-mail: bford@ankenyiowa.gov Phone Number: 515-963-3526

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

ITEM NO.	DESCRIPTION (Include Change Order # if Applicable)	UNITS	ORIGINAL PROPOSED QUANTITY	QUANTITY CHANGE (BY CHANGE ORDER)	TOTAL QUANTITY	UNIT PRICE	EXTENDED PRICE	TOTAL QUANTITY THIS PAY PERIOD	TOTAL VALUE THIS PAY PERIOD	TOTAL QUANTITY FROM PREVIOUS PAY PERIODS	TOTAL QUANTITY COMPLETE	TOTAL VALUE OF COMPLETED WORK	REMAINING QUANTITY	PERCENT COMPLETE
EARTHWORK														
2.01	CLEARING AND GRUBBING, BY UNIT	UNIT	138.2		138.2	\$ 30.00	\$ 4,146.00		\$ -	138.2	138.2	\$ 4,146.00	0	100.00%
2.02	CLEARING, BY UNIT	UNIT	490.4		490.4	\$ 10.00	\$ 4,904.00		\$ -	490.4	490.4	\$ 4,904.00	0	100.00%
2.03	TOPSOIL, ON-SITE (4-INCH DEPTH)	CY	144		144	\$ 16.50	\$ 2,376.00		\$ -	144	144	\$ 2,376.00	0	100.00%
2.04	EXCAVATION, CLASS 10	CY	102		102	\$ 35.00	\$ 3,570.00		\$ -	102	102	\$ 3,570.00	0	100.00%
SEWERS AND DRAINS														
4.01	REMOVAL, STORM SEWER, CMP, 12-INCH DIA.	LF	46		46	\$ 30.00	\$ 1,380.00		\$ -	46	46	\$ 1,380.00	0	100.00%
4.02	REMOVAL, STORM SEWER, PVC, 24-INCH DIA.	LF	3		3	\$ 200.00	\$ 600.00		\$ -	3	3	\$ 600.00	0	100.00%
4.03	SUBDRAIN, TRENCHED, PERFORATED PVC, 8-INCH DIA.	LF	266		266	\$ 40.00	\$ 10,240.00		\$ -	266	266	\$ 10,240.00	0	100.00%
4.04	SUBDRAIN CLEANOUT, TYPE A-2	EA	6		6	\$ 850.00	\$ 5,100.00		\$ -	6	6	\$ 5,100.00	0	100.00%
4.05	MAINLINE CLEANING, RCP, 15 TO 24 INCH, DIA.	LF	265		265	\$ 6.00	\$ 1,590.00		\$ -	265	265	\$ 1,590.00	0	100.00%
4.06	MAINLINE CLEANING, RCP, 30 INCH, DIA.	LF	72		72	\$ 12.00	\$ 864.00		\$ -	72	72	\$ 864.00	0	100.00%
4.07	MAINLINE CLEANING, RCP, 36 INCH, DIA.	LF	105		105	\$ 14.00	\$ 1,470.00		\$ -	105	105	\$ 1,470.00	0	100.00%
STRUCTURES FOR SANITARY AND STORM SEWERS														
6.01	CONNECTION TO EXISTING INTAKE	EA	2		2	\$ 2,400.00	\$ 4,800.00		\$ -	2	2	\$ 4,800.00	0	100.00%
STREETS AND RELATED WORK														
7.01	REMOVAL OF SIDEWALK	SY	41	(29.8)	11	\$ 25.00	\$ 280.00		\$ -	0	0	\$ -	11	0.00%
7.02	SIDEWALK, PCC, 5-INCH	SY	41	(29.8)	11	\$ 135.00	\$ 1,512.00		\$ -	0	0	\$ -	11	0.00%
TRAFFIC CONTROL														
8.01	TEMPORARY TRAFFIC CONTROL	LS	1		1	\$ 6,500.00	\$ 6,500.00	0.25	\$ 1,625.00	0	0	\$ 1,625.00	1	25.00%
SITE WORK AND LANDSCAPING														
9.01	CONVENTIONAL SEEDING, NATIVE GRASS AND FORBS MIX	AC	3	1.4	4	\$ 2,500.00	\$ 11,000.00		\$ -	0	0	\$ -	4	0.00%
9.02	CONVENTIONAL SEEDING AND FERTILIZING, TYPE 1	AC	0.5		0.5	\$ 2,100.00	\$ 1,050.00		\$ -	0	0	\$ -	0.5	0.00%
9.03	PERMANENT LAWN MIXTURE	AC	0.7	(0.7)	0.0	\$ 1,000.00	\$ -		\$ -	0	0	\$ -	0.0	0.00%
9.04	CONVENTIONAL SEEDING AND FERTILIZING, TYPE 5 RURAL	AC	0.7		0.0	\$ 1,000.00	\$ -		\$ -	0	0	\$ -	0.0	0.00%
9.05	SEEDING WARRANTY, 12 MONTHS	LS	1		1	\$ 4,100.00	\$ 4,100.00		\$ -	0	0	\$ -	1	0.00%
9.06	TREE PLANTING, BY QUANTITY WITH WARRANTY	EA	15		15	\$ 500.00	\$ 7,500.00	11	\$ 5,500.00	0	11	\$ 5,500.00	4	73.33%
9.07	TEMPORARY ROLLED EROSION CONTROL, RECP TYPE 2.C.	SY	123	(123)	0	\$ 5.00	\$ -		\$ -	0	0	\$ -	0	0.00%
9.08	EROSION CONTROL MULCHING, HYDROMULCH, BFM	AC	4.1	0.3	4.4	\$ 3,000.00	\$ 13,200.00		\$ -	0	0	\$ -	4.4	0.00%
9.09	WATTLE, STRAW, 9-INCH DIA.	LF	640	(640)	0	\$ 1.80	\$ -		\$ -	0	0	\$ -	0	0.00%
9.10	WATTLES, REMOVAL	LF	640	(640)	0	\$ 0.20	\$ -		\$ -	0	0	\$ -	0	0.00%
9.10	RIP RAP, CLASS D	TON	77		77	\$ 145.00	\$ 11,165.00		\$ -	77	77	\$ 11,165.00	0	100.00%
9.11	STABILIZED CONSTRUCTION ENTRANCE	SY	180		180	\$ 28.00	\$ 5,040.00		\$ -	180	180	\$ 5,040.00	0	100.00%
9.12	INLET PROTECTION DEVICE, DROP-IN	EA	9	(9)	0	\$ 155.00	\$ -		\$ -	0	0	\$ -	0	0.00%
9.13	INLET PROTECTION DEVICE, MAINTENANCE AND REMOVAL	EA	27	(27)	0	\$ 10.00	\$ -		\$ -	0	0	\$ -	0	0.00%
9.14	REMOVAL OF SURFACE SEDIMENT FROM BIO-RETENTION CELL	CY	327		327	\$ 35.00	\$ 11,445.00	327	\$ 11,445.00	0	327	\$ 11,445.00	0	100.00%
9.15	BROADCAST HERBICIDE TREATMENT, 2 TREATMENTS	AC	4.1		4.1	\$ 230.00	\$ 943.00	2	\$ 460.00	0	2	\$ 460.00	2.1	48.78%
MISCELLANEOUS														
11.01	MOBILIZATION	LS	1		1	\$ 14,000.00	\$ 14,000.00		\$ -	1.0	1	\$ 14,000.00	0	100.00%
11.02	CONCRETE WASHOUT	EA	1	(1)	0	\$ 500.00	\$ -		\$ -	0	0	\$ -	0	0.00%
CHANGE ORDER ITEMS														
12.01	Additional concrete pad, grading, manhole minor adjustments	SY	0.0	40.0	40	\$ 169.50	\$ 6,780.00	40.0	\$ 6,780.00	0	40	\$ 6,780.00	0	100.00%
12.02	Additional ditching	LS	0.0	1	1	\$ 1,075.00	\$ 1,075.00	1	\$ 1,075.00	0	1	\$ 1,075.00	0	100.00%

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

12.03									0		\$	-			\$	-		0		0		\$	-		0		0.00%
12.04									0		\$	-			\$	-		0		0		\$	-		0		0.00%
12.05									0		\$	-			\$	-		0		0		\$	-		0		0.00%

TOTAL CONTRACT AND VALUE OF PAY PERIOD AND COMPLETED WORK

CONTRACT = \$ 136,630.00 PAY PERIOD = \$ 26,885.00

COMPLETED = \$ 98,130.00

71.82%

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	November 3, 2025	\$ 12,173.50
2	February 2, 2026	\$ 5,601.75
3	April 6, 2026	\$ 51,332.40
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Previous Applications for Payment:

No.	Date	Amount
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PREVIOUS PAY APPS TOTAL = \$ 69,107.65

Record of Change Orders:

No.	Date	Amount
1	July 6, 2026	\$ 2,796.00
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CHANGE ORDER TOTAL = \$ 2,796.00

Contract Time Remaining:

Contract Period: Working Days
Construction Start Date: _____

Substantial Completion:

Contract Working Days: 25.0
Added by Change Order: _____
Total Working Days: 25.0
Working Days Used to Date: _____
Working Days Remaining: 25.0

Full Completion:

Contract Working Days: 5.0
Added by Change Order: _____
Total Working Days: 5.0
Working Days Used to Date: _____
Working Days Remaining: 5.0



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #4 in the amount of \$14,264.23 to Snyder & Associates, Inc., for engineering services on the NE 18th Street Bridge Over I-35 project.

ORIGINATING DEPARTMENT
Public Works

COUNCIL GOAL
Upgrade Essential Infrastructure

ACTION REQUESTED
Motion
LEGAL
No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Snyder - Pymt #4

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: NE 18th Street Extension over I-35
Contractor: Snyder & Associates, Inc.
Address: 2727 SW Snyder Blvd., PO Box 1159, Ankeny, IA 50023
Finance Budget Code: 894.3894.4210 **Finance Project Code:** 894.4210
Vendor Project or Invoice #: 126.0163.010 **PO #**
Original Contract Date: March 16, 2026 **Vendor #** 990

Date of Council Meeting 7/6/2026 **PAYMENT REQUEST #** 4
PAYMENT PERIOD: From: 05/18/26 through: 06/21/26

Contract Summary

Original Contract Amount:	\$	<u>933,200.00</u>	
Net change by Change Orders: Amd #1&2		<u></u>	
Contract Amount to Date: (line 1 ± 2)		<u></u>	
Total completed and stored to date:	\$	<u>123,028.06</u>	
Retainage: <u>0</u> % of Completed Work:	\$	<u>-</u>	
Total Earned less Retainage:	\$	<u>123,028.06</u>	
Less previous applications for payment:	\$	<u>108,763.83</u>	
SUBTOTAL	\$		<u>14,264.23</u>
	\$		<u>-</u>

CURRENT PAYMENT DUE

Balance to finish, including retainage:	\$	<u>810,171.94</u>
Contract Time Remaining (If applicable)		<u>-</u>

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

Construction Contractor Approval:

Firm Name

Signature Date

Engineer/Consultant Approval: Snyder & Associates, Inc.

Firm Name

Signature *Mark ARd* Date *6/25/26*

City of Ankeny Staff Approval

Signature *James Heed* Date *6/25/2026*

Submit to: Adam Lust

Email: jhaberichter@ankenyiowa.gov Phone: 515-965-6400 Fax:

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment

#	Date	Amount
1	3/26/2026	\$ 32,440.28
2	4/22/2026	\$ 41,625.30
3	5/20/2026	\$ 34,698.25
4		
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TOTAL \$ 108,763.83

#	Date	Amount
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Record of Change Orders

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TOTAL		\$ -

Contract Time Remaining:

CONTRACT PERIOD:	CLICK TO CHOOSE
Original Contract Date:	March 16, 2026
Original Contract Time:	
Added by Change Order:	
Contract Time to Date:	0
Time Used to Date:	
Contract Time Remaining:	0



IOWA | MISSOURI | NEBRASKA | SOUTH DAKOTA | WISCONSIN

INVOICE FOR PROFESSIONAL SERVICES

June 24, 2026

Jim Haberichter P.E.
City of Ankeny
1210 NW Prairie Ridge Dr
Ankeny, IA 50023-1751

Invoice No: 126.0163.010 - 4

Email

Project 126.0163.010 NE 18th Street Extension over I-35

Professional Services through June 21, 2026

894.3894.4210
894.4210

Basic Services

Hourly Services

	Hours	Rate	Amount	
Principal Engineer II	23.75	285.00	6,768.75	
Principal Environmental Scientist I	1.00	265.00	265.00	
Engineer VIII	10.50	216.00	2,268.00	
Engineer VI	3.00	195.00	585.00	
Engineer II	8.00	140.00	1,120.00	
Total Services	46.25		11,006.75	11,006.75

Allocated Admin/Legal			15.95	
Total Expenses			15.95	15.95

Billing Limits	Current	Prior	To-Date
Total Billings	11,022.70	94,129.93	105,152.63
Limit			474,600.00
Remaining			369,447.37

Phase Subtotal \$11,022.70

Specialty Services

Hourly Services

	Hours	Rate	Amount	
Principal Engineer II	1.00	285.00	285.00	
Principal Environmental Scientist I	4.00	265.00	1,060.00	
Environmental Scientist II	13.50	140.00	1,890.00	
Total Services	18.50		3,235.00	3,235.00

Fleet Mileage				6.53
---------------	--	--	--	------

REMIT TO: SNYDER & ASSOCIATES, INC.
Mailing: PO Box 1159 | Ankeny, IA 50021
Physical: 2727 SW Snyder Blvd. | Ankeny IA 50023

p: 888-964-2020 | f: 515-964-7938
Federal E.I.N. 42-1379015
SNYDER-ASSOCIATES.COM

Project	126.0163.010	Ank-NE 18th Street Extension over I-35	Invoice	4
Billing Limits		Current	Prior	To-Date
Total Billings		3,241.53	14,633.90	17,875.43
Limit				458,600.00
Remaining				440,724.57
			Phase Subtotal	\$3,241.53
			Amount Due this Invoice	<u>\$14,264.23</u>

Thank you. We appreciate the opportunity to serve you.

Accounts Receivable Inquiry: ar@snyder-associates.com

Project Manager: Jordan Stoermer



June 25, 2026

Mr. Jim Haberichter
City of Ankeny
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

RE: NE 18th STREET BRIDGE OVER INTERSTATE 35
PROGRESS REPORT NO. 4
S&A PROJECT NO. 126.0163.01

Dear Mr. Haberichter:

This is the fourth progress report for the above referenced project and covers work through June 21, 2026. Our work through this period includes the following:

- PMT kickoff meeting on June 17, 2026
- Completing Topographic and Boundary Survey
- Completing Traffic Study
- Completing field reviews and documentation for
 - Wetland and Stream Delineation
 - Threatened & Endangered Species
 - Cultural Resources Investigation
- Progressing Alternative Concept Layouts and Costs

On June 23, 2026 we help a meeting with the Office of Location and Environment Bureau (LEB) to kickstart the Planning and Environmental Linkages (PEL) study. Our next steps for the next couple of months will be progressing the PEL document that will include on-going coordination with the City and LEB.

We look forward to continue working for the City and you on this important project. Should you have any questions on this update, please feel free to contact me. We will attend the July 6, 2026, council meeting to answer any questions regarding this invoice.

Sincerely,

SNYDER & ASSOCIATES, INC.

A handwritten signature in blue ink that reads "Mark A. Land".

Mark A. Land, P.E., CFM
Vice President



MAL/jms

Enclosures

cc: Jordan Stoermer, P.E., Snyder & Associates, Inc.
John Haldeman, P.E., Snyder & Associates, Inc.



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve Payment #18 in the amount of \$13,543.09 to Snyder & Associates, Inc., for engineering services on the Sawgrass Park Dam Improvements project.

ORIGINATING DEPARTMENT
Public Works

COUNCIL GOAL
Upgrade Essential Infrastructure

ACTION REQUESTED
Motion
LEGAL
No review required.

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Snyder - Pymt #18

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Sawgrass Park Dam Improvements
Contractor: Snyder & Associates, Inc
Address: 2727 SW Snyder Blvd, PO Box 1159 Ankeny Ia 50023
Finance Budget Code: 686.3686.4210 Finance Project #: 686.4210
Vendor Project #: 124.0622.01 Purchase Order #:
Original Contract Date: May 6, 2024 Vendor Account #: 990

Date of Council Meeting: July 6, 2026 Payment Application #: 18
Payment Period: From: May 18, 2026 Through: June 21, 2026

Contract Summary:

Original Contract Amount:	\$	73,700.00	
Net Change by Change Orders:	\$	116,890.71	
Contract Amount to Date: (line 1 ± 2)	\$	190,590.71	
Total Completed and Stored to Date:	\$	177,808.70	
Retainage: <u>0</u> % of Completed Work:	\$	-	
Total Earned Less Retainage:	\$	177,808.70	
Less Previous Applications for Payment:	\$	164,265.61	
SUBTOTAL:	\$	13,543.09	

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 13,543.09

Balance to Finish, Including Retainage: \$ 12,782.01

Contract Time Remaining: - Working Days

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

Construction Contractor Approval:

Firm Name

Signature

Date

Engineer / Consultant Approval:

Snyder & Associates, Inc

Firm Name

Signature

Date

City of Ankeny Staff Approval:

Signature

Date

Submit to:

Becky Ford

E-mail:

Phone Number:

515/963-3526

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	May 22, 2024	\$ 11,762.25
2	June 19, 2024	\$ 16,301.53
3	July 24, 2024	\$ 3,843.03
4	September 25, 2024	\$ 14,721.35
5	November 20, 2024	\$ 3,206.00
6	January 23, 2025	\$ 13,163.75
7	February 18, 2025	\$ 9,042.10
8	March 27, 2025	\$ 33,658.80
9	April 23, 2025	\$ 7,757.50
10	May 22, 2025	\$ 10,729.00
11	June 25, 2025	\$ 11,867.00
12	July 23, 2025	\$ 1,438.40
13	September 24, 2025	\$ 6,063.75
14	October 22, 2025	\$ 3,546.05
15	November 19, 2025	\$ 4,524.50
16	December 18, 2025	\$ 8,020.25
17	May 20, 2026	\$ 4,620.35
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Previous Applications for Payment:

No.	Date	Amount
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Record of Change Orders:

No.	Date	Amount
1	January 6, 2025	\$ 80,350.00
2	August 18, 2025	\$ 36,540.71
3		
4		
5		
6		
5/5/2025		
8		
9		
10		
11		
12		
13		
14		
15		

CHANGE ORDER TOTAL = \$ 116,890.71

Contract Time Remaining:

Contract Period: Working Days
Construction Start Date:

Substantial Completion:

Contract Working Days:
Added by Change Order:
Total Working Days: 0.0
Working Days Used to Date:
Working Days Remaining: 0.0

Full Completion:

Contract Working Days:
Added by Change Order:
Total Working Days: 0.0
Working Days Used to Date:
Working Days Remaining: 0.0

PREVIOUS PAY APPS TOTAL = \$ 164,265.61



June 25, 2026

Becky Ford
City of Ankeny
1210 NW Prairie Ridge Drive
Ankeny, IA 50023

RE: SAWGRASS POND DAM IMPROVEMENTS
PROGRESS REPORT NO. 18
S&A PROJECT NO. 124.0622.01

Dear Ms. Ford:

This is the eighteenth progress report for the above-referenced project and covers services through June 21, 2026. Work during this period included coordination with Jasper Construction on schedule and proposed items of work; review completed quantities; preparing pay application No. 3; field meeting and minutes; on-site construction observation of Flexamat, subgrade preparation, proof roll, trail placement, and erosion and sediment controls; and documentation of site conditions.

We look forward to continuing to work for the City and with you on this important project. Should you have any questions on this update, do not hesitate to contact me. We will be in attendance at the July 6, 2026, council meeting to answer any questions regarding this invoice.

Sincerely,

SNYDER & ASSOCIATES, INC.

Mark A. Land, P.E., CFM
Vice President

MAL/sak

Enclosure



IOWA | MISSOURI | NEBRASKA | SOUTH DAKOTA | WISCONSIN

INVOICE FOR PROFESSIONAL SERVICES

June 25, 2026

Becky Ford
City of Ankeny
1210 NW Prairie Ridge Dr
Ankeny, IA 50023-1751

Invoice No: 124.0622.010 - 18

Finance Budget Code 686.3686.4210

Finance Project Code 686.4210

Vendor 990

Email

Project 124.0622.010 Sawgrass Park Dam Improvements

Professional Services through June 21, 2026

Basic Services

Phase Subtotal 0.00

Construction Services

Hourly Services

	Hours	Rate	Amount	
Principal Engineer II	.25	285.00	71.25	
Sr. Engineer	2.75	236.00	649.00	
Project Manager VII	1.00	204.00	204.00	
Engineer V	19.75	182.00	3,594.50	
Sr. Technician	.50	158.00	79.00	
Technician VII	4.50	136.00	612.00	
Technician IV	24.00	100.00	2,400.00	
Technician II	71.50	82.00	5,863.00	
Total Services	124.25		13,472.75	13,472.75

Employee Mileage	6.53	
Total Expenses	6.53	6.53

Fleet Mileage 63.81

Phase Subtotal \$13,543.09

Billing Limits

	Current	Prior	To-Date
Total Billings	13,543.09	164,265.61	177,808.70
Limit			190,590.71
Remaining			12,782.01

Amount Due this Invoice \$13,543.09

REMIT TO: SNYDER & ASSOCIATES, INC.
Mailing: PO Box 1159 | Ankeny, IA 50021
Physical: 2727 SW Snyder Blvd. | Ankeny IA 50023

p: 888-964-2020 | f: 515-964-7938
Federal E.I.N. 42-1379015
SNYDER-ASSOCIATES.COM

Project	124.0622.010	Ank-SawgrassParkDamImprovements	Invoice	18
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Thank you. We appreciate the opportunity to serve you.

Accounts Receivable Inquiry: ar@snyder-associates.com

Project Manager: Steven Klocke



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve the July 6, 2026 Accounts Payable.

ORIGINATING DEPARTMENT
City Clerk

COUNCIL GOAL

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. AP_Recap
2. AP Check Report

Fund	PAYMENTS
100 General Fund	\$ 561,357.38
220 Fire Gift Fund	1,119.31
233 Hotel/Motel Tax Fund	339,208.00
240 Hawkeye Park Player Fees Fund	-
250 Police Gift Fund	-
260 Road Use Tax Fund	91,439.81
270 Police Seizure Fund	-
280 Tax Increment Financing Fund	-
290 Police and Fire Retirement Fund	5,461.00
292 Employee Benefits Fund	-
295 Landfill Postclosure Fund	-
300 Debt Service Fund	-
430 Friends of the Ankeny Library Fund	2,031.29
440 Park Dedication Fund	-
445 Sports Complex Foundation Fund	-
446 Ankeny Garden Club Fund	-
448 Miracle Park Fund	-
449 Dog Park Fund	-
450 Parks and Recreation Scholarship Fund	-
484 Civic Trust Fund	-
500 Solid Waste Fund	-
510 Water Fund	1,042,935.24
520 Water Improvement Fund	-
530 Water Sinking Fund	-
550 Sewer Fund	45,457.06
560 Sewer Improvement Fund	-
570 Sewer Sinking Fund	-
580 Storm Water Fund	25,532.08
590 Golf Course Fund	75,550.09
600-699 Enterprise Capital Projects Funds	356,430.43
710 Revolving Fund	31,920.02
720 Risk Management Fund	69,650.93
730 Health Insurance Fund	8,610.30
770 Sustainability Revolving Loan Fund	-
780 Economic Development Revolving Loan Fund	-
790 Equipment Reserve Fund	-
800-880,890 Special Assessments Funds	-
882-998 Capital Projects Funds	532,230.54
Sub Total	\$ 3,188,933.48
Payroll Totals	4,924,556.05
Service Transfers/ACH Drafts	(254,762.48)
Agenda Payments Approved Separately	(512,616.45)
Grand Total	<u>\$ 7,346,110.60</u>

Honorable Mayor & City Council:

It is my recommendation that the City Council approve payment of the bills listed from funds as shown.

DocuSigned by:

Jennifer Sease

Administrative Services Director

7/2/2026

Date

VENDOR SET: 01 City of Ankeny
BANK: * ALL BANKS
DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
000743	IOWA MUNICIPAL FINANCE OFFICER							
M-CHECK	IOWA MUNICIPAL FIN OFFC-UNPOST	V	6/22/2026			251258		150.00CR
012722	TARGET CORPORATION							
M-CHECK	TARGET CORPORATION	UNPOST	V 6/22/2026			255894		4,643.00CR

* * T O T A L S * *	NO	INVOICE AMOUNT	DISCOUNTS	CHECK AMOUNT
REGULAR CHECKS:	0	0.00	0.00	0.00
HAND CHECKS:	0	0.00	0.00	0.00
DRAFTS:	0	0.00	0.00	0.00
EFT:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
VOID CHECKS:	2 VOID DEBITS	0.00		
	VOID CREDITS	4,793.00CR	4,793.00CR	0.00

TOTAL ERRORS: 0

	NO	INVOICE AMOUNT	DISCOUNTS	CHECK AMOUNT
VENDOR SET: 01 BANK:	TOTALS: 2	4,793.00CR	0.00	0.00
BANK:	TOTALS: 2	4,793.00CR	0.00	0.00

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
000966	U S BANK							
I-05/26 P-CARD STMT	U S BANK	D	6/22/2026	47,700.57		003080		47,700.57
000465	TREASURER STATE OF IOWA							
I-06/24/2026	06/26 MONTHLY SALES/EXCISE TAX	D	6/24/2026	164,578.49		003081		164,578.49
009428	UMB BANK NA							
I-1049410	2026A GO BONDS- ACCEPTANCE FEE	D	6/25/2026	300.00		003082		
I-1049411	2026B WTR REV BONDS-ACCEPT FEE	D	6/25/2026	300.00		003082		600.00
000003	ACCO UNLIMITED CORP							
I-0263543-IN	CHEMICALS PRAC	E	7/08/2026	1,234.36		014721		
I-0263570-IN	CHEMICALS - PRAC	E	7/08/2026	389.60		014721		
I-0263571-IN	CHEMICALS - CFAC	E	7/08/2026	3,565.39		014721		
I-0263683-IN	CHEMICALS - PRAC	E	7/08/2026	810.00		014721		
I-0263812-IN	SPIDER GASKET - PRAC	E	7/08/2026	55.95		014721		
I-0263898-IN	CHEMICALS- CFAC	E	7/08/2026	2,735.05		014721		
I-0263899-IN	CHEMICALS - PRAC	E	7/08/2026	636.00		014721		
I-0264001-IN	CHEMICALS -PRAC	E	7/08/2026	732.15		014721		
I-0264022-IN	CHEMICALS - PRAC	E	7/08/2026	656.00		014721		
I-0264232-IN	CHEMICALS CFAC	E	7/08/2026	5,873.30		014721		
I-0264233-IN	CHEMICALS - PRAC	E	7/08/2026	543.60		014721		
I-0264355-IN	CHEMICALS PRAC	E	7/08/2026	656.00		014721		
I-0264397-IN	CHEMICALS PRAC	E	7/08/2026	481.26		014721		18,368.66
000026	AHLERS & COONEY PC							
I-914748	2025 GO BONDS LGL SVC 6/15/26	E	7/08/2026	33,500.00		014722		
I-914749	2026B WTR REVENUE BONDS 6/15/26	E	7/08/2026	21,500.00		014722		55,000.00
000057	ARNOLD MOTOR SUPPLY LLP							
I-15NV242497	OIL FILTERS - CG	E	7/08/2026	40.56		014723		
I-15NV242504	AIR FILTER - PRSC	E	7/08/2026	17.91		014723		
I-15NV242601	ENGINE PLUG - FD	E	7/08/2026	2.57		014723		
I-15NV242883	OIL/AIR FILTERS - CG	E	7/08/2026	63.90		014723		
I-15NV243038	OIL FILTER - CG	E	7/08/2026	15.33		014723		
I-15NV243130	REAR SHOCK - PW	E	7/08/2026	142.96		014723		
I-15NV243136	TEE WRAP - PRSC	E	7/08/2026	71.98		014723		
I-15NV243152	MANUAL RESET - PRSC	E	7/08/2026	13.77		014723		
I-15NV243246	OIL/AIR FILTERS - PRSC	E	7/08/2026	51.74		014723		
I-15NV243294	OIL/AIR FILTERS - CG	E	7/08/2026	320.23		014723		
I-15NV243332	OIL - SWR	E	7/08/2026	99.84		014723		
I-15NV243372	AIR FILTER - SWR	E	7/08/2026	20.24		014723		
I-15NV243396	OIL FILTER - SWR	E	7/08/2026	5.59		014723		
I-15NV243435	OIL DRAIN PLUG - WTR ADM	E	7/08/2026	2.90		014723		869.52

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
000211	GALE							
I-999102818401	MISC BOOKS-KL	E	7/08/2026	288.00		014724		
I-999102829435	MISC BOOKS-KL	E	7/08/2026	104.25		014724		
I-999102838884	MISC BOOKS-KL	E	7/08/2026	104.25		014724		
I-999102864582	MISC BOOKS-KL	E	7/08/2026	27.75		014724		
I-999102865376	MISC BOOKS-KL	E	7/08/2026	74.25		014724		
I-999102865387	MISC BOOKS-KL	E	7/08/2026	54.00		014724		
I-999102866662	MISC BOOKS-KL	E	7/08/2026	74.25		014724		726.75
000227	GRAINGER							
I-9952043470	PKGS CABLE TIES-WTR	E	7/08/2026	223.86		014725		
I-9952406719	UNIT #740 ROLLER CHAIN	E	7/08/2026	3.80		014725		
I-9955668539	HILICAL INSERT-SWR	E	7/08/2026	8.13		014725		
I-9958296817	TUBES - KL	E	7/08/2026	71.96		014725		
I-9960483924	HANDLE METAL -PKS	E	7/08/2026	97.80		014725		
I-9961766574	CARBON STEEL ANGLE-KL	E	7/08/2026	37.36		014725		442.91
000248	HORNUNGS GOLF PRODUCTS							
I-722233	STOCK MERCH FOR RESALE-OC	E	7/08/2026	265.50		014726		
I-722235	STOCK MERCH OC	E	7/08/2026	148.18		014726		413.68
000271	MIDAMERICAN ENERGY COMPANY							
I-FY27#1 16951-58009	06/17/2026 STATEMENT	E	7/08/2026	143,235.66		014727		
I-FY27#1 581499826	FY27#1 WTR TOWER 5/7-6/8/26	E	7/08/2026	46.51		014727		143,282.17
000285	LUBE-TECH & PARTNERS LLC							
I-4192514	MOTIVITY HD DIESEL FLUID-FD	E	7/08/2026	297.00		014728		297.00
000292	KARL CHEVROLET INC							
I-467302	UNIT #118 CAP	E	7/08/2026	53.48		014729		
I-701411	UNIT #905 MODULE STEERING CON	E	7/08/2026	728.00		014729		781.48
000344	QUICK SUPPLY CO							
I-QSC227692	PROFILE BLEND MULCH-WTR	E	7/08/2026	336.70		014730		336.70
000407	WEBER BATTERY INC							
I-1925901010851	BATTERY - PKS	E	7/08/2026	10.95		014731		
I-1925901010882	BATTERIES - FD	E	7/08/2026	19.40		014731		30.35
000444	TOMPKINS INDUSTRIES INC							
I-406203234	HOSE ASSEMBLY - PRSC	E	7/08/2026	243.42		014732		243.42
000468	TRUCK EQUIPMENT INC							
I-98731	#220 REPAIRS	E	7/08/2026	4,399.68		014733		4,399.68

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
000470	LUMEN							
I-788499823	FY27 #1 LOCKBX 5/12-6/12/26-IT	E	7/08/2026	622.95		014734		622.95
000605	DEMCO INC							
I-7821635	BOOK TAPE, JACKETS-KL	E	7/08/2026	423.34		014735		423.34
000691	OMG MIDWEST, INC							
I-1934064	CONCRETE SAND - PKS	E	7/08/2026	80.59		014736		80.59
000740	TRIPLETT OFFICE SOLUTIONS							
I-482782-0	BUS CARD M.VOLK-TRFC	E	7/08/2026	59.00		014737		
I-483158-0	EMPLOYEE BUSINESS CARDS-DS	E	7/08/2026	156.00		014737		215.00
000908	KIRKHAM MICHAEL & ASSOCIATES I							
I-100348	CARLSON RDG CONCEPTL DSGN-STRM	E	7/08/2026	1,898.74		014738		1,898.74
001003	ED DANIELS							
I-129285	FILTERS - FD	E	7/08/2026	65.24		014739		
I-129286	FILTERS -ACC	E	7/08/2026	400.76		014739		
I-129287	FILTERS - FD	E	7/08/2026	207.67		014739		
I-129288	FILTERS -CH	E	7/08/2026	189.10		014739		862.77
001814	SWANK MOTION PICTURES INC							
I-DB 4359376	06/05/26 RATATOUILLE	E	7/08/2026	465.00		014740		
I-DB 4364634	6/12/26 ZOOTOPIA 2	E	7/08/2026	465.00		014740		930.00
001844	A TECH INC-TCI							
I-695034	FY27 #1 7/1-9/30/26 MONITORING	E	7/08/2026	2,880.00		014741		2,880.00
001923	LOCAL GOVERNMENT PROFESSIONAL							
I-2026-IC-0161	FY27 ANNUAL WEB/POLICE HOSTING	E	7/08/2026	525.00		014742		525.00
002143	DOORS INC							
I-374930	KEYS -OC	E	7/08/2026	85.00		014743		85.00
002155	EASY PICKER GOLF PRODUCTS INC							
I-0233148-IN	BILL ACCEPTOR-OC	E	7/08/2026	1,143.98		014744		1,143.98
002158	PERFICUT COMPANIES INC							
I-96249	6/6-6/12/26 SOUTH ZONE	E	7/08/2026	11,099.76		014745		
I-96836	6/13-6/19/26 SOUTH ZONE MOW	E	7/08/2026	11,099.76		014745		22,199.52
002226	A-TEC RECYCLING INC							
I-1174	OC FLAGS - OC	E	7/08/2026	185.00		014746		185.00

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
002339	STAPLES CONTRACT & COMMERCIAL							
I-606519097	SPRAY BOTTLE-PD	E	7/08/2026	1.99		014747		
I-6065473133	MISC OFFICE SUPPLIES-KL	E	7/08/2026	281.93		014747		
I-6065619095	COPY PAPER-PD	E	7/08/2026	439.90		014747		
I-6066217329	CHRMAT CUSACK OFFICE-PD	E	7/08/2026	35.37		014747		759.19
002549	ATLANTIC BOTTLING COMPANY							
I-10001044863	BEVERAGES FOR RESALE - PRAC	E	7/08/2026	625.76		014748		
I-1000119131	BEVERAGES FOR RESALE CFAC	E	7/08/2026	1,750.98		014748		
I-1000144860	BEVERAGE FOR RESALE-OC	E	7/08/2026	1,138.67		014748		
I-1000144866	ATLANTIC BOTTLING FY27	E	7/08/2026	2,272.82		014748		
I-1000153900	BEVERAGES FOR RESALE- OC	E	7/08/2026	430.87		014748		
I-1000153903	BEVERAGES FOR RESALE - CFAC	E	7/08/2026	730.20		014748		
I-1000162928	BEVERAGES FOR RESALE -OC	E	7/08/2026	954.97		014748		
I-1000162934	BEVERAGES FOR RESALE - HAWKEYE	E	7/08/2026	212.87		014748		8,117.14
002559	CONSUMERS ENERGY							
I-FY27 #1 06/09/26	5/1/26-6/1/26 SVC 6/9/26 STMT	E	7/08/2026	3,060.56		014749		3,060.56
002676	ANIMAL RESCUE LEAGUE							
I-INV0338	FY27 #1 MAY 2026 ANIMAL SVC-PD	E	7/08/2026	500.00		014750		500.00
002765	MIDWEST BREATHING AIR LLC							
I-12828	QRTLY AIR TEST-FD	E	7/08/2026	1,000.59		014751		1,000.59
002783	ZIEGLER INC							
I-IN002432092	PARTS - PW	E	7/08/2026	189.97		014752		189.97
002992	CONSTRUCTION MATERIALS TESTING							
I-59321	CLY MOLDS PCC PATCHING-ENG	E	7/08/2026	111.42		014753		
I-59415	CYL BRKS 5/26 PED WTRCRST-ENG	E	7/08/2026	672.00		014753		
I-59416	CYL BREAKS 5/26 PCC PATCH-ENG	E	7/08/2026	672.00		014753		1,455.42
003072	QWEST CORPORATION							
I-06/04/2026	FY27 #1 6/4-7/3/26 INTERNT-TRC	E	7/08/2026	101.99		014754		101.99
003099	DELL MARKETING L P							
I-10876432975	COMPUTER D.TAUBE-TRFC	E	7/08/2026	1,511.98		014755		1,511.98
003141	PIGOTT INC							
I-153614	COUCH REUPHOLSTERY-KL	E	7/08/2026	2,485.56		014756		2,485.56
003164	NILLES ASSOCIATES INC							
I-22190.04 #4 FNL	PAY 4 FNL--SW PR TRL PKWY CMPX	E	7/08/2026	6,257.00		014757		
I-25057.05 #5	PAY 5-DEER CREEK SAN TRNK SWR	E	7/08/2026	6,600.00		014757		12,857.00

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003278	DAVIS EQUIPMENT CORPORATION							
I-JI09689	MISC PARTS - OCM	E	7/08/2026	82.62		014758		
I-WI21323A	FD-101 DECODERS	E	7/08/2026	2,168.00		014758		
I-WI21323B	COST INCREASE-OCM	E	7/08/2026	106.21		014758		2,356.83
003387	PJ IOWA LC							
I-179979	5/22 CFAC	E	7/08/2026	96.00		014759		
I-179981	5/23 PRAC	E	7/08/2026	24.00		014759		
I-179982	5/23 CFAC	E	7/08/2026	24.00		014759		
I-179983	5/24 PRAC	E	7/08/2026	24.00		014759		
I-179984	5/24/26 CFAC	E	7/08/2026	120.00		014759		
I-179985	5/24 CFAC	E	7/08/2026	96.00		014759		
I-179986	5/25 CFAC	E	7/08/2026	144.00		014759		
I-179987	5/25 PRAC	E	7/08/2026	32.00		014759		
I-179989	5/25 PRAC	E	7/08/2026	40.00		014759		
I-179990	5/25 PRAC	E	7/08/2026	40.00		014759		
I-179991	5/25 CFAC	E	7/08/2026	96.00		014759		
I-179992	5/25 CFAC	E	7/08/2026	120.00		014759		
I-179993	5/25 PRAC	E	7/08/2026	16.00		014759		
I-179998	5/30 PRAC	E	7/08/2026	16.00		014759		
I-179999	5/30 CFAC	E	7/08/2026	56.00		014759		
I-180000	5/30 CFAC	E	7/08/2026	48.00		014759		
I-180001	5/30 CFAC	E	7/08/2026	48.00		014759		
I-180002	5/31 CFAC	E	7/08/2026	16.00		014759		
I-180003	5/31/26 CFAC	E	7/08/2026	88.00		014759		
I-180005	5/31 PRAC	E	7/08/2026	16.00		014759		
I-180006	5/31 CFAC	E	7/08/2026	80.00		014759		
I-180045	6/10/26 HAWKEYE	E	7/08/2026	16.00		014759		
I-180046	6/10 CFAC	E	7/08/2026	64.00		014759		
I-180047	6/11 PRAC	E	7/08/2026	40.00		014759		
I-180048	6/10 CFAC	E	7/08/2026	96.00		014759		
I-180049	6/11 PRAC	E	7/08/2026	16.00		014759		
I-180050	6/11 CFAC	E	7/08/2026	40.00		014759		
I-180051	6/12 CFAC	E	7/08/2026	144.00		014759		
I-180052	6/12 PRAC	E	7/08/2026	48.00		014759		
I-180053	6/13 PRAC	E	7/08/2026	16.00		014759		
I-180054	6/11/26 CFAC	E	7/08/2026	144.00		014759		
I-180055	6/12 CFAC	E	7/08/2026	144.00		014759		
I-180056	06/12 PRAC	E	7/08/2026	24.00		014759		
I-180057	6/12 CFAC	E	7/08/2026	32.00		014759		
I-180058	6/13 PRAC	E	7/08/2026	16.00		014759		
I-180059	6/14 CFAC	E	7/08/2026	72.00		014759		
I-180060	6/14 PRAC	E	7/08/2026	40.00		014759		
I-180061	6/14 PRAC	E	7/08/2026	24.00		014759		
I-180062	6/14 CFAC	E	7/08/2026	64.00		014759		
I-180063	6/15/26 CFAC	E	7/08/2026	120.00		014759		
I-180064	6/15/26 PRAC	E	7/08/2026	40.00		014759		
I-180065	6/15 PRAC	E	7/08/2026	48.00		014759		

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I-180066	6/15 CFAC	E	7/08/2026	104.00		014759		
I-180068	6/08/26 HAWKEYE	E	7/08/2026	16.00		014759		
I-180069	6/11/26 HAWKEYE	E	7/08/2026	16.00		014759		
I-180075	6/9 PRAC	E	7/08/2026	64.00		014759		
I-180076	6/9 CFAC	E	7/08/2026	144.00		014759		
I-180077	6/9 CFAC	E	7/08/2026	144.00		014759		
I-180078	6/9 PRAC	E	7/08/2026	40.00		014759		
I-180079	6/9 CFAC	E	7/08/2026	144.00		014759		
I-186841	6/15 PRAC	E	7/08/2026	16.00		014759		
I-186842	6/15/26 HAWKEYE	E	7/08/2026	16.00		014759		
I-186843	6/16 CFAC	E	7/08/2026	120.00		014759		
I-186844	6/17 PRAC	E	7/08/2026	40.00		014759		
I-186845	6/17 CFAC	E	7/08/2026	112.00		014759		
I-186846	06/17/26 - HAWKEYE	E	7/08/2026	16.00		014759		
I-186847	6/17 CFAC	E	7/08/2026	112.00		014759		
I-186849	6/18 CFAC	E	7/08/2026	42.00		014759		
I-186850	6/18 PRAC	E	7/08/2026	24.00		014759		
I-186851	6/18 PRAC	E	7/08/2026	16.00		014759		
I-186852	6/18/26 CFAC	E	7/08/2026	64.00		014759		
I-186853	6/18 PRAC	E	7/08/2026	16.00		014759		
I-186854	6/18/26 - HAWKEYE	E	7/08/2026	8.00		014759		
I-186855	6/19 PRAC	E	7/08/2026	48.00		014759		
I-186856	6/19 CFAC	E	7/08/2026	128.00		014759		
I-186857	6/18 PRAC	E	7/08/2026	16.00		014759		
I-186858	6/20/26 PRAC	E	7/08/2026	56.00		014759		
I-186859	6/20 PRAC	E	7/08/2026	32.00		014759		
I-186860	6/20 CFAC	E	7/08/2026	112.00		014759		
I-186861	6/20 CFAC	E	7/08/2026	56.00		014759		
I-186866	6/22/26 HAWKEYE	E	7/08/2026	8.00		014759		
I-186885	6/20 CFAC	E	7/08/2026	120.00		014759		
I-186887	6/16/26 PRAC	E	7/08/2026	40.00		014759		
I-186888	6/16 CFAC	E	7/08/2026	96.00		014759		4,474.00
003479	MID IOWA PETROLEUM EQUIPMENT L							
I-34940	FUELING STATION PARTS	E	7/08/2026	1,522.33		014760		1,522.33
003999	RINGCENTRAL INC							
I-CD_001476553	FY27 #1 6/26-7/25/26 STMT-IT	E	7/08/2026	6,046.06		014761		6,046.06
004235	FAITH BAPTIST BIBLE COLLEGE							
I-06/2026 SPKFST	06/26 SPIKEFEST VBALL CAMP	E	7/08/2026	9,108.00		014762		9,108.00
004568	DOLL DISTRIBUTING LLC							
I-2065195	ALCOHOL FOR RESALE HAWKEYE	E	7/08/2026	360.75		014763		
I-2068045	ALCOHOL FOR RESALE-OC	E	7/08/2026	1,134.90		014763		
I-2074192	ALCOHOL FOR RESALE-OC	E	7/08/2026	1,852.65		014763		
I-2079925	ALCOHOL FOR RESALE-OC	E	7/08/2026	1,632.60		014763		4,980.90

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004613	CENTRAL IOWA DISTRIBUTING							
I-01025953	FOAMING SOAP - PKS	E	7/08/2026	105.00		014764		
I-01025965	BOWL CLEANER - PRSC	E	7/08/2026	268.00		014764		
I-01026021	BATHROOM SUPPLIES - ACC	E	7/08/2026	378.00		014764		
I-01026040	JANITORIAL SUPPLIES - PKS	E	7/08/2026	636.00		014764		
I-01026046	AQUATICS MAINT SUPLLIIES	E	7/08/2026	2,208.00		014764		3,595.00
004747	MENARDS							
C-34308	CR: REBAR -ACC	E	7/08/2026	37.45CR		014765		
I-33624	FIBERGLASS RESIN - PRSC	E	7/08/2026	19.99		014765		
I-33630	RECPT BLADES, DRIVE BITS-TRFC	E	7/08/2026	84.74		014765		
I-33691	MISC SUPPLIES - FD	E	7/08/2026	115.99		014765		
I-33721	BRUSH - CG	E	7/08/2026	5.99		014765		
I-33730	LED - CH	E	7/08/2026	25.98		014765		
I-33731	NPL/HNDLE - AC	E	7/08/2026	14.38		014765		
I-33774	PWR SUPPLY/KNOB/DWP-CH	E	7/08/2026	94.14		014765		
I-33819	FORM BOARDS/SCREWS PKS	E	7/08/2026	87.93		014765		
I-33837	DEHUM PUMP - FD	E	7/08/2026	599.97		014765		
I-33842	GLOVES; PRO PAINT-TRFC	E	7/08/2026	97.97		014765		
I-33863	UNION /ADPTR/HOSE SVR- AC	E	7/08/2026	20.95		014765		
I-33868	GLOVES, TOOLS, ACETONE-WTR	E	7/08/2026	252.54		014765		
I-33883	4" WORKSHOP VISE-SWR	E	7/08/2026	80.99		014765		
I-33889 06/11/2026	GLADE/CLNR/MISC- OCM	E	7/08/2026	23.02		014765		
I-33892	MAGIC TAPE - OCM	E	7/08/2026	4.95		014765		
I-33893	600 SERIES FAUCET-SWR	E	7/08/2026	71.98		014765		
I-34062	RAGS -PRSC	E	7/08/2026	216.75		014765		
I-34069	COMPRESSION CPLNG-CFAC	E	7/08/2026	16.99		014765		
I-34082	THMB/WTRNG TOOL -ACC	E	7/08/2026	82.97		014765		
I-34102	GLOVES/CAPS/MISC - PD	E	7/08/2026	58.04		014765		
I-34103	HOSE/TAPE/CNX/BLWGN- PKS	E	7/08/2026	59.92		014765		
I-34118	SEALANT/NPL/MISC - PKS	E	7/08/2026	78.75		014765		
I-34125	BUSH/PLUG/BARB - PRAC	E	7/08/2026	7.37		014765		
I-34153	AREA D2D; HVY DTY CRTRDG-SWR	E	7/08/2026	114.45		014765		
I-34183	GE ADVANCE K&B STIL-SWR	E	7/08/2026	7.84		014765		
I-34188	GALV ELBOW & GALV NIPPLE - OCM	E	7/08/2026	5.54		014765		
I-34315	HEAT MAX/PLUG/WASH/TUBE-FD	E	7/08/2026	111.89		014765		
I-34320	12' 4X4 - PKS	E	7/08/2026	20.48		014765		
I-34353 06/24/26	DRIVER/KICKDOWN/WSHR-KL	E	7/08/2026	30.99		014765		
I-34367 06/23/26	REBAR -ACC	E	7/08/2026	67.41		014765		
I-34372	BIT SET/CLAD/BOX/CNCTR/GFCI-PK	E	7/08/2026	195.87		014765		
I-34394	PUMP/COVER/BATTERIES-PRSC	E	7/08/2026	131.25		014765		2,770.57
004765	MOODY'S INVESTORS SERVICE							
I-P035942	2026AB BONDS-INITIAL FEE	E	7/08/2026	58,000.00		014766		58,000.00

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004842	THE SHERWIN-WILLIAMS CO							
I-13659129590626	PAINT ISLE OF PINES-WTR	E	7/08/2026	366.24		014767		366.24
005012	VAN-WALL EQUIPMENT INC							
I-6925477	ARM UNIT #638	E	7/08/2026	589.80		014768		
I-6928274	UNIT #695 LINK/BOLT PRSC	E	7/08/2026	55.89		014768		
I-6928276	UNIT #688 PIN/FASTENER PRSC	E	7/08/2026	19.32		014768		
I-6928277	UNIT #628 EXTENSION/CBLE/CLMP	E	7/08/2026	76.13		014768		
I-6929657	UNIT #695 LEVER	E	7/08/2026	153.56		014768		
I-6931316	UNIT #839 PUSH PULL	E	7/08/2026	49.48		014768		
I-6933257	SAW CHAIN/BAR -PKS	E	7/08/2026	95.97		014768		
I-6933433	HOSE REEL AND HOSE GUN-PRSC	E	7/08/2026	2,510.23		014768		3,550.38
005189	KULLY SUPPLY INC							
I-707010	FAUCET/AERATOR- FD	E	7/08/2026	258.14		014769		258.14
005401	CAPITAL SANITARY SUPPLY CO INC							
I-C426976A	CLEANER - FD	E	7/08/2026	97.47		014770		97.47
005478	EXCEL MECHANICAL COMPANY INC							
I-190347	HUMIDIFIER REPAIR PD	E	7/08/2026	324.00		014771		
I-190929	HVAC REPAIRS - CH	E	7/08/2026	324.00		014771		
I-191246	ROOF DRAIN REPAIR PD	E	7/08/2026	794.00		014771		
I-191522	HEAT PUMP REPAIRS FS2	E	7/08/2026	834.80		014771		
I-193441	SEMI ANNUAL INSPCTN - CH	E	7/08/2026	1,017.50		014771		
I-193442	SEMI ANNUAL INSPCTN - PSB	E	7/08/2026	1,809.50		014771		
I-193443	SEMI ANNUAL INSPECTN-PRAC	E	7/08/2026	226.00		014771		
I-193444	SEMI ANNUAL INSPECTION-CFAC	E	7/08/2026	226.00		014771		
I-193599	RANGE PRESSURE REPAIR-PD	E	7/08/2026	673.16		014771		
I-193656	SVC CHECK /REPAIRS - CFAC	E	7/08/2026	244.84		014771		
I-193667	VRF REPAIRS - PSB	E	7/08/2026	333.00		014771		
I-193813	BOILER PUMP REPAIR -PD	E	7/08/2026	947.61		014771		
I-193814	ROOF DRAIN REPAIR -PD	E	7/08/2026	951.54		014771		
I-193815	RANGE PRESSURE REPAIRS-PD	E	7/08/2026	555.00		014771		9,260.95
005557	RACOM CORPORATION							
I-INV45700	FD FY27#1 05/2026 P25/CORE	E	7/08/2026	2,004.40		014772		
I-INV45701	PDFY27#1 05/26 CORE/P25 ACCESS	E	7/08/2026	2,612.73		014772		4,617.13
006348	GRAZIANO BROTHERS INC							
I-274397	FOOD FOR RESALE - OC	E	7/08/2026	213.80		014773		
I-274912	FOOD FOR RESALE - OC	E	7/08/2026	305.79		014773		519.59

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006366	ROTELLA'S ITALIAN BAKERY INC							
I-06/09/26	FOOD FOR RESALE - OC	E	7/08/2026	47.10		014774		
I-G07231	FOOD FOR RESALE - OC	E	7/08/2026	106.90		014774		
I-G08636	FOOD FOR RESALE - OC	E	7/08/2026	95.60		014774		
I-G10054	FOOD FOR RESALE - OC	E	7/08/2026	67.76		014774		
I-G10946	FOOD FOR RESALE-OC	E	7/08/2026	46.90		014774		
I-G13716	FOOD FOR RESALE - OC	E	7/08/2026	148.54		014774		
I-G15357	FOOD FOR RESALE - OC	E	7/08/2026	127.48		014774		
I-G17307	FOOD FOR RESALE - OC	E	7/08/2026	43.88		014774		684.16
007297	J F AHERN COMPANY							
I-821629	SPRINKLER REPAIRS -PW	E	7/08/2026	776.00		014775		776.00
007515	EFFLUENT INC							
I-I14103	05/17/26-06/16/26 RENTALS-PRSC	E	7/08/2026	677.00		014776		677.00
007648	DAIOHS USA INC							
I-MN-1382167	COFFEE-CH	E	7/08/2026	121.36		014777		121.36
007739	EQUIPMENT MANAGEMENT COMPANY							
I-67002	ANNUAL MAINTENANCE	E	7/08/2026	2,080.00		014778		2,080.00
008024	AUREON COMMUNICATIONS LLC							
I-21001779	FY27 #1 JUNE STATMENT	E	7/08/2026	2,328.78		014779		2,328.78
008036	ENVISIONWARE INC							
I-INV-US-82253	SVCS RFID SOFTWARE/READER-KL	E	7/08/2026	450.00		014780		450.00
008131	MARTIN BROTHERS DISTRIBUTING C							
I-2670772	CUP SNO KONE - AC	E	7/08/2026	523.76		014781		
I-2680257	FOOD FOR RESALE - AC	E	7/08/2026	850.70		014781		
I-2680261	FOOD FOR RESALE - CFAC	E	7/08/2026	2,952.91		014781		
I-2686432	FOOD FOR RESALE - CFAC	E	7/08/2026	1,426.43		014781		
I-2686437	FOOD FOR RESALE - HWKY/PRAC	E	7/08/2026	906.82		014781		
I-2690984	FOOD FOR RESALE - CFAC	E	7/08/2026	1,589.93		014781		
I-2696853	FOOD FOR RESALE - CFAC	E	7/08/2026	832.95		014781		
I-2696858	FOOD FOR RESALE - PRAC	E	7/08/2026	1,423.76		014781		10,507.26
008614	TONY CHRISTOPH							
I-MEALS 06/2026	MEAL REIM 6/12/26-PD	E	7/08/2026	15.95		014782		15.95
008711	A CUT ABOVE LAWN CARE & LANDSC							
I-1262	6/6/26-6/12/26 NORTH ZONE MOW	E	7/08/2026	8,111.20		014783		
I-1268	6/13-6/19/26 NORTH ZONE MOW	E	7/08/2026	8,113.20		014783		16,224.40

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008738	BULB GUY LIGHTING							
I-25581	BULLBS - AC	E	7/08/2026	91.61		014784		
I-25612	BULLBS - PD	E	7/08/2026	232.60		014784		324.21
008820	SIOUXLAND TURF PRODUCTS INC							
I-INV-08750	ARMORTECH PHOSPHITE-OCM	E	7/08/2026	760.00		014785		
I-INV-08752	WETTING AGENT-PRSC	E	7/08/2026	3,520.00		014785		
I-INV-09280	REDOX PRODUCTS-PRSC	E	7/08/2026	2,835.00		014785		
I-INV-09282	WETTING AGENTS-PRSC	E	7/08/2026	4,163.50		014785		
I-INV-09907	FUNGICIDE GREENS-OCM	E	7/08/2026	1,060.00		014785		12,338.50
009136	IOWA STORMWATER EDUCATION							
I-2672	ISWEP MEMBRSHIP-STRMWTR	E	7/08/2026	10,475.00		014786		10,475.00
009201	KIESLER POLICE SUPPLY INC							
I-IN283922	PISTOL LIGHTS-PD	E	7/08/2026	3,568.01		014787		3,568.01
009262	AMAZON CAPITAL SERVICES INC							
C-1G6T-Q9WY-TCFN	BOOK MISC CREDIT-KL	E	7/08/2026	0.97CR		014788		
C-1MFJ-C3RV-1KDD	RETURN MONEY COUNTER-PD	E	7/08/2026	169.99CR		014788		
I-11GX-QYMJ-V947	GLOVES -PKS	E	7/08/2026	32.99		014788		
I-11QP-G37L-GNQG	PRNTER PAPER, BADGE HLDER-ENG	E	7/08/2026	36.09		014788		
I-1374-WWFN-JQQK	CARDSTOCK VELLUM -P&R	E	7/08/2026	35.10		014788		
I-13KX-69D4-6M7Q	HOME PLATE - PRSC	E	7/08/2026	254.04		014788		
I-13KX-69D4-HRDQ	MISC BOOKS-KL	E	7/08/2026	45.62		014788		
I-13T6-1667-3PFJ	MISC MULTI MEDIA-KL	E	7/08/2026	205.38		014788		
I-14N9-WVFP-GKCQ	CARBON REPLCMNT FLTR BAG-ACC	E	7/08/2026	37.12		014788		
I-14PT-4PLX-367F	MISC MULTI MEDIA/KL	E	7/08/2026	89.80		014788		
I-14Q4-KHD4-6V17	REFRIG WTR FILTER-SWR	E	7/08/2026	25.49		014788		
I-169Y-PPPG-LKHC	MULTIMEDIA KL	E	7/08/2026	51.62		014788		
I-16FR-9VJ1-4LQ6	MISC MULTI MEDIA-KL	E	7/08/2026	102.60		014788		
I-16Y7-RQ6H-76N4	WRIST REST; STAPLER-FIN	E	7/08/2026	49.18		014788		
I-16YR-7T97-P7FC	MISC MULTI MEDIA-KL	E	7/08/2026	27.95		014788		
I-1711-KGLP-FLKX	MISC BOOKS-KL	E	7/08/2026	8.50		014788		
I-17GR-NJWT-CF7V	MISC BOOKS-KL	E	7/08/2026	694.56		014788		
I-17VP-H1CL-CH7F	PAPER TRYAYS/ORGANIZERS -ACC	E	7/08/2026	40.69		014788		
I-19JX-H3YF-7KDG	MISC MULTI MEDIA-KL	E	7/08/2026	24.99		014788		
I-19NT-VPFR-VNYN	MISC BOOKS-KL	E	7/08/2026	15.74		014788		
I-19PF-LPTM-YLD1	MISC BOOKS-KL	E	7/08/2026	388.53		014788		
I-1CHL-V9PY-HKG3	BLADE FUSE - PRSC	E	7/08/2026	4.99		014788		
I-1CTC-WKKD-LHMK	MISC MULTI MEDIA-KL	E	7/08/2026	80.70		014788		
I-1DQX-RGQ6-YVFP	MISC BOOKS-KL	E	7/08/2026	9.33		014788		
I-1FCD-LLTW-K47C	HEADPHONES, WEBCAM/DEPREZ-PD	E	7/08/2026	121.61		014788		
I-1FD7-TL64-6L4J	4TH OF JULY GARLAND-KL	E	7/08/2026	145.30		014788		
I-1HPR-MQRD-7TR3	DON/BALLAT BOX-KL	E	7/08/2026	69.99		014788		
I-1HWN-G4FP-3LRV	MISC MULTI MEDIA-KL	E	7/08/2026	67.87		014788		
I-1JL1-LQH1-6FFK	SHOWER CURTAINS - AC	E	7/08/2026	42.70		014788		
I-1KDM-XFTV-NCNV	SOAP REFILLS - PKS	E	7/08/2026	26.99		014788		

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I-1KPF-7TXR-YX17	FLEX SPOON PROBES - CG	E	7/08/2026	27.76		014788		
I-1LFC-C7JG-M9L3	SOFTBALLS - HAWKEYE	E	7/08/2026	574.75		014788		
I-1LFJ-7TT7-LLD7	PAW PATROL RUG-KL	E	7/08/2026	55.99		014788		
I-1LFJ-7TTY-LY1F	MISC BOOKS-KL	E	7/08/2026	78.70		014788		
I-1LV3-KLRX-K91H	TABLE COVERS - OC	E	7/08/2026	37.98		014788		
I-1LVP-G9TR-JWW7	GOLF CLUBS-OC	E	7/08/2026	519.98		014788		
I-1NFC-GDJ9-J364	STICKERS PROGRAMS-KL	E	7/08/2026	45.11		014788		
I-1NFJ-TX1J-14MY	MISC MULTI MEDIA-KL	E	7/08/2026	44.90		014788		
I-1P7J-CDXM-WL6Q	MISC MULTI MEDIA-KL	E	7/08/2026	69.85		014788		
I-1PND-6VK6-XTDC	GRAFFITI SOLUTIONS -PKS	E	7/08/2026	117.84		014788		
I-1QDV-TPQN-ClKY	BATTERY - KL	E	7/08/2026	5.49		014788		
I-1QJQ-Y9Q7-LNCN	SUMMERFEST PARADE CANDY-KL	E	7/08/2026	91.31		014788		
I-1T1W-VVGP-3HMP	FAUCET SUPPLIES - PD	E	7/08/2026	800.84		014788		
I-1THM-3VVT-V3YP	MISC SUPPLIES -AC	E	7/08/2026	106.37		014788		
I-1TLW-3TCJ-JDK6	MISC SUPPLIES - ACC	E	7/08/2026	98.02		014788		
I-1VGT-L4XW-FC4M	STANDING DESK CONVER/DEPREZ-PD	E	7/08/2026	328.06		014788		
I-1VGT-L4XW-HWMR	NEW BAL SAFETY SHOE-ENG	E	7/08/2026	109.95		014788		
I-1VGW-7FXY--DGMW	MISC BOOKS-KL	E	7/08/2026	19.19		014788		
I-1VP6-71YP-KDTR	SIGNAGE - PKS	E	7/08/2026	241.80		014788		
I-1VQT-1GMP-4RPG	PUMP FOR SOAP - PRSC	E	7/08/2026	23.99		014788		
I-1WLT-JPTY-FJ7M	BATTERY - FD	E	7/08/2026	8.78		014788		
I-1XDK-4NLD-69HK	MISC BOOKS-KL	E	7/08/2026	644.88		014788		
I-1YPW-CDHP-9GC9	MULTIMEDIA - KL	E	7/08/2026	49.92		014788		
I-1YXF-Q6Q1-XVCM	MULTIMEDIA KL	E	7/08/2026	21.99		014788		6,687.96
009346	MARY'S CLEANING CARE INC							
I-36565	06/2026 CLEANING-CH	E	7/08/2026	887.00		014789		
I-36566	JUNE 2026 CLEANINGS - FD	E	7/08/2026	410.00		014789		
I-36568	06/2026 CLEANING-PD	E	7/08/2026	3,091.00		014789		
I-36570	06/2026 CLEANING-KL	E	7/08/2026	8,394.00		014789		
I-36571	FY27 #1 CLEANING 06/2026-PSB	E	7/08/2026	1,273.00		014789		
I-36572	JUNE 2026 CLEANINGS - ACC	E	7/08/2026	1,760.15		014789		15,815.15
009386	POMP'S TIRE SERVICE, INC							
I-1400208604	UNIT #243 TIRES	E	7/08/2026	679.80		014790		
I-1400208679	ALIGNMENT - TRAFFIC	E	7/08/2026	232.20		014790		
I-1400209025	UNITS #88 #89 TIRES	E	7/08/2026	629.28		014790		1,541.28
009473	MACQUEEN EQUIPMENT, LLC							
I-INV2281	AIR MASK - FD	E	7/08/2026	866.23		014791		
I-INV3132	SCBA REPAIRS-FD	E	7/08/2026	1,134.75		014791		
I-INV3817	GASKET 8" TRUCK #742-SWR	E	7/08/2026	10.13		014791		
I-INV4283	THERMAL CAMERA FD	E	7/08/2026	6,510.65		014791		8,521.76

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010051	MOBOTREX INC							
I-291478	RRFB SYSTEM-TRFC	E	7/08/2026	3,394.00		014792		3,394.00
010118	BEACON ATHLETICS LLC							
I-0639087-IN	SCREEN REPLACEMENT NET-PRSC	E	7/08/2026	496.17		014793		496.17
010704	MAINSTAY SYSTEMS OF IOWA LLC							
I-3474	NCIC COMM SERVER24X7 MTH-PD	E	7/08/2026	237.00		014794		237.00
011406	LATITUDE 41 LAWN AND LANDSCAPE							
I-23030	NUSIANCE MOW 6/9/26-CODE	E	7/08/2026	90.00		014795		
I-23131	NUISANCE MOW 6/12/26-CODE	E	7/08/2026	90.00		014795		
I-23450	NUISANCE MOWING 6/16/26-CODE	E	7/08/2026	90.00		014795		
I-24142	JUISANCE MOWING 6/25/26-CODE	E	7/08/2026	90.00		014795		360.00
011409	CM2 SUPPLY							
I-0000507558	BEVERAGES FOR RESALE - OC	E	7/08/2026	44.50		014796		44.50
011539	JP PARTY RENTALS LLC							
I-57901153	MINI GOLF SET - B&E	E	7/08/2026	700.00		014797		700.00
011545	SSCW FIRE & SAFETY INC.							
I-33595	SEMI ANNUAL INSPECTION FS1	E	7/08/2026	290.00		014798		290.00
011571	MIDWEST PLAYSCAPES INC							
I-11462	EXPERIENCE PARK BENCHES	E	7/08/2026	12,665.44		014799		12,665.44
011600	FINE PROPERTIES LLC							
I-2	05/2026 CAR WASHES - PD	E	7/08/2026	27.20		014800		27.20
011705	DAKOTA SUPPLY GROUP							
I-S105553712.003	4' MANHOLE FRAME-SWR	E	7/08/2026	530.00		014801		
I-S105741166.001	FLOUR GREEN SPRAY PAINT-WTR	E	7/08/2026	319.87		014801		849.87
011708	PLAYAWAY PRODUCTS LLC							
I-538195	MISC MULTI MEDIA-KL	E	7/08/2026	322.16		014802		
I-539119	BATTERY COVERS; KL	E	7/08/2026	39.87		014802		362.03
011763	IOWA POND GUY, LLC							
I-5818	04/2026 POND SERVICE PRSC	E	7/08/2026	3,226.00		014803		
I-6056	06/2026 POND SERVICE PRSC	E	7/08/2026	3,226.00		014803		6,452.00
011955	MH LOGISTICS CORP							
I-0066663-IN	TIGER TAIL/HOSE-SWR	E	7/08/2026	438.80		014804		438.80

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011959	SPIN & SPARKLE LLC							
I-06/04/26-07/02/26	6/4-7/2/26 TIPPI TOES DANCE	E	7/08/2026	1,544.00		014805		1,544.00
011964	ZOLL DATA SYSTEMS, INC.							
I-INV00228368	FY27#1 07/2026 SVCS - FD	E	7/08/2026	420.00		014806		420.00
011996	ANKENY HARDWARE STORE LLC							
I-1229879	DRILL BIT -PKS	E	7/08/2026	9.98		014807		
I-1229883	BRASS/HILLMAN - PKS	E	7/08/2026	17.07		014807		
I-1230005	SNAPS - AC	E	7/08/2026	89.97		014807		
I-1230180	GLUE/SNAP - AC	E	7/08/2026	31.55		014807		
I-1230307	DRAIN CLEANER -FD	E	7/08/2026	12.99		014807		
I-1230963	PUSH CAP - AC	E	7/08/2026	10.99		014807		
I-1231217	HILLMAN - UNIT #740	E	7/08/2026	20.76		014807		
I-1231332	FORKLIFT TANK FILL - STS	E	7/08/2026	34.04		014807		
I-1231340	HOSE/BATTERY - PKS	E	7/08/2026	9.88		014807		
I-1231344	HILLMAN - PKS	E	7/08/2026	1.50		014807		
I-1231347	HILLMAN - PKS	E	7/08/2026	2.38		014807		
I-1231380	HILLMAN - KL	E	7/08/2026	6.99		014807		
I-1231507	HILLMAN - PD	E	7/08/2026	3.40		014807		
I-1231584	WALLPLATE - MP	E	7/08/2026	2.38		014807		
I-1231603	FLY RIBBON -CFAC	E	7/08/2026	6.99		014807		
I-1232199	COUPLING - FS3	E	7/08/2026	14.58		014807		
I-1232239	MARKING PAINT - FD	E	7/08/2026	9.49		014807		
I-1239992	HOSE/PLIERS/SHUT OFF-OCM	E	7/08/2026	28.47		014807		
I-1250056 06/09/26	HILLMAN/SEALANT - OC	E	7/08/2026	12.08		014807		325.49
011998	GALLS PARENT HOLDINGS, LLC							
I-035100631	SEAL -FD	E	7/08/2026	24.06		014808		
I-035127516	UNIFORM PATCH REPAIR FD	E	7/08/2026	80.66		014808		
I-035174721	UNIFORMS - FD	E	7/08/2026	66.00		014808		
I-035286890	UNIFORMS CUSACK GEAR ORD-PD	E	7/08/2026	357.51		014808		
I-035386668	UNIFORM GEAR SANFORD-PD	E	7/08/2026	51.87		014808		
I-035388787	UNIFORM GEAR SANFORD-PD	E	7/08/2026	29.62		014808		
I-035400759	UNIFORM ORDER HARESTAD-PD	E	7/08/2026	29.38		014808		639.10
012000	KEY COOPERATIVE							
I-90000308	6/10/26 UNLEADED/DIESEL CG	E	7/08/2026	25,844.12		014809		
I-90000322	6/10/26 UNLEADED OCM	E	7/08/2026	1,404.98		014809		
I-95005566	5/28/26 UNLEADED - PRSC	E	7/08/2026	222.96		014809		
I-95005613	6/07/26 DIESEL PRSC	E	7/08/2026	1,177.37		014809		
I-95005614	6/7/26 DIESEL PKS	E	7/08/2026	751.45		014809		
I-95005628	6/10/26 UNLEADED PRSC	E	7/08/2026	335.32		014809		
I-95005639	6/10/26 DIESEL -OCM	E	7/08/2026	862.54		014809		30,598.74

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012092	ASCENDANCE TRUCKS LLC							
C-XA301060809:01	CR: UNIT #121 CHARGER	E	7/08/2026	325.00CR		014810		
I-XA301060730:01	UNIT #246 BLOWER MOTOR	E	7/08/2026	138.66		014810		
I-XA301060896:01	PLOW TRUCK PARTS	E	7/08/2026	433.96		014810		247.62
012161	JJ BLAKER LLC							
I-750	PLANET AIR AERATE - PRSC	E	7/08/2026	925.00		014811		925.00
012246	INGRAM LIBRARY SERVICES LLC							
I-97088320	BOOKS FOR RESALE - KL	E	7/08/2026	150.01		014812		
I-97099206	BOOKS- KL	E	7/08/2026	38.83		014812		
I-97121270	MISC BOOKS -KL	E	7/08/2026	225.16		014812		
I-97187080	MISC BOOKS-KL	E	7/08/2026	57.88		014812		
I-97187081	MISC BOOKS-KL	E	7/08/2026	3,028.51		014812		
I-97214080	MISC MULTI MEDIA-KL	E	7/08/2026	57.77		014812		
I-97244191	MISC BOOKS-KL	E	7/08/2026	211.27		014812		
I-97256582	MISC BOOKS-KL	E	7/08/2026	549.77		014812		
I-97308654	MISC BOOKS-KL	E	7/08/2026	702.43		014812		
I-97321225	MISC BOOKS-KL	E	7/08/2026	547.05		014812		
I-97363740	MISC BOOKS-KL	E	7/08/2026	117.60		014812		
I-97398669	MISC BOOKS-KL	E	7/08/2026	205.53		014812		
I-97438548	MISC BOOKS-KL	E	7/08/2026	20.39		014812		
I-97463268	MISC BOOKS-KL	E	7/08/2026	26.25		014812		5,938.45
012256	MEREDITH AND KIDS DRAIN/SEWER							
I-1354	HYDRO JETTING - PSB	E	7/08/2026	300.00		014813		300.00
012436	KEG 1 IOWA, LLC							
I-W-5770123	ALCOHOL FOR RESALE-OC	E	7/08/2026	1,534.00		014814		
I-W-5776320	ALCOHOL FOR RESALE-OC	E	7/08/2026	1,081.20		014814		
I-W-5783326	ALCOHOL FOR RESALE - OC	E	7/08/2026	592.20		014814		3,207.40
012450	GRETCHEN VARINEAU							
I-05/2026 PKLBL	05/2026 PICKLEBALL	E	7/08/2026	247.50		014815		
I-06/2026 PKLBL	06/2026 PICKLEBALL INSTRCTR	E	7/08/2026	694.38		014815		941.88
012554	TELLE TIRE IOWA LLC							
I-607006740	TIRES - OCM	E	7/08/2026	128.00		014816		128.00
012559	SPLASH AUTO WASH LLC							
I-INV014	05/2026 CAR WASHES	E	7/08/2026	786.00		014817		786.00
012593	EOCENE ENVIRONMENTAL GROUP INC							
I-02261035020	MOLD AIR SAMPLING AND RPT-FD	E	7/08/2026	950.00		014818		950.00

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012618	DISTRIBUTOR OPERATIONS INC							
I-61535789	RANGE CART BATTERY - OC	E	7/08/2026	65.95		014819		65.95
012684	KIELY FRAZIER MERRILL LLC							
I-06/2026 WATERCOLOR	06/2026 WATERCOLOR CLASSES	E	7/08/2026	144.00		014820		144.00
012686	BRADY & ASSOCIATES LLC							
I-06/09/26-06/12/26	6/9-6/12/26 ART CAMP	E	7/08/2026	528.00		014821		
I-06/16/26-06/19/26	6/16-6/19/26 ART CAMP P&R	E	7/08/2026	528.00		014821		1,056.00
012688	SPRINGFIELD ELECTRIC SUPPLY CO							
I-S012057182.001	BEARING /CAPACITOR -PKS	E	7/08/2026	421.91		014822		
I-S012089150.001	SHRTING CAP, MRKING SPRAY-TRFC	E	7/08/2026	305.16		014822		727.07
012693	ACADEMY ROOFING & SHEET METAL							
I-30947 05/07/2026	ROOF REPAIR - PW	E	7/08/2026	580.82		014823		580.82
012734	SHI INTERNATIONAL CORP							
I-B21371946	USB CONF CAMERA-IT	E	7/08/2026	893.51		014824		893.51
012737	BUC-BRAZILIAN UNITED SOCCER LL							
I-06/2026 SOCCERCMP	06/2026 SOCCER CAMP	E	7/08/2026	4,123.20		014825		4,123.20
012758	BLUE SKY CO. LLC							
I-PFP3345	DOG WASTE BAGS - PKS	E	7/08/2026	959.94		014826		959.94
000905	DAVID J BILLINGS							
I-06/2026 MEALS	STG CRIME CONF MEAL REIM-PD	E	7/08/2026	34.49		014827		34.49
001840	KEVIN DITSWORTH							
I-06/2026 TRAVEL	SEX CRMES INVEST 6/12 MEALS-PD	E	7/08/2026	96.13		014828		96.13
002330	NATHAN FRIEDERICH							
I-MEALS 06/2026	MEAL REIM 6/12/26-PD	E	7/08/2026	18.35		014829		18.35
003890	MICHAEL A MILLER							
I-06/08/2026 BOOTS	06/2026 BOOTS	E	7/08/2026	124.67		014830		124.67
005719	JAMIE ERIE							
I-06/11/26 MEAL	6/11/26 MEAL	E	7/08/2026	17.75		014831		17.75
005956	GARRON STRATTON							
I-06/12/26 MEAL	06/08/26-06/12/26 MEAL REIM	E	7/08/2026	111.96		014832		
I-MEALS 06/2026	MEAL REIM 6/18/26-PD	E	7/08/2026	19.02		014832		130.98

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006388	KURT WEITL							
I-06/08/2026 MEAL	6/8/26 MEAL	E	7/08/2026	20.79		014833		
I-06/2026 REFUND	06/2026 POOL RENTAL REFUND	E	7/08/2026	700.00		014833		720.79
006564	TONY HIGGINS							
I-06/08/2026 MEAL	6/8/26 MEAL	E	7/08/2026	19.05		014834		19.05
006962	NATHAN SHIMANEK							
I-MEALS 06/2026	RAID MEAL REIM 6/18/26-PD	E	7/08/2026	27.95		014835		
I-MEALS 06/2026-2	RAID MEAL REIM 6/9-6/16/26-PD	E	7/08/2026	54.82		014835		82.77
006963	DAVID SCHUMACHER							
I-06/01/26 MEAL	06/01/26 MEAL	E	7/08/2026	17.62		014836		17.62
007852	LEE COLE							
I-06/2026 MAGICAMP	06/2026 MAGIC CAMP	E	7/08/2026	405.00		014837		405.00
008362	DEREK LORD							
I-06/03/26-06/05/26	6/3-6/5/26 TRAVEL/TRAINING	E	7/08/2026	32.37		014838		32.37
009024	BROCK MUHLBAUER							
I-MEALS 06/2026	RAID TRN MEAL 6/15/26-PD	E	7/08/2026	12.29		014839		12.29
009224	TYLER HARSSelaar							
I-05/31/26-06/03/26	5/31-6/3/26 TRAVEL	E	7/08/2026	1,025.51		014840		1,025.51
009326	RYAN ARENDSE							
I-MEALS 06/2026	SERT MEAL REIM 6/18-PD	E	7/08/2026	12.62		014841		12.62
009329	JOSHUA FREEMAN							
I-06/09/2026 MEAL	6/9/26 MEAL REIMBURSEMENT	E	7/08/2026	18.94		014842		18.94
009427	AMY DAWSON							
I-05/2026 MILEAGE	05/2026 MILEAGE REIM-HR	E	7/08/2026	9.66		014843		
I-06/2026 MILEAGE	06/2026 MILEAGE REIM-HR	E	7/08/2026	26.46		014843		36.12
009469	COLTON CAMPBELL							
I-MEALS 06/2026	RAID MEAL REIM 6/12/26-PD	E	7/08/2026	17.91		014844		17.91
009922	ROBERT BALL							
I-06/11/2026 MEAL	6/11/26 RAID MEAL	E	7/08/2026	17.11		014845		
I-MEALS 06/2026	JURY TRIAL MEALS 6/16/26-PD	E	7/08/2026	15.77		014845		32.88

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010085	CONRAD CRUTHIRDS							
I-BOOTS 06/2026	SHOES BROOKS 6/15/26-FD	E	7/08/2026	140.00		014846		140.00
010269	LAURA HUTZELL							
I-TRAVEL 06/2026	WISC ED MILEAGE/FOOD 06/26-ED	E	7/08/2026	944.95		014847		944.95
010375	MICHAEL SCHROCK							
I-05/26/26 MEAL	05/26/26 MEAL	E	7/08/2026	7.25		014848		7.25
010390	CORY BROOKS							
I-05/28/2026 CERT	5/28/26AERIAL IA FIRE SVC CERT	E	7/08/2026	52.75		014849		52.75
010506	ASHLIE VAN HORN							
I-05/26-7/26 ZUMBA	5/15/26-7/10/26 ZUMBA-ACC	E	7/08/2026	293.25		014850		293.25
010643	PATRICIA BROWN							
I-05/2026 ACC	05/2026 YOGA ACC	E	7/08/2026	660.00		014851		660.00
011633	KAREN ROSE							
I-06/2026 PKLBL	06/2026 PICKLEBALL INSTRUCTOR	E	7/08/2026	252.00		014852		252.00
011685	RONALD VANCE SWISHER							
I-06/03/26-06/05/26	6/3-6/5/26 TRAINING	E	7/08/2026	86.20		014853		86.20
011747	ALEC RETTENMEIER							
I-05/21/2026 SHOES	05/2026 SHOES	E	7/08/2026	140.00		014854		140.00
011758	JONATHAN SOUBAYI							
I-MEALS 06/2026	RAID TRN MEAL REIM 6/9/26-PD	E	7/08/2026	16.72		014855		
I-TRAVEL 06/2026	SAFETY CONF MEALS 6/18/26	E	7/08/2026	18.00		014855		34.72
011801	ZACHARIAH SAARI							
I-06/08/26 MEAL	06/08/26 MEAL	E	7/08/2026	18.85		014856		
I-06/10/26-06/12/26	6/10-6/12/26 MEALS	E	7/08/2026	92.62		014856		111.47
011830	DOE ADOVOR							
I-06/2026 MILEAGE	MILEAGE REIM 6/25/26-IT	E	7/08/2026	22.04		014857		22.04
011930	BROC BOHNING							
I-TRAVEL 06/2026	ELECTR CONF MEALS/GAS-FD	E	7/08/2026	289.82		014858		289.82
012076	JONAH SPERRY							
I-MEALS 06/2026	MEAL REIM 6/11/26-PD	E	7/08/2026	31.63		014859		31.63

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012107	ALLIKA GUSTAFSON							
I-06/2026 TENNIS	06/2026 TENNIS INSTRUCTOR	E	7/08/2026	1,564.50		014860		1,564.50
012194	ANDREW SEELAND							
I-06/2026 BOOTS	FLTFARM BOOT REIM 6/10/26-PRSC	E	7/08/2026	140.00		014861		140.00
012356	WYATT BROWN							
I-06/12/26 BOOTS	06/12/26 BOOTS	E	7/08/2026	140.00		014862		140.00
012383	AARON BRAUN							
I-06/2026 TENNIS	06/2026 TENNIS CLINICS	E	7/08/2026	245.00		014863		245.00
012384	OWEN JOHNATHAN GEORGE							
I-06/2026 TENNIS	06/2026 TENNIS	E	7/08/2026	301.00		014864		301.00
012385	TATE BROOKS							
I-06/2026 TENNIS	06/2026 TENNIS CLINICS	E	7/08/2026	126.00		014865		126.00
012389	KATIE OWENS							
I-06/2026 TENNIS	06/2026 YOUTH TENNIS	E	7/08/2026	1,251.00		014866		1,251.00
012689	LOREN LORANG							
I-06/08/2026 MEAL	6/8/26 MEAL	E	7/08/2026	15.68		014867		15.68
012723	CECILIA WEESNER							
I-06/2026 TENNIS	06/2026 TENNIS CLINICS	E	7/08/2026	347.00		014868		347.00
012724	CLAIRE ELIZABETH BROWN							
I-06/2026 TENNIS	06/2026 TENNIS CLINICS	E	7/08/2026	312.00		014869		312.00
012798	DAVID J GROVES							
I-06/2026 SCR CMP	SOCCER CAMP	E	7/08/2026	3,120.00		014870		3,120.00
012803	MYLES RUCKER							
I-06/2026 MEALS	RAID MEAL REIM 6/12/26-PD	E	7/08/2026	11.49		014871		11.49
012815	SHAWN STUDER							
I-MEALS 06/2026	RAID MEAL REIM 6/11/2026-PD	E	7/08/2026	33.84		014872		33.84
012817	MAX PATKINS							
I-MEALS 06/2026	RAID MEAL REIM 6/11/26-PD	E	7/08/2026	35.00		014873		35.00
012818	SKYLER PETERS							
I-BOOTS 06/2026	SAFETY SHOES BOOT BARN-PKS	E	7/08/2026	140.00		014874		140.00

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012819	BRENT D HINSON							
I-06/2026 MOVING	MOVING EXPENSES PART 1	E	7/08/2026	2,828.29		014875		
I-CLOTHING 6/26	CLOTHING ALLOWANCE REIM-MGR	E	7/08/2026	50.00		014875		2,878.29
012824	AUSTIN BRADY							
I-BOOTS 06/2026	BOOTS 511 TACTICAL 6/26/26-FD	E	7/08/2026	140.00		014876		140.00
012129	DES MOINES AIRPORT AUTHORITY							
I-0057657-IN	FY26 DMAA CONTRIBUTION #3	R	6/22/2026	336,775.00		256166		336,775.00
000390	POSTMASTER							
I-06/2026 UTLTY MAIL	06/2026 UTILITY MAILER	R	6/22/2026	7,923.73		256167		7,923.73
1	ABRAMOWITZ, EMMA C							
I-000202606253406	US REFUND	R	7/06/2026	96.96		256171		96.96
1	BAISEL, MARY AFUA							
I-000202606253350	US REFUND	R	7/06/2026	47.24		256172		47.24
1	BAUMHOVER, IZAK N							
I-000202606253383	US REFUND	R	7/06/2026	100.00		256173		100.00
1	BECKER, JADEN R							
I-000202606253396	US REFUND	R	7/06/2026	100.00		256174		100.00
1	BEEHLER, DUSTY							
I-000202606253370	US REFUND	R	7/06/2026	46.18		256175		46.18
1	BOERKIRCHER, DAVID							
I-000202606253398	US REFUND	R	7/06/2026	98.48		256176		98.48
1	BRAVO, POLLYANA S							
I-000202606253405	US REFUND	R	7/06/2026	56.35		256177		56.35
1	BRIGHTON, HILARY							
I-000202606253357	US REFUND	R	7/06/2026	83.17		256178		83.17
1	BROWN, PAITEN							
I-000202606253367	US REFUND	R	7/06/2026	43.21		256179		43.21
1	BUSCHER, KATELYN							
I-000202606253348	US REFUND	R	7/06/2026	56.20		256180		56.20

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1	CATALANO, DOMINIC							
I-000202606253411	US REFUND	R	7/06/2026	38.67		256181		38.67
1	CLAIBORNE, CAROLYN							
I-000202606253386	US REFUND	R	7/06/2026	93.59		256182		93.59
1	CLAUSEN, ELIZABETH							
I-000202606253412	US REFUND	R	7/06/2026	44.65		256183		44.65
1	CLEVELAND, GARRETT							
I-000202606253371	US REFUND	R	7/06/2026	55.32		256184		55.32
1	COON, SUSAN							
I-000202606253415	US REFUND	R	7/06/2026	18.76		256185		18.76
1	CRANE, JAYDEN							
I-000202606253354	US REFUND	R	7/06/2026	35.66		256186		35.66
1	CUNNINGHAM, CHARLES							
I-000202606253402	US REFUND	R	7/06/2026	93.90		256187		93.90
1	DIMRY, NIIA							
I-000202606253390	US REFUND	R	7/06/2026	76.22		256188		76.22
1	DOUD, JAROD							
I-000202606253373	US REFUND	R	7/06/2026	55.38		256189		55.38
1	EAST, ANDREW							
I-000202606253376	US REFUND	R	7/06/2026	98.77		256190		98.77
1	ESTERGAARD, MORGAN &							
I-000202606253407	US REFUND	R	7/06/2026	89.34		256191		89.34
1	FINE, HALLEE							
I-000202606253423	US REFUND	R	7/06/2026	100.00		256192		100.00
1	GEYER, KAREN							
I-000202606253391	US REFUND	R	7/06/2026	20.02		256193		20.02
1	GOODALL PROPERTIES							
I-000202606253361	US REFUND	R	7/06/2026	31.50		256194		31.50
1	GRABER, LEVI							
I-000202606253362	US REFUND	R	7/06/2026	34.00		256195		34.00

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1	GREGORY, TYLER							
I-000202606253408	US REFUND	R	7/06/2026	92.39		256196		92.39
1	GUTTENFELDER, ALEXIS							
I-000202606253353	US REFUND	R	7/06/2026	99.65		256197		99.65
1	HALL, KEVIN K							
I-000202606253382	US REFUND	R	7/06/2026	100.00		256198		100.00
1	HANSEN, KELSEY J							
I-000202606253417	US REFUND	R	7/06/2026	86.98		256199		86.98
1	HARRISON, HEAVEN							
I-000202606253379	US REFUND	R	7/06/2026	24.86		256200		24.86
1	HASSAN, KIMONGE							
I-000202606253365	US REFUND	R	7/06/2026	43.21		256201		43.21
1	HAUSLER, GABRIEL							
I-000202606253381	US REFUND	R	7/06/2026	98.48		256202		98.48
1	HEIDEN, TORY V							
I-000202606253394	US REFUND	R	7/06/2026	40.17		256203		40.17
1	JENISON, NICHOLAS J							
I-000202606253387	US REFUND	R	7/06/2026	61.48		256204		61.48
1	JOHNSON, GEOFFREY M							
I-000202606253351	US REFUND	R	7/06/2026	42.09		256205		42.09
1	KENNEDY-GOES, SKYLER							
I-000202606253347	US REFUND	R	7/06/2026	100.00		256206		100.00
1	KRATOCHVIL, AINSLEY							
I-000202606253421	US REFUND	R	7/06/2026	98.75		256207		98.75
1	KRITENBRINK, EMILY							
I-000202606253366	US REFUND	R	7/06/2026	53.87		256208		53.87
1	LUKE CARLSON PHYSICA							
I-000202606253363	US REFUND	R	7/06/2026	84.39		256209		84.39
1	MAJERES, DYLAN J							
I-000202606253401	US REFUND	R	7/06/2026	95.43		256210		95.43

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1	MALONE, SKYLER M							
I-000202606253375	US REFUND	R	7/06/2026	51.11		256211		51.11
1	MCCLURE, ELLEN J							
I-000202606253400	US REFUND	R	7/06/2026	90.87		256212		90.87
1	MICHELBERGER, ERIC							
I-000202606253404	US REFUND	R	7/06/2026	69.96		256213		69.96
1	MILLER, EMMA							
I-000202606253420	US REFUND	R	7/06/2026	76.57		256214		76.57
1	MONTANO REA, JUAN C							
I-000202606253359	US REFUND	R	7/06/2026	30.95		256215		30.95
1	MORK, TREVOR							
I-000202606253409	US REFUND	R	7/06/2026	87.48		256216		87.48
1	MORRIS, EMMA							
I-000202606253374	US REFUND	R	7/06/2026	43.21		256217		43.21
1	MOULTON, STEVE							
I-000202606253378	US REFUND	R	7/06/2026	42.82		256218		42.82
1	MUSABWA SHYAKA , DAV							
I-000202606253352	US REFUND	R	7/06/2026	56.84		256219		56.84
1	NORRIS, ALEK							
I-000202606253416	US REFUND	R	7/06/2026	56.80		256220		56.80
1	OBERG, BRIDGER R							
I-000202606253397	US REFUND	R	7/06/2026	87.81		256221		87.81
1	PEREZ, TREVOR							
I-000202606253403	US REFUND	R	7/06/2026	100.00		256222		100.00
1	PUDENZ, BELLA							
I-000202606253377	US REFUND	R	7/06/2026	51.50		256223		51.50
1	RICKELS, MITCH							
I-000202606253410	US REFUND	R	7/06/2026	49.23		256224		49.23
1	ROCHA, JULIA							
I-000202606253389	US REFUND	R	7/06/2026	100.00		256225		100.00

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1	SANCHEZ, DORA A							
I-000202606253369	US REFUND	R	7/06/2026	38.57		256226		38.57
1	SCHMIDT, KOLBY							
I-000202606253399	US REFUND	R	7/06/2026	95.43		256227		95.43
1	SCHMITT, ELLA M							
I-000202606253346	US REFUND	R	7/06/2026	54.87		256228		54.87
1	SCHULZE, KATELYN R							
I-000202606253392	US REFUND	R	7/06/2026	55.46		256229		55.46
1	SHOWMAN, SYDNEY R							
I-000202606253368	US REFUND	R	7/06/2026	56.91		256230		56.91
1	SILVANUS, JULU							
I-000202606253356	US REFUND	R	7/06/2026	37.62		256231		37.62
1	SILVER, CLAY							
I-000202606253422	US REFUND	R	7/06/2026	208.87		256232		208.87
1	SMITH, JESSICA K							
I-000202606253414	US REFUND	R	7/06/2026	37.02		256233		37.02
1	SUTTON, ASHLEY T							
I-000202606253380	US REFUND	R	7/06/2026	98.48		256234		98.48
1	SWAN, BRADLEY							
I-000202606253349	US REFUND	R	7/06/2026	55.28		256235		55.28
1	TAYLOR, ISAAC							
I-000202606253419	US REFUND	R	7/06/2026	54.78		256236		54.78
1	TRENT, SIERRA							
I-000202606253388	US REFUND	R	7/06/2026	96.86		256237		96.86
1	VALET, GABRIELLE R							
I-000202606253393	US REFUND	R	7/06/2026	100.00		256238		100.00
1	VANDER LINDEN, TYSON							
I-000202606253385	US REFUND	R	7/06/2026	97.74		256239		97.74
1	VAVRINEK, VIVIAN I							
I-000202606253364	US REFUND	R	7/06/2026	5.05		256240		5.05

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1	WEBER, DANIELLE							
I-000202606253358	US REFUND	R	7/06/2026	48.00		256241		48.00
1	WHITE, NATHAN P							
I-000202606253395	US REFUND	R	7/06/2026	23.41		256242		23.41
1	WILLIAMS, JOSHUA							
I-000202606253360	US REFUND	R	7/06/2026	92.39		256243		92.39
1	WIMP, JESSICA							
I-000202606253372	US REFUND	R	7/06/2026	56.84		256244		56.84
1	WOLFE, MANDI							
I-000202606253355	US REFUND	R	7/06/2026	28.24		256245		28.24
1	WYATT, AIDEN J							
I-000202606253413	US REFUND	R	7/06/2026	99.27		256246		99.27
1	YAVUZ, ENDER							
I-000202606253418	US REFUND	R	7/06/2026	94.53		256247		94.53
1	ZWEIGART, MICHAEL							
I-000202606253384	US REFUND	R	7/06/2026	97.63		256248		97.63
000164	G & S HARDWARE INC							
I-21117779/2	HEDGE TRIMMER-WTR	R	7/06/2026	169.00		256249		
I-211775/2	TAPE/CPLNG - CFAC	R	7/06/2026	57.96		256249		226.96
005541	ACUSHNET COMPANY							
C-923345978	CR: MERCH FOR RESALE OC	R	7/06/2026	60.00CR		256250		
I-923331967	STOCK MERCH FOR RESALE - OC	R	7/06/2026	245.52		256250		
I-923345290	STOCK MERCH FOR RESALE -OC	R	7/06/2026	111.72		256250		
I-923345738	SPECIAL ORDER MERCH OC	R	7/06/2026	229.02		256250		
I-923357837	SPECIAL ORDER MERCH FOR RESALE	R	7/06/2026	813.98		256250		
I-923367610	RANGE BALLS OC	R	7/06/2026	4,000.00		256250		
I-923368052	SPECIAL ORDER MERCH OC	R	7/06/2026	484.23		256250		
I-923368054	SPECIAL ORDER MERCH -OC	R	7/06/2026	484.23		256250		
I-923382427	STOCK MERCH FOR RESALE OC	R	7/06/2026	736.56		256250		
I-923382809	SPECIAL ORDER MERCH OC	R	7/06/2026	52.01		256250		
I-923397019	SPECIAL ORDER MERCH - OC	R	7/06/2026	473.42		256250		
I-923418256	SPECIAL ORDER MERCH OC	R	7/06/2026	235.20		256250		
I-923469009	SPECIAL ORDER MERCH OC	R	7/06/2026	346.42		256250		
I-923493905	SPECIAL ORDER MERCH -OC	R	7/06/2026	322.48		256250		8,474.79

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011364	AIRBRUSH BODY CREATIONS							
I-07/09/2026 BEATS	7/9/26 BEATS AND EATS	R	7/06/2026	300.00		256251		300.00
000226	AIRGAS NORTH CENTRAL INC							
I-5524717916	CYLINDER RENTAL - FD	R	7/06/2026	158.10		256252		
I-5524718081	RENT CYL NITROGEN-WTR	R	7/06/2026	3.72		256252		
I-9172996257	CYLINDER RENTAL - FD	R	7/06/2026	184.50		256252		346.32
008251	ALADTEC INC							
I-INV00481288	FY27 SCHEDULING SYSTEM-PD	R	7/06/2026	5,983.68		256253		5,983.68
011840	ALL AMERICAN FIRE EQUIPMENT IN							
I-138453	ADAPTER - FD	R	7/06/2026	815.40		256254		815.40
004293	AMERICAN FENCE CO OF IOWA INC							
I-DES008588	GATE REPAIR - PD	R	7/06/2026	640.00		256255		640.00
000989	ANKENY AREA CHAMBER OF COMMERCE							
I-70037	ANK LDRSHIP INSTIT26-27-ED/DS	R	7/06/2026	1,900.00		256256		1,900.00
002902	ANKENY COMMUNITY BAND							
I-07/09/2026SMRSNDS	07/09/2026 SUMMER SOUNDS	R	7/06/2026	350.00		256257		350.00
000373	ANKENY COMMUNITY CHORUS							
I-07/09/2026 SMRSNDS	07/09/2026 SUMMER SOUNDS	R	7/06/2026	350.00		256258		350.00
004201	TSJM TOWING SERVICE LLC							
I-26-74639	TOW C.MAYO 6/14/26-PD	R	7/06/2026	65.00		256259		65.00
006249	AUTO ZONE PARTS INC							
I-03945446716	UNIT 126/127 MAGMA RED -FD	R	7/06/2026	48.48		256260		48.48
005217	BENTLEY RIDGE TREE FARM LLC							
I-102-20312	PLANTS - P&R	R	7/06/2026	408.00		256261		408.00
006349	HY-VEE INC-BDI							
I-111902	ALCOHOL FOR RESALE-OC	R	7/06/2026	1,598.30		256262		
I-112468	ALCOHOL FOR RESALE - OC	R	7/06/2026	778.04		256262		2,376.34
009283	BOLTON & MENK, INC							
I-0396189 #6	PAY 6-NW 18TH RECON STATE/ASH	R	7/06/2026	54,307.50		256263		54,307.50
005174	BOUND TREE MEDICAL LLC							
I-86231838	EMS SUPPLIES - FD	R	7/06/2026	515.36		256264		
I-86238643	EMS SUPPLIES-FD	R	7/06/2026	124.68		256264		
I-86238644	EMS SUPPLIES - FD	R	7/06/2026	124.68		256264		
I-86243148	EMS SUPPLIES	R	7/06/2026	1,792.77		256264		2,557.49

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012677	BRAD MYERS							
I-07/09/2026	FY26 JULY 9 BRAD KATE	R	7/06/2026	1,600.00		256265		1,600.00
011611	BROTHERS CLEANING CORPORATION							
I-PAY 8FNL-23 RLYCMP	PAY 8FNL-2023 RALLY COMPLEX PK	R	7/06/2026	13,070.86		256266		13,070.86
011611	BROTHERS CLEANING CORPORATION							
I-RETNAGE-23RLY CMPL	RETAINAGE-2023 RALLY COMPLX PK	R	7/06/2026	89,695.92		256267		89,695.92
012801	KELLY BUTTERY							
I-SUMP PUMP PROG	DRIAN & SUMP PUMP PROG-SWR	R	7/06/2026	2,000.00		256268		2,000.00
004126	CALHOUN-BURNS AND							
I-115298-1	4/10-18/26 BRDG INSPT-ENG	R	7/06/2026	1,485.00		256269		
I-115298-2	4/19-6/13/26 BRDG INSPCT-ENG	R	7/06/2026	5,600.00		256269		7,085.00
012808	CAREWORX, LLC							
I-S_CAREW_3000126-01	PCP - MK	R	7/06/2026	150.00		256270		
I-S_CAREW_3000232-01	EXAM - WM	R	7/06/2026	350.00		256270		
I-S_CAREW_3000233-01	PCP TEXT -TN	R	7/06/2026	150.00		256270		
I-S_CAREW_3000234-01	PCP - NW	R	7/06/2026	150.00		256270		
I-S_CAREW_3000249-01	PCP/DRUG SCREEN DA	R	7/06/2026	180.00		256270		980.00
012728	NATALIE LOUISE CARR							
I-06/2026 TENNIS	06/2026 TENNIS	R	7/06/2026	336.00		256271		336.00
012027	STEM2WIN							
I-06/08/26-06/11/26	6/8-6/11/26 STEM TO WIN	R	7/06/2026	4,089.60		256272		
I-06/2026 STEM2WIN	FY27 CH ISLAND JUNE 15-18	R	7/06/2026	2,272.00		256272		6,361.60
010049	CINTAS CORPORATION							
I-5242618512	FIRST AIDE SUPPLIES-SWR	R	7/06/2026	120.87		256273		
I-5322486517	FIRST AIDE SUPPLIES-SWR	R	7/06/2026	110.59		256273		231.46
011576	CINTAS CORPORATION							
I-4271892286	BANQUET SUPPLY RNTLS - OC	R	7/06/2026	198.49		256274		
I-4271897963	UNIFORMS - OCM	R	7/06/2026	73.92		256274		
I-4271902523	MATS, MOPS, UNIFORMS-WTR	R	7/06/2026	186.12		256274		
I-4271902537	UNIFORMS-STRMWTR	R	7/06/2026	15.67		256274		
I-4271902749	MATS/UNIFORMS PKS	R	7/06/2026	115.80		256274		
I-4272525411	MATS, MOPS, UNIFORMS-SWR	R	7/06/2026	174.29		256274		
I-4272670353	BANQUET SUPPLY RENTALS-OC	R	7/06/2026	315.81		256274		
I-4272674765	MATS/UNIFORMS - OCM	R	7/06/2026	83.51		256274		
I-4272678776	MOPS, MATS, UNIFORMS-WTR	R	7/06/2026	186.12		256274		
I-4272678889	UNIFORMS-STREETS	R	7/06/2026	15.67		256274		
I-4272678999	MATS/UNIFORMS - PKS	R	7/06/2026	115.80		256274		
I-4272850302	MATS-KL	R	7/06/2026	209.86		256274		
I-4273312041	MATS, MOPS, UNIFORMS-SWR	R	7/06/2026	174.29		256274		

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I-4273431575	BANQUET SUPPLY RENTALS -OC	R	7/06/2026	241.61		256274		
I-4273436561	UNIFORMS - OCM	R	7/06/2026	73.92		256274		
I-4273440885	MOP, MATS, UNIFORMS-WTR	R	7/06/2026	186.12		256274		
I-4273441205	MATS/UNIFORMS - PKS	R	7/06/2026	129.57		256274		2,496.57
005765	ZACH CLEAR							
I-05/26/26 SHOES	5/26/26 SHOES	R	7/06/2026	126.26		256275		126.26
011654	COMMUNITY STATE BANK							
I-RES: 2024-224	SDWLK OVRSZ SPECTRUM 36 P3-STR	R	7/06/2026	8,274.00		256276		8,274.00
000614	CONFLUENCE INC							
I-34904 #4	PAY 4-CANYON CRREEK PARK	R	7/06/2026	22,555.50		256277		
I-34943 #10	PAY 10-TRESTLE RIDGE PARK	R	7/06/2026	2,540.00		256277		25,095.50
005604	CR SIGNS INC							
I-261106-1	PATROL READY DOOR WRAP-PD	R	7/06/2026	350.00		256278		350.00
007997	THE CTK GROUP							
I-5177	INTERVIEW/INTER TRAINING-PD	R	7/06/2026	525.00		256279		525.00
000146	CENTURY HOMES CO							
I-102599IN	HERBICIDE-OCM	R	7/06/2026	1,995.25		256280		
I-102786IN	IGNITION/FLUMIOX- OCM	R	7/06/2026	558.00		256280		
I-103122IN	CHEETAH PRO HERBICIDE-PKS	R	7/06/2026	730.80		256280		
I-103268IN	HERBICIDE-PRSC	R	7/06/2026	3,622.50		256280		
I-103514IN	FERTILIZER AND CHALK-PRSC	R	7/06/2026	6,741.80		256280		
I-103515IN	FUNGICIDE- OCM	R	7/06/2026	530.00		256280		
I-103574IN	DURAPITCH CLAY PRSC	R	7/06/2026	70.00		256280		
I-103865IN	SPRING FUNGICIDE-OCM	R	7/06/2026	1,953.90		256280		
I-103866IN	FAIRWAY FUNGICIDE-OCM	R	7/06/2026	3,780.00		256280		19,982.25
004623	DES MOINES AREA MPO							
I-425	FY27 ASSESSMENT DUES-MAYOR	R	7/06/2026	76,727.00		256281		76,727.00
012080	DES MOINES WATER WORKS - CIWW							
I-000131 05/31/2026	5/31/26 STMT LEAK DETECT-WTR	R	7/06/2026	275.00		256282		
I-000156 06/12/2026	FY27 Q1 POLK CTY BOST STAT-WTR	R	7/06/2026	55,041.77		256282		
I-005039 6/2/2026	FY27 #1 6/2/2026 STMT CIWW-WTR	R	7/06/2026	154,841.28		256282		
I-005040 6/2/2026	FY27 #1 6/2/26 STMT CIWW-WTR	R	7/06/2026	103,385.68		256282		
I-084793 6/2/2026	FY27 #1 6/2/2026 STMT CIWW-WTR	R	7/06/2026	88,454.05		256282		
I-099890 6/2/2026	FY27 #1 6/2/2026 STMT CIWW-WTR	R	7/06/2026	106,615.44		256282		
I-101656 6/2/2026	FY27 #1 6/2/2026 STMT CIWW-WTR	R	7/06/2026	89,876.54		256282		
I-105134 6/2/2026	FY27 #1 6/2/2026 EXP/JOINT-WTR	R	7/06/2026	226,232.00		256282		824,721.76

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010264	DISTRICT AT PRAIRIE TRAIL OWNE							
I-#072026LIB	ASSOC DUES JULY 2026-KL	R	7/06/2026	17,584.17		256283		17,584.17
012804	JASON DOWNS							
I-STRM BMP REIM	STRM BMP REIM-STRMWTR	R	7/06/2026	75.00		256284		75.00
012809	SALLY DRAKE							
I-06/11/2026	REFUND: MINING TOUR	R	7/06/2026	90.00		256285		90.00
006319	EDWARD DON AND COMPANY							
I-35409019	BANQUET SUPPS/FOOD FOR RES-OC	R	7/06/2026	507.33		256286		507.33
005418	EMPLOYEE & FAMILY RESOURCES IN							
I-681-10436	08/01/26-07/31/27 EAP SVCS	R	7/06/2026	8,502.30		256287		8,502.30
012275	EMS MANAGEMENT & CONSULTANTS,							
I-EMS-026625	05/2026 COLLECTIONS FD	R	7/06/2026	8,739.72		256288		8,739.72
000049	FACTORY MOTOR PARTS COMPANY							
C-40-2325829	CR UNIT #235 CALIPER	R	7/06/2026	56.00CR		256289		
I-40-2327273	UNIT #79 ROTOR/PADS	R	7/06/2026	193.34		256289		137.34
009894	FARO TECHNOLOGIES, INC							
I-91900923	FY27 FARO 1YR RENWL-PD	R	7/06/2026	7,906.00		256290		7,906.00
000197	FEDERAL EXPRESS CORPORATION							
I-9-343-25192	SHIPPING -MU	R	7/06/2026	292.66		256291		292.66
006858	FERGUSON ENTERPRISES INC							
C-CM050103	MACH10 USG FLG RETURN-WTR	R	7/06/2026	934.50CR		256292		
I-0552874	RF UNITS-WTR	R	7/06/2026	74,088.00		256292		
I-0554987	MACH10 USG FLT 25FT-WTR	R	7/06/2026	908.32		256292		74,061.82
002078	FOTH & VAN DYKE LLC							
I-104848 #3	PAY 3-W1ST ST WDNG/IMP PH2	R	7/06/2026	49,848.95		256293		
I-104897 #2	PAY 2-NW36 WDN NWABIL-NWASH	R	7/06/2026	44,919.25		256293		94,768.20
012814	RHONDA FRAZEE							
I-06/07/2026 RFND	6/7/26 REFUND ACC	R	7/06/2026	500.00		256294		500.00
010263	GREENLAND HOMES INC							
I-RES 2021-414	SDWLK OVRSZ GROVE LAND P3-STR	R	7/06/2026	462.00		256295		462.00

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012790	ISABELLE GRUIS							
I-4/12/26 CERT	04/12/26 FSTB CERT TEST	R	7/06/2026	52.75		256296		
I-BOOTS 06/2026	BOOTS GALLS 6/5/2026-FD	R	7/06/2026	116.99		256296		169.74
012816	JANET HARMON							
I-06/11/2026	REFUND MINING TOUR EVENT	R	7/06/2026	180.00		256297		180.00
008805	RYAN HOWE							
I-06/2026 MEALS	RAID MEAL REIM 6/8/26-PD	R	7/06/2026	29.99		256298		29.99
001904	HUBBELL HOMES							
I-RES 2017-203	SWWLK OVRSZ HERITG PARK P3-STR	R	7/06/2026	5,050.50		256299		5,050.50
011992	IOWA DEPT OF INSPECTIONS APPEA							
I-370540	PERM#15441 REINSPECT 5/6/26-KL	R	7/06/2026	300.00		256300		
I-370541	PERM#15442 REINSPECT 5/26/26-KL	R	7/06/2026	300.00		256300		600.00
012708	IOWA LANDSCAPE SUPPLY INC							
I-75709	LIMESTONE BENCHES	R	7/06/2026	3,885.00		256301		3,885.00
007091	IOWA LAW ENFORCEMENT ACADEMY							
C-CR10010676	REFUND M.DICKS 6/12/2026-PD	R	7/06/2026	100.00CR		256302		
I-333704	ILEA BASIC ACADEMY-PD	R	7/06/2026	10,450.00		256302		
I-333897	PTRL RIFLE RENWL HOWE 6/9-PD	R	7/06/2026	175.00		256302		10,525.00
000506	THE IOWA LEIN							
I-LEIN CONF 10/2026	LEIN CONF 10/26/26-PD	R	7/06/2026	250.00		256303		
I-LEIN CONF 10/26/26	LEIN CONF 10/26/26-PD	R	7/06/2026	250.00		256303		500.00
005014	IOWA LEAGUE OF CITIES							
I-108357	ASSOC DUES 7/1/26-6/30/27-MAYR	R	7/06/2026	35.00		256304		
I-108762	FY27 MEMBERSHIP DUES-MAYOR	R	7/06/2026	20,369.00		256304		20,404.00
005407	IOWA MUNICIPALITIES WORKERS'							
C-RTN08759	FY26 411 SHORT PAY INV00810-HR	R	7/06/2026	171.48CR		256305		
I-INV00810	FY26 411 MED DEDUCT MAY-HR	R	7/06/2026	6,126.41		256305		
I-INV00811	FY26 MED DED MAY-HR	R	7/06/2026	495.00		256305		6,449.93
000272	IOWA PRISON INDUSTRIES							
I-305694	SIGN - RALLY COMPLEX	R	7/06/2026	310.31		256306		
I-305888	SIGN - P&R	R	7/06/2026	29.70		256306		340.01
008808	J CORP INC							
I-RES 2024-239	SDWLK OVRSZ CAMPUT TOWN P1-STR	R	7/06/2026	7,925.00		256307		7,925.00

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009517	JASPER CONSTRUCTION SERVICES,							
I-PAY 3-SWGRS PK DM	PAY 3-SAWGRASS PARK DAM IMP	R	7/06/2026	102,189.50		256308		102,189.50
010070	JERRY'S HOMES INC.							
I-RES 2023-412 #2	SDWLK OVRSZG NW CENT RD-STREET	R	7/06/2026	1,942.50		256309		1,942.50
006326	JOHNSON BROTHERS OF IOWA							
I-2342329	ALCOHOL FOR RESALE -HAWKEYE	R	7/06/2026	331.20		256310		
I-2343964	ALCOHOL FOR RESALE - OC	R	7/06/2026	63.60		256310		
I-2343965	ALCOHOL FOR RESALE - OC	R	7/06/2026	489.60		256310		
I-2343966	ALCOHOL FOR RESALE - OC	R	7/06/2026	86.90		256310		
I-2349052	ALCOHOL FOR RESALE - HAWKEYE	R	7/06/2026	331.20		256310		1,302.50
012812	TRAVIS JOHNSON							
I-STRMWTR BMP REIM	STRMWTR BMP REIM-STRMWTR	R	7/06/2026	71.55		256311		71.55
012328	KRISTINA BREDE							
I-07/16/2026 BEATS	7/16/26 BEATS AND EATS	R	7/06/2026	250.00		256312		250.00
010491	ROXANNE BERARDI							
I-PAY1-26/27VEGMNT	PAY 1-26/27 NATIVE VEG MAINT	R	7/06/2026	2,667.50		256313		2,667.50
012820	BRANDON LAUBSCHER							
I-06/06/2026 REFUND	6/6/26 DAMAGE DEP REFUND	R	7/06/2026	500.00		256314		500.00
003594	WILLIAMS MANUFACTURING INC							
I-00107755	CFAC CABANAS CHAIRS	R	7/06/2026	3,904.85		256315		3,904.85
009377	LEXIPOL LLC							
I-INVLEX11272157	FY27 LEXIPOL ANNL FEES-PD	R	7/06/2026	23,784.97		256316		23,784.97
002068	XIAOYUE LI							
I-06/2026 OC RFND	DRIVING RANGE REFUND-OC	R	7/06/2026	50.00		256317		50.00
009118	LTR INTERMEDIATE HOLDINGS, INC							
I-3220666	TIRE SERVICE CG	R	7/06/2026	729.85		256318		
I-3221147	TIRE SERVICE CG	R	7/06/2026	627.25		256318		1,357.10
009618	LIBRARY IDEAS, LLC							
I-130419	MISC BOOKS-KL	R	7/06/2026	58.52		256319		58.52
012033	CRAIG MACKAMAN							
I-07/16/2026 SMRBND	7/16/26 SUMMER BAND	R	7/06/2026	800.00		256320		800.00

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002183	MCCLURE ENGINEERING CO							
I-168226 #25	PAY 25-SW DSM ST UTLTY IMP	R	7/06/2026	23,413.10		256321		23,413.10
002183	MCCLURE ENGINEERING CO							
I-168228 #3	PAY 3-ORLBR RD INT IMP/P1 DSG	R	7/06/2026	40,665.60		256322		40,665.60
002183	MCCLURE ENGINEERING CO							
I-168233	FSABLT Y STDY SW ORL-ENG	R	7/06/2026	3,522.50		256323		3,522.50
012821	AMY MCNEELEY							
I-06/05/26 REFUND	6/5/26 DEP RFND ACC	R	7/06/2026	500.00		256324		500.00
002113	MERCY CLINICS INC							
I-00068003-00	411 FIRE PRE EMPLOYEE	R	7/06/2026	3,811.00		256325		3,811.00
012152	MIDWEST REHABILITATION SERVICE							
I-INV-06296	POET 05/26 GM	R	7/06/2026	135.00		256326		135.00
001019	KORY J MILLER							
I-TRAVEL 06/2026	IASRO CONF MEAL 6/18/26-PD	R	7/06/2026	12.29		256327		12.29
012155	MINT GREEN GROUP USA INC							
C-CM48863	CR: MERCH FOR RESALE - OC	R	7/06/2026	432.60CR		256328		
I-INV910943	STOCK MERCH FOR RESALE - OC	R	7/06/2026	435.10		256328		2.50
006756	MTI DISTRIBUTING INC							
I-1521209-00	MOUNT - PRSC	R	7/06/2026	175.04		256329		
I-1521856-00	BELTS - PRSC	R	7/06/2026	149.17		256329		
I-1523607-00	PUMP - PRSC	R	7/06/2026	196.19		256329		
I-1525742-00	RAKE - OCM	R	7/06/2026	69.84		256329		590.24
006750	MUNICIPAL PIPE TOOL							
I-38859	ADAPTER, HUB, TIRES-SWR	R	7/06/2026	153.10		256330		153.10
006325	N B GOLF LLC							
I-77398	SCORECARD CLIP - OC	R	7/06/2026	5.73		256331		
I-77458	BEVERAGE CART PART - OC	R	7/06/2026	65.31		256331		71.04
003057	NAPA AUTO PARTS							
I-784688	UNIT 121 COMPRESSOR	R	7/06/2026	1,282.09		256332		
I-784850	INFLATOR - CG	R	7/06/2026	159.00		256332		
I-785330	UNIT 127 GASKET SEALER	R	7/06/2026	21.29		256332		
I-785416	OIL FILTERS - OCM	R	7/06/2026	40.05		256332		
I-785473	WASHER REFILL - CG	R	7/06/2026	166.30		256332		
I-785474	UNIT 741 CABIN FILTER	R	7/06/2026	28.07		256332		
I-785688	MISC SUPPLIES - OCM	R	7/06/2026	57.94		256332		1,754.74

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008409	GOVERNMENTJOBS.COM INC							
I-INV-161803	08/14/26-08/13/27 SUBSCRIPTION	R	7/06/2026	2,126.83		256333		2,126.83
012822	JANICE NICOLS							
I-06/2026 REFUND	06/2026 MINING TOUR REFUND	R	7/06/2026	90.00		256334		90.00
012806	HANNAH OAKIE							
I-STRMWTR BMP REIM	STRMWATER BMP REIM-STRMWTR	R	7/06/2026	75.00		256335		75.00
003727	ODP BUSINESS SOLUTIONS, LLC							
I-472087938001	PAPER, TONER, TAPE-CH	R	7/06/2026	208.48		256336		
I-472844958001	PENS-ENG	R	7/06/2026	17.69		256336		
I-473379263001	DUSTER/ISSUES RECORDS-PD	R	7/06/2026	72.79		256336		298.96
009363	ON-TRACK CONSTRUCTION LLC							
I-PAY 4-VNTG BUS PK	PAY 4-VINTAGE BUS PK-N LAKE MN	R	7/06/2026	26,078.45		256337		26,078.45
010089	D H PACE COMPANY INC							
I-SVC/271-140061	LUBRICATE DOOR - FD	R	7/06/2026	213.00		256338		213.00
002191	PC PRINT CENTER							
I-061226-HSS	8XH STEP STAKES-ED	R	7/06/2026	18.00		256339		
I-061226-MOT	MUSIC ON TRAIL BANNERS-ED	R	7/06/2026	265.00		256339		283.00
000055	C2G CORPORATION							
I-CG24659	MISC SUPPLIES - CG	R	7/06/2026	958.92		256340		958.92
009158	PERFORMANCE FOODSERVICE - THOM							
I-8199599	FOOD FOR RESALE OC	R	7/06/2026	1,143.47		256341		
I-8203241	FOOD FOR RESALE - OC	R	7/06/2026	636.00		256341		
I-8205602	FOOD FOR RESALE - OC	R	7/06/2026	651.73		256341		
I-8209166	FOOD FOR RESALE - OC	R	7/06/2026	633.06		256341		
I-8211645	FOOD FOR RESALE - OC	R	7/06/2026	898.34		256341		
I-8214993	FOOD FOR RESALE OC	R	7/06/2026	792.49		256341		
I-8217427	FOOD FOR RESALE - OC	R	7/06/2026	731.89		256341		5,486.98
012807	RYAN PETERSEN							
I-STRWTR BMP REIM	STRMWTR BMP REIM-STRMWTR	R	7/06/2026	75.00		256342		75.00
004611	PETTY CASH							
I-07/2026SMRFSTPKLBL	07/2026 SMRFST PCKLBL TOURNY	R	7/06/2026	900.00		256343		
I-07/26 SMRFST SB	07/2026 SUMMERFEST SB PRIZE	R	7/06/2026	2,200.00		256343		
I-07/26 SMRFST SVB/B	07/2026 SMRFST SVB/BAGS TOURNY	R	7/06/2026	660.00		256343		3,760.00

VENDOR SET: 01 City of Ankeny
BANK: APFNB FIRST NATIONAL BANK AMES
DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
005873	PFM FINANCIAL ADVISORS LLC							
I-142498	GO BONDS SERIES 2026A	R	7/06/2026	38,517.89		256344		
I-142499	WATER REV BONDS SERIES 2026B	R	7/06/2026	19,403.00		256344		57,920.89
008695	CHRISTINE CARROLL							
I-06/2026 BALLOONS	06/2026 BALLOONS -P&R	R	7/06/2026	176.00		256345		176.00
011897	POLK COUNTY AUDITOR'S OFFICE							
I-13438	BLOOD DRAWS 5/26/26-PD	R	7/06/2026	400.00		256346		400.00
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 A	FOURMILE CREEK ARA3-STRMWTR	R	7/06/2026	21,721.04		256347		21,721.04
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 B	FOURMILE CREEK AR3-STRMWTR	R	7/06/2026	41,344.51		256348		41,344.51
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 C	ARA3 FOURMILE CRK TRIB-STRMWTR	R	7/06/2026	1,357.10		256349		1,357.10
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 D1	ARA3 FOURMILE CRK TRIB-STRMWTR	R	7/06/2026	3,910.96		256350		3,910.96
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 D2	ARA3 FOURMILE CRK TRIB-STRWTR	R	7/06/2026	2,553.86		256351		2,553.86
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 E	ARA3 FOURMILE CRK TRIB-STRWTR	R	7/06/2026	6,166.74		256352		6,166.74
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 F1	ARA2 FOURMILE CREEK & TRIB	R	7/06/2026	17,771.58		256353		17,771.58
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 F2	ARA3 FOURMILE CRK TRIB-STRWTR	R	7/06/2026	11,604.84		256354		11,604.84
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 G	HRTG PARK STREAM ARA5-STRMWTR	R	7/06/2026	1,120.81		256355		1,120.81
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3930 H	HRTG PK STREAM ARA5-STRMWTR	R	7/06/2026	5,533.47		256356		5,533.47
004410	POLK COUNTY PUBLIC WORKS DEPAR							
I-3940	COSTSHARE NE29/NE FOUR MILE-	R	7/06/2026	36,166.81		256357		36,166.81

VENDOR SET: 01 City of Ankeny
 BANK: APFNB FIRST NATIONAL BANK AMES
 DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
000387	POLK COUNTY RECORDER							
I-06/18/2026 CONDEM	6/18/26 CONDEMNATION -TRFC	R	7/06/2026	382.00		256358		382.00
004790	PROFESSIONAL OFFICE SERVICES I							
I-003872848	POSTAGE 6/4/26 STMT- SWR/WTR	R	7/06/2026	2,743.02		256359		
I-003872849	POSTAGE 5/4/2026 STMT-SWR/WTR	R	7/06/2026	1,745.94		256359		
I-003873924	POSTAGE 06/08/26 TERM-SWR/WTR	R	7/06/2026	83.93		256359		
I-003873925	POSTAGE 6/8/26 TERM-SWR/WTR	R	7/06/2026	43.11		256359		
I-003876020	POSTAGE 6/12/26 STMT-SWR/WTR	R	7/06/2026	4,091.88		256359		
I-003876021	POSTAGE 6/12/26 TERM-SWR/WTR	R	7/06/2026	672.08		256359		9,379.96
012284	PSYCHOLOGY ASSOCIATES PLLC							
I-11042491	FD PSYCH-NW,BD,AF,TN,LW-FD	R	7/06/2026	1,650.00		256360		1,650.00
008276	RELIANT FIRE APPARATUS INC							
I-INV-IA-6653	FIRE APPARATUS REPAIR/PAR	R	7/06/2026	2,185.74		256361		
I-INV-IA-8004	FIRE APPARATUS REPAIR/PAR	R	7/06/2026	1,002.38		256361		
I-INV-IA-8538	TRANSDUCER - FD	R	7/06/2026	121.05		256361		
I-INV-IA-8637	LED RED FLASHER - FD	R	7/06/2026	455.29		256361		
I-INV-IA-8648	OUTRIGGER PAD - FD	R	7/06/2026	747.28		256361		
I-INV-IA-8649	HANDWHEEL - FD	R	7/06/2026	508.45		256361		5,020.19
012823	GLORIA SANCHEZ							
I-06/13/2026 REFUND	6/13/26 ACC DEP PTL REFUND	R	7/06/2026	390.00		256362		390.00
008375	SARGENT METAL FABRICATING							
I-57827	REPAIR SS SHOWER -AC	R	7/06/2026	350.00		256363		350.00
000791	COREY J SCHNEDEN							
I-06/16/26 MEAL	06/16/26 MEAL	R	7/06/2026	17.25		256364		17.25
000425	SECRETARY OF STATE							
I-NOTARY AP 06/2026	NOTARY AP MICHELLE HANEY-CLK	R	7/06/2026	30.00		256365		30.00
003348	SSS INC							
I-489736	FND/FOOTING DRAIN TILES-SWR	R	7/06/2026	260.00		256366		260.00
000990	SNYDER & ASSOCIATES INC							
I-123.0163.010 #4	PAY 4-NE 18TH ST EXT/I35	R	7/06/2026	14,264.23		256367		
I-124.0622.010 #18	PAY 18-SAWGRASS PK DAM IMP	R	7/06/2026	13,543.09		256367		
I-126.0266.010-3	6/21/26 NW 17TH ST PVMT-STRWTR	R	7/06/2026	3,373.13		256367		
I-126.0561.010-2	FLOWLINES PSA	R	7/06/2026	3,141.75		256367		34,322.20

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
012800	COURTNEY SPENCER							
I-06/2026 SUMP PUMP	DRAIN/SUMP PUMP PROGRAM-SWR	R	7/06/2026	4,000.00		256368		4,000.00
000656	STATE OF IOWA							
I-CASE#SPCE091479	CASE#SPCE091479 TSFR FEE PD	R	7/06/2026	200.00		256369		200.00
008509	REDBUD LLC							
I-10385	6/6-6/12/26FACILITIES/PRSC MOW	R	7/06/2026	6,908.00		256370		6,908.00
008509	REDBUD LLC							
I-10393	06/13-06/19/26 FACILITIES/PRSC	R	7/06/2026	6,908.00		256371		6,908.00
000124	SYSCO IOWA INC							
I-439458101	FOOD FOR RESALE -CFAC	R	7/06/2026	504.73		256372		
I-439465085	FOOD FOR RESALE - OC	R	7/06/2026	356.08		256372		
I-439466364	FOOD FOR RESALE OC	R	7/06/2026	1,257.94		256372		
I-439474580	FOOD FOR RESALE - AC	R	7/06/2026	893.50		256372		
I-439478150	FOOD FOR RESALE - OC	R	7/06/2026	231.01		256372		
I-439485860	FOOD FOR RESALE OC	R	7/06/2026	282.07		256372		3,525.33
012796	TAYLOR KING							
I-07/11/2026 MUSIC	7/11/26 MUSIC PERFORM-CED	R	7/06/2026	250.00		256373		250.00
012813	AMINNA TAYLOR							
I-STRMWTR BMP REIM	STRMWTR BMP REIM-STRMWTR	R	7/06/2026	64.97		256374		64.97
004713	TRANSIT WORKS							
I-156040	BOOK, FIELD-TRFC	R	7/06/2026	17.80		256375		17.80
008013	TRI COUNTY TIMES							
I-TT0630899 7/1/2026	SVC 7/1/26-6/30/27-KL	R	7/06/2026	46.83		256376		46.83
009906	TRUENORTH COMPANIES LC							
I-198174	FY26/27 CRIME/CYBER LIABILITY	R	7/06/2026	61,950.00		256377		61,950.00
007454	TUBE PRO INC							
I-00069080	TUBES - CFAC	R	7/06/2026	1,499.98		256378		1,499.98
012670	US FOODS INC							
I-5148679	FOOD FOR RESALE-OC	R	7/06/2026	1,083.10		256379		
I-5348609	FOOD FOR RESALE - OC	R	7/06/2026	821.78		256379		
I-5552252	FOOD FOR RESALE - OC	R	7/06/2026	864.04		256379		
I-5751572	FOOD FOR RESALE - OC	R	7/06/2026	715.24		256379		3,484.16

VENDOR SET: 01 City of Ankeny

BANK: APFNB FIRST NATIONAL BANK AMES

DATE RANGE: 6/18/2026 THRU 7/08/2026

VENDOR I.D.	NAME	STATUS	CHECK DATE	INVOICE AMOUNT	DISCOUNT	CHECK NO	CHECK STATUS	CHECK AMOUNT
008174	JUSTIN VANDER LEEST							
I-07/2025-12/2025	07/25-12/25 GOLDFINCH ATH	R	7/06/2026	108.00		256380		108.00
004796	WALSH DOOR & HARDWARE COMPANY							
I-849641	FY27 2 YR EXT WARNTY RECORD-OC	R	7/06/2026	938.00		256381		938.00
012805	AGNES WARUTERE							
I-STRMWTR BMP REIM	STRMWTR BMP REIM-STRMWTR	R	7/06/2026	75.00		256382		75.00
007822	WEE'S TEES LLC							
I-21989	UNIFORMS - PRSC	R	7/06/2026	319.44		256383		319.44
005120	JAMES R. WILSON							
I-06/08/26 MEAL	6/8/26 MEAL	R	7/06/2026	16.88		256384		16.88
005056	YOUTH TECH INC							
I-8153	FY26 YOUTH TECH JUNE 8	R	7/06/2026	2,192.00		256385		2,192.00

* * T O T A L S * *	NO	INVOICE AMOUNT	DISCOUNTS	CHECK AMOUNT
REGULAR CHECKS:	217	2,383,568.14	0.00	2,383,568.14
HAND CHECKS:	0	0.00	0.00	0.00
DRAFTS:	3	212,879.06	0.00	212,879.06
EFT:	156	592,486.28	0.00	592,486.28
NON CHECKS:	0	0.00	0.00	0.00
VOID CHECKS:	0 VOID DEBITS	0.00		
	VOID CREDITS	0.00	0.00	0.00

TOTAL ERRORS: 0

	NO	INVOICE AMOUNT	DISCOUNTS	CHECK AMOUNT
VENDOR SET: 01 BANK: APFNB TOTALS:	376	3,188,933.48	0.00	3,188,933.48
BANK: APFNB TOTALS:	376	3,188,933.48	0.00	3,188,933.48
REPORT TOTALS:	376	3,188,933.48	0.00	3,188,933.48

SELECTION CRITERIA

VENDOR SET: 01-City of Ankeny
VENDOR: ALL
BANK CODES: Include: APFNB
FUNDS: All

CHECK SELECTION

CHECK RANGE: 000000 THRU 999999
DATE RANGE: 6/18/2026 THRU 7/08/2026
CHECK AMOUNT RANGE: 0.00 THRU 999,999,999.99
INCLUDE ALL VOIDS: YES

PRINT OPTIONS

SEQUENCE: CHECK NUMBER

PRINT TRANSACTIONS: YES
PRINT G/L: NO
UNPOSTED ONLY: NO
EXCLUDE UNPOSTED: NO
MANUAL ONLY: NO
STUB COMMENTS: NO
REPORT FOOTER: NO
CHECK STATUS: NO
PRINT STATUS: * - All



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** authorizing the purchase of an alignment rack for the Public Works Department and Central Garage.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Deliver Exceptional Service

ACTION REQUESTED

Resolution

LEGAL

No review required

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

Adopt **RESOLUTION** authorizing the purchase of an alignment rack as specified.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

The purchase of an alignment rack is included in the approved FY 2027 budget.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution

RESOLUTION

**RESOLUTION AUTHORIZING THE PURCHASE OF AN ALIGNMENT RACK FOR THE PUBLIC WORKS
DEPARTMENT AND CENTRAL GARAGE**

WHEREAS, the City of Ankeny desires to purchase an Alignment Rack for the Public Works Department and Central Garage, and;

WHEREAS, the City of Ankeny is a member of Sourcewell, member #67120, the (Iowa Contract #25267) estimated price for the purchase of an Alignment Rack with Mohawk Lifts, LLC is \$85,462.02, and;

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Ankeny, Iowa, that the proposal from Mohawk Lifts, LLC, in the amount of \$85,462.02 is hereby accepted.

BE IT FURTHER RESOLVED by the City Council that the City Manager is hereby authorized to issue a purchase order from FY 2027 funds for the estimated purchase price (\$85,462.02), to facilitate the purchase of said Alignment Rack.

DATED at Ankeny, Iowa, this 6th day of July, 2026.

Bobbi Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to initiate a street right-of-way vacation on a portion of SW Ordinance Road, originally dedicated as Seventh Street, Thomas 2nd Addition, and for a portion of alley west of SW Cherry Street, originally dedicated as Lot A, Block 5, Thomas 2nd Addition, and to refer the request to the Plan and Zoning Commission for study and recommendation.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

Chapter 153.02 of the Ankeny Municipal Code states, *“Any proposal to vacate a street, alley, portion thereof or any public grounds shall be referred by the Council to the Plan and Zoning Commission for its study and recommendation prior to further consideration by the Council. The Commission shall submit a written report including recommendations to the Council within thirty (30) days after the date the proposed vacation is referred to the Commission.”*

Street right-of-way vacation on a portion of SW Ordinance Road and an alley between 610 SW Ordinance Road and SW Cherry Street, legally described as follows:

THE NORTH 20 FEET OF THE SW ORDNANCE ROAD RIGHT-OF-WAY LYING IMMEDIATELY SOUTH OF AND ADJACENT TO LOT A AND LOT 6, BLOCK 5, THOMAS 2ND ADDITION; AND LOT A LYING WEST OF AND ADJACENT TO LOTS 4,5, AND 6, BLOCK 5, THOMAS 2ND ADDITION, EXCEPT THE WEST ½, EAST OF AND ADJACENT TO LOT 9, ANKENY VILLAGE PLAT 2; ALL INCLUDED IN AND FORMING A PART OF THE CITY OF ANKENY, POLK COUNTY, IOWA, CONTAINING 0.14 ACRES (6,131 S.F.).

The subject right-of-way was originally deeded to the City with the approval of Thomas 2nd Addition in 1908. The final plat names this street section Seventh Street. From aerial photos taken in the 1930’s, it appears that

Seventh Street did exist. Then, in the 1950's, and after World War II, the aerial photos show SW Ordnance Road in its current alignment.

City staff, including the Public Works Department, have determined the north 20-feet of SW Ordnance Road and the alley are no longer needed as a public right-of-way. The proposal has been reviewed by applicable franchise utilities and only Century Link needs to hold on to a 25-foot by 10-foot easement in the southwest corner of the vacation area. We would process the vacation ordinance, then accept the Century Link easement prior to the resolution authorizing the sale of property.

The excess right-of-way to the east and west of this section has already been vacated. In fact, it is believed that this portion of right-of-way was intended to be vacated in 1962 with the passing of Ordinance 147. However, there are no records of deeds conveying to adjacent owners.

A letter was sent to the four adjacent property owners on April 27, 2026, describing the intention to vacate the property. The ownership and responsibility for this portion of land will be transferred to the adjacent property owners. The adjacent property owners will be responsible for continued maintenance. The vacation will convert non-taxable right-of-way into taxable property.

The proposal aims to optimize the land use and is consistent with the right-of-way vacations that have occurred to the east and west of this section. The vacated property may better serve the needs of adjacent property owners. City staff have reviewed the vacation request and have determined that the vacation request is appropriate.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve MOTION to refer to the Plan & Zoning Commission for its study and recommendation.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

Convert nontaxable right-of-way into taxable property.

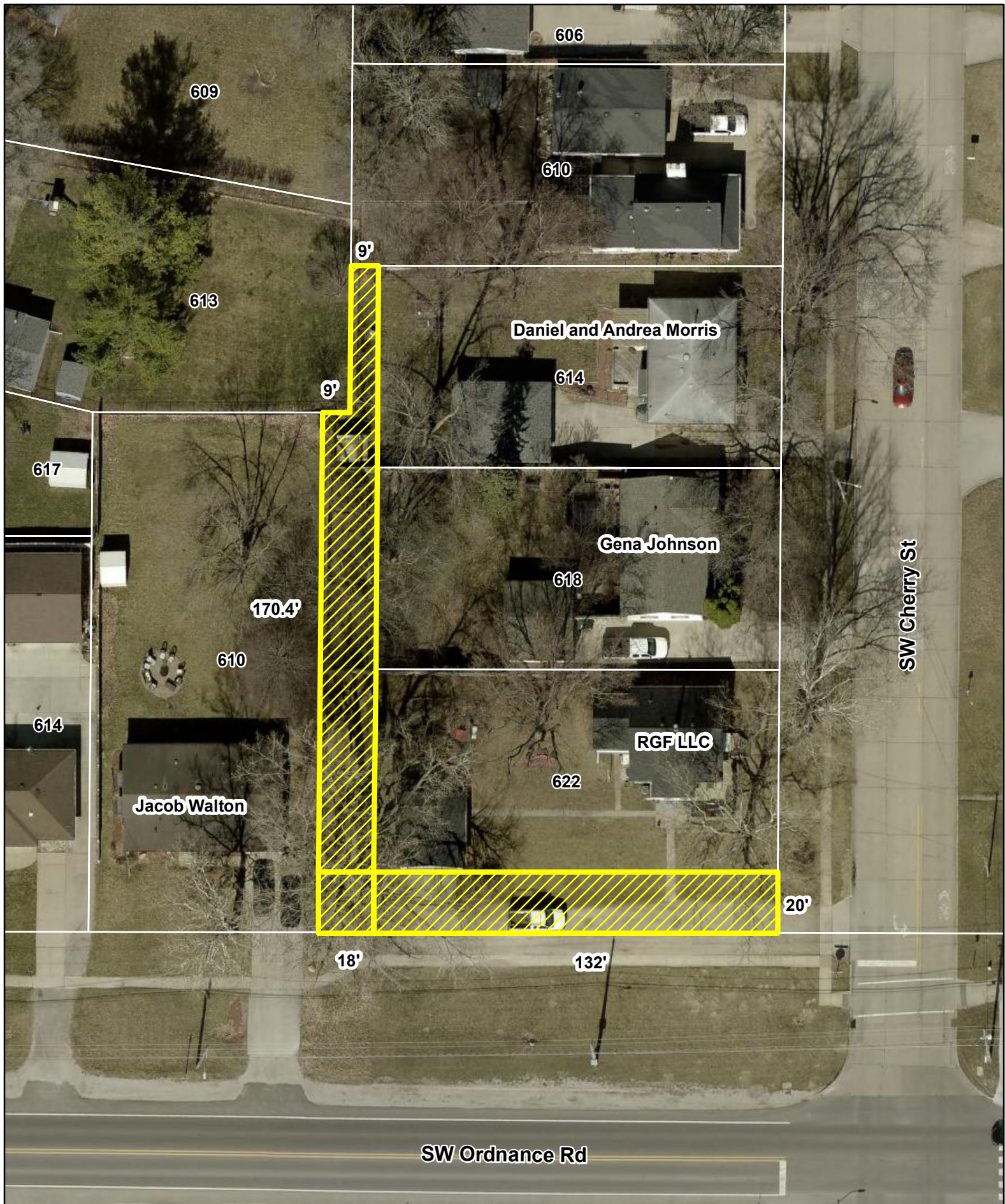
PUBLIC OUTREACH EFFORTS

A letter was sent to the four adjacent property owners on April 27, 2026.

ACTION REQUESTED

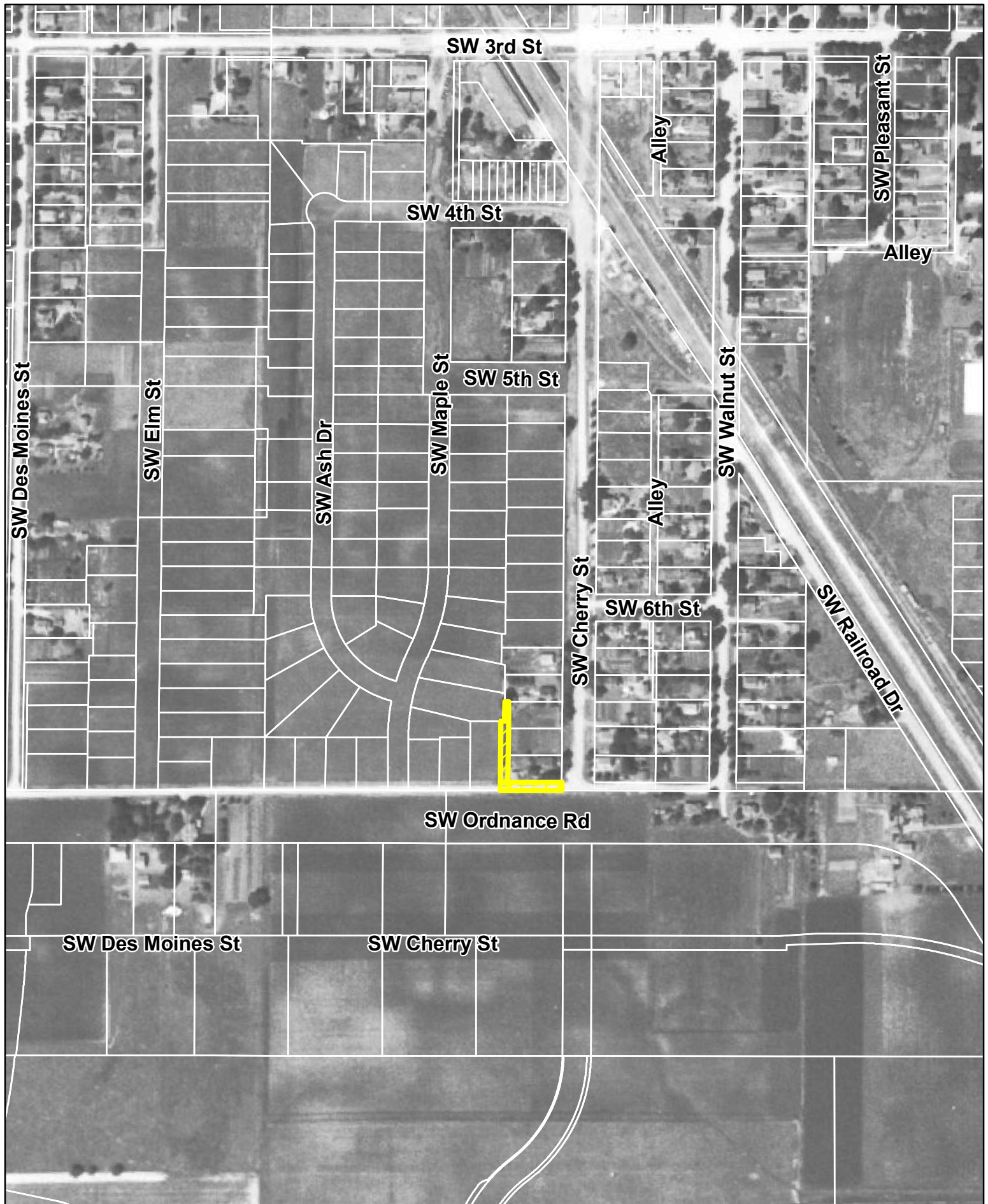
ATTACHMENTS

1. Aerial Map
2. 1930s Aerial
3. 1950s Aerial
4. 2025 Aerial
5. Legal Description
6. Letter to Property Owners



1 inch = 40 feet
Date: 6/23/2026

SW Ordnance Road and Alley Vacation Area







RIGHT-OF-WAY VACATION LEGAL

LEGALLY DESCRIBED AS:

THE NORTH 20 FEET OF THE SW ORDNANCE ROAD RIGHT-OF-WAY LYING IMMEDIATELY SOUTH OF AND ADJACENT TO LOT A AND LOT 6, BLOCK 5, THOMAS 2ND ADDITION; AND

LOT A LYING WEST OF AND ADJACENT TO LOTS 4,5, AND 6, BLOCK 5, THOMAS 2ND ADDITION, EXCEPT THE WEST ½, EAST OF AND ADJACENT TO LOT 9, ANKENY VILLAGE PLAT 2;

ALL INCLUDED IN AND FORMING A PART OF THE CITY OF ANKENY, POLK COUNTY, IOWA, CONTAINING 0.14 ACRES (6,131 S.F.).

April 27, 2026

DANIEL AND ANDREA MORRIS
614 SW CHERRY ST
ANKENY, IA 50023-2914

RE: Notification of Proposal for Adjacent Right-of-Way Vacation and Deed Transfer

Dear Mr. and Mrs. Morris,

I am reaching out to inform you of a proposed vacation of the right-of-way located adjacent to your property at 614 SW Cherry Street. This proposal is currently under review by the City and applicable franchise utilities. If approved, the vacated right-of-way would be deeded to you as the adjacent property owners.

City staff have determined that the alley located to the rear of your property constitutes excess right-of-way. Vacating this portion may better serve your needs and aligns with similar right-of-way vacations that have occurred north of this section. The proposal is intended to optimize land use in the area.

If approved by City Council, ownership and responsibility for this portion of land will be transferred to you. Please note that, as the new owners, you will be responsible for ongoing maintenance and any applicable property taxes.

If you have questions or need further clarification about this process, please feel free to contact me at (515) 963-3558 or via email at dgervais@ankenyiowa.gov. I am happy to assist and provide any additional information you may need.

Thank you for your attention to this matter.

Sincerely,

Deb Gervais
Senior Planner
City of Ankeny

April 27, 2026

GENA JOHNSON
618 SW CHERRY ST
ANKENY, IA 50023-2914

RE: Notification of Proposal for Adjacent Right-of-Way Vacation and Deed Transfer

Dear Gena Johnson,

I am reaching out to inform you of a proposed vacation of the right-of-way located adjacent to your property at 618 SW Cherry Street. This proposal is currently under review by the City and applicable franchise utilities. If approved, the vacated right-of-way would be deeded to you as the adjacent property owners.

City staff have determined that the alley located to the rear of your property constitutes excess right-of-way. Vacating this portion may better serve your needs and aligns with similar right-of-way vacations that have occurred north of this section. The proposal is intended to optimize land use in the area.

If approved by City Council, ownership and responsibility for this portion of land will be transferred to you. Please note that, as the new owners, you will be responsible for ongoing maintenance and any applicable property taxes.

If you have questions or need further clarification about this process, please feel free to contact me at (515) 963-3558 or via email at dgervais@ankenyiowa.gov. I am happy to assist and provide any additional information you may need.

Thank you for your attention to this matter.

Sincerely,

Deb Gervais
Senior Planner
City of Ankeny

April 27, 2026

RGF, LLC
2820 NW ABILENE RD
ANKENY, IA 50023-4879

RE: Notification of Proposal for Adjacent Right-of-Way Vacation and Deed Transfer

Dear RGF, LLC,

I am reaching out to inform you of a proposed vacation of the right-of-way located adjacent to your property at 622 SW Cherry Street. This proposal is currently under review by the City and applicable franchise utilities. If approved, the vacated right-of-way would be deeded to you as the adjacent property owners.

City staff have determined that the alley located to the rear of your property constitutes excess right-of-way. Vacating this portion may better serve your needs and aligns with similar right-of-way vacations that have occurred north of this section. The proposal is intended to optimize land use in the area.

If approved by City Council, ownership and responsibility for this portion of land will be transferred to you. Please note that, as the new owners, you will be responsible for ongoing maintenance and any applicable property taxes.

If you have questions or need further clarification about this process, please feel free to contact me at (515) 963-3558 or via email at dgervais@ankenyiowa.gov. I am happy to assist and provide any additional information you may need.

Thank you for your attention to this matter.

Sincerely,

Deb Gervais
Senior Planner
City of Ankeny

April 27, 2026

JACOB WALTON
610 SW ORDNANCE RD
ANKENY, IA 50023-2922

RE: Notification of Proposal for Adjacent Right-of-Way Vacation and Deed Transfer

Dear Mr. Walton,

I am reaching out to inform you of a proposed vacation of the right-of-way located adjacent to your property at 610 SW Ordinance Road. This proposal is currently under review by the City and applicable franchise utilities. If approved, the vacated right-of-way would be deeded to you as the adjacent property owners.

City staff have determined that the alley located to the east of your property constitutes excess right-of-way. Vacating this portion may better serve your needs and aligns with similar right-of-way vacations that have occurred north of this section. The proposal is intended to optimize land use in the area.

If approved by City Council, ownership and responsibility for this portion of land will be transferred to you. Please note that, as the new owners, you will be responsible for ongoing maintenance and any applicable property taxes.

If you have questions or need further clarification about this process, please feel free to contact me at (515) 963-3558 or via email at dgervais@ankenyiowa.gov. I am happy to assist and provide any additional information you may need.

Thank you for your attention to this matter.

Sincerely,

Deb Gervais
Senior Planner
City of Ankeny



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** accepting the final plat, subdivision bond for erosion control, performance and maintenance bonds for public improvements, platted easements, park land dedication agreement, sewer connection fee, and authorizing cost-participation requests for the extension of sanitary sewer services to surrounding property owners and for sidewalk oversizing along NE Delaware Avenue, for The Sloane Ankeny.

ORIGINATING DEPARTMENT

Development Services

COUNCIL GOAL

Ensure Economic Vitality

ACTION REQUESTED

Resolution

LEGAL

EXECUTIVE SUMMARY

Haverkamp Group, Inc. has proposed The Sloane Ankeny, a 28.09-acre final plat and site plan located in the southwest corner of the NE Delaware Avenue and NE 70th Street intersection. The subject property is zoned R-3; Multiple-Family Residence District, with properties to the north zoned C-2; General Retail Highway Oriented, And Business Commercial District, properties to the west are zoned R-3; Multiple Family Residence District Restricted to Single Family, properties to the south are zoned R-1; One-Family Residence District and King's Pointe PUD, while properties to the east are zoned R-1; One-Family Residence District and C-2; General Retail Highway Oriented, And Business Commercial District.

The Sloane Ankeny final plat includes 12 developable lots, an outlet for drainage and open space, easements and associated utility improvements. The site plan facilitates the construction of those lots showing the full build out of the site to include; four apartment buildings with a clubhouse and amenities, four stacked flat buildings and nine 4-plex townhouses, sidewalk and access connections, garages and parking areas, landscaping, utility service connections and associated site improvements.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve and accept resolution.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

The Plan and Zoning Commission recommended City Council approval at their meeting on May 19, 2026.

FISCAL IMPACT

Authorize cost-participation request for the extension of sanitary sewer services to surrounding property owners in the amount estimated to be \$39,853.00.

Authorize cost-participation request for sidewalk oversizing along NE Delaware Avenue estimated to be \$8,127.00

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. P&Z Minutes
3. Final Plat
4. Staff Report
5. Aerial Map
6. Applicant Letters
7. Parkland Dedication & Payment

RESOLUTION

RESOLUTION ACCEPTING FINAL PLAT, SUBDIVISION BOND FOR SEEDING AND EROSION CONTROL, PERFORMANCE AND MAINTENANCE BONDS FOR PUBLIC IMPROVEMENTS, PLATTED EASEMENTS, PARK LAND DEDICATION AGREEMENT, SEWER CONNECTION FEE, AND AUTHORIZING COST PARTICIPATION REQUESTS FOR THE EXTENSION OF SANITARY SERVICE TO SURROUNDING PROPERTY OWNERS AND FOR SIDEWALK OVERSIZING ALONG NE DELAWARE AVE, FOR THE SLOANE ANKENY

WHEREAS, the Plan and Zoning Commission of the City of Ankeny, Iowa, recommended City Council approval of the final plat for The Sloane Ankeny on the 19th day of May, 2026; and

WHEREAS, the attorney's title opinion, subdivision bond for seeding and erosion control, performance bonds for public improvements, platted easements, park land dedication agreement, sewer connection fees and the sanitary sewer and sidewalk oversizing cost-participation requests have been submitted and approved by the City Engineer and Director of Development Services of the City of Ankeny, Iowa.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

1. That final plat for The Sloane Ankeny is hereby approved; and
2. That the subdivision bonds for seeding and erosion control are hereby accepted; and
3. That the performance and maintenance bonds for underground improvements are hereby accepted; and
4. That the Public Gas Easement, Public Utility Easement, Public Sanitary Sewer Easement, Public Water Main Easement, Ingress/Egress Easement, and Storm Water Management Facility Covenant and Permanent Easement Agreement are hereby accepted; and
5. That the Fourmile Creek Trunk Sewer Connection District connection fee of \$30,084.39 is hereby accepted; and
6. That the park land dedication agreement and payment in the amount of \$83,520.00 is hereby accepted; and
7. That the cost-participation request for the extension of sanitary services to surrounding property owner in the amount estimated \$39,853.00 is hereby authorized; and
8. That the cost-participation request for sidewalk oversizing along NE Delaware Avenue in the amount estimated at \$8,127.00 are hereby authorized.

PASSED AND APPROVED this 6th day of July 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

Meeting Minutes
Plan & Zoning Commission Meeting
Tuesday, May 19, 2026
Ankeny City Council Chambers, Second Floor
1250 SW District Drive, Ankeny, Iowa

CALL TO ORDER

Vice Chair Randy Weisheit called the May 19, 2026 meeting of the Plan & Zoning Commission to order at 6:30 p.m.

ROLL CALL

Members present: Randy Weisheit, Lisa West, Joseph Herst, Trina Flack and Todd Ripper. Absent: Ted Rapp. Staff present: Eric Jensen, Eric Carstens, Jake Heil, Laura Hutzell, Ryan Kirschman, Alexa Middleton, and Bryan Morrissey.

AMENDMENTS TO THE AGENDA

Motion by T. Flack to approve and accept the May 19, 2026 agenda without amendments. Second by T. Ripper. All voted aye. Motion carried 6 – 0.

COMMUNICATIONS

Staff received no communications.

CITIZEN'S REQUEST

There were no requests.

CONSENT AGENDA ITEMS

Item #1. Minutes

Motion to approve and accept the May 5, 2026 minutes of the Plan and Zoning Commission meeting.

Item #2. 1102 NW Weigel Drive – St. Luke the Evangelist Catholic School Building Addition (2026) Site Plan

Consider MOTION to approve the site plan for 1102 NW Weigel Drive, St. Luke the Evangelist Catholic School Building Addition (2026), subject to recordation of the associated Stormwater Management Maintenance Area Easement document and approval of the associated Traffic Impact Study.

Item #3. The Sloane Ankeny Final Plat and The Sloane Ankeny Site Plan

Consider MOTION to recommend City Council approval of The Sloane Ankeny Final Plat; and recommend City Council authorization of cost-participation for the extension of sanitary sewer services to surrounding property owners in the amount estimated to be \$39,853.00 and cost-participation for sidewalk oversizing along NE Delaware Avenue estimated to be \$8,127.00

Consider MOTION to approve the site plan for The Sloane Ankeny, subject to recordation of The Sloane Ankeny Final Plat.

Item #4. North Grove Plat 1 Final Plat

Consider MOTION to recommend City Council approval of North Grove Plat 1 Final Plat

Item #5. North Grove Plat 2 Final Plat

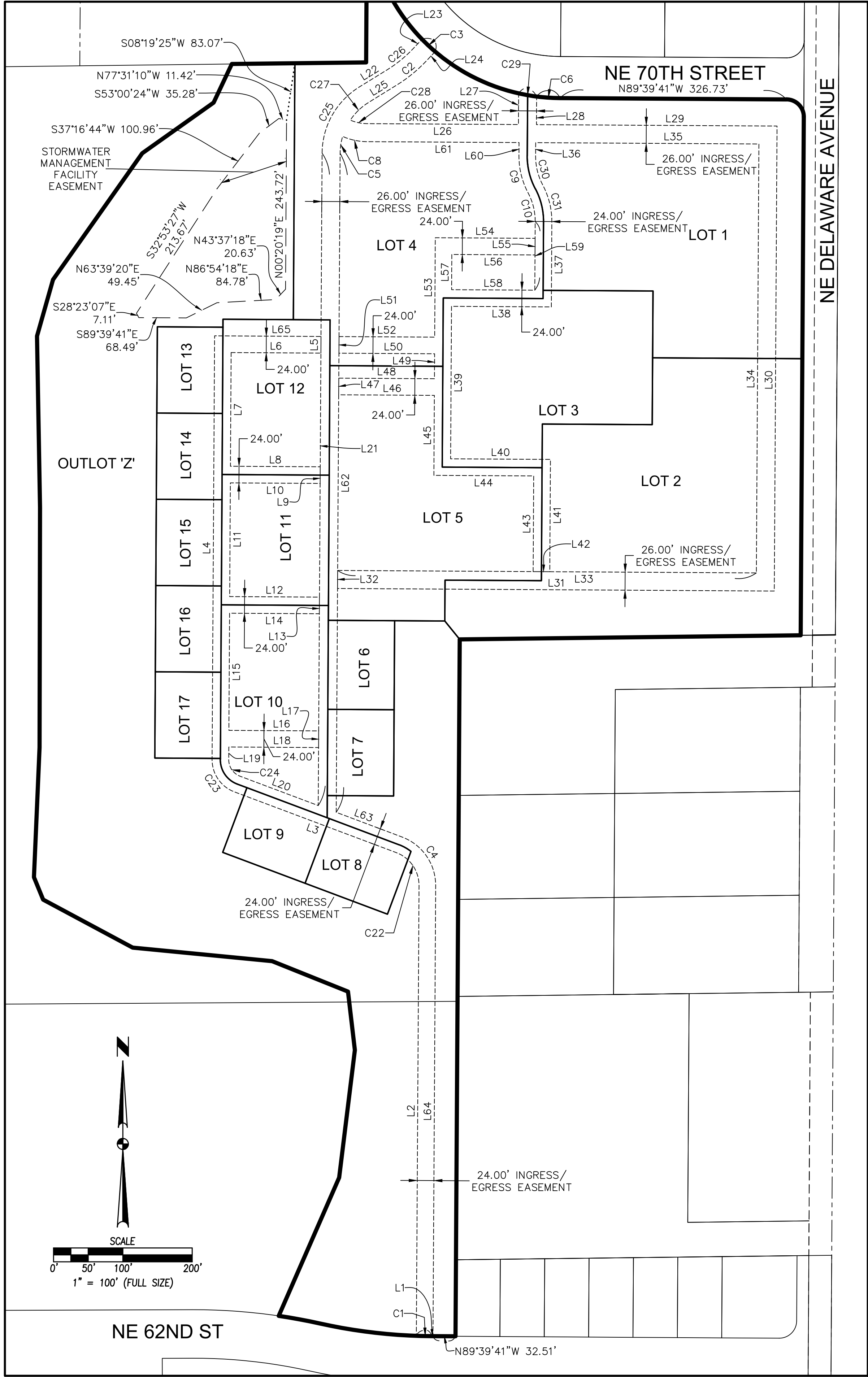
Consider MOTION to recommend City Council approval of North Grove Plat 2 Final Plat.

Item #6. First Street Commons Plat 5 Final Plat

Consider MOTION to recommend City Council approval of the First Street Commons Plat 5 Final Plat.

Motion by L. West to approve the recommendations for Consent Agenda Items #1 - #6. Second by P. Tuning. Motion carried 6 - 0.

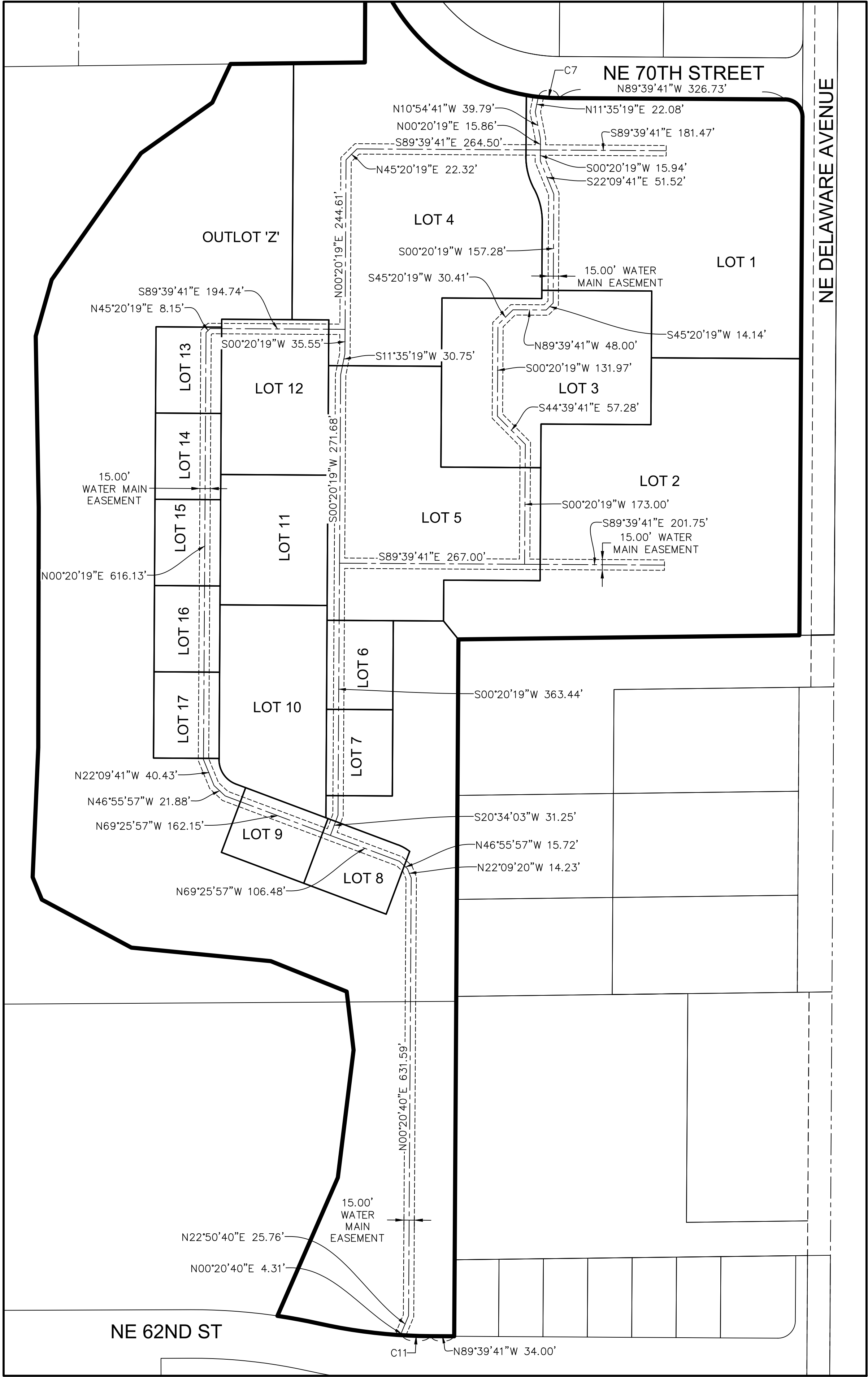
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PLOT BY: JSA/PROJAIL
COMMENTS:



LINE DATA

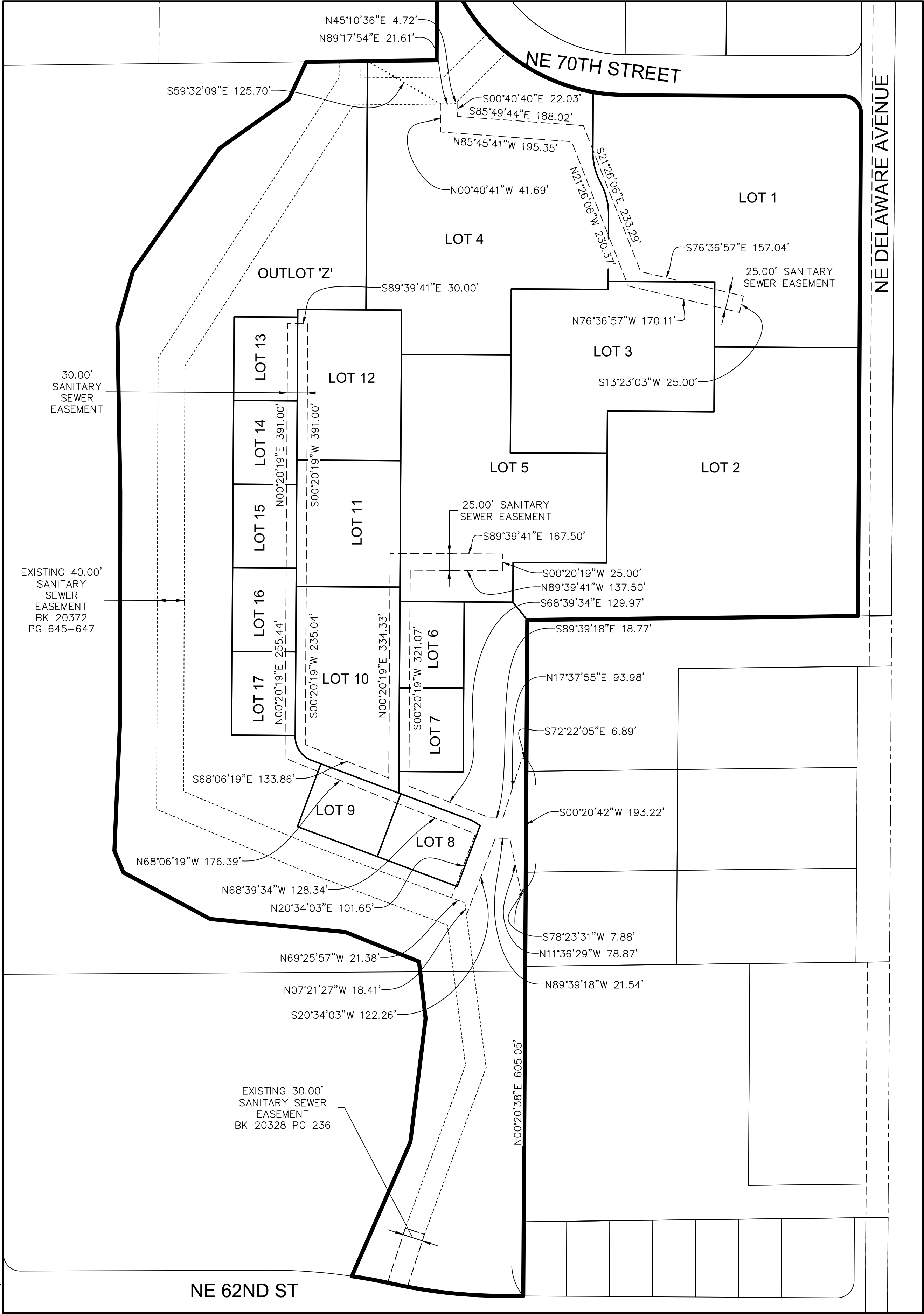
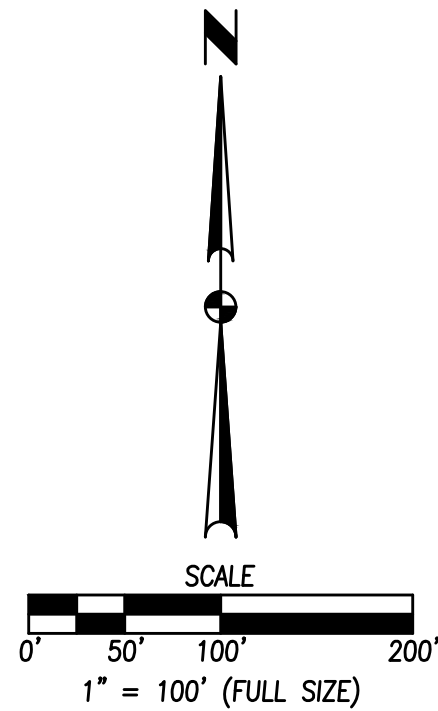
L1	N89°39'41"W	1.49'
L2	N00°20'40"E	649.47'
L3	N69°25'57"W	249.57'
L4	N00°20'19"E	611.20'
L5	S00°20'19"W	24.00'
L6	N89°39'41"W	129.50'
L7	S00°20'19"W	164.00'
L8	S89°39'41"E	129.50'
L9	S00°20'19"W	24.00'
L10	N89°39'41"W	129.50'
L11	S00°20'19"W	164.00'
L12	S89°39'41"E	129.50'
L13	N00°20'19"E	941.07'
L14	N89°39'41"W	129.50'
L15	S00°20'19"W	169.00'
L16	S89°39'41"E	129.50'
L17	S00°20'19"W	24.00'
L18	N89°39'41"W	129.50'
L19	S00°20'19"W	18.20'
L20	S69°25'57"E	120.23'
L21	N00°20'19"E	941.07'
L22	N58°20'02"E	47.10'
L23	N43°09'45"E	17.67'
L24	S43°09'45"W	17.67'
L25	S58°20'02"W	47.10'
L26	S89°39'41"E	218.35'
L27	N00°20'19"E	44.95'
L28	S00°20'19"W	40.54'
L29	S89°39'41"E	347.00'
L30	S00°20'19"W	670.79'
L31	N89°39'41"W	630.00'
L32	N00°20'19"E	26.00'
L33	S89°39'41"E	604.00'
L34	N00°20'19"E	618.79'
L35	N89°39'41"W	322.00'
L36	S00°20'19"W	19.15'
L37	S00°20'19"W	122.67'
L38	N89°39'41"W	144.00'
L39	S00°20'19"W	219.97'
L40	S89°39'41"E	144.00'
L41	S00°20'19"W	162.00'
L42	S89°39'41"E	604.00'
L43	N00°20'19"E	138.00'
L44	N89°39'41"W	144.00'
L45	N00°20'19"E	115.39'
L46	N89°39'41"W	138.00'
L47	N00°20'19"E	24.00'
L48	S89°39'41"E	138.00'
L49	N00°20'19"E	36.00'
L50	N89°39'41"W	138.00'
L51	N00°20'19"E	24.00'
L52	S89°39'41"E	138.00'
L53	N00°20'19"E	143.39'
L54	S89°39'41"E	144.00'
L55	S00°20'19"W	24.00'
L56	N89°39'41"W	120.00'
L57	S00°20'19"W	50.82'
L58	S89°39'41"E	120.00'
L59	N00°20'19"E	98.67'
L60	N00°20'19"E	19.15'
L61	N89°39'41"W	219.35'
L62	S00°20'19"W	950.65'
L63	S69°25'57"E	101.62'
L64	S00°20'40"W	649.80'

THE SLOANE ANKENY FINAL PLAT



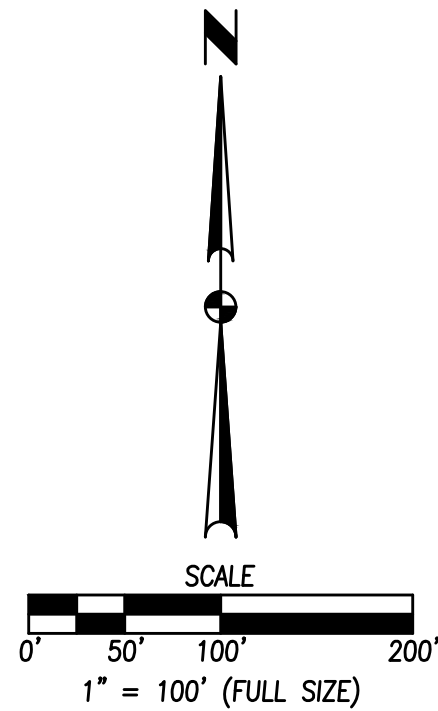
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REVISIONS		
FINAL SUBMITTAL		
FOURTH SUBMITTAL		
THIRD SUBMITTAL		
SECOND SUBMITTAL		
FIRST SUBMITTAL		
4121 NW URBANDALE DRIVE URBANDALE, IA 50322 PHONE: (515) 369-4400		
ENGINEER:		TECH:
REVIEW:		
THE SLOANE ANKENY FINAL PLAT		
2/4 2601.049		

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PLOT BY: JSA, EROAHL
COMMENTS:
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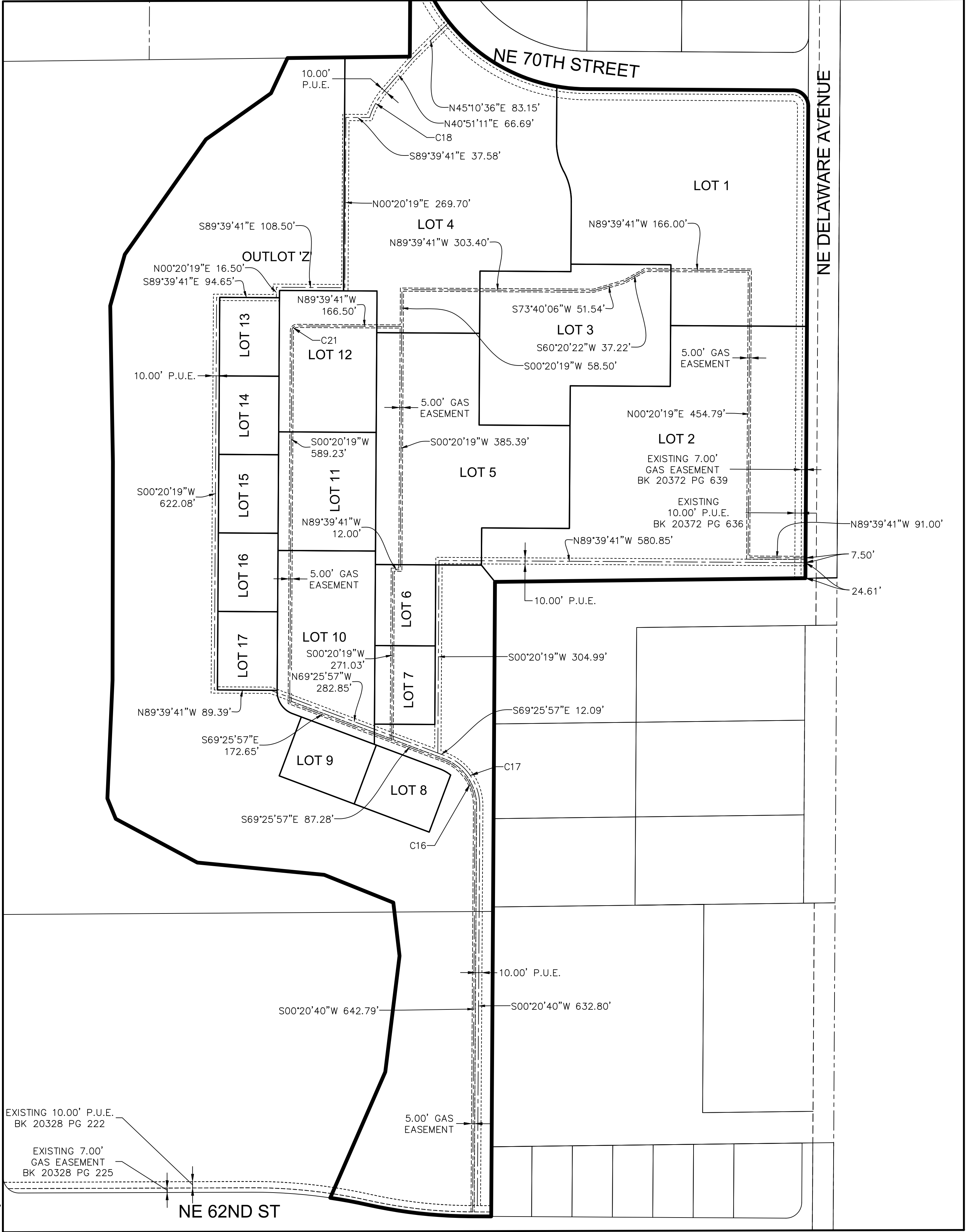


REVISIONS	DATE
FINAL SUBMITTAL	06/26/28
FOURTH SUBMITTAL	05/09/28
THIRD SUBMITTAL	04/24/28
SECOND SUBMITTAL	04/10/28
FIRST SUBMITTAL	03/20/28

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COMMENTS:
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EXISTING 10.00' P.U.E.
BK 20328 PG 222
EXISTING 7.00'
GAS EASEMENT
BK 20328 PG 225



THE SLOANE ANKENY
FINAL PLAT

4
4
2601.049

ANKENY, IOWA

CIVIL DESIGN ADVANTAGE

4121 NW URBANDALE DRIVE
URBANDALE, IA 50322
PHONE: (515) 369-4400

ENGINEER:
TECH:
REVIEW:

REVISIONS
DATE
06/26/26
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04/24/26
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03/20/26
FINAL SUBMITTAL
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SECOND SUBMITTAL
FIRST SUBMITTAL

Agenda Item: The Sloane Final Plat and Site Plan
Report Date: May 13, 2026
Prepared by: Jake Heil, *ESL*
Associate Planner

Staff Recommendation:

That the Plan and Zoning Commission recommend City Council approval of The Sloane Ankeny Final Plat; and recommend City Council authorization of cost-participation for the extension of sanitary sewer services to surrounding property owners in the amount estimated to be \$39,853.00 and cost-participation for sidewalk oversizing along NE Delaware Avenue estimated to be \$8,127.00

That the Plan and Zoning Commission approve The Sloane Ankeny Site Plan subject to recordation of The Sloane Ankeny final plat.

Project Summary:

Haverkamp Group, Inc. has proposed The Sloane Ankeny, a 28.09-acre final plat and site plan located in the southwest corner of the NE Delaware Avenue and NE 70th Street intersection. The subject property is zoned R-3; Multiple-Family Residence District, with properties to the north zoned C-2; General Retail Highway Oriented, And Business Commercial District, properties to the west are zoned R-3; Multiple Family Residence District Restricted to Single Family, properties to the south are zoned R-1; One-Family Residence District and King's Pointe PUD, while properties to the east are zoned R-1; One-Family Residence District and C-2; General Retail Highway Oriented, And Business Commercial District.

The Sloane Ankeny final plat includes 12 developable lots, an outlet for drainage and open space, easements and associated utility improvements. The site plan facilitates the construction of those lots showing the full build out of the site to include; four apartment buildings with a clubhouse and amenities, four stacked flat buildings and nine 4-plex townhouses, sidewalk and access connections, garages and parking areas, landscaping, utility service connections and associated site improvements.

Project Report:

The general layout of the site shows the main apartment buildings, with the clubhouse and amenities within the center, located near the southwest corner of the NE 70th Street and NE Delaware Avenue intersection, and the townhomes and stacked flats located along the western side of the property. A total of 387 units is proposed amongst the varied housing types within the development for an overall density of 13.78 units per acre. All proposed buildings meet all setbacks.

Access to the site is provided by two accesses to the north along NE 70th Street and single access to the south to NE 62nd Street. Both NE 70th St and NE 62nd St provide access to NE Delaware Avenue. Parking for the site requires the following; multifamily units located where each unit has an entrance and living space on the ground floor requires 1.5 parking stalls per bedroom and 2 parking stalls for each unit with 2+

bedrooms, all other multifamily units require one parking stall per bedroom in each unit and one additional parking stall for every four units. A total of 731 parking spaces is required for a development of this kind. The site meets that requirement by providing a total of 810 spaces, not including driveways, with 17 ADA spaces.

An eight-inch water main will be extended south from the 10-inch main along NE 70th street and an 8-inch main will be extended north from the 10-inch main along NE 62nd Street. Eight-inch sanitary service will be provided throughout the proposed development and will connect to the existing 15-inch sanitary main that runs along the unnamed creek along the property's western property line. The developer is also providing 4-inch sanitary hook-ups for the existing single-family homes that are along NE Delaware Ave. Storm sewer pipes will run throughout the entirety of the development leading to a stormwater management area in the northwest corner of the plat. Storm water will then flow into the unnamed creek along the property's western property line, where it then flows south before ultimately conveying into Four Mile Creek. From there stormwater flows south and east ultimately outletting into the Des Moines River.

A landscaping plan has been included as part of the site plan. Screening has been provided along the east property line adjacent to the existing residential properties and along primary streets where possible. All other open space and landscaping requirements have been met. Additionally, the applicant has requested payment in lieu of a park site dedication. This payment will be required before Council submission of the final plat.

Elevations for the proposed buildings have been included with the site plan. Elevations include the use of stone, a mixture of 6" lap and board & batten siding, glass and aluminum accents. Elevations provide the necessary building material requirements per city code regulations. All buildings within the proposed development utilize the same building materials but incorporate multiple architectural elements on each of the buildings.

**CITY OF ANKENY
SUBDIVISION DATA**

NAME OF PLAT: The Sloane Ankeny
NAME OF OWNER: Hope Kimberley LLC
NAME OF DEVELOPER: Haverkamp Group, Inc.

GENERAL INFORMATION:

PLAT LOCATION: West of NE Delaware Avenue and south of NE 70th Street
SIZE OF PLAT: 28.09 acres
ZONING: R-3

LOTS:

NUMBER: 17 multi-family lots and an outlot
SIZE/DENSITY: 13.78 units per acre
USE: Multi-Family Residential
BUILDING LINES:
Front: 30 feet
Rear: 35 feet
Side: 20 feet – 1 story
22 feet – 2 story
24 feet – 3 or more stories

PARK SITE DEDICATION:

The developer requests that the City accept payment in lieu of parkland, in an amount equal to \$83,520.00 based on \$32,000.00 per acre, to fulfill the parkland dedication requirement as specified in the City's Subdivision Regulations in Chapter 200.35.A.1 (Criteria for Requiring Parkland Dedication) for Development.

ADJACENT LANDS:

NORTH: C-2
SOUTH: R-1 & King's Pointe PUD
EAST: C-2 & R-1
WEST: R-3 Restricted to Single Family

STREET DEVELOPMENT:

There are no newly proposed streets with this development.

WASTE WATER:

PROJECTED FLOWS: 387 units x 2.5 pers. Per unit x 100 gal. per day/person =
96,750 GPD estimate
TREATMENT PLANT CAPACITY: Design: 47 MGD; current daily avg. 11.2 MGD.

STORM WATER:

BASIN FLOWS: This plat lies in the Four Mile Creek Drainage Basin

WATER SYSTEM:

USAGE: 387 units x 2.5 pers. Per unit x 100 gal. per day/person =
96,750 GPD estimate

SUPPLY CAPACITY: 15 MGD; Current daily avg. 6.5 MGD.

FINAL PLAT DRAWING: Staff recommends approval.

CONSTRUCTION PLANS: To be approved by staff.



April 24, 2026

Honorable Mayor, City Council & Planning & Zoning Commission
City of Ankeny
Planning & Building Department
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

RE: The Sloane Ankeny Plat 1
Final Plat & Construction Drawings Approval

Honorable Mayor, City Council and Planning and Zoning Commission;

On behalf of Haverkamp Group, Inc., we respectfully submit herewith final plat and construction drawings for The Sloane Ankeny Plat 1 in request for approval. This property consists of 28.09 acres and is located southwest of the intersection of NE Delaware Avenue and NE 70th Street. These documents were prepared in accordance with Ankeny's standards and meet the requirements of the R-3 Multiple Family Residence District. This project features the construction of 7 apartment buildings, 36 townhome units, garages and a clubhouse that will sit on seventeen lots with one outlot for open space and detention. We would like to request cost sharing of 774 linear feet of 8-inch sidewalk in the amount of \$8,127.00 and for the extension of sanitary sewer services to surrounding property owners in the amount of \$39,853.00.

Please accept this submittal for the next available Planning & Zoning Commission and City Council meetings. Let me know if you have any questions or require any further information to complete your review. Thanks.

Sincerely,

CIVIL DESIGN ADVANTAGE, LLC



Erin K. Ollendike, P.E.

The Sloane Ankeny - Ankeny, Iowa
Sanitary Sewer Services - Surrounding Property Owners
PRELIMINARY OPINION OF PROBABLE CONSTRUCTION COST
April 24, 2026

ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST	TOTAL
Utilities						
1	Sanitary Sewer Gravity Main, Trenched, Truss PVC, 8" Dia	47	LF	\$ 130.00	\$ 6,110.00	
2	Manhole, SW-301, 48" Diameter	1	EA	\$ 8,100.00	\$ 8,100.00	
3	Sanitary Sewer Cleanouts	3	EA	\$ 1,200.00	\$ 3,600.00	
4	Sanitary Sewer service Stub, Trenched, PVC, 4" Dia.	237	LF	\$ 85.00	\$ 20,145.00	
					Utilities Total:	\$ 37,955.00
Miscellaneous						
5	Contingency (5%)	1	LS	\$ 1,898.00	\$ 1,898.00	
					Miscellaneous Total:	\$ 1,898.00
Total Opinion of Probable Construction Cost					\$ 39,853.00	

April 24, 2026

Honorable Mayor, City Council & Planning & Zoning Commission
City of Ankeny
Planning & Building Department
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

RE: The Sloane Ankeny
Site Plan Approval

Honorable Mayor, City Council and Planning and Zoning Commission;

On behalf of Haverkamp Group, LLC, we respectfully submit herewith a site plan for The Sloane Ankeny in request for approval. This property consists of 28.09 acres and is located southwest of the intersection of NE Delaware Avenue and NE 70th Street. These documents were prepared in accordance with Ankeny's standards and meet the requirements of the R-3 Multiple Family Residence District. This project features the construction of 315 apartment units with a mix of one-, two- and three-bedroom units, 36 stacked flats, 36 townhome units, garages, a clubhouse with a pool and other various site amenities.

Please accept this submittal for the next available Planning & Zoning Commission and City Council meetings. Let me know if you have any questions or require any further information to complete your review. Thanks.

Sincerely,

CIVIL DESIGN ADVANTAGE, LLC



Erin K. Ollendike, P.E.

PARK LAND DEDICATION AGREEMENT

WHEREAS, Haverkamp Construction, Inc. (hereinafter "Developer") is the developer of The Sloane Ankeny (hereinafter "Development") in the City of Ankeny, Iowa (hereinafter "City"); and

WHEREAS, in order to satisfy the park land dedication requirements as specified in Chapter 200.35.1.A, Criteria for Requiring Park Land Dedication, of the Municipal Code of the City of Ankeny, Iowa, the Developer requests that the City accept cash payment in lieu of park land dedication for the Development; and

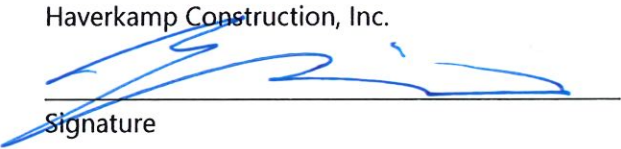
WHEREAS, the Developer is aware of the litigation brought by the Home Builders Association concerning cash payment in lieu of park land dedication, but requests that said Developer be allowed to pay cash to the City in lieu of the conveyance of real property; and

WHEREAS, the Developer requests that the acreage to be dedicated be valued at \$83,520.00 based on \$32,000.00 per acre, and that \$83,520.00 be accepted by the City in fulfillment of said park land dedication requirements.

NOW, THEREFORE, IT IS HEREBY AGREED by Haverkamp Construction, Inc. to pay the sum of \$83,520.00 in order to satisfy the park land dedication requirements as specified in Chapter 200.35.1.A, Criteria for Requiring Park Land Dedication, of the Municipal Code of the City of Ankeny, Iowa, for The Sloane Ankeny. Further, Haverkamp Construction, Inc. and its successors and assigns agree to waive any right it may have, now or in the future, to challenge the validity of said park land improvements as it applies to The Sloane Ankeny.

DATED this 17th day of June, 2026.

Haverkamp Construction, Inc.


Signature

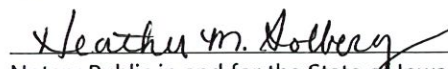
Zack Ludwig
Print Name

Chief Operations Officer
Title

STATE OF IOWA, COUNTY OF STORY, ss:

On the 17th day of June, 2026, before me, the undersigned, a Notary Public in and for said State, personally appeared Zack Ludwig to me personally known, who being by me duly sworn, did say that he/she is the Chief Operations Officer of Haverkamp Construction, Inc., an Iowa corporation; that the instrument was signed on behalf of the corporation by authority of its Board of Directors; and that he/she as Chief Operations Officer acknowledges execution of the instrument to be the voluntary act and deed of the corporation by it and be him/her voluntarily executed.




Notary Public in and for the State of Iowa

Haverkamp Group Inc

510 S 17th St, Ste 104
Ames, IA 50010
515-232-7575

Vision Bank of Iowa

6279

Date: 06/23/2026

Pay To
The Order Of City of Ankeny

Eighty Three Thousand Five Hundred Twenty Dollars

\$**83,520.00**

City of Ankeny
410 W 1st Street
Ankeny, IA 50023-1557

Tanya Betts

Memo: Parkland Dedication

SECURITY FEATURES INCLUDED. DETAILS ON BACK

Haverkamp Group Inc
V00244—City of Ankeny
Print As: City of Ankeny

410 W 1st Street
Ankeny, IA 50023-1557

6279
Vision Bank of Iowa
Insite Development 3018
Date: 06/23/2026

Date	Invoice #	Reference Number	Amount Due	Amount Paid/Applied
06/26/2026	06262026-1 SLOA		\$83,520.00	\$83,520.00
Net Amount:				\$83,520.00



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of water main and sanitary sewer in The Sloane Ankeny.

ORIGINATING DEPARTMENT

Development Services

COUNCIL GOAL

Ensure Economic Vitality

ACTION REQUESTED

Resolution

LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve and accept resolution.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution

RESOLUTION

RESOLUTION APPROVING PLANS AND SPECIFICATIONS AND ACCEPTING CONTRACTS, PERFORMANCE AND MAINTENANCE BONDS FOR THE CONSTRUCTION OF WATER MAIN AND SANITARY SEWER IN THE SLOANE ANKENY

WHEREAS, the plans and specifications for the construction of water main and sanitary sewer in The Sloane Ankeny have been submitted and approved by the City Engineer; and

WHEREAS, the three-party contracts for construction and the performance and maintenance bonds for the above-described improvements have been submitted and accepted by the City Engineer; and

WHEREAS, the Director of Development Services recommended City Council approval, and the City Council has approved the final plat for The Sloane Ankeny.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

1. That the plans and specifications for the construction of water main and sanitary sewer are hereby approved; and
2. That the three-party contracts for construction and the performance and maintenance bonds are hereby accepted; and
3. That permission is hereby granted to the parties of said contract to construct said above-described improvements, subject to inspection and approval of the City Engineer, in accordance with said contract and plans and specifications.

PASSED AND APPROVED on this 6th day of July 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** accepting a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 3911 SE Four Mile Drive and associated with the development of the 3911 SE Four Mile Drive Site Plan.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Resolution
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve and accept resolution.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. Easement

WHEN RECORDED RETURN TO:

City of Ankeny, City Clerk
410 W 1st Street
Ankeny, IA 50023

Preparer Information: Bryan Morrissey, City of Ankeny, Iowa, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023 Phone: 515-963-3551

RESOLUTION

RESOLUTION ACCEPTING A STORM WATER MANAGEMENT FACILITY MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT, LOCATED ON THE PROPERTY AT 3911 SE FOUR MILE DRIVE AND ASSOCIATED WITH THE DEVELOPMENT OF THE 3911 SE FOUR MILE DRIVE SITE PLAN

WHEREAS, the Plan and Zoning Commission of the City of Ankeny, Iowa, approved the 3911 SE Four Mile Drive Site Plan on May 5, 2026;

WHEREAS, a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 3911 SE Four Mile Drive and associated with the development of the 3911 SE Four Mile Drive Site Plan, has been submitted and approved by the City Engineer and Director of Community Development of the City of Ankeny, Iowa.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Ankeny, Iowa, that the Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement located on the property at 3911 SE Four Mile Drive and associated with the development of the 3911 SE Four Mile Drive Site Plan is hereby accepted.

PASSED AND APPROVED this 6th day of July, 2026.

CITY OF ANKENY

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

WHEN RECORDED RETURN TO:

City Clerk
410 W. 1st Street
Ankeny, Iowa 50023

Preparer Information: Pat Burk, 6701 Westown Pkwy, Ste. 100, West Des Moines, IA 50266 Phone: 515-274-1450

**STORM WATER MANAGEMENT FACILITY
MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT
(TO BE PRIVATELY OWNED AND MAINTAINED BY LANDOWNERS)**

THIS STORM WATER MANAGEMENT FACILITY MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT ("Agreement") is entered into between **STARKENBURG PROPERTY MANAGEMENT, LLC** ("Grantor") and the **City of Ankeny, Iowa** ("City"), in consideration for the approval by the City of the Project described as **ALBAUGH FOUR MILE INDUSTRIAL PARK – LOT 2 COMMERCIAL DEVELOPMENT** ("Project").

Grantor is obligated by the Municipal Code of the City of Ankeny ("Municipal Code") to privately control storm water runoff for its proposed development as a part of the project approval process. In consideration for the City's approval of the Project, the parties enter into this Agreement to control and address storm water runoff for the following described property:

LOT 2 ALBAUGH FOUR MILE INDUSTRIAL PARK

PART I – COVENANTS ON THE BENEFITED PROPERTY

The following provisions are covenants running with the land and binding on all successors and assigns of the Benefited Property which shall only be amended or released with the written permission of the City.

1. Grantor covenants that it is the owner in fee simple of the Benefited Property with full power to bind itself and all successor and assigns to the terms of this Agreement.
2. Grantor agrees that the storm water runoff for the Benefited Property shall be controlled through the private installation, construction, repair and maintenance of a Storm Water Management Facility ("Facility") upon, over, under, through and across the following described property:

A PART OF LOT 2, ALBAUGH FOUR MILE INDUSTRIAL PARK, AN OFFICIAL PLAT IN THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 00°37'15" EAST ALONG THE WEST LINE OF SAID LOT 2, A DISTANCE OF 49.17 FEET; THENCE NORTHERLY ALONG SAID WEST LINE AND A CURVE CONCAVE EASTERLY WHOSE RADIUS IS 755.00 FEET, WHOSE ARC LENGTH IS 279.98 FEET AND WHOSE CHORD BEARS NORTH 11°25'19" EAST, 278.38 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE SOUTH 65°19'09" EAST ALONG THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 28.36 FEET; THENCE SOUTH 00°07'35" WEST, 227.91 FEET;

THENCE SOUTH 14°52'25" EAST, 52.75 FEET; THENCE SOUTH 89°52'25" EAST, 101.39 FEET; THENCE SOUTH 00°08'20" WEST, 31.59 FEET TO THE SOUTH LINE OF SAID LOT 2; THENCE NORTH 89°50'53" WEST ALONG SAID SOUTH LINE, 195.78 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.57 ACRES (24,677 SQUARE FEET).

3. Grantor covenants and agrees that the design, construction, repair and maintenance of the Facility shall meet the storm water runoff control requirements of the Municipal Code.
4. The Benefited Property benefits from the Facility by controlling runoff from the Benefited Property to enhance the enjoyment of the Benefited Property and meet the requirements of the Municipal Code. In recognition of such benefits and to meet the maintenance, repair and replacement obligations of the Municipal Code, each of the Benefited Property Owners ("Owners") shall be responsible for their proportionate share (determined by the number of lots making up the Benefited Property) of any costs required for meet these obligations. On behalf of the Owners, the Grantor consents and agrees to the covenants and obligations of this Agreement.
5. Grantor is solely responsible for constructing, installing, maintaining and ensuring that the Facility meets the standards and specifications established in the Municipal Code. If there is a discrepancy between the requirements of the Municipal Code and this Agreement, this Agreement shall control. Grantor's obligations under this Agreement may not and shall not be transferred to the Owners until the City confirms in writing that construction of the Facility has been completed pursuant to the requirements of the Municipal Code and this Agreement.
6. Grantor designates, appoints and agrees on behalf of Grantor and all successors and assigns that the Owners are designated as the responsible party for replacement, reconstruction, repair, inspection, grading and maintenance of the Storm Water Management Facility.
7. Grantor designates the party listed below and its or their successors and assigns) the "Designee" to accept notices and service of process for all Owners as it relates to the inspection, replacement, reconstruction, repair, grading and maintenance of the Facility or notice of assessment for replacement, reconstruction, repair, grading and maintenance of the Facility. The Owners accept this Designee by virtue of their ownership. Should Grantor assign this designation or change the notice address of the Designee, such change of address shall not be effective written notice is provided to the City.
8. All notices required under this Agreement shall be to the following parties at the following addresses and deemed received three days from mailing by ordinary mail with a copy to the listed e-mail address as follows:

Designee:

STARKENBURG PROPERTY MANAGEMENT, LLC
c/o Loren Starkenburg
906 NW Campus Ridge CT
Ankeny, IA 50023
Email: starkenl@powerconco.com

City:

City of Ankeny, Iowa
Public Works/Stormwater Division
c/o Public Works Director
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

9. Upon confirmation by the City of the proper installation of the Facility as set forth in Paragraph 5, the Owners shall thereafter be responsible for performing all maintenance, repair and replacement obligations of the Facility, including the obligations set forth in Part II. Should any action be taken in conflict with this Agreement or should the Facility be damaged in any manner, the Owners shall have the responsibility to remove and correct such conflict or damage to assure the Facility operates as required by the Municipal Code and this Agreement.

10. As detailed in an Stormwater Management Facility Inspection Report Form provided by the City, the Owners shall cause the Facility to be inspected on an annual basis, including but not limited to all pipes, inlets and outlets for defects, obstructions or changes in the Facility from its original design. The inspection shall be conducted by a professional engineer licensed in the state of Iowa and completed by submission of the Inspection Report to the City's Stormwater Division of Public Works by July 1 of each calendar year other than the year in which the City confirms satisfactory completion of the Facility pursuant to Paragraph 5. The Inspection Report shall include date stamped photographs of the Facility and sufficiently detailed drawings (if required for clarity) explaining any deficiencies or defects. Any identified deficiencies or defects noted by the inspection shall be corrected by the Owners within 30 days of completion of the Inspection Report. In the event the identified maintenance or repair cannot be completed within 30 days of completion of the Inspection Report, the engineer preparing the report must contact the City to explain why the maintenance or repair cannot be completed within 30 days and provide a plan for completing maintenance or repair satisfactory to the City. The Inspection photographs and Inspection Report shall be kept and maintained for a period of 5 years from the date of submission of the Inspection Report.
11. Prior to the City's confirmation of completion as set forth in Paragraph 5 the Grantor shall be responsible for providing an as-built volume verification of the Facility. Additionally, the City shall have the right to request an as-built volume verification from the Owners of the Facility if the annual inspection indicates a deficiency from the original design of the Facility. The as-built volume deficiency shall be corrected by the Grantor or Owners as the case may be within 30 days of receiving written notice from the City to the Designee. In the event the deficiency cannot be completed within 30 days of this notice, the responsible party must contact the City within 30 days of notice to explain why the repair cannot be completed within 30 days and provide a plan for completing such maintenance or repair.
12. Grantor hereby agrees and consents on behalf of itself and all successors and assigns of the Owners to the assessment of the costs of maintaining, reconstructing, repairing, grading or dredging the Easement Area and Facility on all Benefited Property established by the Grantor pursuant to the formula set forth in paragraph 13 below. Grantor, on behalf of itself and all successors and assigns of the Owners, shall execute an Agreement and Waiver in favor of the City to allow the City to recover any costs expended for action taken as set forth in paragraph 13, below, to address the maintenance, reconstruction, repair, grading or dredging of the Facility or Easement Area.
13. Should the Owners fail to maintain, reconstruct, repair, inspect, grade or dredge the Facility or the Easement Area upon notice from the City, the City may cause such action to be completed and assessed to each of the Owners pursuant to the formula set forth below:

1/[Number of lots in Benefited Property] assessed to each of the Owners

The assessments on each of the Owners shall be immediately due and payable to the City pursuant to the terms of the Agreement and Waiver (see Exhibit A, attached hereto and made a part hereof).

PART II – EASEMENT FOR STORM WATER MANAGEMENT FACILITY AND DRAINAGE

The following provisions in Part II herein are for a permanent easement over the Easement Area running with the land to the City and the Owners.

14. Grantor hereby grants the Owners and the City a Permanent Easement for the Facility and Drainage under, over, through and across the Easement Area described above for the purpose of constructing, reconstructing, repairing, grading and maintaining the Facility and the surface of the Easement Area in a manner that will permit the free and unobstructed flow of surface water over the Easement Area described above.
15. It is the obligation of the Grantor and all Owners to maintain the Easement Area and the Facility as set forth in this Agreement. The Grantor and all Owners shall maintain the Easement Area in a manner that does not conflict with the maintenance requirements of the Owners or the Owners' right to perform those maintenance obligations. The maintenance obligations for the Facility are as follows:

Storm water detention and retention ponds or basins:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.
- b. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the basin in the Easement Area and any inlets or outlets located within the Easement Area.
- c. Plant, maintain and replant as necessary permitted and/or required vegetation.
- d. Inspect for any defects, obstructions, or any changes in the original design.
- e. Inspect and determine the depth of the pond or basin on an as-needed basis, at a minimum once every 15 years for basins that treat water quality.
- f. Remove any accumulated sediment from the outlet structures that impedes the free flow of stormwater. Remove any sediment in underground detention basins once accumulated amount is 6 inches in depth or greater, or as recommended by manufacturer/supplier of underground facility or as required in approved site plans or plat documents. Remove sediment in wet detention basins that were designed to treat water quality once the accumulated amount has reduced the minimum depth of the basin to less than the minimum depth required in the approved stormwater management plan, site plans, or plat documents. For wet detention basins that are not required to treat water quality, it is recommended to remove sediment once the depth of the basin cannot support healthy aquatic life per IDNR guidance.
- g. Till the soil or regrade to original design at the bottom of the riparian buffer if it does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
- h. All repairs shall conform to the original design.
- i. Maintaining the storm water and retention pond or basin to assure the effectiveness for storm water runoff for the subdivision/site.

Grass and Bioretention Swales:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.
- b. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the grass or bioretention swale and Easement Area.
- c. No chemicals or substances shall be applied to the Easement Area that shall harm or impair the effectiveness of the swale as a storm water runoff control measure.
- d. Replant vegetation as soon as practical when any vegetation dies.
- e. Inspect and determine the depth of the swale on an annual basis. Survey data shall be provided if the City determines it necessary.
- f. Remove any sediment accumulated greater than 6 inches which may accumulate in the swale.
- g. Till the soil or grade to original design at the bottom of the swale if the grass swale does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
- h. All repairs shall conform to the original design.
- i. Maintain the grass and/or bioretention swale to assure the effectiveness for storm water runoff for the subdivision/site.

Riparian/Vegetated Buffer:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.
 - b. Replant the vegetation in the Easement Area as soon as practical when any vegetation dies.
 - c. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the Easement Area.
 - d. Inspect for erosion in the riparian buffer on an annual basis.
 - e. Inspect and determine the depth of the riparian buffer on an annual basis. Survey data shall be provided if the City determines it necessary.
 - f. Remove any sediment accumulated greater than 25% of the original design depth.
 - g. Till the soil or grade to the original design at the bottom of the riparian buffer if it does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
 - h. All repairs shall conform to the original design.
 - i. Maintain the riparian buffer to assure the effectiveness for storm water runoff for the subdivision/site.
16. No chemicals or any substance shall be applied to the Facility that shall harm or impair its effectiveness as a storm water runoff control measure.
 17. No structure shall be erected over or within the Easement Area without obtaining the prior written approval of the City Engineer.

18. No structure, material, device, thing or matter which could possibly obstruct or impede the normal flow of surface water over the Easement Area shall be erected or caused to be placed within the Easement Area.
19. No planting of trees and shrubs is allowed within the Easement Area (other than planting allowed and required by the City).
20. No change shall be made to the grade, elevation or contour of any part of the Easement Area without obtaining the prior written consent of the City Engineer.
21. The Owners, the City and their agents, contractors, employees and assigns shall have the right of access to the Easement Area and have all rights of ingress and egress reasonably necessary for the use and enjoyment of the Easement Area, including, but not limited to, the right to remove any unauthorized plantings or structures placed or erected on the Easement Area and the right to do maintenance, repair, reconstruction, inspection, grading and dredging with all costs charged to the Owners. The City shall also have the right of access across the Easement Area in order to meet its obligations to repair, maintain and replace if needed any Public Storm Sewer located in or around the Easement Area.
22. Grantor covenants on behalf of the Owners that the Easement Area or any other area appurtenant to or necessary for the operation of the Facility shall not be sold, transferred, donated or in any other manner conveyed in order to relieve the Grantor, or the Owners from complying with the requirements of this Agreement.
23. This Agreement and the Agreement and Waiver shall be deemed to run with the land and shall be binding on Grantor and on Grantor's successors and assigns.
24. Should there be a conflict between this Agreement any other written covenants affecting the property within the Project, this Agreement shall control.
25. Grantor covenants to warrant and defend the said premises against the lawful claims of all persons whomsoever.
26. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share, if any, in and to the interests conveyed by this Agreement.
27. Words and phrases herein including acknowledgment hereof shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

(Remainder of page intentionally left blank – Signature page follows)

IN WITNESS WHEREOF, the parties hereto have executed this Agreement.

Signed this 23 day of June, 2016

GRANTOR:

STARKENBURG PROPERTY MANAGEMENT, LLC

By: Loren Starkenburg

Name: Loren Starkenburg

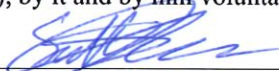
Title: Managing Member



STATE OF IOWA, COUNTY OF Dallas, ss:

On this 23 day of June, 2016, before me, the undersigned, a Notary Public in and for said County and State personally appeared Loren Starkenburg (Grantor), to me personally known, who being by me duly sworn, did say that he is owner (Title of Grantor), executing the within and foregoing instrument and acknowledged that he executed the same as his voluntary act and deed of the starkenburg Property Management (corporation, LLC, etc.), by it and by him voluntarily executed.




Notary Public in and for the State of Iowa

CITY OF ANKENY, IOWA

I, _____, City Clerk of the City of Ankeny, Iowa, do hereby certify that the within and foregoing Easement was duly approved and accepted by the City Council of said City of Ankeny by Resolution and Roll Call No. _____, passed on the _____ day of _____, _____, and this certificate is made pursuant to authority contained in said Resolution.

Signed this _____ day of _____, _____.

City Clerk of the City of Ankeny, Iowa

OWNER IF OTHER THAN GRANTOR:

By: _____

Name: _____

Title: _____

STATE OF IOWA, COUNTY OF POLK, ss:

On this _____ day of _____, _____, before me, the undersigned, a Notary Public in and for the said State, personally appeared _____, to me personally known, who being by me duly sworn, did say that he is the _____ of the corporation executing the within and foregoing instrument to which this is attached; that no seal has been procured by the corporation; that the instrument was signed on behalf of the corporation by authority of its Board of Directors; and that _____, as said officer, acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by him/her voluntarily executed.

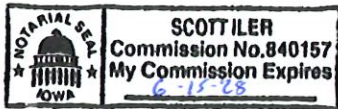
Notary Public in and for the State of Iowa

MORTGAGE HOLDER:

Kyle Yencer
By: Veridian CU
Name: Kyle Yencer
Title: Sr. Commercial Loan Officer

STATE OF IOWA, COUNTY OF Dallas, ss:

On this 23 day of June, 2026, before me, the undersigned, a Notary Public in and for said County and State personally appeared Kyle Yencer (Name), to me personally known, who being by me duly sworn, did say that he is Sr. Commercial Loan Officer (Title), executing the within and foregoing instrument and acknowledged that he executed the same as his voluntary act and deed of the Veridian Credit Union (Mortgage Holder), by it and by him voluntarily executed.



[Signature]
Notary Public in and for the State of Iowa

LOT 2 – ALBAUGH FOUR MILE INDUSTRIAL PARK
STORMWATER MANAGEMETN EASEMENT
LEGAL DESCRIPTION

A PART OF LOT 2, ALBAUGH FOUR MILE INDUSTRIAL PARK, AN OFFICIAL PLAT IN THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 00°37'15" EAST ALONG THE WEST LINE OF SAID LOT 2, A DISTANCE OF 49.17 FEET; THENCE NORTHERLY ALONG SAID WEST LINE AND A CURVE CONCAVE EASTERLY WHOSE RADIUS IS 755.00 FEET, WHOSE ARC LENGTH IS 279.98 FEET AND WHOSE CHORD BEARS NORTH 11°25'19" EAST, 278.38 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE SOUTH 65°19'09" EAST ALONG THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 28.36 FEET; THENCE SOUTH 00°07'35" WEST, 227.91 FEET; THENCE SOUTH 14°52'25" EAST, 52.75 FEET; THENCE SOUTH 89°52'25" EAST, 101.39 FEET; THENCE SOUTH 00°08'20" WEST, 31.59 FEET TO THE SOUTH LINE OF SAID LOT 2; THENCE NORTH 89°50'53" WEST ALONG SAID SOUTH LINE, 195.78 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.57 ACRES (24,677 SQUARE FEET).

EXHIBIT A

**AGREEMENT AND WAIVER
POST CONSTRUCTION STORM WATER MANAGEMENT**

THIS AGREEMENT made and entered into by and between the City of Ankeny, Iowa, hereinafter referenced the CITY, and STARKENBURG PROPERTY MANAGEMENT, LLC, hereinafter referenced the PROPERTY OWNERS.

WITNESSETH: *Kyle Yencer, Sr. Commercial Loan Officer, Veridian C.O.*

WHEREAS, the City desires to encourage orderly community development and provide for the regulation and control of the extension of public improvements, public services, and utilities; and

WHEREAS, the Property Owner, as the developer and/or owner of a construction or reconstruction project in the City of Ankeny, is subject to the program implemented by the City to address storm water runoff from the project; and

WHEREAS, in order to comply with the program implemented by the City, the Property Owner has executed a Agreement (hereinafter "Agreement") with the City to address the rights and obligations of the parties regarding control of post-construction storm water runoff from the project; and

WHEREAS, a provision of the Agreement requires the Property Owner to execute this Agreement and Waiver in favor of the City to allow the City to recover any costs expended for action taken by the City, its consultants, contractors and assigns to address the maintenance, reconstruction, repair, inspection, grading or dredging of the Storm Water Management Facility or Easement Area if the Property Owner or the Property Owner's successors and assigns fail to do so; and

WHEREAS, this Agreement and Waiver is made in conjunction with the Agreement located on:

A PART OF LOT 2, ALBAUGH FOUR MILE INDUSTRIAL PARK, AN OFFICIAL PLAT IN THE CITY OF ANKENY, POLK COUNTY, IOWA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 00°37'15" EAST ALONG THE WEST LINE OF SAID LOT 2, A DISTANCE OF 49.17 FEET; THENCE NORTHERLY ALONG SAID WEST LINE AND A CURVE CONCAVE EASTERLY WHOSE RADIUS IS 755.00 FEET, WHOSE ARC LENGTH IS 279.98 FEET AND WHOSE CHORD BEARS NORTH 11°25'19" EAST, 278.38 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE SOUTH 65°19'09" EAST ALONG THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 28.36 FEET; THENCE SOUTH 00°07'35" WEST, 227.91 FEET; THENCE SOUTH 14°52'25" EAST, 52.75 FEET; THENCE SOUTH 89°52'25" EAST, 101.39 FEET; THENCE SOUTH 00°08'20" WEST, 31.59 FEET TO THE SOUTH LINE OF SAID LOT 2; THENCE NORTH 89°50'53" WEST ALONG SAID SOUTH LINE, 195.78 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.57 ACRES (24,677 SQUARE FEET).

and applies to the property described as:

LOT 2 ALBAUGH FOUR MILE INDUSTRIAL PARK

NOW, THEREFORE, BE IT AGREED AMONG THE PARTIES AS FOLLOWS:

1. In the event the Property Owner or its successors and assigns fail to comply with the requirements of the Agreement regarding any action necessary for the maintenance, reconstruction, repair, inspection, grading or dredging of the Storm Water Management Facility or Easement Area, the City shall have the right to cause the above-described actions completed in accordance with such plans and specifications as it shall deem appropriate.
2. For the purpose of this Agreement, the City may elect to enter into a contract for the completion of such actions as a part of any contract(s) and assess the cost of such actions to the Property Owner or its successors and assigns pursuant to the formula established in the Agreement.

3. In consideration for the completion of such actions by the City, the undersigned Property Owners hereby WAIVE the following:
 - A. All legal formalities of whatsoever kind or character required by the laws of Iowa to be observed by cities in the completion of said actions where the expense of such Improvements is to be assessed against private property; and
 - B. Each and every question of jurisdiction, the intention of the Property Owners being to authorize and direct said City to complete such actions without requiring any of the formalities or legal proceedings required of cities by the statutes of Iowa; and
 - C. Any limitation of the amount of said assessment as a percentage of valuation as provided in the Code of Iowa; and
 - D. Any right to defer or postpone the payment for any such action.
4. It is further agreed that:
 - A. When said actions have been constructed or completed in accordance with the plans and specifications, the City may make assessments against the properties of the undersigned Property Owners, or their successors or assigns, for their pro-rata share of the entire cost of the construction and/or completion of said actions.
 - B. Said assessments shall be due immediately and will be paid to the City of Ankeny and shall constitute a lien upon the properties hereinafter described. Further, each of the undersigned Property Owners hereby agree to accept responsibility for the assessment which is thus assessed against the Owner's property.
 - C. Said assessments shall have the same legal force and effect as if all the legal formalities provided by law in such cases had been fully and faithfully performed and observed.
5. The amount and proportion of the cost of the actions completed by the City to be paid shall be ascertained and determined by the City's engineering staff and reported to the City Council, which shall make such changes or alterations as they may require. When said costs are determined and approved by the City Council, they shall constitute the assessments against the properties.
6. The Property Owners retain the right to request of the City a review of the mathematical calculations made to ensure their accuracy.
7. Property Owners hereby authorize the City Council to pass any Resolution requisite or necessary to order and secure said actions, to provide for the construction of the same and to make the assessments herein provided for, without further notice to said Property Owners or any of them. Any such Resolution may contain recitals that said actions are ordered or made by the Council without petition of Property Owners, without in any way qualifying this Agreement or releasing the Property Owners from their obligation to pay the assessments levied against their property for the cost of said action.
8. Each Property Owner warrants that the real estate described below is free and clear of all liens and encumbrances other than for ordinary taxes, except for such liens as are held by lienholders hereinafter listed and designated as signers of this Agreement and Waiver. Each lienholder designated below, by execution of this Agreement and Waiver, consent to the subordination of its lien to the lien of the assessment levied pursuant hereto.
9. Each Property Owner further agrees that the terms of this Agreement and Waiver shall become a covenant which runs with the land of the below-referenced property, and shall be binding upon all successors and assigns. Furthermore, each Property Owner shall give a copy of this Agreement and Waiver to all successors and assigns.
10. The signatories and the City agree this document will be recorded in the office of the appropriate county recorder to ensure that any and all future purchasers of property are put on notice of the above conditions.

(Signature page follows)

PROPERTY OWNER NAME: STARKENBURG PROPERTY MANAGEMENT, LLC

By STARKENBURG PROPERTY MANAGEMENT, LLC

Name Loren Starkenburg

Date 6/23/26

Witness Kyle Yencer

Name Kyle Yencer, Veridian Credit Union

LENDER NAME: Veridian Credit Union

By: Kyle Yencer

Name: Kyle Yencer

Title: Sr. Commercial Loan Officer



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** accepting a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 1102 NW Weigel Drive and associated with the development of the St. Luke the Evangelist Catholic School Building Addition 2026 Site Plan.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Resolution
LEGAL

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve and accept resolution.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. Easement

WHEN RECORDED RETURN TO:

City of Ankeny, City Clerk
410 W 1st Street
Ankeny, IA 50023

Preparer Information: Bryan Morrissey, City of Ankeny, Iowa, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023 Phone: 515-963-3551

RESOLUTION

RESOLUTION ACCEPTING A STORM WATER MANAGEMENT FACILITY MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT, LOCATED ON THE PROPERTY AT 1102 NW WEIGEL DRIVE AND ASSOCIATED WITH THE DEVELOPMENT OF THE ST. LUKE THE EVANGELIST CATHOLIC SCHOOL BUILDING ADDITION 2026 SITE PLAN

WHEREAS, the Plan and Zoning Commission of the City of Ankeny, Iowa, approved the St. Luke the Evangelist Catholic School Building Addition 2026 Site Plan on May 19, 2026;

WHEREAS, a Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement, located on the property at 1102 NW Weigel Drive and associated with the development of the St. Luke the Evangelist Catholic School Building Addition 2026 Site Plan, has been submitted and approved by the City Engineer and Director of Community Development of the City of Ankeny, Iowa.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Ankeny, Iowa, that the Storm Water Management Facility Maintenance Covenant and Permanent Easement Agreement located on the property at 1102 NW Weigel Drive and associated with the development of the St. Luke the Evangelist Catholic School Building Addition 2026 Site Plan is hereby accepted.

PASSED AND APPROVED this 6th day of July, 2026.

CITY OF ANKENY

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

WHEN RECORDED RETURN TO:

City Clerk
410 W. 1st Street
Ankeny, Iowa 50023

Preparer Information: Pat Burk, 6701 Westown Pkwy, Ste. 100, West Des Moines, IA 50266 Phone: 515-274-1450

**STORM WATER MANAGEMENT FACILITY
MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT
(TO BE PRIVATELY OWNED AND MAINTAINED BY LANDOWNERS)**

THIS STORM WATER MANAGEMENT FACILITY MAINTENANCE COVENANT AND PERMANENT EASEMENT AGREEMENT ("Agreement") is entered into between St. Luke The Evangelist Catholic Church ("Grantor") and the City of Ankeny, Iowa ("City"), in consideration for the approval by the City of the Project described as St Luke The Evangelist Building Addition ("Project").

Grantor is obligated by the Municipal Code of the City of Ankeny ("Municipal Code") to privately control storm water runoff for its proposed development as a part of the project approval process. In consideration for the City's approval of the Project, the parties enter into this Agreement to control and address storm water runoff for the following described property:

LOT 1 ST LUKES PLAT 1
AND
OUTLOT B ST LUKES PLAT 1

("Benefited Property").

PART I – COVENANTS ON THE BENEFITED PROPERTY

The following provisions are covenants running with the land and binding on all successors and assigns of the Benefited Property which shall only be amended or released with the written permission of the City.

1. Grantor covenants that it is the owner in fee simple of the Benefited Property with full power to bind itself and all successor and assigns to the terms of this Agreement.
2. Grantor agrees that the storm water runoff for the Benefited Property shall be controlled through the private installation, construction, repair and maintenance of a Storm Water Management Facility ("Facility") upon, over, under, through and across the following described property:

SEE EXHIBIT B AND EXHIBIT C

("Easement Area").

3. Grantor covenants and agrees that the design, construction, repair and maintenance of the Facility shall meet the storm water runoff control requirements of the Municipal Code.
4. The Benefited Property benefits from the Facility by controlling runoff from the Benefited Property to enhance the enjoyment of the Benefited Property and meet the requirements of the Municipal Code. In recognition of such benefits and to meet the maintenance, repair and replacement obligations of the Municipal Code, each of the Benefited Property Owners ("Owners") shall be responsible for their proportionate share (determined by the number of lots making up the Benefited Property) of any costs required for meet these obligations. On behalf of the Owners, the Grantor consents and agrees to the covenants and obligations of this Agreement.
5. Grantor is solely responsible for constructing, installing, maintaining and ensuring that the Facility meets the standards and specifications established in the Municipal Code. If there is a discrepancy between the requirements of the Municipal Code and this Agreement, this Agreement shall control. Grantor's obligations under this Agreement may not and shall not be transferred to the Owners until the City confirms in writing that construction of the Facility has been completed pursuant to the requirements of the Municipal Code and this Agreement.
6. Grantor designates, appoints and agrees on behalf of Grantor and all successors and assigns that the Owners are designated as the responsible party for replacement, reconstruction, repair, inspection, grading and maintenance of the Storm Water Management Facility.
7. Grantor designates the party listed below and its or their successors and assigns) the "Designee" to accept notices and service of process for all Owners as it relates to the inspection, replacement, reconstruction, repair, grading and maintenance of the Facility or notice of assessment for replacement, reconstruction, repair, grading and maintenance of the Facility. The Owners accept this Designee by virtue of their ownership. Should Grantor assign this designation or change the notice address of the Designee, such change of address shall not be effective written notice is provided to the City.
8. All notices required under this Agreement shall be to the following parties at the following addresses and deemed received three days from mailing by ordinary mail with a copy to the listed e-mail address as follows:

Designee:

St. Luke The Evangelist Catholic Church
c/o Fr. Ken Halbur
1102 NW Weigel Drive
Ankeny, IA 50325
Email: frken@slte.org

City:

City of Ankeny, Iowa
Public Works/Stormwater Division
c/o Public Works Director
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

9. Upon confirmation by the City of the proper installation of the Facility as set forth in Paragraph 5, the Owners shall thereafter be responsible for performing all maintenance, repair and replacement obligations of the Facility, including the obligations set forth in Part II. Should any action be taken in conflict with this Agreement or should the Facility be damaged in any manner, the Owners shall have the responsibility to remove and correct such conflict or damage to assure the Facility operates as required by the Municipal Code and this Agreement.
10. As detailed in an Stormwater Management Facility Inspection Report Form provided by the City, the Owners shall cause the Facility to be inspected on an annual basis, including but not limited to all pipes, inlets and outlets for defects, obstructions or changes in the Facility from its original design. The inspection shall be

conducted by a professional engineer licensed in the state of Iowa and completed by submission of the Inspection Report to the City's Stormwater Division of Public Works by July 1 of each calendar year other than the year in which the City confirms satisfactory completion of the Facility pursuant to Paragraph 5. The Inspection Report shall include date stamped photographs of the Facility and sufficiently detailed drawings (if required for clarity) explaining any deficiencies or defects. Any identified deficiencies or defects noted by the inspection shall be corrected by the Owners within 30 days of completion of the Inspection Report. In the event the identified maintenance or repair cannot be completed within 30 days of completion of the Inspection Report, the engineer preparing the report must contact the City to explain why the maintenance or repair cannot be completed within 30 days and provide a plan for completing maintenance or repair satisfactory to the City. The Inspection photographs and Inspection Report shall be kept and maintained for a period of 5 years from the date of submission of the Inspection Report.

11. Prior to the City's confirmation of completion as set forth in Paragraph 5 the Grantor shall be responsible for providing an as-built volume verification of the Facility. Additionally, the City shall have the right to request an as-built volume verification from the Owners of the Facility if the annual inspection indicates a deficiency from the original design of the Facility. The as-built volume deficiency shall be corrected by the Grantor or Owners as the case may be within 30 days of receiving written notice from the City to the Designee. In the event the deficiency cannot be completed within 30 days of this notice, the responsible party must contact the City within 30 days of notice to explain why the repair cannot be completed within 30 days and provide a plan for completing such maintenance or repair.
12. Grantor hereby agrees and consents on behalf of itself and all successors and assigns of the Owners to the assessment of the costs of maintaining, reconstructing, repairing, grading or dredging the Easement Area and Facility on all Benefited Property established by the Grantor pursuant to the formula set forth in paragraph 13 below. Grantor, on behalf of itself and all successors and assigns of the Owners, shall execute an Agreement and Waiver in favor of the City to allow the City to recover any costs expended for action taken as set forth in paragraph 13, below, to address the maintenance, reconstruction, repair, grading or dredging of the Facility or Easement Area.
13. Should the Owners fail to maintain, reconstruct, repair, inspect, grade or dredge the Facility or the Easement Area upon notice from the City, the City may cause such action to be completed and assessed to each of the Owners pursuant to the formula set forth below:

1/1 assessed to each of the Owners

The assessments on each of the Owners shall be immediately due and payable to the City pursuant to the terms of the Agreement and Waiver (see Exhibit A, attached hereto and made a part hereof).

PART II – EASEMENT FOR STORM WATER MANAGEMENT FACILITY AND DRAINAGE

The following provisions in Part II herein are for a permanent easement over the Easement Area running with the land to the City and the Owners.

14. Grantor hereby grants the Owners and the City a Permanent Easement for the Facility and Drainage under, over, through and across the Easement Area described above for the purpose of constructing, reconstructing, repairing, grading and maintaining the Facility and the surface of the Easement Area in a manner that will permit the free and unobstructed flow of surface water over the Easement Area described above.
15. It is the obligation of the Grantor and all Owners to maintain the Easement Area and the Facility as set forth in this Agreement. The Grantor and all Owners shall maintain the Easement Area in a manner that does not conflict with the maintenance requirements of the Owners or the Owners' right to perform those maintenance obligations. The maintenance obligations for the Facility are as follows:

Storm water detention and retention ponds or basins:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.

- b. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the basin in the Easement Area and any inlets or outlets located within the Easement Area.
- c. Plant, maintain and replant as necessary permitted and/or required vegetation.
- d. Inspect for any defects, obstructions, or any changes in the original design.
- e. Inspect and determine the depth of the pond or basin on an as-needed basis, at a minimum once every 15 years for basins that treat water quality.
- f. Remove any accumulated sediment from the outlet structures that impedes the free flow of stormwater. Remove any sediment in underground detention basins once accumulated amount is 6 inches in depth or greater, or as recommended by manufacturer/supplier of underground facility or as required in approved site plans or plat documents. Remove sediment in wet detention basins that were designed to treat water quality once the accumulated amount has reduced the minimum depth of the basin to less than the minimum depth required in the approved stormwater management plan, site plans, or plat documents. For wet detention basins that are not required to treat water quality, it is recommended to remove sediment once the depth of the basin cannot support healthy aquatic life per IDNR guidance.
- g. Till the soil or regrade to original design at the bottom of the riparian buffer if it does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
- h. All repairs shall conform to the original design.
- i. Maintaining the storm water and retention pond or basin to assure the effectiveness for storm water runoff for the subdivision/site.

Grass and Bioretention Swales:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.
- b. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the grass or bioretention swale and Easement Area.
- c. No chemicals or substances shall be applied to the Easement Area that shall harm or impair the effectiveness of the swale as a storm water runoff control measure.
- d. Replant vegetation as soon as practical when any vegetation dies.
- e. Inspect and determine the depth of the swale on an annual basis. Survey data shall be provided if the City determines it necessary.
- f. Remove any sediment accumulated greater than 6 inches which may accumulate in the swale.
- g. Till the soil or grade to original design at the bottom of the swale if the grass swale does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
- h. All repairs shall conform to the original design.
- i. Maintain the grass and/or bioretention swale to assure the effectiveness for storm water runoff for the subdivision/site.

Riparian/Vegetated Buffer:

- a. Mow as needed to maintain the vegetation at the height to meet City Code requirements to prevent erosion.
 - b. Replant the vegetation in the Easement Area as soon as practical when any vegetation dies.
 - c. Remove all trash, litter, debris, obstructions, volunteer trees and shrubbery in the Easement Area.
 - d. Inspect for erosion in the riparian buffer on an annual basis.
 - e. Inspect and determine the depth of the riparian buffer on an annual basis. Survey data shall be provided if the City determines it necessary.
 - f. Remove any sediment accumulated greater than 25% of the original design depth.
 - g. Till the soil or grade to the original design at the bottom of the riparian buffer if it does not drain out within the time established in the design plan and replant vegetation as designated on the original design.
 - h. All repairs shall conform to the original design.
 - i. Maintain the riparian buffer to assure the effectiveness for storm water runoff for the subdivision/site.
16. No chemicals or any substance shall be applied to the Facility that shall harm or impair its effectiveness as a storm water runoff control measure.
17. No structure shall be erected over or within the Easement Area without obtaining the prior written approval of the City Engineer.
18. No structure, material, device, thing or matter which could possibly obstruct or impede the normal flow of surface water over the Easement Area shall be erected or caused to be placed within the Easement Area.

19. No planting of trees and shrubs is allowed within the Easement Area (other than planting allowed and required by the City).
20. No change shall be made to the grade, elevation or contour of any part of the Easement Area without obtaining the prior written consent of the City Engineer.
21. The Owners, the City and their agents, contractors, employees and assigns shall have the right of access to the Easement Area and have all rights of ingress and egress reasonably necessary for the use and enjoyment of the Easement Area, including, but not limited to, the right to remove any unauthorized plantings or structures placed or erected on the Easement Area and the right to do maintenance, repair, reconstruction, inspection, grading and dredging with all costs charged to the Owners. The City shall also have the right of access across the Easement Area in order to meet its obligations to repair, maintain and replace if needed any Public Storm Sewer located in or around the Easement Area.
22. Grantor covenants on behalf of the Owners that the Easement Area or any other area appurtenant to or necessary for the operation of the Facility shall not be sold, transferred, donated or in any other manner conveyed in order to relieve the Grantor, or the Owners from complying with the requirements of this Agreement.
23. This Agreement and the Agreement and Waiver shall be deemed to run with the land and shall be binding on Grantor and on Grantor's successors and assigns.
24. Should there be a conflict between this Agreement any other written covenants affecting the property within the Project, this Agreement shall control.
25. Grantor covenants to warrant and defend the said premises against the lawful claims of all persons whomsoever.
26. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share, if any, in and to the interests conveyed by this Agreement.
27. Words and phrases herein including acknowledgment hereof shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

(Remainder of page intentionally left blank – Signature page follows)

IN WITNESS WHEREOF, the parties hereto have executed this Agreement.

Signed this 23 day of June, 2026

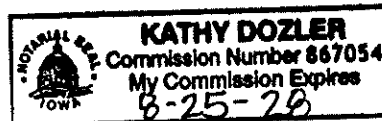
GRANTOR:

[Signature]

By: St. Luke The Evangelist Catholic Church

Name: Fr. Ken Halbur

Title: Pastor



STATE OF IOWA, COUNTY OF POLK ss:

On this 23rd day of June, 2026, before me, the undersigned, a Notary Public in and for said County and State personally appeared Kenneth Halbur (Grantor), to me personally known, who being by me duly sworn, did say that he is Secretary (Title of Grantor), executing the within and foregoing instrument and acknowledged that he executed the same as his voluntary act and deed of the St. Luke Catholic Church (corporation, LLC, etc.), by it and by him voluntarily executed.

[Signature: Kathy Dozler]
Notary Public in and for the State of Iowa

CITY OF ANKENY, IOWA

I, _____, City Clerk of the City of Ankeny, Iowa, do hereby certify that the within and foregoing Easement was duly approved and accepted by the City Council of said City of Ankeny by Resolution and Roll Call No. _____, passed on the _____ day of _____, _____, and this certificate is made pursuant to authority contained in said Resolution.

Signed this _____ day of _____, _____.

City Clerk of the City of Ankeny, Iowa

OWNER IF OTHER THAN GRANTOR:

By: _____

Name: _____

Title: _____

STATE OF IOWA, COUNTY OF POLK, ss:

On this _____ day of _____, _____, before me, the undersigned, a Notary Public in and for the said State, personally appeared _____, to me personally known, who being by me duly sworn, did say that he is the _____ of the corporation executing the within and foregoing instrument to which this is attached; that no seal has been procured by the corporation; that the instrument was signed on behalf of the corporation by authority of its Board of Directors; and that _____, as said officer, acknowledged the execution of the foregoing instrument to be the voluntary act and deed of the corporation, by it and by him/her voluntarily executed.

Notary Public in and for the State of Iowa

MORTGAGE HOLDER:

By: _____

Name: _____

Title: _____

STATE OF IOWA, COUNTY OF _____, ss:

On this _____ day of _____, _____, before me, the undersigned, a Notary Public in and for said County and State personally appeared _____ (Name), to me personally known, who being by me duly sworn, did say that he is _____ (Title), executing the within and foregoing instrument and acknowledged that he executed the same as his voluntary act and deed of the _____ (Mortgage Holder), by it and by him voluntarily executed.

Notary Public in and for the State of Iowa

EXHIBIT A

**AGREEMENT AND WAIVER
POST CONSTRUCTION STORM WATER MANAGEMENT**

THIS AGREEMENT made and entered into by and between the City of Ankeny, Iowa, hereinafter referenced the CITY, and St. Luke The Evangelist Catholic Church, hereinafter referenced the PROPERTY OWNERS.

WITNESSETH:

WHEREAS, the City desires to encourage orderly community development and provide for the regulation and control of the extension of public improvements, public services, and utilities; and

WHEREAS, the Property Owner, as the developer and/or owner of a construction or reconstruction project in the City of Ankeny, is subject to the program implemented by the City to address storm water runoff from the project; and

WHEREAS, in order to comply with the program implemented by the City, the Property Owner has executed a Agreement (hereinafter "Agreement") with the City to address the rights and obligations of the parties regarding control of post-construction storm water runoff from the project; and

WHEREAS, a provision of the Agreement requires the Property Owner to execute this Agreement and Waiver in favor of the City to allow the City to recover any costs expended for action taken by the City, its consultants, contractors and assigns to address the maintenance, reconstruction, repair, inspection, grading or dredging of the Storm Water Management Facility or Easement Area if the Property Owner or the Property Owner's successors and assigns fail to do so; and

WHEREAS, this Agreement and Waiver is made in conjunction with the Agreement located on:

LOT 1 ST LUKES PLAT 1
AND
OUTLOT B ST LUKES PLAT 1

and applies to the property described as:

SEE EXHIBIT B AND EXHIBIT C

NOW, THEREFORE, BE IT AGREED AMONG THE PARTIES AS FOLLOWS:

1. In the event the Property Owner or its successors and assigns fail to comply with the requirements of the Agreement regarding any action necessary for the maintenance, reconstruction, repair, inspection, grading or dredging of the Storm Water Management Facility or Easement Area, the City shall have the right to cause the above-described actions completed in accordance with such plans and specifications as it shall deem appropriate.
2. For the purpose of this Agreement, the City may elect to enter into a contract for the completion of such actions as a part of any contract(s) and assess the cost of such actions to the Property Owner or its successors and assigns pursuant to the formula established in the Agreement.
3. In consideration for the completion of such actions by the City, the undersigned Property Owners hereby WAIVE the following:
 - A. All legal formalities of whatsoever kind or character required by the laws of Iowa to be observed by cities in the completion of said actions where the expense of such Improvements is to be assessed against private property; and
 - B. Each and every question of jurisdiction, the intention of the Property Owners being to authorize and direct said City to complete such actions without requiring any of the formalities or legal proceedings required of cities by the statutes of Iowa; and

- C. Any limitation of the amount of said assessment as a percentage of valuation as provided in the Code of Iowa; and
 - D. Any right to defer or postpone the payment for any such action.
4. It is further agreed that:
- A. When said actions have been constructed or completed in accordance with the plans and specifications, the City may make assessments against the properties of the undersigned Property Owners, or their successors or assigns, for their pro-rata share of the entire cost of the construction and/or completion of said actions.
 - B. Said assessments shall be due immediately and will be paid to the City of Ankeny and shall constitute a lien upon the properties hereinafter described. Further, each of the undersigned Property Owners hereby agree to accept responsibility for the assessment which is thus assessed against the Owner's property.
 - C. Said assessments shall have the same legal force and effect as if all the legal formalities provided by law in such cases had been fully and faithfully performed and observed.
5. The amount and proportion of the cost of the actions completed by the City to be paid shall be ascertained and determined by the City's engineering staff and reported to the City Council, which shall make such changes or alterations as they may require. When said costs are determined and approved by the City Council, they shall constitute the assessments against the properties.
6. The Property Owners retain the right to request of the City a review of the mathematical calculations made to ensure their accuracy.
7. Property Owners hereby authorize the City Council to pass any Resolution requisite or necessary to order and secure said actions, to provide for the construction of the same and to make the assessments herein provided for, without further notice to said Property Owners or any of them. Any such Resolution may contain recitals that said actions are ordered or made by the Council without petition of Property Owners, without in any way qualifying this Agreement or releasing the Property Owners from their obligation to pay the assessments levied against their property for the cost of said action.
8. Each Property Owner warrants that the real estate described below is free and clear of all liens and encumbrances other than for ordinary taxes, except for such liens as are held by lienholders hereinafter listed and designated as signers of this Agreement and Waiver. Each lienholder designated below, by execution of this Agreement and Waiver, consent to the subordination of its lien to the lien of the assessment levied pursuant hereto.
9. Each Property Owner further agrees that the terms of this Agreement and Waiver shall become a covenant which runs with the land of the below-referenced property, and shall be binding upon all successors and assigns. Furthermore, each Property Owner shall give a copy of this Agreement and Waiver to all successors and assigns.
10. The signatories and the City agree this document will be recorded in the office of the appropriate county recorder to ensure that any and all future purchasers of property are put on notice of the above conditions.

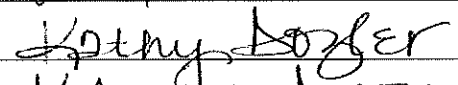
(Signature page follows)

PROPERTY OWNER NAME: St. Luke The Evangelist Catholic Church

By 

Name Fr. Ken Halbur

Date 6/23/26

Witness 

Name KATHY DOZLER

LENDER NAME:

By: _____

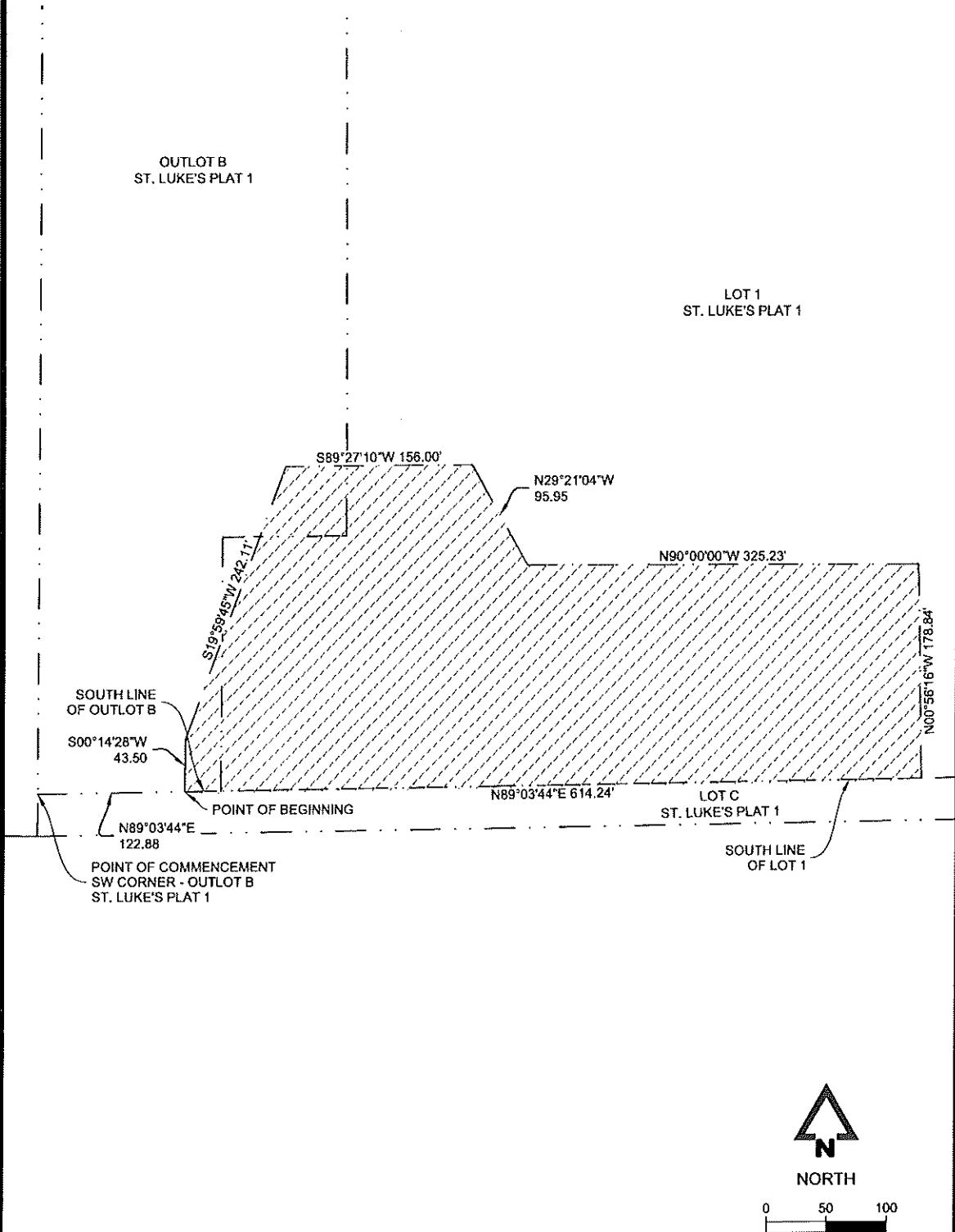
Name: _____

Title: _____

EASEMENT EXHIBIT

EXHIBIT B

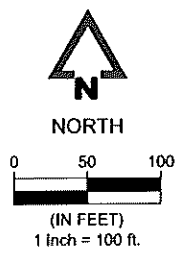
DRAWING PATH: P:\2025002538-000\04.Dwg Plot Date: 06/19/2026 8:16 AM PLOTTED BY: PATRICK SHELQUIST



LEGAL DESCRIPTION:
A PART OF LOT 1 AND A PART OF OUTLOT B, ST. LUKE'S PLAT 1, AN OFFICIAL PLAT, INCLUDED IN AND FORMING A PART OF THE CITY OF ANKENY, POLK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID OUTLOT B; THENCE N89°03'44"E, ALONG THE SOUTH LINE OF SAID OUTLOT B, 122.88 FEET, TO THE POINT OF BEGINNING; THENCE CONTINUING N89°03'44"E, ALONG THE SOUTH LINE OF SAID OUTLOT B AND SAID LOT 1, 614.24 FEET; THENCE N00°56'16"W, 178.84 FEET; THENCE N90°00'00"W, 325.23 FEET; THENCE N29°21'04"W, 95.95 FEET; THENCE S89°27'10"W, 156.00 FEET; THENCE S19°59'45"W, 242.11 FEET; THENCE S00°14'28"W, 43.50 FEET, TO THE POINT OF BEGINNING.

DESCRIBED AREA CONTAINS 2.87 ACRES.



LEGEND	
	PROPERTY LINE
	SECTION LINE
	EASEMENT AREA



1535 SW Market Street, STE 200
Ankeny, Iowa 50023
515-312-1361

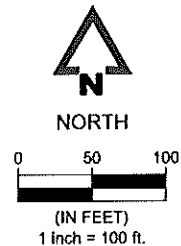
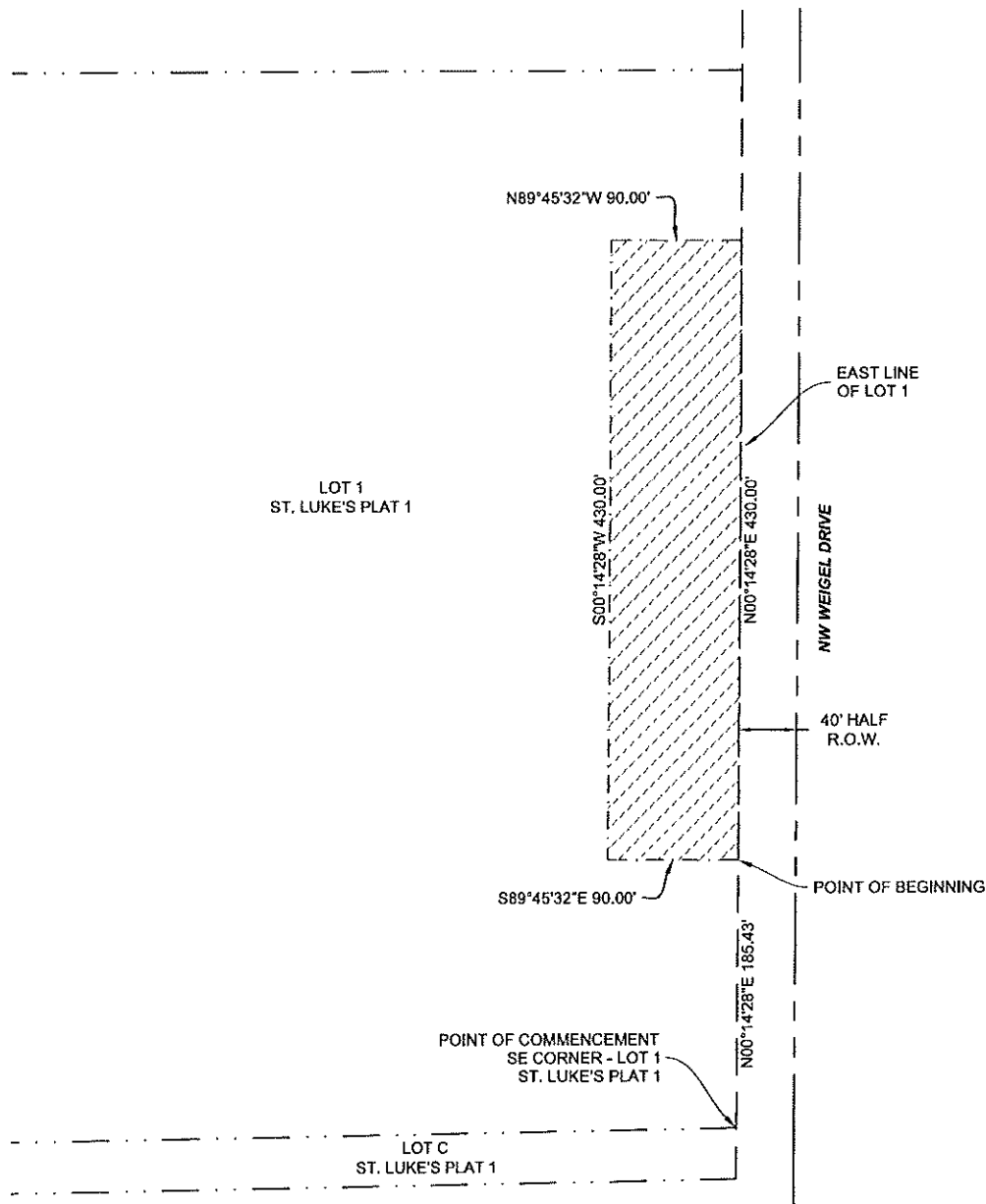
REVISIONS
:
:

EXHIBIT
STORM WATER
MAINTENANCE EASE.
ANKENY, IOWA
POLK COUNTY
2025002538-000
06/18/2026

ENGINEER M.ELLER	DRAWN BY P.SHELQUIST
SURVEYOR P.SHELQUIST	CREW CHIEF K.RANDALL
SKETCH NO. EXH-01	

EASEMENT EXHIBIT

EXHIBIT C



LEGAL DESCRIPTION:

A PART OF LOT 1, ST. LUKE'S PLAT 1, AN OFFICIAL PLAT, INCLUDED IN AND FORMING A PART OF THE CITY OF ANKENY, POLK COUNTY, IOWA DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE N00°14'28"E, ALONG THE EAST LINE OF SAID LOT 1, 185.43 FEET, TO THE POINT OF BEGINNING; THENCE CONTINUING N00°14'28"E, ALONG SAID EAST LINE, 430.00 FEET; THENCE N89°45'32"W, 90.00 FEET; THENCE S00°14'28"W, 430.00 FEET; THENCE S89°45'32"E, 90.00 FEET, TO THE POINT OF BEGINNING.

DESCRIBED AREA CONTAINS 0.69 ACRES.

LEGEND	
	PROPERTY LINE
	SECTION LINE
	ROW LINE
	EASEMENT AREA



1535 SW Market Street, STE 200
Ankeny, Iowa 50023
515-512-1351

REVISIONS

•
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EXHIBIT
STORM WATER
MAINTENANCE EASE.
ANKENY, IOWA
POLK COUNTY
2025002538-000
06/18/2026

ENGINEER M. ELLER
DRAWN BY P. SHELQUIST
SURVEYOR P. SHELQUIST
CREW CHIEF K. RANDALL

SKETCH NO.
EXH-02

DRAWING PATH: P:\2025002538-000\Drawings\Survey\Easement Exhibits\Easement Exhibit 2025002538-000.dwg PLOT DATE: 06/19/2026 7:39 AM PLOTTED BY: PATRICK SHELQUIST



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** accepting the maintenance bond for utilities and authorizing cost-participation for the extension and upsizing of public water main along NE Delaware Avenue in Hope Crossing Water Main Extension.

ORIGINATING DEPARTMENT

Municipal Utilities

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Resolution

LEGAL

No review required

EXECUTIVE SUMMARY

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution

2. Cost-Participation Request
3. Maintenance Bond
4. Certificate of Completion

RESOLUTION

Resolution Accepting Maintenance Bond for Public Improvements and Authorizing Cost-Participation for the Extension and Upsizing of Public Water Main along NE Delaware Avenue in Hope Crossing Water Main Extension

WHEREAS, the request for cost participation has been submitted and accepted by the City Engineer; and

WHEREAS, the plans and specifications for the construction of **Hope Crossing Water Main Extension** in Ankeny has been submitted and approved by the City Engineer; and

WHEREAS, the maintenance bond for the water main in **Hope Crossing Water Main Extension** has been submitted; and

WHEREAS, the City of Ankeny, Iowa has received the attached Certificate of Completion on behalf of the Developer from the Developer's Engineer that the construction of the public improvements has been completed on July 6th, 2026 with the following exceptions:

NONE.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

1. That the Certificate of Completion received on behalf of the Developer from the Developer's Engineer be hereby received and filed; and
2. That the above-described improvements be and are hereby accepted based on said certification.
3. That the maintenance bonds are hereby accepted.
4. That the cost participation request for the extensions and upsizing public water main and adding water services for existing residences along NE Delaware Avenue in the amount estimated to be \$30,464 is hereby authorized.

PASSED AND APPROVED on this 6th day of July, 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk



CIVIL DESIGN ADVANTAGE L.L.C.

ENGINEERS, LANDSCAPE ARCHITECTS,
PLANNERS & SURVEYORS

July 28, 2025

Honorable Mayor, City Council and Plan and Zoning Commission Members
c/o Mitch Wedell
City of Ankeny
1210 NW Prairie Ridge Drive
Ankeny, Iowa 50023

RE: Hope Crossing Water Extension

Dear Plan and Zoning Commission Members, Council Members, and Honorable Mayor;

On behalf of Hope K Farms, LLC, we respectfully request the City's consideration for cost participation, in accordance with City policy, for the extension of 12-inch water main in the amount of \$13.75/LF (\$12,966.25 total). We also request that the City consider paying 100% of costs associated with providing new water services to the four existing residences on the west side of NE Delaware Avenue in the amount of \$7,616/EA (\$30,464.00 total).

Sincerely,
CIVIL DESIGN ADVANTAGE, LLC

Jared Murray, Project Manager

cc: Arash Razizadeh, Hope K Farms, LLC.

CONTRACTOR'S MAINTENANCE BOND

KNOW ALL PERSONS BY THESE PRESENTS:

That Evolution Contracting, LLC of 4350 Southeast Capitol Circle, Grimes, Iowa 50111,
 as principal (the "Principal"), and Great Midwest Insurance Company of
800 Gessner Road Suite 600, Houston, TX 77024 as surety (the "Surety"), are held and firmly bound unto
 the City of Ankeny, Iowa, as obligee (the "Obligee"), in the penal sum of One hundred forty thousand
Dollars (\$140,000.00), for the payment of which sum well and truly to be made, the Principal
 and the Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally,
 firmly by these presents.

WHEREAS, the Principal has by written agreement dated 11/25/2025 entered into a
 contract (the "Contract") with Hope K. Farms, LLC to furnish the material and labor
 necessary for the construction of Hope Crossing Water Main Extension.

NOW, THEREFORE, the condition of this obligation is such that if the Principal shall remedy without cost to the
 Obligee any defect which may develop during a period of **Four (4)** year(s) from the date of completion and
 acceptance of the work performed under the Contract, provided such defects are caused by defective or inferior
 materials or workmanship, then this obligation shall be null and void; otherwise, it shall be and remain in full force
 and effect.

PROVIDED AND SUBJECT TO THE CONDITIONS PRECEDENT:

1. Obligee shall provide both Principal and Surety with written notice of the discovery ("Notice of Discovery")
 of any item of defective or inferior materials or workmanship during the covered period (a "Covered Item").
 Should Principal improperly fail to remedy the Covered Item, then Obligee shall make a written demand
 upon the Surety ("Demand") within ninety (90) days of the Obligee's issuance of the Notice of Discovery
 of the Covered Item.
2. The Notice of Discovery and the Demand shall be in writing and via certified mail to the Principal and to
 the Surety. Notice to the Surety shall be delivered to the attention of the Surety Law Department at the
 above address.
3. No suit or action may be commenced by the Obligee against the Surety after the expiration of one (1)
 year (or such lesser time period as otherwise permitted by relevant law) from the date of Obligee's
 discovery of a Covered Item. If the provision of this paragraph is void or prohibited by law, the minimum
 period of limitation available to sureties as a defense in the jurisdiction of the suit shall be applicable.

DATED as of the 18th day of June, 2026.

Approved as to form:
 City of Ankeny, Iowa

by 
 City Engineer

Evolution Contracting, LLC
 principal

by 

email: matto@eciowa.com
 (Required for return of signed document)

Great Midwest Insurance Company
 surety (SEAL)

by 
 Polly Mason, Attorney-in-Fact

CORPORATE ACKNOWLEDGEMENT

STATE OF Iowa

COUNTY OF Polk

On this 23 day of June, 2026, before me personally appeared Matt Wormley to me known, who being duly sworn, did say that he/she is the owner of Evolution Contracting LLC, the corporation described in and which executed the foregoing instrument; and that he/she signed his/her name thereto by like order.



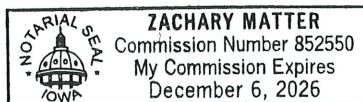

Notary Public

ACKNOWLEDGEMENT OF CORPORATE SURETY

STATE OF Iowa

COUNTY OF Polk

On this 18 day of June, 2026, before me personally appeared Polly Mason to me known, who being duly sworn, did say that he/she is the Attorney-in-fact of Great Midwest Insurance Company a corporation; that the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by the aforesaid officer, by authority of its Board of Directors; and the aforesaid officer acknowledged said instrument to be the free act and deed of said corporation.




Notary Public

POWER OF ATTORNEY
Great Midwest Insurance Company

KNOW ALL MEN BY THESE PRESENTS, that **GREAT MIDWEST INSURANCE COMPANY**, a Texas Corporation, with its principal office in Houston, TX, does hereby constitute and appoint:
Zach Matter, Zach Mefferd, Tina Bockholt, Havilah Watson, Jimmy Brown, Isaac Wood, Polly Mason

its true and lawful Attorney(s)-In-Fact to make, execute, seal and deliver for, and on its behalf as surety, any and all bonds, undertakings or other writings obligatory in nature of a bond.

This authority is made under and by the authority of a resolution which was passed by the Board of Directors of **GREAT MIDWEST INSURANCE COMPANY**, on the 1st day of April, 2025 as follows:

Resolved, that the President, or any officer, be and hereby is, authorized to appoint and empower any representative of the Company or other person or persons as Attorney-In-Fact to execute on behalf of the Company any bonds, undertakings, policies, contracts of indemnity or other writings obligatory in nature of a bond not to exceed One-Hundred Million dollars (\$100,000,000.00), which the Company might execute through its duly elected officers, and affix the seal of the Company thereto. Any said execution of such documents by an Attorney-In-Fact shall be as binding upon the Company as if they had been duly executed and acknowledged by the regularly elected officers of the Company. Any Attorney-In-Fact, so appointed, may be removed in the Company's sole discretion and the authority so granted may be revoked as specified in the Power of Attorney.

Resolved, that the signature of the President and the seal of the Company may be affixed by electronic mail on any power of attorney granted, and the signature of the Secretary, and the seal of the Company may be affixed by electronic mail to any certificate of any such power and any such power or certificate bearing such electronic signature and seal shall be valid and binding on the Company. Any such power so executed and sealed and certificate so executed and sealed shall, with respect to any bond of undertaking to which it is attached, continue to be valid and binding on the Company.

IN WITNESS THEREOF, **GREAT MIDWEST INSURANCE COMPANY**, has caused this instrument to be signed by its President, and its Corporate Seal to be affixed this 8th day of April, 2025.

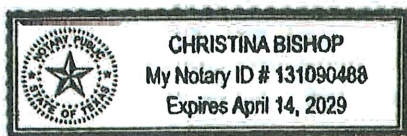
GREAT MIDWEST INSURANCE COMPANY



BY *Mark W. Haushill*
Mark W. Haushill
President

ACKNOWLEDGEMENT

On this 8th day of April 2025, before me, personally came Mark W. Haushill to me known, who being duly sworn, did depose and say that he is the President of **GREAT MIDWEST INSURANCE COMPANY**, the corporation described in and which executed the above instrument; that he executed said instrument on behalf of the corporation by authority of his office under the By-laws of said corporation.



BY *Christina Bishop*
Christina Bishop
Notary Public

CERTIFICATE

I, the undersigned, Secretary of **GREAT MIDWEST INSURANCE COMPANY**, A Texas Insurance Company, DO HEREBY CERTIFY that the original Power of Attorney of which the foregoing is a true and correct copy, is in full force and effect and has not been revoked and the resolutions as set forth are now in force.

Signed and Sealed at Houston, TX this 18th Day of June 2026.



BY *Patricia Ryan*
Patricia Ryan
Secretary

"WARNING: Any person who knowingly and with intent to defraud any insurance company or other person, files and application for insurance of claim containing any materially false information, or conceals for the purpose of misleading, information concerning any fact material thereto, commits a fraudulent insurance act, which is a crime and subjects such person to criminal and civil penalties.

CERTIFICATE OF COMPLETION

Hope Crossing Water Main Extension

Ankeny, Iowa

July 06, 2026

This is to certify that the construction improvements on the *Hope Crossing Water Main Extension* project have been completed in substantial compliance with the plans and specifications for the project. I hereby recommend acceptance of the project.

Respectfully submitted,



Jared M. Murray, P.E.

Project Engineer

Civil Design Advantage

Iowa License Number: 23496



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** accepting a proposal from On Track Construction in the amount of \$52,443.70 for the construction of the Gay Lea Wilson Trail Culvert Replacement project.

ORIGINATING DEPARTMENT

Public Works

COUNCIL GOAL

Upgrade Essential Infrastructure

ACTION REQUESTED

Resolution

LEGAL

No Review Required

EXECUTIVE SUMMARY

The action before the Council is the adoption of a Resolution accepting a proposal from On Track Construction for the Gay Lea Wilson Trail Culvert Replacement project.

The Gay Lea Wilson Trail Culvert Replacement project includes the replacement of an existing 42" diameter CMP culvert. The construction improvements also include replacing a portion of the Gay Lea Wilson Trail, temporary traffic control, mobilization, and miscellaneous associated work necessary to complete the project.

Bid invitations were sent to sixteen (16) contractors. Five (5) bids were received for the project as follows:

On Track Construction: \$52,443.70

Absolute Concrete Construction, Inc dba Absolute Group: \$52,623.20

Reilly Construction Co. Inc.: \$75,231.00

Dave's Dozing: \$81,299.96

Vanderpool Construction, Inc.: \$83,380.00

The Engineer's estimated cost for the project was \$56,000.00. The bids ranged from approximately 6% below to 49% above the estimate. On Track Construction has completed similar projects for the City of Ankeny in the past and they have the technical experience to complete this project. The Public Works Department recommends awarding the Gay Lea Wilson Trail Culvert Replacement project to On Track Construction of Nevada, Iowa.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the motion to adopt RESOLUTION accepting a proposal from On Track Construction for the Gay Lea Wilson Trail Culvert Replacement project.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

The cost for the project was included in the 2026-2030 CIP for construction in 2026.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. Bid Tabulation
3. Location Map
4. On Track 2623AK Contract
5. On Track PPM Bond
6. COI

RESOLUTION 2026-XXX

**A RESOLUTION ACCEPTING A PROPOSAL FROM ON TRACK CONSTRUCTION
IN THE AMOUNT OF \$52,443.70 FOR THE CONSTRUCTION OF THE GAY LEA
WILSON TRAIL CULVERT REPLACEMENT PROJECT**

WHEREAS, the City of Ankeny desires to replace an existing culvert underneath the Gay Lea Wilson Trail, and;

WHEREAS, a request for proposal was sent out to sixteen contractors, and;

WHEREAS, the results of the request for proposal are as follows:

On Track Construction	\$52,443.70
Absolute Concrete Construction, Inc dba Absolute Group	\$52,623.20
Reilly Construction Co. Inc.	\$75,231.00
Dave's Dozing	\$81,299.96
Vanderpool Construction, Inc.	\$83,380.00
Engineer's Estimated Cost	\$56,000.00

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Ankeny, Iowa, that the Proposal from On Track Construction in the amount of \$52,443.70 be accepted for the construction of the Gay Lea Wilson Trail Culvert Replacement project, the Mayor be authorized to sign the construction Contract, and the construction Performance, Payment, and Maintenance Bond be accepted.

DATED this 6th day of July 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

Bid Tabulation Gay Lea Wilson Trail Culvert Replacement Replacing an existing culvert 6/24/2026																		
				Engineer's Estimate			On Track Construction			Absolute Concrete Construction, Inc dba Absolute Group			Reilly Construction Co. Inc.			Dave's Dozing		
Item No.	SUDAS No.	Item	Unit	Total	Unit Price	Total Price	Total	Unit Price	Total Price	Total	Unit Price	Total Price	Total	Unit Price	Total Price	Total	Unit Price	Total Price
	DIVISION 2	EARTHWORK																
2.01	2010-C	Clearing and Grubbing	LS	1	\$ 10,000.00	\$ 10,000.00	1	\$ 2,500.00	\$ 2,500.00	1	\$ 6,000.00	\$ 6,000.00	1	\$ 3,500.00	\$ 3,500.00	1	\$ 12,000.00	\$ 12,000.00
	DIVISION 3	TRENCH AND TRENCHLESS CONSTRUCTION																
3.01	3010-E	Special Pipe Embedment or Encasement, Class IV Clay Waterstop	LF	5	\$ 1,000.00	\$ 5,000.00	5	\$ 1,300.00	\$ 6,500.00	5	\$ 610.00	\$ 3,050.00	5	\$ 900.00	\$ 4,500.00	5	\$ 1,400.00	\$ 7,000.00
3.02	3010-F	Trench Compaction Testing	LS	1	\$ 500.00	\$ 500.00	1	\$ 2,300.00	\$ 2,300.00	1	\$ 500.00	\$ 500.00	1	\$ 1,500.00	\$ 1,500.00	1	\$ 1,000.00	\$ 1,000.00
	DIVISION 4	SEWERS AND DRAINS																
4.01	4030-A-1	Pipe Culvert, Trenched, Aluminized Type 2 (ALT2) CMP, 12 GA, 42" Diameter	LF	50	\$ 150.00	\$ 7,500.00	50	\$ 220.00	\$ 11,000.00	50	\$ 260.00	\$ 13,000.00	50	\$ 275.00	\$ 13,750.00	50	\$ 180.00	\$ 9,000.00
4.02	4030-B	Pipe Apron, Metal, 42" Diameter	EA	1	\$ 2,500.00	\$ 2,500.00	1	\$ 1,800.00	\$ 1,800.00	1	\$ 2,505.00	\$ 2,505.00	1	\$ 5,000.00	\$ 5,000.00	1	\$ 3,000.00	\$ 3,000.00
4.03	4030-999-A	Removal of Pipe Culvert, CMP, 42" Diameter	LF	50	\$ 50.00	\$ 2,500.00	50	\$ 13.00	\$ 650.00	50	\$ 60.00	\$ 3,000.00	50	\$ 55.00	\$ 2,750.00	50	\$ 80.00	\$ 4,000.00
	DIVISION 7	STREETS AND RELATED WORK																
7.01	7030-A-2	Removal of Shared Use Path	SY	31.4	\$ 50.00	\$ 1,570.00	31.4	\$ 58.00	\$ 1,821.20	31.4	\$ 28.00	\$ 879.20	31.4	\$ 65.00	\$ 2,041.00	31.4	\$ 95.54	\$ 2,999.96
7.02	7030-C	Shared Use Path, PCC, Class C, 6" Thick	SY	31.4	\$ 150.00	\$ 4,710.00	31.4	\$ 200.00	\$ 6,280.00	31.4	\$ 135.00	\$ 4,239.00	31.4	\$ 225.00	\$ 7,065.00	31.4	\$ 222.93	\$ 7,000.00
	DIVISION 8	TRAFFIC CONTROL																
8.01	8030-A	Temporary Traffic Control	LS	1	\$ 3,500.00	\$ 3,500.00	1	\$ 3,030.00	\$ 3,030.00	1	\$ 1,575.00	\$ 1,575.00	1	\$ 1,500.00	\$ 1,500.00	1	\$ 4,000.00	\$ 4,000.00
	DIVISION 9	SITE WORK AND LANDSCAPING																
9.01	9010-A	Conventional Seeding and Fertilizing, Type 1	AC	0.5	\$ 5,000.00	\$ 2,500.00	0.5	\$ 3,830.00	\$ 1,915.00	0.5	\$ 2,800.00	\$ 1,400.00	0.5	\$ 3,750.00	\$ 1,875.00	0.5	\$ 6,000.00	\$ 3,000.00
9.02	9040-E	Temporary RECP, Type 2.D	AC	0.5	\$ 5,000.00	\$ 2,500.00	0.5	\$ 8,275.00	\$ 4,137.50	0.5	\$ 7,200.00	\$ 3,600.00	0.5	\$ 7,500.00	\$ 3,750.00	0.5	\$ 6,000.00	\$ 3,000.00
9.03	9040-999-A	Reuse Rip Rap	LS	1	\$ 2,500.00	\$ 2,500.00	1	\$ 1,300.00	\$ 1,300.00	1	\$ 2,300.00	\$ 2,300.00	1	\$ 5,000.00	\$ 5,000.00	1	\$ 3,500.00	\$ 3,500.00
	DIVISION 11	MISCELLANEOUS																
11.01	11020-A	Mobilization	LS	1	\$ 5,220.00	\$ 5,220.00	1	\$ 6,500.00	\$ 6,500.00	1	\$ 7,500.00	\$ 7,500.00	1	\$ 10,000.00	\$ 10,000.00	1	\$ 15,000.00	\$ 15,000.00
11.02	11999-A	Manage Stormwater Flow	LS	1	\$ 5,000.00	\$ 5,000.00	1	\$ 2,000.00	\$ 2,000.00	1	\$ 2,500.00	\$ 2,500.00	1	\$ 10,000.00	\$ 10,000.00	1	\$ 6,000.00	\$ 6,000.00
11.03	11999-B	Orange Mesh Safety Fence	LS	1	\$ 500.00	\$ 500.00	1	\$ 710.00	\$ 710.00	1	\$ 575.00	\$ 575.00	1	\$ 3,000.00	\$ 3,000.00	1	\$ 800.00	\$ 800.00
TOTAL AMOUNT BID =						\$ 56,000.00			\$ 52,443.70			\$ 52,623.20			\$ 75,231.00			\$ 81,299.96

Corrected total amount bid for Dave's Dozing. This does not affect the low bidder status.

Bid Tabulation Gay Lea Wilson Trail Culvert Replacement Replacing an existing culvert 6/24/2026																		
				Vanderpool Construction, Inc.														
Item No.	SUDAS No.	Item	Unit	Total	Unit Price	Total Price												
	DIVISION 2	EARTHWORK																
2.01	2010-C	Clearing and Grubbing	LS	1	\$ 12,000.00	\$ 12,000.00												
	DIVISION 3	TRENCH AND TRENCHLESS CONSTRUCTION																
3.01	3010-E	Special Pipe Embedment or Encasement, Class IV Clay Waterstop	LF	5	\$ 400.00	\$ 2,000.00												
3.02	3010-F	Trench Compaction Testing	LS	1	\$ 1,500.00	\$ 1,500.00												
	DIVISION 4	SEWERS AND DRAINS																
4.01	4030-A-1	Pipe Culvert, Trenched, Aluminized Type 2 (ALT2) CMP, 12 GA, 42" Diameter	LF	50	\$ 360.00	\$ 18,000.00												
4.02	4030-B	Pipe Apron, Metal, 42" Diameter	EA	1	\$ 4,500.00	\$ 4,500.00												
4.03	4030-999-A	Removal of Pipe Culvert, CMP, 42" Diameter	LF	50	\$ 150.00	\$ 7,500.00												
	DIVISION 7	STREETS AND RELATED WORK																
7.01	7030-A-2	Removal of Shared Use Path	SY	31.4	\$ 60.00	\$ 1,884.00												
7.02	7030-C	Shared Use Path, PCC, Class C, 6" Thick	SY	31.4	\$ 240.00	\$ 7,536.00												
	DIVISION 8	TRAFFIC CONTROL																
8.01	8030-A	Temporary Traffic Control	LS	1	\$ 1,560.00	\$ 1,560.00												
	DIVISION 9	SITE WORK AND LANDSCAPING																
9.01	9010-A	Conventional Seeding and Fertilizing, Type 1	AC	0.5	\$ 2,100.00	\$ 1,050.00												
9.02	9040-E	Temporary RECP, Type 2.D	AC	0.5	\$ 6,300.00	\$ 3,150.00												
9.03	9040-999-A	Reuse Rip Rap	LS	1	\$ 7,000.00	\$ 7,000.00												
	DIVISION 11	MISCELLANEOUS																
11.01	11020-A	Mobilization	LS	1	\$ 9,500.00	\$ 9,500.00												
11.02	11999-A	Manage Stormwater Flow	LS	1	\$ 5,000.00	\$ 5,000.00												
11.03	11999-B	Orange Mesh Safety Fence	LS	1	\$ 1,200.00	\$ 1,200.00												
TOTAL AMOUNT BID =						\$ 83,380.00												

PUBLIC IMPROVEMENT PLANS FOR GAY LEA WILSON TRAIL CULVERT REPLACEMENT

CITY OF ANKENY
POLK COUNTY, IOWA
PROJECT NO. 2026-024



VICINITY MAP
1 INCH = 1000 FEET

APPLICABLE SUDAS FIGURES

3010.101	TRENCH BEDDING AND BACKFILL ZONES
3010.103	FLEXIBLE GRAVITY PIPE TRENCH BEDDING
3010.105	MISCELLANEOUS PIPE BEDDING
4030.225	METAL PIPE APRONS AND APRON GUARDS
7010.101	JOINTS
7030.201	CLASSES OF SIDEWALK
7030.204	GENERAL FEATURES OF AN ACCESSIBLE SIDEWALK
7030.205	GENERAL SIDEWALK AND CURB RAMP DETAILS
8030.101	TEMPORARY TRAFFIC CONTROL GENERAL INFORMATION
8030.117	SIDEWALK DETOUR
9040.103	ROLLED EROSION CONTROL PRODUCT (RECP) INSTALLATION ON SLOPES
9040.111	RIP RAP APRON FOR PIPE OUTLET INTO CHANNEL

INDEX OF SHEETS

A.1	TITLE SHEET
C.1-C.3	QUANTITIES AND GENERAL INFORMATION
D.1-D.3	GAY LEA WILSON TRAIL PLAN SHEETS
J.1-J.2	TEMPORARY TRAFFIC CONTROL PLAN



The most recent editions of the SUDAS Standard Specifications, the Iowa DOT Standard Specifications, and the Iowa DOT Materials I.M.s shall apply to all work performed on this project unless otherwise noted herein, or within the City of Ankeny Supplemental Specifications or Special Provisions.

This project does not require an Iowa Department of Natural Resources NPDES General Permit No. 2 or COSESCO permit. The Contractor shall install erosion control measures as shown in the Contract Documents and as needed to ensure that no sediment is found leaving the site(s).



I hereby certify that this engineering document was prepared by me or under my direct personal supervision and that I am a duly licensed Professional Engineer under the laws of the State of Iowa.
Quinn C. Lopreato 6/2/26
Quinn C. Lopreato, P.E. Date

License Number: P29657
My license renewal date is December 31, 2026.
Pages or sheets covered by this seal:

ALL

CONTRACT

THIS CONTRACT, made and entered into at **Ankeny, Iowa** this 6th day of July 2026, by and between the **City of Ankeny, Iowa** by its **Mayor**, upon order of its **City Council** hereinafter called the "Jurisdiction," and On Track Construction, hereinafter called the "Contractor."

WITNESSETH:

The Contractor hereby agrees to complete the work comprising the below referenced improvement as specified in the Contract Documents, which are officially on file with the Jurisdiction, in the Ankeny Public Services Building. This Contract includes all Contract Documents. The work under this Contract shall be constructed in accordance with the SUDAS Standard Specifications, Most Recent Edition, and as further modified by the Supplemental Specifications and Special Provisions included in said Contract Documents. The Contractor further agrees to complete the work in strict accordance with said Contract Documents, and to guarantee the work as required by law, for the time required in said Contract Documents, after its acceptance by the Jurisdiction.

This Contract is awarded and executed for completion of the work specified in the Contract Documents for the bid prices shown on the Contract Attachment: Bid Items, Quantities, and Prices, which were proposed by the Contractor in its Proposal submitted in accordance with the Notice to Bidders and Notice of Public Hearing for the following described improvement:

GAY LEA WILSON TRAIL CULVERT REPLACEMENT

The Gay Lea Wilson Trail Culvert Replacement project includes the replacement of an existing 42" diameter CMP culvert. The construction improvements also include replacing a portion of the Gay Lea Wilson Trail, temporary traffic control, mobilization, and miscellaneous associated work necessary to complete the project.

The Contractor agrees to perform said work for and in consideration of the Jurisdiction's payment of the bid amount of FIFTY-TWO THOUSAND FOUR HUNDRED FORTY-THREE AND SEVEN TENTHS DOLLARS (\$52,443.70), which amount shall constitute the required amount of the Performance, Payment, and Maintenance Bond. The Contractor hereby agrees to commence work under this Contract on or before a date to be specified in a written Notice to Proceed by the Jurisdiction; and to complete the project as described in the Notice to Bidders as noted below:

The Contractor shall substantially complete the overall project within **fifteen (15) working days**. Substantial completion for the overall project shall be defined as all utility, grading, and pavement construction completed, with the new shared use path fully open to vehicle and pedestrian traffic. Should the Contractor fail to substantially complete the work in this timeframe, liquidated damages of **Six Hundred Dollars (\$600.00) per calendar day** will be assessed for work not substantially completed within the designated Contract term(s).

The Contractor shall fully complete the overall project within **ten (10) working days** after the punch list has been provided to the Contractor following substantial completion of the overall project. Full completion of the overall project shall be defined as all work including permanent surface restoration and punch list items completed, and all improvements ready for final acceptance. Should the Contractor fail to fully complete the work in this timeframe, liquidated damages of **Three Hundred Dollars (\$300.00) per calendar day** will be assessed for work not fully completed within the designated Contract term(s).

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

JURISDICTION:

By _____

(Seal)
ATTEST:

CONTRACTOR:

On Trac Const., Matt Runge
Contractor

By [Signature]
Signature

President
Title

1435 West F Ave.
Street Address

Nevada, IA 50801
City, State, Zip Code

888-850-0808
Telephone

CONTRACTOR PUBLIC REGISTRATION INFORMATION To Be Provided By:

1. All Contractors: The Contractor shall enter its Public Registration Number C1321-24 issued by the Iowa Commissioner of Labor pursuant to Section 91C.5 of the Iowa Code.
2. Out-of-State Contractors:
 - A. Pursuant to Section 91C.7 of the Iowa Code, an out-of-state contractor, before commencing a contract in excess of five thousand dollars in value in Iowa, shall file a bond with the Division of Labor Services of the Iowa Department of Workforce Development. It is the contractor's responsibility to comply with said Section 91C.7 before commencing this work.
 - B. Prior to entering into contract, the designated low bidder, if it is a corporation organized under the laws of a state other than Iowa, shall file with the Engineer a certificate from the Secretary of the State of Iowa showing that it has complied with all the provisions of Chapter 490 of the Iowa Code, or as amended, governing foreign corporations.

NOTE:

1. All signatures on this Contract must be original signatures in ink; copies, facsimiles, or electronic signatures will not be accepted.

CORPORATE ACKNOWLEDGMENT

State of _____)
) SS
_____ County)

On this _____ day of _____, 20____, before me, the undersigned, a Notary Public in and for the State of _____, personally appeared _____ and _____, to me known, who, being by me duly sworn, did say that they are the _____, and _____, respectively, of the corporation executing the foregoing instrument; that (no seal has been procured by) (the seal affixed thereto is the seal of) the corporation; that said instrument was signed (and sealed) on behalf of the corporation by authority of this Board of Directors; that _____ and _____ acknowledged the execution of the instrument to be the voluntary act and deed of the corporation, by it and by them voluntarily executed.

Notary Public in and for the State of _____
My commission expires _____, 20____

PARTNERSHIP ACKNOWLEDGMENT

State of _____)
) SS
_____ County)

On this _____ day of _____, 20____, before me, the undersigned, a Notary Public in and for the State of _____, personally appeared _____ to me personally known, who being by me duly sworn, did say that the person is one of the partners of _____, a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners and the partner acknowledged the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partner voluntarily executed.

Notary Public in and for the State of _____
My commission expires _____, 20____

INDIVIDUAL ACKNOWLEDGMENT

State of _____)
) SS
_____ County)

On this _____ day of _____, 20____, before me, the undersigned, a Notary Public in and for the State of _____, personally appeared _____ and _____, to me known to be the identical person(s) named in and who executed the foregoing instrument, and acknowledged that (he) (she) (they) executed the instrument as (his) (her) (their) voluntary act and deed.

Notary Public in and for the State of _____
My commission expires _____, 20____

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

State of Iowa)
) SS
Story County)

On this 30th day of June, 2020, before me a Notary Public in and for said county, personally appeared Mat Runge, to me personally known, who being by me duly sworn did say that person is Mat Runge of said On Track Construction, that (the seal affixed to said instrument is the seal of said OR no seal has been procured by the said) On Track Construction, and that said instrument was signed and sealed on behalf of the said On Track Construction, by authority of its managers and the said Mat Runge acknowledged the execution of said instrument to be the voluntary act and deed of said On Track Construction, by it voluntarily executed.



Tracy L Rhoads
Notary Public in and for the State of Iowa
My commission expires Nov. 2, 2022

CONTRACT ATTACHMENT: BID ITEMS, QUANTITIES, AND PRICES

This Contract is awarded and executed for completion of the work specified in the Contract Documents for the bid prices tabulated below as proposed by the Contractor in its Proposal submitted in accordance with the Notice to Bidders and Notice of Public Hearing. All quantities are subject to revision by the Jurisdiction. Quantity changes that amount to 20% or less of the amount bid shall not affect the unit bid price.

Item No.	Item	Unit	Total	Unit Price	Total Price
	EARTHWORK				
2.01	Clearing and Grubbing	LS	1	\$ 2,500.00	\$ 2,500.00
	TRENCH AND TRENCHLESS CONSTRUCTION				
3.01	Special Pipe Embedment or Encasement, Class IV Clay Waterstop	LF	5	\$ 1,300.00	\$ 6,500.00
3.02	Trench Compaction Testing	LS	1	\$ 2,300.00	\$ 2,300.00
	SEWERS AND DRAINS				
4.01	Pipe Culvert, Trenched, Aluminized Type 2 (ALT2) CMP, 12 GA, 42" Diameter	LF	50	\$ 220.00	\$ 11,000.00
4.02	Pipe Apron, Metal, 42" Diameter	EA	1	\$ 1,800.00	\$ 1,800.00
4.03	Removal of Pipe Culvert, CMP, 42" Diameter	LF	50	\$ 13.00	\$ 650.00
	STREETS AND RELATED WORK				
7.01	Removal of Shared Use Path	SY	31.4	\$ 58.00	\$ 1,821.20
7.02	Shared Use Path, PCC, Class C, 6" Thick	SY	31.4	\$ 200.00	\$ 6,280.00
	TRAFFIC CONTROL				
8.01	Temporary Traffic Control	LS	1	\$ 3,030.00	\$ 3,030.00
	SITE WORK AND LANDSCAPING				
9.01	Conventional Seeding and Fertilizing, Type 1	AC	0.5	\$ 3,830.00	\$ 1,915.00
9.02	Temporary RECP, Type 2.D	AC	0.5	\$ 8,275.00	\$ 4,137.50
9.03	Reuse Rip Rap	LS	1	\$ 1,300.00	\$ 1,300.00
	MISCELLANEOUS				
11.01	Mobilization	LS	1	\$ 6,500.00	\$ 6,500.00
11.02	Manage Stormwater Flow	LS	1	\$ 2,000.00	\$ 2,000.00
11.03	Orange Mesh Safety Fence	LS	1	\$ 710.00	\$ 710.00

TOTAL CONTRACT AMOUNT =**\$ 52,443.70**

PERFORMANCE, PAYMENT, AND MAINTENANCE BOND

KNOW ALL BY THESE PRESENTS:

That we, On Track Construction, as Principal (hereinafter the "Contractor" or "Principal") and IMT Insurance Company, as Surety, are held and firmly bound unto the **City of Ankeny, Iowa**, as Obligee, (hereinafter referred to as the "Jurisdiction"), and to all persons who may be injured by any breach of any of the conditions of this Bond in the penal sum of FIFTY-TWO THOUSAND FOUR HUNDRED FORTY-THREE AND SEVEN TENTHS DOLLARS (\$52,443.70), lawful money of the United States, for the payment of which sum, well and truly to be made, we bind ourselves, our heirs, legal representatives, and assigns, jointly or severally, firmly by these presents.

The conditions of the above obligations are such that whereas said Contractor entered into a contract with the Jurisdiction, bearing date the 6th day of July 2026, (hereinafter the "Contract") wherein said Contractor undertakes and agrees to construct the following described improvement:

GAY LEA WILSON TRAIL CULVERT REPLACEMENT

The Gay Lea Wilson Trail Culvert Replacement project includes the replacement of an existing 42" diameter CMP culvert. The construction improvements also include replacing a portion of the Gay Lea Wilson Trail, temporary traffic control, mobilization, and miscellaneous associated work necessary to complete the project.

and to faithfully perform all the terms and requirements of said Contract within the time therein specified, in a good and workmanlike manner, and in accordance with the Contract Documents.

It is expressly understood and agreed by the Contractor and Surety in this Bond that the following provisions are a part of this Bond and are binding upon said Contractor and Surety, to-wit:

1. **PERFORMANCE:** The Contractor shall well and faithfully observe, perform, fulfill, and abide by each and every covenant, condition, and part of said Contract and Contract Documents, by reference made a part hereof, for the above referenced improvement, and shall indemnify and save harmless the Jurisdiction from all outlay and expense incurred by the Jurisdiction by reason of the Contractor's default or failure to perform as required. The Contractor shall also be responsible for the default or failure to perform as required under the Contract and Contract Documents by all its subcontractors, suppliers, agents, or employees furnishing materials or providing labor in the performance of the Contract.

2. **PAYMENT:** The Contractor and the Surety on this Bond are hereby agreed to pay all just claims submitted by persons, firms, subcontractors, and corporations furnishing materials for or performing labor in the performance of the Contract on account of which this Bond is given, including but not limited to claims for all amounts due for labor, materials, lubricants, oil, gasoline, repairs on machinery, equipment, and tools, consumed or used by the Contractor or any subcontractor, wherein the same are not satisfied out of the portion of the contract price the Jurisdiction is required to retain until completion of the improvement, but the Contractor and Surety shall not be liable to said persons, firms, or corporations unless the claims of said claimants against said portion of the contract price shall have been established as provided by law. The Contractor and Surety hereby bind themselves to the obligations and conditions set forth in Chapter 573 of the Iowa Code, which by this reference is made a part hereof as though fully set out herein.
3. **MAINTENANCE:** The Contractor and the Surety on this Bond hereby agree, at their own expense:
 - A. To remedy any and all defects that may develop in or result from work to be performed under the Contract within the period of **two (2)** years from the date of acceptance of the work under the Contract, by reason of defects in workmanship or materials used in construction of said work;
 - B. To keep all work in continuous good repair; and
 - C. To pay the Jurisdiction's reasonable costs of monitoring and inspecting to assure that any defects are remedied, and to repair the Jurisdiction all outlay and expense incurred as a result of Contractor's and Surety's failure to remedy any defect as required by this section.
4. **GENERAL:** Every Surety on this Bond shall be deemed and held bound, any contract to the contrary notwithstanding, to the following provisions:
 - A. To consent without notice to any extension of time to the Contractor in which to perform the Contract;
 - B. To consent without notice to any change in the Contract or Contract Documents, which thereby increases the total contract price and the penal sum of this bond, provided that all such changes do not, in the aggregate, involve an increase of more than 20% of the total contract price, and that this Bond shall then be released as to such excess increase; and
 - C. To consent without notice that this Bond shall remain in full force and effect until the Contract is completed, whether completed within the specified contract period, within an extension thereof, or within a period of time after the contract period has elapsed and the liquidated damage penalty is being charged against the Contractor.
 - D. That no provision of this Bond or of any other contract shall be valid which limits to less than five years after the acceptance of the work under the Contract the right to sue on this Bond.

- E. That as used herein, the phrase "all outlay and expense" is not to be limited in any way, but shall include the actual and reasonable costs and expenses incurred by the Jurisdiction including interest, benefits, and overhead where applicable. Accordingly, "all outlay and expense" would include but not be limited to all contract or employee expense, all equipment usage or rental, materials, testing, outside experts, attorneys' fees (including overhead expenses of the Jurisdiction's staff attorneys), and all costs and expenses of litigation as they are incurred by the Jurisdiction. It is intended the Contractor and Surety will defend and indemnify the Jurisdiction on all claims made against the Jurisdiction on account of Contractor's failure to perform as required in the Contract and Contract Documents, that all agreements and promises set forth in the Contract and Contract Documents, in approved change orders, and in this Bond will be fulfilled, and that the Jurisdiction will be fully indemnified so that it will be put into the position it would have been in had the Contract been performed in the first instance as required.

In the event the Jurisdiction incurs any "outlay and expense" in defending itself against any claim as to which the Contractor or Surety should have provided the defense, or in the enforcement of the promises given by the Contractor in the Contract, Contract Documents, or approved change orders, or in the enforcement of the promises given by the Contractor and Surety in this Bond, the Contractor and Surety agree that they will make the Jurisdiction whole for all such outlay and expense, provided that the Surety's obligation under this Bond shall not exceed 125% of the penal sum of this Bond.

In the event that any actions or proceedings are initiated regarding this Bond, the parties agree that the venue thereof shall be Polk County, State of Iowa. If legal action is required by the Jurisdiction to enforce the provisions of this Bond or to collect the monetary obligation incurring to the benefit of the Jurisdiction, the Contractor and the Surety agree, jointly and severally, to pay the Jurisdiction all outlay and expense incurred therefor by the Jurisdiction. All rights, powers, and remedies of the Jurisdiction hereunder shall be cumulative and not alternative and shall be in addition to all rights, powers, and remedies given to the Jurisdiction, by law. The Jurisdiction may proceed against Surety for any amount guaranteed hereunder whether action is brought against the Contractor or whether Contractor is joined in any such action(s) or not.

NOW THEREFORE, the condition of this obligation is such that if said Principal shall faithfully perform all of the promises of the Principal, as set forth and provided in the Contract, in the Contract Documents, and in this Bond, then this obligation shall be null and void, otherwise it shall remain in full force and effect.

When a word, term, or phase is used in this Bond, it shall be interpreted or construed first as defined in this Bond, the Contract, or the Contract Documents; second, if not defined in the Bond, Contract, or Contract Documents, it shall be interpreted or construed as defined in applicable provisions of the Iowa Code; third, if not defined in the Iowa Code, it shall be interpreted or construed according to its generally accepted meaning in the construction industry; and fourth, if it has no generally accepted meaning in the construction industry, it shall be interpreted or construed according to its common or customary usage.

Failure to specify or particularize shall not exclude terms or provisions not mentioned and shall not limit liability hereunder. The Contract and Contract Documents are hereby made a part of this Bond.

Witness our hands this 6th day of July 2026.

PRINCIPAL:

By On Track Construction, LLC
Contractor
[Signature]
Signature
President
Title

SURETY:

IMT Insurance Company
Surety Company
By [Signature]
Signature Attorney-in-Fact Officer
Juliana Bartlett, Attorney-in-Fact
Printed Name of Attorney-in-Fact Officer
AssuredPartners Great Plains, LLC
Company Name
4200 University Ave., Ste. 200
Company Address
West Des Moines, Iowa 50266
City, State, Zip Code
(515) 244-0166
Company Telephone Number

NOTE:

1. All signatures on this Performance, Payment, and Maintenance Bond must be original signatures in ink; copies, facsimiles, or electronic signatures will not be accepted.
2. This Bond must be sealed with the Surety's raised, embossing seal.
3. The Certificate or Power of Attorney accompanying this Bond must be valid on its face and sealed with the Surety's raised, embossing seal.
4. The name and signature of the Surety's Attorney-in-Fact/Officer entered on this Bond must be exactly as listed on the Certificate or Power of Attorney accompanying this Bond.



POWER OF ATTORNEY

Know All Persons By These Presents, that **IMT Insurance Company** a corporation duly organized under the laws of the State of Iowa, and having its principal office in the City of West Des Moines, County of Polk, State of Iowa, hath made, constituted and appointed, and does by these presents make, constitute and appoint

**Jeffrey R. Baker, E. A. von Harz, Brandon Horbach,
Greg T. LaMair, Joseph I. Schmit, Courtney Meyer and Juliana Bartlett**

of West Des Moines and State of Iowa its true and lawful Attorney-in-Fact, with full power and authority hereby conferred in its name, place and stead, to sign, execute, acknowledge and deliver in its behalf as surety any and all bonds, undertakings, recognizances or other written obligations in the nature thereof, subject to the limitation that any such instrument shall not exceed the amount of:

*****Unlimited Amounts*****

and to bind **IMT Insurance Company** thereby as fully and to the same extent as if such bond or undertaking was signed by the duly authorized officers of **IMT Insurance Company**, and all such acts of said Attorney-in-Fact, pursuant to the authority herein given, are hereby ratified and confirmed.

This Power-of-Attorney is made and executed pursuant to and by authority of the following By-Laws adopted by the Board of Directors of **IMT Insurance Company** on December 18, 1998.

ARTICLE VIII, SECTION 4. - The President or any Vice President or Secretary shall have the authority to appoint Attorneys In Fact and to authorize them to execute on behalf of the Company, and attach thereto the Corporate Seal, bonds, undertakings, recognizances, contracts of indemnity or other obligatory writings, excluding insurance policies and endorsements.

ARTICLE VIII, SECTION 5. - The signature of any authorized officer and the Corporate Seal may be affixed by facsimile to any Power of Attorney authorizing the execution and delivery of any of the instruments described in Article VIII, Section 4 of the By-Laws. Such facsimile signature and seal shall have the same force and effect as though manually affixed.

In Witness Whereof, **IMT Insurance Company** has caused these presents to be signed by its President and its corporate seal to be hereto affixed, this 6th day of July, 2026.

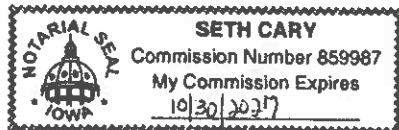
IMT Insurance Company

Greg Blythe, President

STATE OF IOWA }
COUNTY OF Dallas } ss:

On this 6th day of July, 2026, before me appeared Greg Blythe, to me personally known, who being by me duly sworn did say that he is President of the **IMT Insurance Company**, the corporation described in the foregoing instrument, and that the Seal affixed to the said instrument is the Corporate Seal of the said Corporation and that the said instrument was signed and sealed in behalf of said Corporation by authority of its Board of Directors.

In Testimony Whereof, I have hereunto set my hand and affixed my Official Seal at the City of West Des Moines, Iowa, the day and year first above written.



Notary Public, Dallas County, Iowa

CERTIFICATE

I, Patrick Boucher, Secretary of the **IMT Insurance Company** do hereby certify that the above and foregoing is a true and correct copy of the POWER-OF-ATTORNEY, executed by said the **IMT Insurance Company**, which is still in force and effect.

In Witness Whereof, I have hereunto set my hand and affixed the Seal of the Company on 6th day of July, 2026.

Patrick Boucher, Secretary



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

6/24/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION** IS **WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER AssuredPartners Great Plains, LLC 4200 University Ave., Suite 200 West Des Moines IA 50266-5945	CONTACT NAME: Jordanne Oleson PHONE (A/C, No, Ext): 515-453-9366 E-MAIL ADDRESS: jordanne.oleson@Assuredpartners.com	FAX (A/C, No): 515-453-9366
INSURER(S) AFFORDING COVERAGE		NAIC #
INSURER A : Selective Insurance Company of America		12572
INSURER B :		
INSURER C :		
INSURER D :		
INSURER E :		
INSURER F :		

COVERAGES **CERTIFICATE NUMBER:** 1644448321 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☒ LOC ☐ OTHER:	Y		S 2270041	4/1/2026	4/1/2027	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000 MED EXP (Any one person) \$ 15,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 3,000,000 PRODUCTS - COMP/OP AGG \$ 3,000,000 \$
A	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ HIRED AUTOS ONLY ☒ NON-OWNED AUTOS ONLY			S 2270041	4/1/2026	4/1/2027	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE ☐ DED ☒ RETENTION \$ 0			S 2270041	4/1/2026	4/1/2027	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☒ N	N/A	WC 9039908	4/1/2026	4/1/2027	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Job Name: Gay Lea Wilson Trail Culvert Replacement

City of Ankeny is an Additional Insured - Ongoing Operations and Completed Operations on a primary and non-contributory basis when required in a written contract, agreement or permit with respects to the General Liability policy per form CG7988 (10/23)

CERTIFICATE HOLDER**CANCELLATION**

City of Ankeny
1210 NE Prairie Ridge Dr.
Ankeny IA 50023

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

2023 Rally Complex Park Development: Consider motion to approve: a) Final Change Order #4 decreasing the contract amount by \$13,986.20; b) Certificate of Completion; c) **RESOLUTION** accepting the public improvements with Brothers Cleaning Corporation in the amount of \$1,793,918.36; and d) Payment #8 in the amount of \$13,070.86 and Release of Retainage in the amount of \$89,695.92.

ORIGINATING DEPARTMENT

Parks & Recreation

COUNCIL GOAL

Enhance Quality of Life

ACTION REQUESTED

Resolution

LEGAL

Item reviewed by legal counsel

EXECUTIVE SUMMARY

The actions before the Council are the approval of the Final Change Order, acceptance of the Certificate of Completion, passage of a Resolution accepting the public improvements, and approval of the final and retainage payments for the 2023 Rally Complex Park Development project.

The 2023 Rally Complex Park Development project is now complete. A series of actions are needed in order to close out this project:

- 1) Approval of Change Order #4 decreasing the contract amount by \$13,986.20.
- 2) Engineer's Certificate of Completion: The attached Certificate of Completion from the project engineer states that the work performed was in substantial compliance with the plans and specifications and that the final contract amount is \$1,793,918.36
- 3) Resolution accepting the public improvements: This Resolution approves and adopts the Engineer's Certificate of Completion for the 2023 Rally Complex Park Development project and establishes the final contract amount to be \$1,793,918.36
- 4) Final Payment: Brothers Cleaning Corporation = \$13,070.86

Retainage Payment: Brothers Cleaning Corporation = \$89,695.92.

It is recommended that the retainage payment be approved for payment 31 days from the date of acceptance of the project, in accordance with the terms of the contract.

CITY MANAGER/STAFF RECOMMENDATIONS:

It is recommended that the Council take the following actions:

1. Approve Change Order #4 decreasing the contract amount by \$13,986.20.
2. Accept the Certificate of Completion from the project engineer for the 2023 Rally Complex Park Development project.
3. Adopt the Resolution accepting the 2023 Rally Complex Park Development project with Brothers Cleaning Corporation in the final contract amount of \$1,793,918.36; and
4. Authorize final payment to Brothers Cleaning Corporation in the amount of \$13,070.86 and release of retainage payment in the amount of \$89,695.92 in accordance with the terms of the contract.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

September 18, 2023: The council approved a motion to adopt a Resolution accepting the proposal from Brothers Cleaning Corporation in the amount of \$1,736,692.10 for the construction of the 2023 Rally Complex Park Development project.

FISCAL IMPACT

The above payments will facilitate the final completion of this project which was funded through the Capital Improvements Program.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Certificate of Completion
2. Change Order #4_Final
3. Payment #8_Final
4. Resolution

CERTIFICATE OF COMPLETION

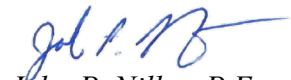
2023 Rally Complex Park Development

Ankeny, Iowa

July 06, 2026

This is to certify that the construction improvements on the **2023 Rally Complex Park Development** project have been completed in substantial conformance with the plans and specifications for the project. The final contract amount is **\$1,793,918.36**. I hereby recommend acceptance of the project.

Respectfully submitted,



John P. Nilles, P.E.

Nilles Associates, Inc.

CHANGE ORDER FORM



Project Title: 2023 Rally Complex Park Development
Contractor: Brothers Cleaning Corp. DBA Brothers Concrete
Address: 4000 Colfax Avenue, Des Moines, IA 50317
Finance Budget Code: 897.2897.4408 **Finance Project #:** 897.4408
Vendor Project #: **Purchase Order #:**
Original Contract Date: September 18, 2023 **Vendor Account #:**

Date of Council Meeting: July 6, 2026 **Change Order #:** 4

Purpose of Change Order:

Adjust plan quantities to reflect as-constructed quantities.

Details of Change Order:

ITEM #	DESCRIPTION	UNITS	QUANTITY CHANGE	UNIT PRICE	EXTENDED PRICE
7.08	Sidewalk, PCC, 5-inch, Class A Curb Sidewalk	SY	17.00	\$ 65.00	\$ 1,105.00
7.12	Sidewalk Assurance Testing	LS	(1.00)	\$ 1,850.00	\$ (1,850.00)
9.11	Tree Watering, Per Trip	TRIP	(3.00)	\$ 1,850.00	\$ (5,550.00)
9.12	Temporary RECP, Type 2.C (Short-term)	SY	(1,400.00)	\$ 2.50	\$ (3,500.00)
9.13	Wattles, Straw, 9-inch Dia.	LF	(500.00)	\$ 2.25	\$ (1,125.00)
9.14	Wattles, Removal	LF	(500.00)	\$ 1.30	\$ (650.00)
9.16	Silt Fence, Removal	LF	826.00	\$ 1.30	\$ 1,073.80
9.18	Inlet Protection Device, Drop-In	EA	(2.00)	\$ 195.00	\$ (390.00)
9.19	Inlet Protection Device, Maintenance	EA	(6.00)	\$ 150.00	\$ (900.00)
9.20	Armor Mat	SY	(40.00)	\$ 55.00	\$ (2,200.00)
					\$ -
					\$ -
					\$ -

Change Order #: 4 **makes the following adjustments to the Contract:** **\$ (13,986.20)**

Contractor Accepted: Brothers Cleaning Corp. DBA Brothers Concrete

JOSE CANANO Firm Name
Signature Date 6/10/26

Engineer Approved: Nilles Associates, inc.

John A. Nilles Firm Name
Signature Date 6/10/2026

Owner Accepted: City of Ankeny

Signature Title Mayor

Date July 6, 2026

Attest for Owner:

Signature Title City Clerk

Date July 6, 2026

Record of Change Orders:

Original Contract Amount		\$ 1,736,692.10
#	Change Order Date	Amount
1	September 3, 2024	\$ 41,150.00
2	September 3, 2024	\$ 24,184.00
3	October 6, 2025	\$ 5,878.46
4	July 6, 2026	\$ (13,986.20)
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Revised Contract Amount **\$ 1,793,918.36**

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: 2023 Rally Complex Park Development
Contractor: Brothers Cleaning Corp. DBA Brothers Concrete
Address: 4000 Colfax Avenue, Des Moines, IA 50317
Finance Budget Code: 897.2897.4408 Finance Project #: 897.4408
Vendor Project #: Purchase Order #:
Original Contract Date: September 18, 2023 Vendor Account #:

Date of Council Meeting: July 6, 2026 Payment Application #: 8

Payment Period: From: September 25, 2025 Through: June 8, 2026

Contract Summary:

Original Contract Amount:	\$	1,736,692.10	
Net Change by Change Orders:	\$	57,226.26	
Contract Amount to Date: (line 1 ± 2)	\$	1,793,918.36	
Total Completed and Stored to Date:	\$	1,793,918.36	
Retainage: 5 % of Completed Work:	\$	89,695.92	
Total Earned Less Retainage:	\$	1,704,222.44	
Less Previous Applications for Payment:	\$	1,691,151.58	
SUBTOTAL:	\$		13,070.86

OTHER CHARGES: \$ -

CURRENT PAYMENT DUE: \$ 13,070.86

Balance to Finish, Including Retainage: \$ 89,695.92

Contract Time Remaining: - #

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

Construction Contractor Approval: Brothers Cleaning Corp. DBA Brothers Concrete

JOSE CANANO

Firm Name

Signature

6/10/26

Date

Engineer / Consultant Approval: Nilles Associates, Inc.

Firm Name

Signature

6/10/2026

Date

City of Ankeny Staff Approval:

Signature

6/22/26

Date

Submit to: Nick Lenox, Director of Parks & Recreation

E-mail: NLenox@AnkenyIowa.gov Phone Number: 515-963-3576

Date Printed: 6/8/2026

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

ITEM NO.	DESCRIPTION (Include Change Order # if Applicable)	UNITS	ORIGINAL PROPOSED QUANTITY	QUANTITY CHANGE (BY CHANGE ORDER)	TOTAL QUANTITY	UNIT PRICE	EXTENDED PRICE	TOTAL QUANTITY THIS PAY PERIOD	TOTAL VALUE THIS PAY PERIOD	TOTAL QUANTITY THIS PAY PERIOD	TOTAL QUANTITY COMPLETE	TOTAL VALUE OF COMPLETED WORK	REMAINING QUANTITY	PERCENT COMPLETE
EARTHWORK														
2.01	Clearing and Grubbing by Units	UNIT	122		122.00	\$125.00	\$ 15,250.00		\$ -	122.00	122.00	\$ 15,250.00	0.00	100.00%
2.02	Vegetation Removal by Area	AC	2		2.00	\$8,300.00	\$ 16,600.00		\$ -	2.00	2.00	\$ 16,600.00	0.00	100.00%
2.03	Topsoil, On-Site, 4" Depth	CY	3,200		3,200.00	\$8.00	\$ 25,600.00		\$ -	3,200.00	3,200.00	\$ 25,600.00	0.00	100.00%
2.04	Excavation, Class 10	CY	4,867		4,867.00	\$5.00	\$ 24,335.00		\$ -	4,867.00	4,867.00	\$ 24,335.00	0.00	100.00%
2.05	Subgrade Preparation, 12" Depth	SY	5,725		5,725.00	\$2.50	\$ 14,312.50		\$ -	5,725.00	5,725.00	\$ 14,312.50	0.00	100.00%
2.06	Compaction, Testing	LS	1		1.00	\$2,500.00	\$ 2,500.00	0.50	\$ 1,250.00	0.50	1.00	\$ 2,500.00	0.00	100.00%
SEWERS AND DRAINS														
4.01	Sanitary Sewer Service Stub	LF	308		308.00	\$60.50	\$ 18,634.00		\$ -	308.00	308.00	\$ 18,634.00	0.00	100.00%
4.02	Sanitary Sewer Cleanout	EA	3		3.00	\$1,580.00	\$ 4,740.00		\$ -	3.00	3.00	\$ 4,740.00	0.00	100.00%
4.03	Storm Sewer, Trenched, PVC, 6" dia.	LF	110		110.00	\$48.50	\$ 5,335.00		\$ -	110.00	110.00	\$ 5,335.00	0.00	100.00%
4.04	Storm Sewer, Trenched, PVC, 12" dia.	LF	391		391.00	\$55.00	\$ 21,505.00		\$ -	391.00	391.00	\$ 21,505.00	0.00	100.00%
4.05	Pipe Apron, PVC, 12" dia.	EA	1		1.00	\$1,850.00	\$ 1,850.00		\$ -	1.00	1.00	\$ 1,850.00	0.00	100.00%
WATER MAINS AND APPURTENANCES														
5.01	Water Service, 2" dia. (includes connection to main)	LF	293		293.00	\$27.00	\$ 7,911.00		\$ -	293.00	293.00	\$ 7,911.00	0.00	100.00%
5.02	Water Service, 1" dia.	LF	164		164.00	\$25.00	\$ 4,100.00		\$ -	164.00	164.00	\$ 4,100.00	0.00	100.00%
5.03	Water Service Abandonment, 1" dia.	LS	1		1.00	\$8,500.00	\$ 8,500.00		\$ -	1.00	1.00	\$ 8,500.00	0.00	100.00%
5.04	Drinking Fountain Connection, Installation & Sump Pit	LS	1		1.00	\$7,980.00	\$ 7,980.00		\$ -	1.00	1.00	\$ 7,980.00	0.00	100.00%
5.05	Water Apertures Within Mechanical Room	LS	1		1.00	\$5,250.00	\$ 5,250.00		\$ -	1.00	1.00	\$ 5,250.00	0.00	100.00%
STRUCTURES FOR SANITARY AND STORM SEWERS														
6.01	Manhole, SW-401, 48-inch	EA	1		1.00	\$5,250.00	\$ 5,250.00		\$ -	1.00	1.00	\$ 5,250.00	0.00	100.00%
6.02	Intake, SW-511 (Hydrodynamic Separator)	EA	1		1.00	\$6,500.00	\$ 6,500.00		\$ -	1.00	1.00	\$ 6,500.00	0.00	100.00%
6.03	Intake, SW-512, 18" dia.	EA	4		4.00	\$1,850.00	\$ 7,400.00		\$ -	4.00	4.00	\$ 7,400.00	0.00	100.00%
6.04	Manhole Adjustment, Minor	EA	1		1.00	\$1,850.00	\$ 1,850.00		\$ -	1.00	1.00	\$ 1,850.00	0.00	100.00%
6.05	Manhole Adjustment, Major	EA	2		2.00	\$5,500.00	\$ 11,000.00		\$ -	2.00	2.00	\$ 11,000.00	0.00	100.00%
STREETS AND RELATED WORK														
7.01	Removal of Pavement, 8-inch	SY	185		185.00	\$18.50	\$ 3,411.00		\$ -	185.00	185.00	\$ 3,411.00	0.00	100.00%
7.02	Pavement, PCC, 8-inch, non-reinforced, with CD Joints	SY	191		191.00	\$70.00	\$ 13,370.00		\$ -	191.00	191.00	\$ 13,370.00	0.00	100.00%
7.03	Parking Lot Pavement, PCC, 6-inch Non-Reinforced	SY	2,312		2,312.00	\$60.00	\$ 138,720.00		\$ -	2,312.00	2,312.00	\$ 138,720.00	0.00	100.00%
7.04	PCC Pavement Samples and Testing	LS	1		1.00	\$2,850.00	\$ 2,850.00	0.20	\$ 570.00	0.20	1.00	\$ 2,850.00	0.00	100.00%
7.05	Removal of Sidewalk	SY	86		86.00	\$12.00	\$ 1,032.00		\$ -	86.00	86.00	\$ 1,032.00	0.00	100.00%
7.06	Removal of Curb	LF	63		63.00	\$16.00	\$ 1,008.00		\$ -	63.00	63.00	\$ 1,008.00	0.00	100.00%
7.07	Sidewalk, PCC, 5-inch, Non-Reinforced	SY	1,295		1,295.00	\$57.00	\$ 73,815.00		\$ -	1,295.00	1,295.00	\$ 73,815.00	0.00	100.00%
7.08	Sidewalk, PCC, 5-inch, Class A Curb Sidewalk	SY	216		233.00	\$65.00	\$ 15,145.00	17.00	\$ 1,105.00	216.00	233.00	\$ 15,145.00	0.00	100.00%
7.09	Sidewalk Ramp, PCC, 6-inch, Non-Reinforced	SF	97		97.00	\$70.00	\$ 6,790.00		\$ -	97.00	97.00	\$ 6,790.00	0.00	100.00%
7.10	Detachable Warning, Cast Iron	SF	40		40.00	\$85.00	\$ 3,400.00		\$ -	40.00	40.00	\$ 3,400.00	0.00	100.00%
7.11	Detachable Warning, Cast-In-Place, Replaceable	SF	16		16.00	\$65.00	\$ 1,040.00		\$ -	16.00	16.00	\$ 1,040.00	0.00	100.00%
7.12	Sidewalk Assurance Testing	LS	1	(1.00)	0.00	\$1,850.00	\$ -		\$ -		0.00	\$ -	0.00	0.00%
TRAFFIC CONTROL														
8.01	Painted Pavement Markings, Durable	STA	10.50		10.50	\$450.00	\$ 4,725.00		\$ -	10.50	10.50	\$ 4,725.00	0.00	100.00%
8.02	Painted Pavement Markings, Waterborne, White	STA	12.50		12.50	\$320.00	\$ 4,000.00		\$ -	12.50	12.50	\$ 4,000.00	0.00	100.00%
8.03	Painted Symbols, Durable	EA	2		2.00	\$650.00	\$ 1,300.00		\$ -	2.00	2.00	\$ 1,300.00	0.00	100.00%
8.04	Pavement Marking Symbols, Waterborne, White	EA	3		3.00	\$550.00	\$ 1,650.00		\$ -	3.00	3.00	\$ 1,650.00	0.00	100.00%
8.05	Pavement Markings, Removal	STA	8.84		8.84	\$165.00	\$ 1,458.60		\$ -	8.84	8.84	\$ 1,458.60	0.00	100.00%
8.06	Grooves Cut for Pavement Markings	STA	10		10.00	\$185.00	\$ 1,850.00		\$ -	10.00	10.00	\$ 1,850.00	0.00	100.00%
8.07	Grooves Cut for Symbols	EA	2		2.00	\$1,500.00	\$ 3,000.00		\$ -	2.00	2.00	\$ 3,000.00	0.00	100.00%
8.08	Temporary Traffic Control	LS	1		1.00	\$24,000.00	\$ 24,000.00		\$ -	1.00	1.00	\$ 24,000.00	0.00	100.00%
8.09	Traffic Signs	EA	6		6.00	\$950.00	\$ 5,700.00		\$ -	6.00	6.00	\$ 5,700.00	0.00	100.00%
8.10	Pre-Cast Concrete Parking Barrier	EA	1		1.00	\$850.00	\$ 850.00		\$ -	1.00	1.00	\$ 850.00	0.00	100.00%
SITE WORK AND LANDSCAPING														
9.01	Conventional Seeding and Fertilizing, Type 1	AC	4		4.00	\$3,750.00	\$ 15,000.00		\$ -	4.00	4.00	\$ 15,000.00	0.00	100.00%
9.02	Conventional Seeding, Type 3, With Additional Species	AC	0.50		0.50	\$7,500.00	\$ 3,750.00		\$ -	0.50	0.50	\$ 3,750.00	0.00	100.00%
9.03	Conventional Seeding, Athletic Turf Seed Mixture	AC	1.50		1.50	\$7,500.00	\$ 11,250.00		\$ -	1.50	1.50	\$ 11,250.00	0.00	100.00%
9.04	Hydraulic Mulching, Bonded Fiber Matrix (BFM)	AC	11.50		11.50	\$2,750.00	\$ 31,625.00	1.50	\$ 4,125.00	10.00	11.50	\$ 31,625.00	0.00	100.00%
9.05	Trees, Deciduous, 1.5" Caliper	EA	35		45.00	\$750.00	\$ 33,750.00		\$ -	45.00	45.00	\$ 33,750.00	0.00	100.00%
9.06	Trees, Conifer - 4.5' Height	EA	4		4.00	\$850.00	\$ 3,400.00		\$ -	4.00	4.00	\$ 3,400.00	0.00	100.00%
9.07	Shrubs - 24-36" Height Or Spread	EA	44	(44.00)	0.00	\$325.00	\$ -		\$ -		0.00	\$ -	0.00	0.00%
9.08	Perennials - 1 Gallon Container	EA	16	(16.00)	0.00	\$350.00	\$ -		\$ -		0.00	\$ -	0.00	0.00%
9.09	Shredded Hardwood Mulch	SY	40		40.00	\$45.00	\$ 1,800.00		\$ -	40.00	40.00	\$ 1,800.00	0.00	100.00%
9.10	River Rock	TON	19		19.00	\$65.00	\$ 1,235.00		\$ -	19.00	19.00	\$ 1,235.00	0.00	100.00%
9.11	Tree Watering, Per Trip	TRIP	3	(3.00)	0.00	\$1,850.00	\$ -		\$ -		0.00	\$ -	0.00	0.00%

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

9.12 Temporary Recp. Type 2.C (Short-term)	SY	2,100	(1,400.00)	700.00	\$ 2.50	\$ 1,750.00	700.00	\$ 1,750.00	500.00	100.00%	0.00	100.00%
9.13 Watties, Straw, 6-inch Dia.	LF	1,500	(500.00)	1,000.00	\$ 2.25	\$ 2,250.00	500.00	\$ 1,125.00	500.00	100.00%	0.00	100.00%
9.14 Watties, Removal	LF	1,500	(500.00)	1,000.00	\$ 1.30	\$ 1,300.00	500.00	\$ 650.00	500.00	100.00%	0.00	100.00%
9.15 Silt Fence	LF	2,000	826.00	2,000.00	\$ 3.50	\$ 7,000.00	826.00	\$ 1,073.80	2,000.00	100.00%	0.00	100.00%
9.16 Silt Fence, Removal	LF	2,000	826.00	2,000.00	\$ 1.30	\$ 3,673.80	826.00	\$ 1,073.80	2,000.00	100.00%	0.00	100.00%
9.17 Stabilized Construction Entrance	SY	80	(2.00)	80.00	\$ 45.00	\$ 3,600.00	80.00	\$ 3,600.00	80.00	100.00%	0.00	100.00%
9.18 Inlet Protection Device, Drop-in	EA	2	(2.00)	2.00	\$ 195.00	\$ -	2.00	\$ -	2.00	100.00%	0.00	100.00%
9.19 Inlet Protection Device, Maintenance	EA	6	(6.00)	6.00	\$ 150.00	\$ -	6.00	\$ -	6.00	100.00%	0.00	100.00%
9.20 Armor Mat	SY	60	(40.00)	20.00	\$ 55.00	\$ 1,100.00	20.00	\$ 1,100.00	20.00	100.00%	0.00	100.00%
MISCELLANEOUS												
11.01 Mobilization	LS	1		1.00	\$ 85,000.00	\$ 85,000.00		\$ -	1.00	100.00%	0.00	100.00%
11.02 Concrete Washout	LS	1		1.00	\$ 5,585.00	\$ 5,585.00		\$ -	1.00	100.00%	0.00	100.00%
11.03 Trash Enclosure	LS	1		1.00	\$ 11,500.00	\$ 11,500.00		\$ -	1.00	100.00%	0.00	100.00%
11.04 Site Electrical	LS	1		1.00	\$ 55,798.00	\$ 55,798.00		\$ -	1.00	100.00%	0.00	100.00%
SOFTBALL FIELDS IMPROVEMENTS												
12.01 Infield Shakesee Gravel	SF	23,833		23,833.00	\$ 1.25	\$ 29,791.25		\$ -	23,833.00	100.00%	0.00	100.00%
12.02 Compacted Clay	SY	77		77.00	\$ 35.00	\$ 2,695.00		\$ -	77.00	100.00%	0.00	100.00%
12.03 Washed and Graded Sand Sub base	TON	675		675.00	\$ 50.00	\$ 33,750.00		\$ -	675.00	100.00%	0.00	100.00%
12.04 4" Subdrain (infield drainage)	LF	760		760.00	\$ 22.50	\$ 17,100.00		\$ -	760.00	100.00%	0.00	100.00%
12.05 Irrigation	LS	1		1.00	\$ 9,950.00	\$ 9,950.00		\$ -	1.00	100.00%	0.00	100.00%
12.06 Dugout Frame and Shade Structure	EA	4		4.00	\$ 8,850.00	\$ 35,400.00		\$ -	4.00	100.00%	0.00	100.00%
12.07 Dugout Bench	EA	4		4.00	\$ 857.00	\$ 3,428.00		\$ -	4.00	100.00%	0.00	100.00%
12.08 Pitchers Mound and Home Plate	LS	1		1.00	\$ 5,580.00	\$ 5,580.00		\$ -	1.00	100.00%	0.00	100.00%
12.10 Foul Poles	EA	4		4.00	\$ 1,750.00	\$ 7,000.00		\$ -	4.00	100.00%	0.00	100.00%
12.11 Bleachers, 3-4' aluminum (softball fields)	LF	52		52.00	\$ 172.00	\$ 8,944.00		\$ -	52.00	100.00%	0.00	100.00%
12.12 Dugout Fence, 4' Height, Black Vinyl Coated	LF	60		60.00	\$ 205.00	\$ 12,300.00		\$ -	60.00	100.00%	0.00	100.00%
12.13 Dugout Fence, 7' Height, Black Vinyl Coated	LF	80		80.00	\$ 215.00	\$ 17,200.00		\$ -	80.00	100.00%	0.00	100.00%
12.14 Dugout Fence, 8' Height, Black Vinyl Coated	LF	1,182		1,182.00	\$ 175.00	\$ 206,850.00		\$ -	1,182.00	100.00%	0.00	100.00%
12.15 Outfield Fence, 6' Height, Black Vinyl Coated	EA	4		4.00	\$ 1,190.00	\$ 4,760.00		\$ -	4.00	100.00%	0.00	100.00%
12.16 Double Gate, 6' Height x 10' Wide, Black Vinyl Coated	LF	226		226.00	\$ 335.00	\$ 75,730.00		\$ -	226.00	100.00%	0.00	100.00%
12.17 Backstop Fence, 16' Height Fence, Black Vinyl Coated	LF	190	(190.00)	0.00	\$ 55.00	\$ -		\$ -	0.00	0.00%	0.00	0.00%
12.18 Pitching Cage Fence, 12' Height, Black Vinyl Coated	EA	2	(2.00)	0.00	\$ 1,250.00	\$ -		\$ -	0.00	0.00%	0.00	0.00%
12.19 Swing Gate, 8' Height, Black Vinyl Coated	EA	2	(2.00)	0.00	\$ 1,250.00	\$ -		\$ -	0.00	0.00%	0.00	0.00%
PICKLEBALL COURTS IMPROVEMENTS												
13.01 Subbase, Granular, 6" Depth	SY	2,293		2,293.00	\$ 40.00	\$ 91,720.00		\$ -	2,293.00	100.00%	0.00	100.00%
13.02 Subbase, Fina Aggregate, 2" Depth	SY	2,293		2,293.00	\$ 18.00	\$ 41,274.00		\$ -	2,293.00	100.00%	0.00	100.00%
13.03 Pickleball Court Pavement, Post-tension PCC, 5" Depth	SY	2,293		2,293.00	\$ 48.00	\$ 110,064.00		\$ -	2,293.00	100.00%	0.00	100.00%
13.04 Independent Curb	LF	1,200		1,200.00	\$ 21.50	\$ 25,800.00		\$ -	1,200.00	100.00%	0.00	100.00%
13.05 Color Surfacing	SY	2,293		2,293.00	\$ 3.75	\$ 8,598.75		\$ -	2,293.00	100.00%	0.00	100.00%
13.06 Subdrain, 6"	LF	47		47.00	\$ 20.50	\$ 963.50		\$ -	47.00	100.00%	0.00	100.00%
13.07 Subdrain, Perforated, 6"	LF	772		772.00	\$ 20.50	\$ 15,826.00		\$ -	772.00	100.00%	0.00	100.00%
13.08 Subdrain Cleanout	EA	6		6.00	\$ 750.00	\$ 4,500.00		\$ -	6.00	100.00%	0.00	100.00%
13.09 Subdrain Outlet, 6"	EA	2		2.00	\$ 950.00	\$ 1,900.00		\$ -	2.00	100.00%	0.00	100.00%
13.10 Net Posts, Anchor and Net	EA	12		12.00	\$ 1,278.00	\$ 15,336.00		\$ -	12.00	100.00%	0.00	100.00%
13.11 Shade Structures, 10' x 25' T post (3)	EA	2		2.00	\$ 42,863.00	\$ 85,726.00		\$ -	2.00	100.00%	0.00	100.00%
13.12 Bleachers, 3-4' aluminum (pickleball courts)	LF	760		760.00	\$ 5.50	\$ 4,180.00		\$ -	760.00	100.00%	0.00	100.00%
13.13 Interior Court Fencing, 4' Ht, Black Vinyl Coated, Topper	LF	827		827.00	\$ 5.50	\$ 4,548.50		\$ -	827.00	100.00%	0.00	100.00%
13.14 Windscreen	EA	3		3.00	\$ 1,350.00	\$ 4,050.00		\$ -	3.00	100.00%	0.00	100.00%
13.15 Swing Gate, 8' Ht. x 5' Wide, Black Vinyl Coated	EA	1		1.00	\$ 18,500.00	\$ 18,500.00		\$ -	1.00	100.00%	0.00	100.00%
14.01 Pickleball Court Electrical	LS	1		1.00	\$ 18,500.00	\$ 18,500.00		\$ -	1.00	100.00%	0.00	100.00%
Change Orders												
CO 1 Transformer Pad	LS		1.00	1.00	\$ 10,350.00	\$ 10,350.00		\$ -	1.00	100.00%	0.00	100.00%
CO 1 4" SCH 40 Rigid PVC Electrical Conduit	LF		1,100.00	1,100.00	\$ 28.00	\$ 30,800.00	50.00	\$ 1,400.00	1,050.00	100.00%	0.00	100.00%
CO 2 Double Softball Tunnel Pole & Netting System	LS		1.00	1.00	\$ 37,134.00	\$ 37,134.00		\$ -	1.00	100.00%	0.00	100.00%
CO 3 Perennials	EA		118.00	118.00	\$ 86.23	\$ 10,175.14		\$ -	118.00	100.00%	0.00	100.00%
CO 3 Irrigation Drain Valve	LS		1.00	1.00	\$ 5,575.00	\$ 5,575.00		\$ -	1.00	100.00%	0.00	100.00%
CO 3 Irrigation Pump Control Enclosure Fence	LS		1.00	1.00	\$ 4,895.00	\$ 4,895.00		\$ -	1.00	100.00%	0.00	100.00%
CO 3 Mechanical Room Electrical Conduit	LS		1.00	1.00	\$ 5,125.22	\$ 5,125.22		\$ -	1.00	100.00%	0.00	100.00%
CO 3 Maintenance of Two Athletic Fields	LS		(1.00)	(1.00)	\$ 7,491.90	\$ (7,491.90)		\$ -	(1.00)	100.00%	0.00	100.00%

TOTAL CONTRACT AND VALUE OF PAY PERIOD AND COMPLETED WORK

CONTRACT = \$ 1,793,918.36 PAY PERIOD = \$ 14,148.80

COMPLETED = \$ 1,793,918.36

100.00%

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT

Previous Applications for Payment:

No.	Date	Amount
1	May 6, 2024	\$ 521,704.37
2	September 16, 2024	\$ 122,536.04
3	October 7, 2024	\$ 346,768.81
4	November 18, 2024	\$ 335,251.48
5	February 3, 2025	\$ 166,706.29
6	April 21, 2025	\$ 50,082.00
7	October 20, 2025	\$ 148,102.59
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Previous Applications for Payment:

No.	Date	Amount
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PREVIOUS PAY APPS TOTAL = \$ 1,691,151.58

Record of Change Orders:

No.	Date	Amount
1	September 3, 2024	\$ 41,150.00
2	September 3, 2024	\$ 24,184.00
3	October 6, 2025	\$ 5,878.46
4	July 6, 2026	\$ (13,986.20)
5		
6		
7		
8		
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10		
11		
12		
13		
14		
15		

CHANGE ORDER TOTAL = \$ 57,226.26

Contract Time Remaining:

Contract Period: _____
Construction Start Date: _____

Substantial Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: _____
Working Days Used to Date: _____
Working Days Remaining: _____

Full Completion:

Contract Working Days: _____
Added by Change Order: _____
Total Working Days: _____
Working Days Used to Date: _____
Working Days Remaining: _____

Council Member _____ introduced the following Resolution entitled "RESOLUTION ACCEPTING THE 2023 RALLY COMPLEX PARK DEVELOPMENT", and moved that the same be adopted. Council Member _____ seconded the motion to adopt. The roll was called, and the vote was:

AYES: _____

NAYS: _____

Whereupon, the Mayor declared the following Resolution duly adopted:

RESOLUTION

RESOLUTION ACCEPTING THE 2023 RALLY COMPLEX PARK DEVELOPMENT

WHEREAS, on the **18th** day of **September**, 2023, the Mayor and Clerk of the City of Ankeny, Iowa, entered into a construction contract with **Brothers Cleaning Corp dba Brothers Concrete** of **Des Moines, Iowa**, for the construction of certain public improvements generally described as the 2023 Rally Complex Park Development; and

WHEREAS, the contractor has fully completed the construction of the public improvements in accordance with the terms and conditions of the contract and plans and specifications, as shown by the certificate of the Engineer filed with the Clerk on **July 6**, 2026:

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANKENY, STATE OF IOWA:

That the report of the Engineer be and the same is hereby approved and adopted, and the public improvements are hereby approved and accepted as having been fully completed in accordance with the plans, specifications and form of contract and the total final construction cost thereof is hereby determined to be **\$1,793,918.36**, as shown in the report of the Engineer.

PASSED AND APPROVED this 6th day of July, 2026.

Mayor

ATTEST:

City Clerk



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** authorizing acquisition of property for the Canyon Creek Park Construction project.

ORIGINATING DEPARTMENT
Parks & Recreation

COUNCIL GOAL
Enhance Quality of Life

ACTION REQUESTED
Resolution
LEGAL
No review required

EXECUTIVE SUMMARY

The action before the City Council is the adoption of a Resolution approving and authorizing the acquisition of property and property interests for the Canyon Creek Park Construction project.

The City is undertaking the design of the project at this time. The primary purpose of this project is to provide accessible recreational and open space opportunities that enhance the health, well-being, and quality of life of nearby residents and the greater community.

A storm water permanent easement will need to be acquired for the construction of the public improvements for the project. These improvements are anticipated to begin construction in 2026. In order to preserve the construction schedule, the property acquisition process needs to begin at this time.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the motion to adopt a **RESOLUTION** approving and authorizing the acquisition of property and property interests for the Canyon Creek Park Construction project.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

The acquisition of property for the Canyon Creek Construction project was included as a part of the current

2026-2030 CIP.

PUBLIC OUTREACH EFFORTS

Two project information meetings have been held and letters providing information about the project have previously been mailed to adjacent property owners.

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. Canyon Creek Park Exhibit

RESOLUTION 2026-XXX

**A RESOLUTION APPROVING AND AUTHORIZING THE ACQUISITION
OF PROPERTY AND PROPERTY INTERESTS FOR THE
CANYON CREEK PARK CONSTRUCTION PROJECT**

WHEREAS, the City of Ankeny desires to construct Canyon Creek Park (street sidewalk, storm sewer, sanitary sewer, and water) for public improvement purposes over the course of approximately 2 years; and

WHEREAS, the Phase 1 portion for the Canyon Creek Park Construction project is scheduled for construction in 2026; and

WHEREAS, storm sewer permanent easement will need to be acquired for the construction of the public improvement Phase 1; and

WHEREAS, the City staff or its designee has established fair market values by compensation estimates for said acquisitions; and

WHEREAS, in accordance with Iowa law, a government body shall make a good faith effort to negotiate with the property owner to purchase the private property or property interest before filing an application for condemnation or otherwise proceeding with the condemnation process.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Ankeny, Iowa, that the public improvement known as the Canyon Creek Park Construction project is in the best interest of the City; and

BE IT FURTHER RESOLVED, that the City staff or its designee be and is hereby authorized to proceed with the necessary activities and negotiations to acquire by purchase, gift, or condemnation, subject to approval by this Council, the necessary property and/or property interests required for the construction of said public improvement.

DATED this 6th day of July, 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

CANYON CREEK PARK

City of Ankeny Parks & Recreation
INTERSECTION OF NE DEERFIELD DRIVE AND NE 8TH ST
ANKENY, IOWA

CONFLUENCE

LANDSCAPE ARCHITECT
CONFLUENCE
525 17th Street
Des Moines, IA 50309
515.288.4875
www.thinkconfluence.com



CIVIL ENGINEER
CIVIL DESIGN ADVANTAGE
4121 NW URBANDALE DR.
URBANDALE, IOWA 50322
515.369.4400
www.CDA-eng.com

SHEET INDEX

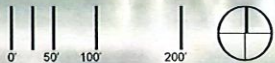
SHEET NO.	SHEET TITLE
G1.1	COVER SHEET
G1.2	BID ITEM NOTES
C1.1	EXISTING CONDITIONS PLAN
LAYOUT & LANDSCAPE SHEETS	
L1.1	DEMOLITION PLAN
L2.1	LAYOUT OVERVIEW
L2.2	LAYOUT ENLARGEMENT
L3.1	GRADING PLAN OVERALL
L3.2	GRADING PLAN ENLARGEMENT
L3.3	TRAIL PROFILES
L4.1	LANDSCAPE PLAN OVERVIEW
L4.2	LANDSCAPE PLAN ENLARGEMENT
L5.1	SITE DETAILS
L5.2	SITE DETAILS
L5.3	RESTROOM FOUNDATION PREPARATION
CIVIL SHEETS	
C2.1	EROSION & SEDIMENT CONTROL PLAN
C3.1	UTILITY REFERENCE PLAN
C3.2	UTILITY PLAN
C3.3	UTILITY PLAN
C3.4	UTILITY PLAN
C3.5	DETAILS

Revision Schedule

No.	Date	Description

VICINITY MAP

SCALE: 1" = 1000'



CIVIL ENGINEER
CIVIL DESIGN ADVANTAGE
4121 NW URBANDALE DRIVE
URBANDALE, IOWA 50322
PH: (515) 369-4400
www.cda-eng.com
CONTACT: JOHN BECKER, PE



I HEREBY CERTIFY THAT THIS ENGINEERING DOCUMENT WAS PREPARED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF IOWA.

JOHN PATRICK BECKER, P.E. DATE
LICENSE NUMBER 25523
MY LICENSE RENEWAL DATE IS DECEMBER 31, 2026
PAGES OR SHEETS COVERED BY THIS SEAL:
C3.1-C3.4

LANDSCAPE ARCHITECT
CONFLUENCE
525 17TH STREET
DES MOINES, IA 50309
PH: (515) 288-4875
www.thinkconfluence.com
CONTACT: ROGER SILVER, PLA



I HEREBY CERTIFY THAT THIS PLAN WAS PREPARED BY ME OR UNDER MY PERSONAL SUPERVISION, AND THAT I AM A DULY LICENSED PROFESSIONAL LANDSCAPE ARCHITECT UNDER THE LAWS OF THE STATE OF IOWA.

ROGER J. SILVER IOWA LICENSE #327 DATE
MY LICENSE RENEWAL DATE IS JUNE 30, 2027
SHEETS COVERED BY THIS SEAL: G & L SHEETS

CANYON CREEK PARK

CITY OF ANKENY
INTERSECTION OF NE DEERFIELD DRIVE AND NE 8TH ST

Project Number 25395
Issue SITE PLAN SUBMITTAL
Date 2026-06-19

COVER SHEET

G1.1



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to approve the renewal of the general insurance policy with the Iowa Communities Assurance Pool (ICAP) for the policy year July 16, 2026 through June 30, 2027, with a premium amount of \$845,074.00.

ORIGINATING DEPARTMENT
City Manager's Office

COUNCIL GOAL
Exercise Financial Discipline

ACTION REQUESTED

Motion

LEGAL

No legal review required

EXECUTIVE SUMMARY

The following factors impacted the premium:

1. Growth in vehicle and property values.
2. Increases in professional liability premiums.
3. A 2% inflation guard applied to property values.
4. Increased exposure resulting from the City's growth.

City staff and True North Companies met to review the City's claims history, deductible options, and available coverage limits through ICAP. Based on that review, staff recommend no changes to the current coverage limits. Staff also evaluated the option of securing an additional \$5 million in excess liability coverage but elected not to proceed due to the additional annual premium cost of \$50,000.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the renewal of the general insurance policy with the Iowa Communities Assurance Pool (ICAP) for the policy year July 16, 2026 through June 30, 2027, with a premium amount of \$845,074.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

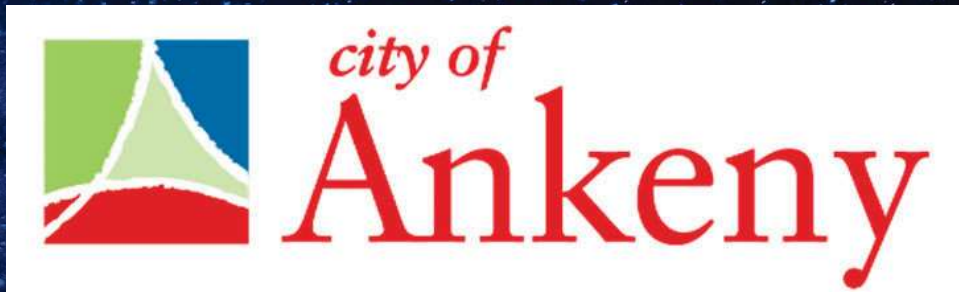
The total premium amount for the policy year is \$845,074, an increase of \$21,795.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. ICAP Renewal Docs - Condensed 26-27



2026 / 2027 Insurance Renewal

explore what's *possible*



Confidential & Proprietary – 2025 © TrueNorth Companies, L.C.

COVERAGES	2025 / 2026 Premium	2026 / 2027 Premium
Property	\$ 406,542	\$ 414,437
Total Blanket TIV	232,176,688	240,086,413
Building	212,536,462	219,655,226
Personal Property	10,333,058	10,539,719
Fine Arts	21,879	22,317
Misc Property Scheduled	7,245,598	7,788,667
Misc Property Unscheduled	2,039,691	2,080,484
Average Rate	0.175	0.173
Wind / Hail Deductible	2% or Max	2% or Max
Deductible	25,000	25,000
General Liability	\$ 108,366	\$ 111,912
Each Occurrence	2,000,000	2,000,000
Medical Expense Limit	10,000	10,000
General Aggregate	2,000,000	2,000,000
Deductible -BI & PD	25,000	25,000
Employee Benefit Liability	1,000,000	1,000,000
Professional Liability	\$ 70,277	\$ 72,570
Public Official Liability Limit	2,000,000	2,000,000
Deductible	2,500	2,500
Law Enforcement Liability Limit	2,000,000	2,000,000
Deductible per claim	5,000	5,000
Work Comp	\$ 383,493	\$ 359,361
Total Payroll	37,645,352	40,417,524
Deductible Each Occurrence	25,000	25,000
411 "Medical Only" Deductible -Each Occurrence	250,000	250,000
Auto	\$ 171,929	\$ 179,471
Liability Limit	2,000,000	2,000,000
Vehicle Value Limit	19,761,808	20,942,462
Vehicle Count	236	231
Excess Liability	\$ 66,165	\$ 66,684
Limit	13,000,000	13,000,000
Crime ICAP - Excess	Included	Included
Employee Theft	50,000	50,000
Forgery or Alterations	10,000	10,000
Computer/Funds Transfer	10,000	10,000
Deductible	25,000	25,000



COVERAGES	2025 / 2026 Premium	2026 / 2027 Premium
Cyber	\$ 59,950	\$ 61,950
Aggregate Limit	2,000,000	2,000,000
Crime	Included	Included
Employee Dishonesty	1,000,000	1,000,000
ACCOUNT PREMIUM	\$ 1,266,722	\$ 1,266,385

Notes

Indication for increasing the Excess Limit by \$5M above current limit is \$50,000

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



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** authorizing temporary street closings for the purpose of the Ankeny Youth Triathlon.

ORIGINATING DEPARTMENT
Parks & Recreation

COUNCIL GOAL

ACTION REQUESTED
Resolution
LEGAL

EXECUTIVE SUMMARY

City Staff is requesting approval of temporary street closings to allow for the Annual Ankeny Youth Triathlon to take place on July 25, 2026; and as such, these streets requested to be closed are "collector" streets as defined in Section 200.31 of the Ankeny Municipal Code and may not be closed without special Council Resolution.

Letters will be mailed notifying all homeowners situated along the bike portion of the triathlon route of the planned street closures.

CITY MANAGER/STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Resolution
2. Youth Triathlon Route Map

RESOLUTION -

A RESOLUTION AUTHORIZING THE TEMPORARY CLOSING OF SW 18TH STREET FROM THE CORNER OF SW CASCADE FALLS DR TO SW COLLEGE AVE, AND SW CASCADE FALLS DR FROM THE CORNER OF SW 18TH ST TO SW PRAIRIE TRAIL PKWY, AND SW PRAIRIE TRAIL PKWY FROM THE CORNER OF SW CASCADE FALLS DR TO SW PRECEDENCE RD, AND SW PRECEDENCE RD FROM THE CORNER OF SW PRAIRIE TRAIL PKWY TO SW 17TH STREET, AND SW COLLEGE AVE FROM THE CORNER OF SW 18TH STREET TO SW PRAIRIE TRAIL PKWY, FOR THE PURPOSE OF THE ANKENY YOUTH TRIATHLON.

WHEREAS, Section 364.12, Code of Iowa, authorizes the City Council to temporarily close, by Resolution, public ways and grounds within the City; and

WHEREAS, the City council has, previously authorized the City Manager to grant permission for the closing of streets only in the event such streets are not categorized as “collector” streets, under the provisions of 200.31 of the Municipal Code; and

WHEREAS, the staff determined that such street is a “collector” street, as defined in Section 200.31, and as such, may not be closed without special Council Resolution; and

WHEREAS, City Staff feel it is in the best interest of the City to authorize the temporary closing of the streets for the purpose of participant safety for the Ankeny Youth Triathlon.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANKENY, IOWA:

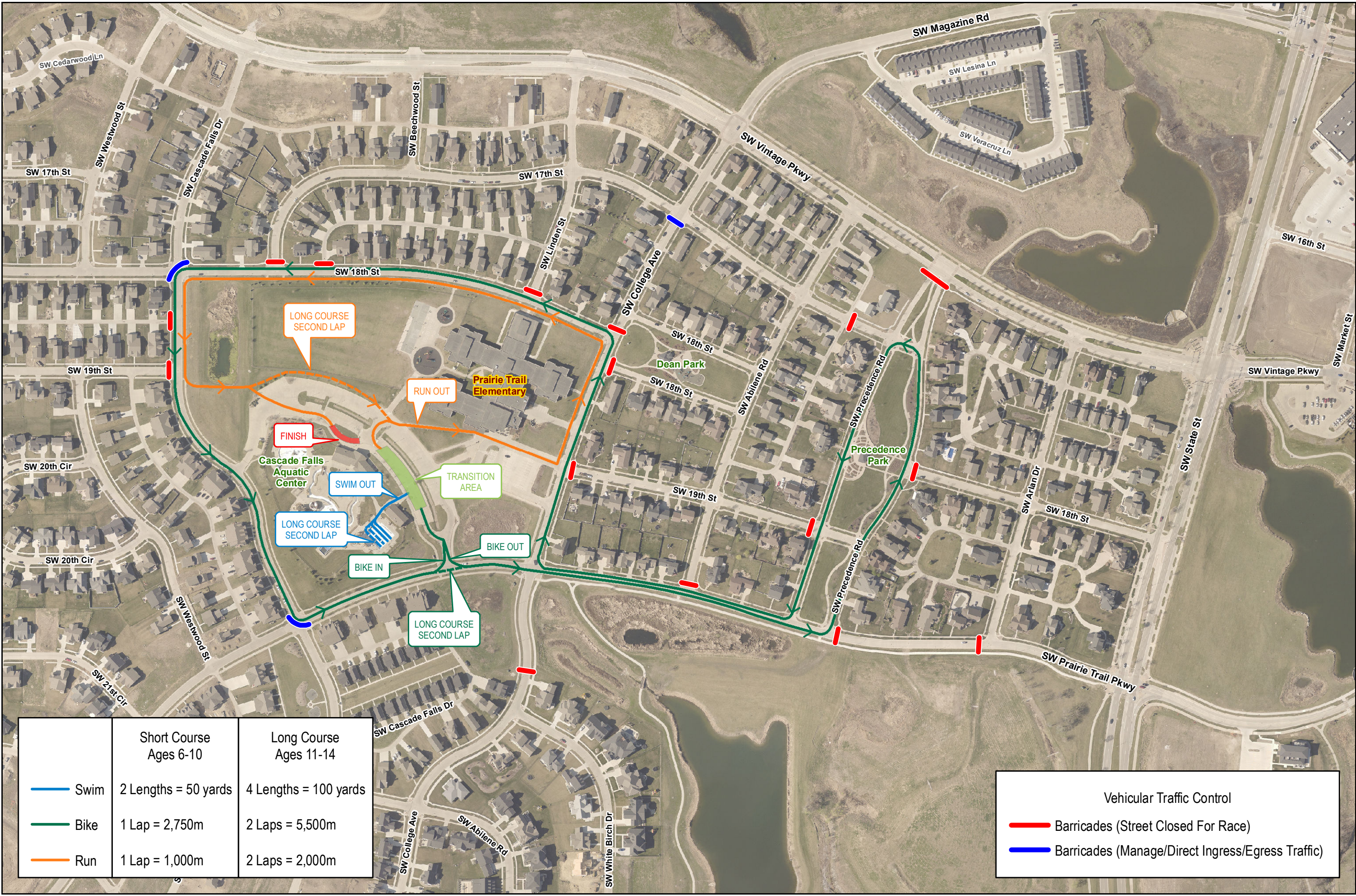
1. That SW 18th St from the corner of Cascade Falls Dr to SW College Ave shall be temporarily closed between the hours of 8:00 A.M. and 10:00 A.M., July 25, 2026; and
2. That SW Cascade Falls Dr from the corner of SW 18th St to SW Prairie Trail Pkwy shall be temporarily closed between the hours of 8:00 A.M. and 10:00 A.M., July 25, 2026; and
3. That SW Prairie Trail Pkwy from the corner of SW Cascade Falls Dr to the SW Precedence Rd shall be temporarily closed between the hours of 8:00 A.M. and 10:00 A.M., July 25, 2026; and
4. That SW Precedence Rd from the corner of SW Prairie Trail Pwky to SW 17th Street shall be temporarily closed between the hours of 8:00 A.M. and 10:00 A.M., July 25, 2026; and
5. That SW College Ave from the corner of SW 18th St to SW Prairie Trail Pkwy shall be temporarily closed between the hours of 8:00 A.M. and 10:00 A.M., July 25, 2026; and
6. That City Staff will erect appropriate barricades or other appropriate warning devices to warn the traveling public of such closings.

PASSED AND APPROVED ON THE 6th DAY OF JULY, 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk



	Short Course Ages 6-10	Long Course Ages 11-14
Swim	2 Lengths = 50 yards	4 Lengths = 100 yards
Bike	1 Lap = 2,750m	2 Laps = 5,500m
Run	1 Lap = 1,000m	2 Laps = 2,000m

Vehicular Traffic Control

- Barricades (Street Closed For Race)
- Barricades (Manage/Direct Ingress/Egress Traffic)



ANKENY YOUTH TRIATHLON



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to adopt **RESOLUTION** designating official public notice locations and procedures for City Council Meetings pursuant to Iowa Code Chapter 21.

ORIGINATING DEPARTMENT
City Clerk

COUNCIL GOAL

ACTION REQUESTED
Resolution
LEGAL

EXECUTIVE SUMMARY

Effective July 1, 2026, Iowa House File 2490 expands public meeting notice requirements.

Governmental bodies must provide meeting notices through multiple methods whenever applicable:

- Notify news media that have requested notice.
- Post notice in a prominent physical location, which is designated annually by the governmental body.
- Post notice on the governmental body's primary website or other official online presence.

If an agenda is amended after initial publication, the amended agenda must:

- be clearly labeled "AMENDED,"
- identify what changed, and
- be reposted using the same notice methods

CITY MANAGER/STAFF RECOMMENDATIONS:

Staff recommends approval of **RESOLUTION** designating official public notice locations and procedures for

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. RES - Public notice locations
2. HF2490

RESOLUTION 2026-

Resolution designating official public notice locations and procedures for City Council Meetings pursuant to Iowa Code Chapter 21

WHEREAS, the City of Ankeny is a governmental body subject to the requirements of Iowa Code Chapter 21, Official Meetings Open to the Public; and

WHEREAS, Iowa Code Section 21.4, as amended by House File 2490, requires governmental bodies to provide notice of meetings through specified methods reasonably calculated to apprise the public of the time, date, place, and tentative agenda of meetings; and

WHEREAS, the City Council finds it necessary and appropriate to establish official locations and procedures for the posting and dissemination of meeting notices and agendas;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Ankeny, Iowa, as follows:

1. The City Council hereby designates the following location as the City's official public posting location for notices and agendas of all City Council meetings: The Ankeny Kirkendall Public Library.
2. The City Council hereby designates the City's official website as the official internet location for posting notices and agendas of City Council meetings: <https://www.ankenyiowa.gov/>
3. The City Clerk or other designated official shall provide notice of City Council meetings to any news media organization that has submitted a written request for such notice in accordance with Iowa Code Section 21.4.
4. Meeting notices shall include, at a minimum:
 - a. the date, time, and place of the meeting;
 - b. a tentative agenda describing the matters to be discussed and acted upon.
5. Except where otherwise permitted by law, notice shall be provided at least twenty-four (24) hours before the commencement of the meeting. When compliance with the twenty-four-hour notice requirement is impossible or impractical, notice shall be given as far in advance as reasonably possible, and the minutes of the meeting shall state the nature of the good cause justifying the shorter notice period.
6. If an agenda is amended after its initial posting:
 - a. The amended agenda shall be clearly labeled "AMENDED AGENDA";
 - b. The amendments or additions shall be specifically identified;
 - c. The amended agenda shall be posted at the official physical posting location and on the City's official website;
 - d. Notice shall be provided to requesting news media in the same manner as the original notice.
7. The City Clerk, or the Clerk's designee, is authorized and directed to post notices, agendas, and amended agendas and to maintain records demonstrating compliance with Iowa Code Chapter 21.

PASSED AND APPROVED on this 6th day of July, 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk



STATE OF IOWA
KIM REYNOLDS
GOVERNOR

May 15, 2026

The Honorable Paul Pate
Secretary of State of Iowa
State Capitol
Des Moines, Iowa 50319

Dear Mr. Secretary,

I hereby transmit:

House File 2490, an Act relating to public meetings and records, including public notice requirements for meetings of a governmental body, supervision and fees associated with examining and copying public records, employment separation information for certain government employees, contractors, or appointees, and injunctions to restrain vexatious requesters.

The above House File is hereby approved on this date.

Sincerely,

A handwritten signature in black ink, appearing to read "Kim Reynolds".

Kim Reynolds
Governor of Iowa

cc: Secretary of the Senate
Clerk of the House



House File 2490

AN ACT

RELATING TO PUBLIC MEETINGS AND RECORDS, INCLUDING PUBLIC NOTICE REQUIREMENTS FOR MEETINGS OF A GOVERNMENTAL BODY, SUPERVISION AND FEES ASSOCIATED WITH EXAMINING AND COPYING PUBLIC RECORDS, EMPLOYMENT SEPARATION INFORMATION FOR CERTAIN GOVERNMENT EMPLOYEES, CONTRACTORS, OR APPOINTEES, AND INJUNCTIONS TO RESTRAIN VEXATIOUS REQUESTERS.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF IOWA:

Section 1. Section 21.4, subsection 1, paragraph a, Code 2026, is amended to read as follows:

a. Except as provided in subsection 3, a governmental body shall give notice of the time, date, and place of each meeting, including a reconvened meeting of the governmental body, and the tentative agenda of the meeting, in a manner reasonably calculated to apprise the public of that information.

Reasonable

(1) Giving notice under this paragraph shall include advising all of the following:

(a) Advising the news media who have filed a request for notice with the governmental body and posting.

(b) Posting the notice on a bulletin board or other in a prominent and conspicuous place which is easily accessible to the public and clearly designated for that purpose at the principal office of the body holding the meeting, or if no such office exists, at the building in which the meeting is to be held annually designated for such purposes by the governmental body, in a manner such that the notice is visible at all times.

(c) Posting the notice on the primary internet site owned or maintained and regularly updated by the governmental body or other primary internet presence moderated by the governmental body, if applicable.

(2) If a tentative agenda has been posted and is amended within the time frame established in subsection 2, paragraph "a", the governmental body shall mark the agenda "AMENDED" and identify the amended provisions. Upon amendment, the governmental body shall give notice in accordance with subparagraph (1).

Sec. 2. Section 22.3, Code 2026, is amended to read as follows:

22.3 Supervision — fees.

1. a. The examination and copying of public records shall be done under the supervision of the lawful custodian of the records or the lawful custodian's authorized designee.

b. The lawful custodian shall not require the physical presence of a person requesting or receiving a copy of a public record and shall fulfill requests for a copy of a public record received in writing, by telephone, or by electronic means.
~~Although fulfillment~~

2. a. Fulfillment of a request for a copy of a public record may be contingent upon receipt of payment of reasonable expenses, ~~the~~. The lawful custodian shall make every reasonable effort to provide the public record requested at no cost other than copying costs for a record which takes less than thirty minutes to produce.

b. In the event expenses are necessary, such expenses ~~shall~~ must be reasonable and shall be communicated to the requester upon receipt of the request.

c. A person may contest the reasonableness of the lawful custodian's expenses as provided for in this chapter.

3. The lawful custodian may adopt and enforce reasonable rules regarding the examination and copying of the public records and the protection of the records against damage or disorganization.

4. The lawful custodian shall provide a suitable ~~place~~ location for the examination and copying of the public records, but if it is impracticable to do the examination and copying of the records in the office of the lawful custodian, the person desiring to examine or copy shall pay any necessary expenses of providing a place for the examination and copying.

~~2. All reasonable expenses of the examination and copying shall be paid by the person desiring to examine or copy.~~

5. a. The lawful custodian may charge a reasonable fee for the services of the lawful custodian or the custodian's authorized designee in supervising the examination and copying of the public records. All reasonable expenses of the examination and copying shall be paid by the person desiring to examine or copy the public record.

b. If copy equipment is available at the office of the lawful custodian of any public records, the lawful custodian shall provide any person a reasonable number of copies of any public record in the custody of the office upon the payment of a fee. The fee for the copying service as determined by the lawful custodian shall not exceed the actual cost of providing the service. Actual costs shall include only those reasonable expenses directly attributable to supervising the examination of and making and providing copies of public records. Actual costs shall not include charges for ordinary expenses or costs such as employment benefits, depreciation, maintenance, electricity, or insurance associated with the administration of the office of the lawful custodian.

c. Costs for legal services should only be utilized for the redaction or review of legally protected confidential information. ~~However, a~~

d. A county recorder shall not charge a fee for the examination and copying of public records necessary to complete and file claims for benefits with the Iowa department of veterans affairs or the United States department of veterans affairs.

Sec. 3. Section 22.7, subsection 11, paragraph a, Code 2026, is amended by adding the following new subparagraphs:

NEW SUBPARAGRAPH. (6) The last date the individual, who resigned from or was discharged by the government body, performed work or actively carried out essential functions of the position, regardless of whether the information is contained in a written document, contract, agreement, or arrangement.

NEW SUBPARAGRAPH. (7) The amount of moneys and public benefits provided to the individual for any continuation of pay, severance, or other compensation or benefits in excess of the amounts owed for work performed by the individual prior to the individual's last day as an employee, contractor, or appointee for the government body, regardless of whether the information is contained in a written document, contract, agreement, or arrangement.

Sec. 4. NEW SECTION. 22.8A Injunction to restrain vexatious requester.

1. The district court may grant an injunction restraining the right of a person found to be a vexatious requester to examine public records under section 22.2 from a specific government body, or may impose reasonable limitations on the manner, frequency, or scope of such requests. A hearing shall be held on a request for injunction after reasonable notice, as determined by the court, is given to the person alleged to be a vexatious requester. The government body seeking an injunction shall ensure compliance with the notice requirement. Such an injunction may be issued only if the petition supported by affidavit shows, and if the court finds, all of the following:

- a. The requests, considered in totality, would clearly not be in the public interest.
- b. The requests, considered in totality, constitute a pattern of vexatious conduct.
- c. The continuation of such requests would substantially and irreparably injure the government body's ability to perform the government body's duties or functions.
- d. Less restrictive measures under this chapter are inadequate to provide sufficient relief.

2. In an action brought under this section, the court shall

take into account the policy of this chapter that free and open examination of public records is generally in the public interest even though such requests may cause inconvenience or embarrassment to public officials or others. A court may issue an injunction under this section only if the government body seeking the injunction demonstrates by clear and convincing evidence that this section authorizes the issuance of the injunction.

3. In determining whether conduct constitutes vexatious conduct under this section, the court may consider any of the following:

- a. The number, frequency, timing, scope, and content of public requests.
- b. The nature of oral and written communications related to the public requests.
- c. Any prior administrative or judicial findings regarding the conduct of the requester.
- d. All other relevant circumstances.

4. For purposes of this section:

a. "News media" includes any person who regularly gathers, prepares, photographs, records, writes, edits, reports, or publishes news for monetary consideration.

b. (1) "Vexatious conduct" means a pattern of public records requests that satisfies one or more of the following:

(a) The requests are designed primarily to harass the government body, its officers, or its employees.

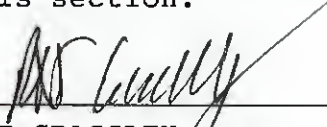
(b) The government body shows by clear and convincing evidence that the requests impose an unreasonable burden on the government body and compliance would substantially interfere with essential governmental operations.

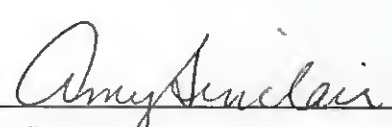
(c) The requests are submitted in a manner or accompanied by communication that constitute harassment of public officers or employees as provided in section 718.4.

(2) "Vexatious conduct" does not include solely a large volume of requests made by a person or a representative of the news media.

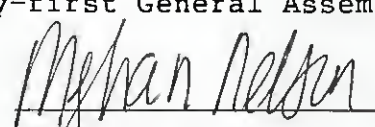
5. Upon finding by a preponderance of the evidence that the requester has not engaged in a pattern of vexatious conduct, a court shall order the payment of all costs and reasonable

attorney fees, including appellate attorney fees, to the requester by the government body in the action brought under this section.

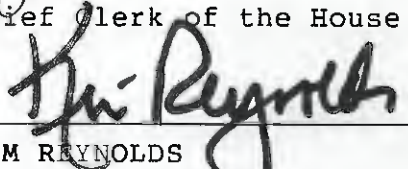

PAT GRASSLEY
Speaker of the House


AMY SINCLAIR
President of the Senate

I hereby certify that this bill originated in the House and is known as House File 2490, Ninety-first General Assembly.


MEGHAN NELSON
Chief Clerk of the House

Approved May 15th, 2026


KIM REYNOLDS
Governor



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Consider motion to receive and file the FY 2027 Fee Schedule.

ORIGINATING DEPARTMENT
City Manager's Office

COUNCIL GOAL
Exercise Financial Discipline

ACTION REQUESTED

Motion

LEGAL

No review required

EXECUTIVE SUMMARY

The FY 2027 Fee Schedule outlines the fees charged across all City departments. Each fee included in the schedule has been formally approved by the appropriate authority, either by City ordinance, resolution, or Library Board policy. The schedule encompasses a wide range of City services, including permits, inspections, utilities, facility use, recreation programs, and library services.

The complete fee schedule will be publicly available on the City's website, providing a convenient and user-friendly way to view current fees. Future updates will continue to follow the required approval process to ensure public accountability and alignment with city policy.

CITY MANAGER/STAFF RECOMMENDATIONS:

Recommend to receive and file the FY 2027 Fee Schedule.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. FY 2027 Fee Schedule

ADOPTED FEE SCHEDULE

CITY OF ANKENY, IOWA

FISCAL YEAR



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Updated June 15, 2026

Fee Type	Description	Amount	Authority	Date
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City Clerk's Office

City Clerk

Cigarette Permits

Cigarette/tobacco permit, annual	\$100.00	Ankeny Code Ch. 131	Feb-24
Permits received after September 30 shall be pro-rated:			
October – December	\$75.00	Ankeny Code Ch. 131	Feb-24
January – March	\$50.00	Ankeny Code Ch. 131	Feb-24
April – June	\$25.00	Ankeny Code Ch. 131	Feb-24

Copy Charges

Letter size, 8.5"x11", black & white, per copy	\$0.25	Resolution 2025-196	Apr-25	
Letter size, 8.5"x11", color, per copy	\$0.50	Resolution 2025-196	Apr-25	
Legal size, 8.5"x14", black & white, per copy	\$0.25	Resolution 2025-196	Apr-25	
Ledger size, 11"x17", black & white, per copy	\$0.30	Resolution 2025-196	Apr-25	
CD, per copy	\$5.00	Resolution 2025-196	Apr-25	
DVD, per copy	\$5.00	Resolution 2025-196	Apr-25	
USB drive, per copy	\$10.00	Resolution 2025-196	Apr-25	
Public records request				
Records, copies, shipping and handling	Actual cost incurred	Resolution 2025-196	Apr-25	
Administration fee, first 30 minutes	No charge	Resolution 2025-196	Apr-25	
Administration fee, per hour	Employee hourly rate	Resolution 2025-196	Apr-25	

Garbage Licenses

Solid waste collector license, annual fee	\$200.00	Ankeny Code Ch. 111	Jul-14	
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Liquor Permits

Liquor licenses and wine and beer permits	Issued by the State of Iowa	Ankeny Code Ch. 130	Jan-23	
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Mobile Food Vendor Permits

Non-refundable application	\$20.00	Resolution 2020-159	Mar-20	
Special event license, three (3) days	\$75.00	Resolution 2020-159	Mar-20	
Annual license, April 1 – March 31	\$250.00	Resolution 2020-159	Mar-20	
Licenses received after June 30 shall be pro-rated:				
July – September	\$200.00	Resolution 2020-159	Mar-20	
October – December	\$150.00	Resolution 2020-159	Mar-20	
January – March	\$75.00	Resolution 2020-159	Mar-20	

Miscellaneous Business Licenses

House mover permit, per day for each building over 100 square feet	\$25.00	Ankeny Code Ch. 133	Dec-93	
Pawnbroker license, annually	\$500.00	Ankeny Code Ch. 141	July-12	

Miscellaneous Service Charges

Lost or destroyed pet tag or plate	\$5.00	Ankeny Code Ch. 56	July-11	
Special council meeting requested by individual or group	\$500.00	Resolution 2026-146	Apr-26	

Noise Permits

Non-refundable application	\$20.00	Resolution 2020-161	Mar-20	
Annual permit, April 1 – March 31	\$75.00	Resolution 2020-161	Mar-20	
Special event license, three (3) days	\$30.00	Resolution 2020-161	Mar-20	

Pet Licenses

Altered dog or cat license, January 1 – March 31, annually	\$15.00	Resolution 2020-162	Mar-20	
Unaltered dog or cat license, January 1 – March 31, annually	\$25.00	Resolution 2020-162	Mar-20	

Fee Type	Description	Amount	Authority	Date
	Additional late fee for licensing after March 31	\$10.00	Resolution 2020-236	June-20
	Shipping, pet tags	\$2.00	Resolution 2025-196	Apr-25
Peddler, Solicitor and Transient Merchant Licenses				
	Non-refundable application	\$20.00	Resolution 2020-160	Mar-20
	Lost or destroyed badge	\$5.00	Resolution 2026-146	Apr-26
	License, one (1) day	\$20.00	Resolution 2020-160	Mar-20
	License, one (1) week, seven (7) consecutive days	\$50.00	Resolution 2020-160	Mar-20
	License, one (1) month	\$75.00	Resolution 2020-160	Mar-20
	License, one (1) to six (6) consecutive months	\$150.00	Resolution 2020-160	Mar-20
Special Event Permits				
	Non-refundable application	\$20.00	Resolution 2020-163	Mar-20
	Special event permit	\$30.00	Resolution 2020-163	Mar-20
	City equipment, facilities or services	Actual cost	Ankeny Code Ch. 11	Jun-20

Development Services

Code Enforcement

Building Permits				
	Valuation \$1 – \$500	\$20.00	Resolution 2026-144	Apr-26
	Valuation \$501 – \$2,000, base charge for the first \$500	\$20.00	Resolution 2026-144	Apr-26
	plus, fee for each additional \$100 valuation or fraction thereof	\$2.20	Resolution 2026-144	Apr-26
	Valuation \$2,001 – \$25,000, base charge for the first \$2,000	\$53.00	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$9.90	Resolution 2026-144	Apr-26
	Valuation \$25,001 – \$50,000, base charge for the first \$25,000	\$280.70	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$7.15	Resolution 2026-144	Apr-26
	Valuation \$50,001 – \$100,000, base charge for the first \$50,000	\$459.45	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$4.95	Resolution 2026-144	Apr-26
	Valuation \$100,001 – \$500,000, base charge for the first \$100,000	\$706.95	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$3.85	Resolution 2026-144	Apr-26
	Valuation \$500,001 – \$1,000,000, base charge for the first \$500,000	\$2,246.95	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$3.30	Resolution 2026-144	Apr-26
	Valuation \$1,000,001 and up, base charge for the first \$1,000,000	\$3,896.95	Resolution 2026-144	Apr-26
	plus, fee for each additional \$1,000 valuation or fraction thereof	\$2.20	Resolution 2026-144	Apr-26
	Six (6)-month extension of current building permit, initial	No charge	Resolution 2026-144	Apr-26
	Subsequent extensions not to exceed \$500	½ original permit fee	Resolution 2026-144	Apr-26
	Six (6)-month reactivation of expired building permit, not to exceed \$500	½ original permit fee	Resolution 2026-144	Apr-26
Driveway Permits				
	Drive approach	\$25.00	Resolution 2026-144	Apr-26
Electrical Permits				
	Residential – addition or remodel	\$50.00	Resolution 2026-144	Apr-26
	Residential – new without temporary pole	\$100.00	Resolution 2026-144	Apr-26
	Residential – new with temporary pole	\$150.00	Resolution 2026-144	Apr-26

Fee Type	Description	Amount	Authority	Date
	Residential – main panel change out	\$50.00	Resolution 2026-144	Apr-26
	Meters – first	\$8.00	Resolution 2026-144	Apr-26
	Meters – each additional	\$4.00	Resolution 2026-144	Apr-26
	Circuits – first ten (10), each	\$3.00	Resolution 2026-144	Apr-26
	Circuits – 11-100, each	\$1.50	Resolution 2026-144	Apr-26
	Circuits – in excess of 100, each	\$1.00	Resolution 2026-144	Apr-26
	Openings – switches, outlets, receptacles, first four (4), each	\$1.00	Resolution 2026-144	Apr-26
	Openings – switches, outlets, receptacles, in excess of four (4), each	\$0.50	Resolution 2026-144	Apr-26
	Fixtures, each	\$0.25	Resolution 2026-144	Apr-26
	Fixed appliances – range, each	\$5.00	Resolution 2026-144	Apr-26
	Fixed appliances – garbage disposal, each	\$5.00	Resolution 2026-144	Apr-26
	Fixed appliances – dishwasher, each	\$5.00	Resolution 2026-144	Apr-26
	Fixed appliances – air conditioner, each	\$5.00	Resolution 2026-144	Apr-26
	Fixed appliances – dryer, each	\$5.00	Resolution 2026-144	Apr-26
	Fixed appliances – water heater, each	\$5.00	Resolution 2026-144	Apr-26
	Motors – 1/4 to 5 HP, each	\$2.50	Resolution 2026-144	Apr-26
	Motors – 6 to 50 HP, each	\$5.00	Resolution 2026-144	Apr-26
	Motors – over 50 HP, each	\$10.00	Resolution 2026-144	Apr-26
	Generator, each	\$30.00	Resolution 2026-144	Apr-26
	Photovoltaic – one and two family residential	\$20.00	Resolution 2026-144	Apr-26
	Photovoltaic – commercial/multi-family	\$50.00	Resolution 2026-144	Apr-26
	Temporary work – construction, temp pole, etc., each	\$30.00	Resolution 2026-144	Apr-26
	Each issuing permit	\$20.00	Resolution 2026-144	Apr-26
Heating Permits				
	Residential – addition or remodel	\$50.00	Resolution 2026-144	Apr-26
	Residential – new	\$100.00	Resolution 2026-144	Apr-26
	Residential – replace furnace/AC	\$30.00	Resolution 2026-144	Apr-26
	Installation of furnace including ducts, up to 100,000 Btu/h, each	\$9.00	Resolution 2026-144	Apr-26
	Installation of furnace including ducts, over 100,000 Btu/h, each	\$11.00	Resolution 2026-144	Apr-26
	Installation of suspended, recessed wall or floor-mounted heater, each	\$9.00	Resolution 2026-144	Apr-26
	Repair, alteration or addition to heating appliance, refrigeration unit, cooling unit or absorption unit system, each	\$9.00	Resolution 2026-144	Apr-26
	Water heater and/or vent, each	\$7.00	Resolution 2026-144	Apr-26
	Installation or relocation of boiler or compressor, up to 3 hp, absorption system to 100,000 Btu/h, each	\$9.00	Resolution 2026-144	Apr-26
	Installation or relocation of boiler or compressor, 3-15 hp, absorption system 100,000-500,000 Btu/h, each	\$16.50	Resolution 2026-144	Apr-26
	Installation or relocation of boiler or compressor, 15-30 hp, absorption system 500,000-1,000,000 Btu/h, each	\$22.50	Resolution 2026-144	Apr-26
	Installation or relocation of boiler or compressor, 30-50 hp, absorption system 1,000,000-1,750,000 Btu/h, each	\$33.50	Resolution 2026-144	Apr-26
	Installation or relocation of boiler or compressor, over 50 hp, absorption system over 1,750,000 Btu/h, each	\$56.00	Resolution 2026-144	Apr-26
	Air-handling unit to 10,000 cfm, including ducts, each	\$6.50	Resolution 2026-144	Apr-26
	Air-handling unit over 10,000 cfm, including ducts, each	\$11.00	Resolution 2026-144	Apr-26
	Evaporative cooler/AC other than portable, each	\$6.50	Resolution 2026-144	Apr-26
	Ventilation fan connected to a single duct, each	\$4.50	Resolution 2026-144	Apr-26
	Ventilation system other than listed categories, each	\$6.50	Resolution 2026-144	Apr-26
	Installation of mechanical exhaust hood, including duct(s), each	\$6.50	Resolution 2026-144	Apr-26

Fee Type	Description	Amount	Authority	Date
	Installation or relocation of domestic-type incinerator, each	\$11.00	Resolution 2026-144	Apr-26
	Installation or relocation of commercial or industrial-type incinerator, each	\$45.00	Resolution 2026-144	Apr-26
	Any appliance or equipment regulated by Code but not classed in other appliance categories (i.e. fireplace), or no fee is listed, each	\$6.50	Resolution 2026-144	Apr-26
	Fuel gas piping system of one (1) to five (5) outlets, each	\$5.00	Resolution 2026-144	Apr-26
	Fuel gas piping system of six (6) or more outlets, each	\$1.00	Resolution 2026-144	Apr-26
	Hazardous process piping system of one (1) to four (4) outlets, each	\$5.00	Resolution 2026-144	Apr-26
	Hazardous process piping system of five (5) or more outlets, each	\$1.00	Resolution 2026-144	Apr-26
	Non-hazardous process piping system of one (1) to four (4) outlets, each	\$2.00	Resolution 2026-144	Apr-26
	Non-hazardous process piping system of five (5) or more outlets, each	\$0.50	Resolution 2026-144	Apr-26
	Each issuing permit	\$20.00	Resolution 2026-144	Apr-26
Housing Code				
	Rental housing inspection, single family dwelling, initial	\$60.00	Resolution 2024-163	Apr-24
	Rental housing inspection, single family dwelling, renewal	\$60.00	Resolution 2024-163	Apr-24
	Rental housing re-inspection, single family dwelling, initial	No charge	Resolution 2024-163	Apr-24
	Rental housing re-inspection, single family dwelling, additional	\$30.00	Resolution 2024-163	Apr-24
	Rental housing inspection, duplex dwelling, initial unit	\$60.00	Resolution 2024-163	Apr-24
	Rental housing inspection, duplex dwelling, additional unit	\$30.00	Resolution 2024-163	Apr-24
	Rental housing inspection, duplex dwelling, initial unit renewal	\$60.00	Resolution 2024-163	Apr-24
	Rental housing inspection, duplex dwelling, additional unit renewal	\$30.00	Resolution 2024-163	Apr-24
	Rental housing re-inspection, duplex dwelling, initial unit	No charge	Resolution 2024-163	Apr-24
	Rental housing re-inspection, duplex dwelling, additional per unit	\$30.00	Resolution 2024-163	Apr-24
	Rental housing inspection, multi-family dwelling, initial unit	\$60.00	Resolution 2024-163	Apr-24
	Rental housing inspection, multi-family dwelling, additional unit(s)	\$30.00	Resolution 2024-163	Apr-24
	Rental housing inspection, multi-family dwelling, initial unit renewal	\$60.00	Resolution 2024-163	Apr-24
	Rental housing inspection, multi-family dwelling, additional unit(s) renewal	\$30.00	Resolution 2024-163	Apr-24
	Rental housing re-inspection, multi-family dwelling, initial unit	No charge	Resolution 2024-163	Apr-24
	Rental housing re-inspection, multi-family dwelling, additional per unit	\$30.00	Resolution 2024-163	Apr-24
	No access at time of scheduled inspection(s), per unit	\$30.00	Resolution 2024-163	Apr-24
	Late renewal of existing rental, 30 days past expiration date, per unit	\$30.00	Resolution 2024-163	Apr-24
	Not obtaining a new rental license/registration, after a 30-day notice, per unit	\$100.00	Resolution 2024-163	Apr-24
Miscellaneous Permits				
	Accessory structure, slab, (IRC) flat work only	\$25.00	Resolution 2026-144	Apr-26
	Fence	\$25.00	Resolution 2026-144	Apr-26
	Pool/hot tub, single family dwelling, above ground	\$25.00	Resolution 2026-144	Apr-26
	Pool/hot tub, single family dwelling, in-ground	\$150.00	Resolution 2026-144	Apr-26
	Ramp	\$25.00	Resolution 2026-144	Apr-26
	Retaining wall, single family dwelling	\$25.00	Resolution 2026-144	Apr-26
	Sign, special event, 30 days per calendar year	\$25.00	Resolution 2026-144	Apr-26
	Sign, temporary, 2x3 feet, freestanding, annually	\$10.00	Resolution 2026-144	Apr-26

Fee Type	Description	Amount	Authority	Date
	Standby generator, single family dwelling	\$25.00	Resolution 2026-144	Apr-26
	Temporary, tents/garden center	\$50.00	Resolution 2026-144	Apr-26
	Reinspection, more than one – same project/items	\$50.00	Resolution 2026-144	Apr-26
	Temporary certificate of occupancy limited to 14 days outside of winter-build	No charge	Resolution 2026-144	Apr-26
	1 st extension	\$100.00	Resolution 2026-144	Apr-26
	2 nd extension	\$200.00	Resolution 2026-144	Apr-26
	3 rd and each extension thereafter	\$300.00	Resolution 2026-144	Apr-26
	Occupancy of a building without a valid certificate of occupancy	\$500.00	Resolution 2026-144	Apr-26
	Egress window	Based on valuation	Resolution 2026-144	Apr-26
	Fireplace, other than factory built	Based on valuation	Resolution 2026-144	Apr-26
	Fuel tank	Based on valuation	Resolution 2026-144	Apr-26
	Pergola	Based on valuation	Resolution 2026-144	Apr-26
	Pool house, includes amenity (e.g., bathroom, kitchenette, etc.)	Based on valuation	Resolution 2026-144	Apr-26
	Pool/hot tub (other than single family dwelling)	Based on valuation	Resolution 2026-144	Apr-26
	Remodel, fire/water/wind damage et al	Based on valuation	Resolution 2026-144	Apr-26
	Retaining wall, other than single family dwelling	Based on valuation	Resolution 2026-144	Apr-26
	Signs – building, free-standing, gasoline pump island canopy, ground, menu board, pylon, video et al.	Based on valuation	Resolution 2026-144	Apr-26
	Spray booth	Based on valuation	Resolution 2026-144	Apr-26
	Standby generator, other than single family dwelling	Based on valuation	Resolution 2026-144	Apr-26
	Tower – cell, radio, wind turbine	Based on valuation	Resolution 2026-144	Apr-26
	Shed, includes pool equipment-only structure, per sq. ft.	\$20.00	Resolution 2026-144	Apr-26
	Covered porch/gazebo, (IRC), per sq. ft.	\$20.00	Resolution 2026-144	Apr-26
	Deck, open, (IRC), per sq. ft.	\$12.00	Resolution 2026-144	Apr-26
	Finish basement, new, (IRC), per sq. ft.	\$63.00	Resolution 2026-144	Apr-26
	Unfinished basement, new, (IRC), per sq. ft.	\$31.50	Resolution 2026-144	Apr-26
	Finish basement, existing, (IRC), per sq. ft.	\$31.50	Resolution 2026-144	Apr-26
	Single family dwelling construction, includes additions, 3 or 4 season porches, sunrooms, per sq. ft.	\$175.92	Resolution 2026-144	Apr-26
	Garage, attached & detached, per sq. ft.	\$71.07	Resolution 2026-144	Apr-26
	Urban chicken, new, annual	\$100.00	Resolution 2023-399	Oct-23
	Urban chicken, renewal, annual	\$50.00	Resolution 2023-399	Oct-23
Miscellaneous Service Charges				
	Inspector availability, outside normal business hours, per hour, two (2) hour minimum, pre-payment required	\$75.00	Resolution 2026-144	Apr-26
Moving/Demolition Permits				
	Demolition	\$25.00	Resolution 2026-144	Apr-26
Nuisance Abatements				
	Administration fee	\$30.00	Resolution 2025-195	Apr-25
	Noxious weeds, mowing	Total expense incurred	Ankeny Code Ch. 167	May-25
	Nuisance abatements	Total expense incurred	Ankeny Code Ch. 50	May-25
	Snow removal, sidewalk(s)	Total expense incurred	Ankeny Code Ch. 152	May-25
Plan Review Fees				
	Building permit review – multi-family, commercial (including schools and churches), and industrial type projects	65% of building permit	Resolution 2026-144	Apr-26
Plumbing Permits				
	Residential – addition or remodel	\$50.00	Resolution 2026-144	Apr-26
	Residential – new	\$100.00	Resolution 2026-144	Apr-26

Fee Type	Description	Amount	Authority	Date
	Plumbing fixture on one trap or a set of fixtures on one trap (including water, drainage piping and back flow protection), each	\$7.00	Resolution 2026-144	Apr-26
	Building or mobile home sewer, each	\$15.00	Resolution 2026-144	Apr-26
	Roof drain system per building (inside building)	\$7.00	Resolution 2026-144	Apr-26
	Private sewage disposal system, each	\$40.00	Resolution 2026-144	Apr-26
	Water heater and/or vent, each	\$7.00	Resolution 2026-144	Apr-26
	Fuel gas piping system of one (1) to five (5) outlets, each	\$5.00	Resolution 2026-144	Apr-26
	Fuel gas piping system of six (6) or more outlets, each	\$1.00	Resolution 2026-144	Apr-26
	Industrial waste pretreatment interceptor including its trap & vent, excepting kitchen-type grease interceptors functioning as fixture traps, each	\$7.00	Resolution 2026-144	Apr-26
	Installation, alteration or repair of water piping and/or water treating equipment, each	\$7.00	Resolution 2026-144	Apr-26
	Repair or alteration of drainage or vent piping, each fixture	\$7.00	Resolution 2026-144	Apr-26
	Lawn sprinkler system on any one meter including backflow protection devices, each	\$7.00	Resolution 2026-144	Apr-26
	Atmospheric-type vacuum breakers not included elsewhere, one (1) to five (5), each	\$5.00	Resolution 2026-144	Apr-26
	Atmospheric-type vacuum breakers not included elsewhere, over five (5), each	\$1.00	Resolution 2026-144	Apr-26
	Backflow protective device other than atmospheric-type vacuum breakers, 2-inch diameter or smaller, each	\$7.00	Resolution 2026-144	Apr-26
	Backflow protective device other than atmospheric-type vacuum breakers, over 2-inch diameter, each	\$15.00	Resolution 2026-144	Apr-26
	Grease interceptor, each	\$15.00	Resolution 2026-144	Apr-26
	Each issuing permit	\$20.00	Resolution 2026-144	Apr-26
Sidewalk Permits				
	Sidewalk	\$25.00	Resolution 2026-144	Apr-26

Development Services

Architect Review Board Fees

Residential, up to eight (8) units	\$50.00	Ordinance No. 1570	Mar-07
Multi-family, town center, commercial out-lot, mixed use	\$100.00	Ordinance No. 1570	Mar-07
Re-submittal fee	\$25.00	Ordinance No. 1570	Mar-07
Additions:			
Decks, porches, garages, accessory structures	\$10.00	Ordinance No. 1570	Mar-07
Everything else	\$50.00	Ordinance No. 1570	Mar-07
Signage, each	\$10.00	Ordinance No. 1570	Mar-07

Board of Adjustment Fees (requires Zoning Board of Adjustment action)

Variance, residential	\$145.00	Resolution 2026-145	April-26
Variance, commercial	\$290.00	Resolution 2026-145	April-26
Zoning line adjustment	\$220.00	Resolution 2026-145	April-26
Conditional use permit	\$220.00	Resolution 2026-145	April-26
Special use permit	\$220.00	Resolution 2026-145	April-26

Comprehensive Plan Fees

Land use plan map amendment	\$260.00	Resolution 2026-145	April-26
Land use plan text amendment	\$145.00	Resolution 2026-145	April-26

Map Sales

City map, black and white	\$5.00	Resolution 2007-062	Feb-07
City map, color	\$20.00	Resolution 2007-062	Feb-07

Miscellaneous Service Charges

Easement vacation	\$440.00	Resolution 2026-145	April-26
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Fee Type	Description	Amount	Authority	Date
	Right-of-way vacation	\$440.00	Resolution 2026-145	April-26
Site Plan Review				
	Site plan – one (1) acre or more	\$440.00	Resolution 2026-145	April-26
	Site plan – less than one (1) acre	\$220.00	Resolution 2026-145	April-26
	Site plan amendment – one (1) acre or more	\$440.00	Resolution 2026-145	April-26
	Site plan amendment – less than one (1) acre	\$220.00	Resolution 2026-145	April-26
	Park site dedication fee, per acre	\$35,000.00	Resolution 2026-145	April-26
Subdivision Filing Fees				
	Final plat	\$290.00	Resolution 2026-145	April-26
	Neighborhood plan	\$365.00	Resolution 2026-145	April-26
	Pattern book addition	\$365.00	Resolution 2026-145	April-26
	Pattern book amendment	\$365.00	Resolution 2026-145	April-26
	Plan note revision	\$290.00	Resolution 2026-145	April-26
	Plat of survey	\$70.00	Resolution 2026-145	April-26
	Preliminary plat	\$365.00	Resolution 2026-145	April-26
	Sketch or concept plan	\$365.00	Resolution 2026-145	April-26
	Rural – preliminary plat	\$365.00	Resolution 2026-145	April-26
	Rural – final plat	\$290.00	Resolution 2026-145	April-26
Zoning				
	Ordinance text amendment	\$220.00	Resolution 2026-145	April-26
	Rezoning petition	\$510.00	Resolution 2026-145	April-26
	PUD rezoning	\$730.00	Resolution 2026-145	April-26
	PUD major amendment	\$290.00	Resolution 2026-145	April-26
	PUD minor amendment	\$220.00	Resolution 2026-145	April-26
	R-3A rezoning	\$730.00	Resolution 2026-145	April-26
	R-3A major amendment	\$290.00	Resolution 2026-145	April-26
	R-3A minor amendment	\$220.00	Resolution 2026-145	April-26
	Zoning compliance letter	\$70.00	Resolution 2026-145	April-26

Finance Department

Finance

Cable Franchise Tax				
	Mediacom	5%	Iowa Code Ch. 477A	Dec-25
Convenience/Service Fee				
	Debit and credit card transactions:			
	Non-utility payments	3%	Resolution 2026-190	May-26
	Utility payments, whichever is greater	2.95% of the invoice or \$2.95	Resolution 2026-190	May-26
Miscellaneous Service Charges				
	Returned check or ACH fee	\$20.00	Resolution 2011-277	Sep-11
Utility Franchise Tax				
	Electric franchise:			
	Consumers Energy	2%	Ankeny Code Ch. 116	Apr-11
	MidAmerican Energy	2%	Ankeny Code Ch. 117	Apr-11
	Natural gas franchise:			
	Black Hills Energy	2%	Ankeny Code Ch. 121	Apr-14
	Consumers Energy	2%	Ankeny Code Ch. 116	Apr-11
	MidAmerican Energy	2%	Ankeny Code Ch. 115	Apr-11

Fee Type	Description	Amount	Authority	Date
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Fire Department

Emergency Medical Services

Ambulance Charges

Advanced life support 1, emergency and non-emergency	\$890.00	Resolution 2024-168	Apr-24
Advanced life support 2	\$1,290.00	Resolution 2024-168	Apr-24
Basic life support, emergency and non-emergency	\$744.00	Resolution 2024-168	Apr-24
Mileage, per loaded mile	\$16.00	Resolution 2024-168	Apr-24
Treatment, no transport	\$300.00	Resolution 2024-168	Apr-24
Non-emergent transport, facility, per incident	\$500.00	Resolution 2025-200	Apr-25

Miscellaneous Service Charges

Administrative collection fee	\$30.00	Resolution 2020-157	Mar-20
Special event detail, per hour, minimum of two (2) hours	\$60.00	Resolution 2024-168	Apr-24
Lift assist, facility, per incident	\$500.00	Resolution 2025-200	Apr-25
Lift assist, private resident, first two (2) in a twelve (12) month period	No charge	Resolution 2025-200	Apr-25
Lift assist, private resident, three (3) or more in a twelve (12) month period	\$150.00	Resolution 2025-200	Apr-25

Fire/EMS Administration

False Alarm Fees

First three (3) false alarms, per fiscal year	No charge	Resolution 2024-168	Apr-24
Four (4) or more false alarms, per fiscal year, per occurrence	\$100.00	Resolution 2024-168	Apr-24
Fire alarm testing without proper notification, first time, per fiscal year	No charge	Resolution 2024-168	Apr-24
Fire alarm testing without proper notification, two (2) or more times, per fiscal year, per occurrence	\$100.00	Resolution 2024-168	Apr-24
Non-payment of any false alarm fee, after 30 days	\$200.00	Resolution 2024-168	Apr-24

Operational Permits

Annual business license fee			
Initial application	\$150.00	Resolution 2026-229	Jun-26
Low risk business, renewal	\$25.00	Resolution 2026-229	Jun-26
Moderate risk business, renewal	\$150.00	Resolution 2026-229	Jun-26
High risk business, renewal	\$300.00	Resolution 2026-229	Jun-26
Annual fire inspection	No Charge	Resolution 2022-150	Mar-22
1 st reinspection	No charge	Resolution 2022-150	Mar-22
2 nd reinspection	\$100.00	Resolution 2022-150	Mar-22
3 rd reinspection	\$250.00	Resolution 2022-150	Mar-22
4 th reinspection	\$500.00	Resolution 2022-150	Mar-22
Each additional reinspection	\$500.00	Resolution 2022-150	Mar-22
Permits as outlined in Section 180.09 of the Fire Code Ordinance	\$150.00	Resolution 2025-199	Apr-25

Plan Review Fees

Alternative fire extinguishing systems			
Single system	\$150.00	Resolution 2025-199	Apr-25
Modification each system	\$150.00	Resolution 2025-199	Apr-25
Commercial kitchen hood system, per hood	\$150.00	Resolution 2025-199	Apr-25
Construction permit, flammable or combustible liquid tanks	\$150.00	Resolution 2025-199	Apr-25
Construction permit, LP tank 101 – 500 gallons	\$150.00	Resolution 2025-199	Apr-25

Fee Type	Description	Amount	Authority	Date
	Construction permit, LP tank 501 – 1,000 gallons	\$250.00	Resolution 2025-199	Apr-25
	Fire alarm system 0 – 12,000 square feet	\$250.00	Resolution 2025-199	Apr-25
	Fire alarm system 12,001 – 50,000 square feet	\$500.00	Resolution 2022-150	Mar-22
	Fire alarm system 50,001 – 100,000 square feet	\$750.00	Resolution 2022-150	Mar-22
	Fire alarm system 100,001 – 200,000 square feet	\$1,000.00	Resolution 2022-150	Mar-22
	Fire alarm system 200,001 – 300,000 square feet	\$1,500.00	Resolution 2022-150	Mar-22
	Fire alarm system 300,001 – 400,000 square feet	\$2,000.00	Resolution 2022-150	Mar-22
	Fire alarm system more than 400,000 square feet	\$2,500.00	Resolution 2022-150	Mar-22
	Fire alarm modification 1 – 10 devices	\$150.00	Resolution 2025-199	Apr-25
	Fire alarm modification more than 10 devices	\$250.00	Resolution 2025-199	Apr-25
	Fire pumps	\$250.00	Resolution 2025-199	Apr-25
	Fire sprinkler system 0 – 12,000 square feet	\$250.00	Resolution 2022-150	Mar-22
	Fire sprinkler system 12,001 – 50,000 square feet	\$500.00	Resolution 2022-150	Mar-22
	Fire sprinkler system 50,001 – 100,000 square feet	\$750.00	Resolution 2022-150	Mar-22
	Fire sprinkler system 100,001 – 200,000 square feet	\$1,000.00	Resolution 2022-150	Mar-22
	Fire sprinkler system 200,001 – 300,000 square feet	\$1,500.00	Resolution 2022-150	Mar-22
	Fire sprinkler system 300,001 – 400,000 square feet	\$2,000.00	Resolution 2022-150	Mar-22
	Fire sprinkler system more than 400,000 square feet	\$2,500.00	Resolution 2022-150	Mar-22
	Modification to fire sprinkler system 1 – 20 heads	\$150.00	Resolution 2025-199	Apr-25
	Modification to fire sprinkler system more than 20 heads	\$250.00	Resolution 2025-199	Apr-25
	Spray booths/room, each	\$150.00	Resolution 2025-199	Apr-25
Reports				
	Ambulance reports, each	No charge	Resolution 2024-168	Apr-24
	Fire reports, paper, each	\$10.00	Resolution 2024-168	Apr-24
	Fire reports, electronic, each	No charge	Resolution 2024-168	Apr-24
Township Fire Protection				
	Emergency response services (Fire and/or EMS) for townships	Total expense incurred	28-E agreement	Jun-26

Fire Suppression

Miscellaneous Service Charges

Administrative collection fee		\$30.00	Resolution 2017-107	Mar-17
Response, small fires		\$500.00	Resolution 2025-200	Apr-25
Response, large fires	Iowa Fire Service Annual Hazardous Materials Response Fee Schedule		Resolution 2025-200	Apr-25
Minor extrication		\$500.00	Resolution 2025-200	Apr-25
Major extrication	Iowa Fire Service Annual Hazardous Materials Response Fee Schedule		Resolution 2025-200	Apr-25

Ankeny Kirkendall Public Library

Library

Copy Charges

Computer print				
Black & white pages				
First two (2) pages		No charge	Library Board policy	Jan-26
Each additional page, per side		\$0.25	Library Board policy	Jan-26
Color pages				
First one (1) page		No charge	Library Board policy	Jan-26
Each additional page, per side		\$0.50	Library Board policy	Jan-26

Fee Type	Description	Amount	Authority	Date
Facility Rental				
City Council Chambers:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$25.00	Library Board policy	Jun-25
	Standard, per hour	\$50.00	Library Board policy	Jun-25
	Contracted, per hour	\$100.00	Library Board policy	Jun-25
Meeting Room A:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$25.00	Library Board policy	Jun-25
	Standard, per hour	\$50.00	Library Board policy	Jun-25
	Contracted, per hour	\$100.00	Library Board policy	Jun-25
Meeting Room B:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$12.50	Library Board policy	Jun-25
	Standard, per hour	\$25.00	Library Board policy	Jun-25
	Contracted, per hour	\$50.00	Library Board policy	Jun-25
Meeting Room C:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$12.50	Library Board policy	Jun-25
	Standard, per hour	\$25.00	Library Board policy	Jun-25
	Contracted, per hour	\$50.00	Library Board policy	Jun-25
Meeting Room B & C:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$25.00	Library Board policy	Jun-25
	Standard, per hour	\$50.00	Library Board policy	Jun-25
	Contracted, per hour	\$100.00	Library Board policy	Jun-25
Meeting Room A, B & C:				
	Government, per hour	No charge	Library Board policy	Jun-25
	Non-profit, per hour	\$37.50	Library Board policy	Jun-25
	Standard, per hour	\$75.00	Library Board policy	Jun-25
	Contracted, per hour	\$150.00	Library Board policy	Jun-25
	Cancellation requests submitted within 24 hours of the event, forfeiture	Room rental rate	Library Board policy	Jun-25
	Contracted event time extension, per hour	Room rental rate	Library Board policy	Jun-25
Fines				
Overdue materials:				
	Books, audiobooks, music CDs, DVDs and Blu-Rays, per item, per day, maximum \$5.00 per item	\$0.20	Library Board policy	Jan-26
	Digital projectors, projector screen, slide projector and STEAM kits, per item, per day, maximum \$15.00 per item	\$3.00	Library Board policy	Jan-26
	Facility rental damage or loss of property	Actual costs	Library Board policy	Jan-26
Legal Settlements/Damages				
	Damaged equipment	Repair or replacement cost + \$3.00	Library Board policy	Mar-25
	Damaged materials	Repair or replacement cost + \$3.00	Library Board policy	Mar-25
Lost Materials				
	Lost items	Replacement cost	Library Board policy	Jan-26
	Lost items deleted from the collection	Accrued late fees + \$3.00	Library Board policy	Jan-26
	Lost periodical	\$5.00	Library Board policy	Jan-26
Miscellaneous Service Charges				
	Fax, per transaction	\$1.00	Library Board policy	Jan-26
	Hatch (Makerspace) sublimation printer supplies	\$0.25	Library Board policy	Jan-26
	Hatch (Makerspace) button supplies (10 pack)	\$1.00	Library Board policy	Jan-26

Fee Type	Description	Amount	Authority	Date
	Library card replacement	\$1.00	Library Board policy	Mar-25
	Inter-library loan:			
	Late fees	As charged by the lending library	Library Board policy	Jan-26
	Lost or damaged material	As charged by the lending library	Library Board policy	Jan-26
Other Sales				
	CD, per copy	\$5.00	Library Board policy	Jan-26
	DVD, per copy	\$5.00	Library Board policy	Jan-26
	USB drive, per copy	\$5.00	Library Board policy	Jan-26
Special Programs				
	Cost per individual program	Varies	Library Board policy	Jan-26

Municipal Utilities Department

Development Engineering

Miscellaneous Permits				
	Oversize/overweight permit, annually	\$250.00	Ankeny Code Ch. 66	Apr-14
	Right-of-way (ROW), each	\$100.00	Resolution 2025-406	Sept-25
	Non-franchise utility accommodation:			
	Plan review	\$300.00	Resolution 2025-406	Sept-25
	Occupancy permit – linear utility installations less than 1,000 feet	\$200.00	Resolution 2025-406	Sept-25
	Occupancy permit – linear utility installations greater than 1,000 feet, per linear foot	\$0.25	Resolution 2025-406	Sept-25
	Occupancy permit - underground linear installations greater than 2 feet and vault/manhole structures greater than 6 feet in width	To be prorated by the Public Works Director	Ankeny Code Ch. 122	May-19
	Small wireless facility (SWF) permit			
	Single up-front application, includes up to five (5) SWF	\$500.00	Resolution 2025-406	Sept-25
	SWF beyond five (5) in a single application, each	\$100.00	Resolution 2025-406	Sept-25
	Restoration:			
	Re-stabilization, each	\$50.00	Resolution 2025-406	Sept-25
	Backfill, per 0.75 cubic feet	\$25.00	Resolution 2025-406	Sept-25
	Core hole, each	\$300.00	Resolution 2025-406	Sept-25
	Failure to comply with permit conditions, per day	\$100.00	Resolution 2025-406	Sept-25
	Performance bond	\$25,000.00	Resolution 2025-406	Sept-25
Roadway Signage Reimbursement				
	Black-clad post, per foot	\$10.00	Resolution 2020-155	Mar-20
	Black round post, per foot	\$15.00	Resolution 2020-155	Mar-20
	Intersection control sign	\$90.00	Resolution 2020-155	Mar-20
	Object marker	\$30.00	Resolution 2020-155	Mar-20
	Parking regulation sign	\$50.00	Resolution 2020-155	Mar-20
	Post plate	\$33.00	Resolution 2020-155	Mar-20
	Round post, per foot	\$10.00	Resolution 2020-155	Mar-20
	Speed limit or another regulatory sign	\$70.00	Resolution 2020-155	Mar-20
	Steel post	\$65.00	Resolution 2020-155	Mar-20
	Street name sign	\$85.00	Resolution 2020-155	Mar-20
	Warning sign	\$70.00	Resolution 2020-155	Mar-20
	Wood post	\$80.00	Resolution 2020-155	Mar-20

Fee Type	Description	Amount	Authority	Date
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Sewer Administration

Availability Fees

Sewer availability, monthly, 5/8" meter	\$19.65	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 3/4" meter	\$27.82	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 1" meter	\$44.14	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 1 1/2" meter	\$84.95	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 2" meter	\$133.94	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 3" meter	\$289.05	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 4" meter	\$819.68	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 6" meter	\$1,636.04	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer availability, monthly, 8" meter	\$2,860.58	Ordinance 2255 Ankeny Code Ch. 98	May-26

Hook Up Fees

Sewer connection districts	Varies	Ankeny Code Ch. 94	Varies
Single family dwelling	\$200.00	Ankeny Code Ch. 96	Apr-15
Duplex dwelling	\$400.00	Ankeny Code Ch. 96	Apr-15
Condo, per unit	\$200.00	Ankeny Code Ch. 96	Apr-15
Townhouse, per unit	\$200.00	Ankeny Code Ch. 96	Apr-15
Multi-family dwelling, first unit	\$200.00	Ankeny Code Ch. 96	Apr-15
Multi-family dwelling, second unit	\$100.00	Ankeny Code Ch. 96	Apr-15
Multi-family dwelling, third and subsequent unit(s)	\$50.00	Ankeny Code Ch. 96	Apr-15
Commercial or industrial building	\$200.00	Ankeny Code Ch. 96	Apr-15

Miscellaneous Service Charges

Late payment penalty, delinquent bills not paid within 25 days, added to each bill	5%	Ankeny Code Ch. 92	Apr-12
Non-compliance fee for footing drain connection, per month	\$75.00	Ankeny Code Ch. 103	Oct-22

Sewer Usage

Sewer usage charge, per 1,000 gallons of water consumed, city limits	\$7.26	Ordinance 2255 Ankeny Code Ch. 98	May-26
Sewer usage charge, per 1,000 gallons of water consumed, outside city limits	\$10.89	Ordinance 2255 Ankeny Code Ch. 98	May-26

Solid Waste

Landfill Postclosure Fee

Postclosure landfill services, per month	\$0.05	Resolution 2015-286	Jun-15
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Miscellaneous Service Charges

Miscellaneous clean-up/collection services, per month	\$0.55	Resolution 2015-286	Jun-15
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Solid Waste Recycling Fee

Curbside recycling services, per month	\$4.78	Resolution 2026-153	Apr-26
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Utility Deposits

Deposits

Fee Type	Description	Amount	Authority	Date
	Rental security deposit, required for every customer who is not the property owner	\$100.00	Ankeny Code Ch. 92	Apr-12

Water Administration

Availability Fees

Water availability, monthly, 5/8" meter	\$10.96	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 3/4" meter	\$15.25	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 1" meter	\$23.85	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 1 1/2" meter	\$45.31	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 2" meter	\$71.08	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 3" meter	\$152.67	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 4" meter	\$431.79	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 6" meter	\$861.21	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
Water availability, monthly, 8" meter	\$1,505.35	Ordinance 2251 Ankeny Code Ch. 92	Mar-26

Billing Fees

Hydrant meter rental, monthly, 3/4" meter	\$40.00	Ankeny Code Ch. 92	Aug-18
Hydrant meter rental, monthly, 1" meter	\$50.00	Ankeny Code Ch. 92	Aug-18
Hydrant meter rental, monthly, 3" meter	\$150.00	Ankeny Code Ch. 92	Aug-18

Hook Up Fees

Water connection districts	Varies	Ankeny Code Ch. 94	Varies
Single family dwelling	\$150.00	Ankeny Code Ch. 90	Apr-12
Duplex dwelling	\$300.00	Ankeny Code Ch. 90	Apr-12
Condo, per unit	\$150.00	Ankeny Code Ch. 90	Apr-12
Townhouse, per unit	\$150.00	Ankeny Code Ch. 90	Apr-12
Multi-family dwelling	\$250.00	Ankeny Code Ch. 90	Apr-12
Commercial building	\$250.00	Ankeny Code Ch. 90	Apr-12

Illegal Water Usage

Operation of a curb shut-off valve, first offense	\$250.00	Ankeny Code Ch. 90	Mar-13
Operation of a curb shut-off valve, subsequent offense	\$500.00	Ankeny Code Ch. 90	Mar-13
Operation of a hydrant, first offense	\$750.00	Ankeny Code Ch. 90	Mar-13
Operation of a hydrant, subsequent offense	\$1,000.00	Ankeny Code Ch. 90	Mar-13
Illegal use of water, first offense	\$750.00	Ankeny Code Ch. 90	Mar-13
Illegal use of water, subsequent offense	\$1,000.00	Ankeny Code Ch. 90	Mar-13
Tampering with a meter, first offense	\$750.00	Ankeny Code Ch. 90	Mar-13
Tampering with a meter, subsequent offense	\$1,000.00	Ankeny Code Ch. 90	Mar-13

Meter Sales

5/8" meter	\$422.00	Resolution 2026-227	Jun-26
3/4" meter	\$422.00	Resolution 2026-227	Jun-26
1" meter	\$582.00	Resolution 2026-227	Jun-26
1 1/2" compound meter	\$2,213.00	Resolution 2026-227	Jun-26
2" compound meter	\$2,582.00	Resolution 2026-227	Jun-26
3" compound meter	\$2,858.00	Resolution 2026-227	Jun-26
4" compound meter and larger	Prevailing price + \$298.00	Resolution 2026-227	Jun-26

Fee Type	Description	Amount	Authority	Date
	1 1/2" turbo meter	\$1,778.00	Resolution 2026-227	Jun-26
	2" turbo meter	Prevailing price + \$532.00	Resolution 2026-227	Jun-26
	3" turbo meter and larger	Prevailing price + \$298.00	Resolution 2026-227	Jun-26
Miscellaneous Service Charges				
	Water service restoration, plus all delinquent amounts	\$50.00	Ankeny Code Ch. 92	Apr-12
	Water service restoration, after hours (After 4:00 pm MWRF and after 6:00 pm Tuesdays), plus all delinquent amounts	\$75.00	Ankeny Code Ch. 92	Apr-12
	Meter test fee, 1" or smaller, if meter subsequently tests accurate	\$50.00	Ankeny Code Ch. 91	Aug-18
	Meter test fee, larger than 1", if meter subsequently tests accurate	\$50.00 + calculated staff time	Ankeny Code Ch. 91	Aug-18
	Seasonal meter removal	\$35.00	Ankeny Code Ch. 91	Apr-12
	Seasonal meter reinstallation	\$35.00	Ankeny Code Ch. 91	Apr-12
	Temporary vacancy – disconnect fee, service and billing temporarily discontinued	No charge	Ankeny Code Ch. 92	Apr-12
	Temporary vacancy – reconnect fee, service and billing restored during normal working hours	\$25.00	Ankeny Code Ch. 92	Apr-12
	Temporary vacancy – reconnect fee, service and billing restored after normal working hours	\$40.00	Ankeny Code Ch. 92	Apr-12
	Returned check or ACH fee	\$20.00	Resolution 2011-277	Sep-11
	Late payment penalty, delinquent bills not paid within 25 days, added to each bill	5%	Ankeny Code Ch. 92	Apr-12
Temporary Water Usage				
	Temporary water service application fee	\$100.00	Ankeny Code Ch. 91	Apr-14
Water Usage				
	Water use, first 5,000 gallons, per billing period, per 1,000 gallons, inside city limits	\$7.82	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
	Water use, first 5,000 gallons, per billing period, per 1,000 gallons, outside city limits	\$11.73	Ankeny Code Ch. 92	Mar-26
	Water use, in excess of 5,000 gallons, per billing period, per 1,000 gallons, inside city limits	\$10.96	Ordinance 2251 Ankeny Code Ch. 92	Mar-26
	Water use, in excess of 5,000 gallons, per billing period, per 1,000 gallons, outside city limits	\$16.44	Ankeny Code Ch. 92	Mar-26
	Bulk water, per 1,000 gallons	Two (2) times the standard water rate	Ankeny Code Ch. 92	Aug-18

Parks & Recreation Department

Ankeny Garden Club

Private Contributions

Community garden plot	\$25.00	Council Action 39	Nov-25
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Aquatic Centers

Admissions

Cascade Falls:			
General admission	\$11.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Senior citizen, 60+	\$7.00	Council Action 39	Nov-25
	Children, two (2) and under	\$3.00	Council Action 39	Nov-25
	Flow rider	No charge	Council Action 39	Nov-25
	Lap swim, water walking, 13+	\$4.00	Council Action 39	Nov-25
	Prairie Ridge:			
	General admission	\$7.00	Council Action 39	Nov-25
	Senior citizen, 60+	\$5.00	Council Action 39	Nov-25
	Children, two (2) and under	\$3.00	Council Action 39	Nov-25
	Splash park	No charge	Council Action 39	Nov-25
	Family fun night, per family up to 4	\$12.00	Council Action 39	Nov-25
	Equipment Rental			
	Cascade Falls, locker rental	\$0.50	Council Action 39	Nov-25
	Facility Rental			
	Cascade Falls:			
	Lap rental, 1-hour, resident	\$280.00	Council Action 39	Nov-25
	Lap rental, 1-hour, non-resident	\$420.00	Council Action 39	Nov-25
	Flow rider rental, 1-hour, resident	\$110.00	Council Action 39	Nov-25
	Flow rider rental, if rented in addition to another section, resident	\$55.00	Council Action 39	Nov-25
	Flow rider rental, 1-hour, non-resident	\$165.00	Council Action 39	Nov-25
	Flow rider rental, 1-hour, if rented in addition to another section, non-resident	\$82.50	Council Action 39	Nov-25
	Lazy river rental, 1-hour, resident	\$375.00	Council Action 39	Nov-25
	Lazy river rental, 1-hours, non-resident	\$565.00	Council Action 39	Nov-25
	Zero depth rental, 1-hour, resident	\$175.00	Council Action 39	Nov-25
	Zero depth rental, 1-hour, non-resident	\$265.00	Council Action 39	Nov-25
	Prairie Ridge:			
	Aquatic Center, two (2) hours, resident	\$700.00	Council Action 39	Nov-25
	Aquatic Center, two (2) hours, non-resident	\$1,050.00	Council Action 39	Nov-25
	Birthday party package, resident	\$104.00	Council Action 39	Nov-25
	Birthday party package, non-resident	\$156.00	Council Action 39	Nov-25
	Splash park rental, per hour, resident	\$68.00	Council Action 39	Nov-25
	Splash park rental, per hour, non-resident	\$102.00	Council Action 39	Nov-25
	Recreation Programs			
	Cascade Falls:			
	Adult swim night	\$5.00	Council Action 39	Nov-25
	Flow rider surfing, resident	\$27.00	Council Action 39	Nov-25
	Flow rider surfing, non-resident	\$41.00	Council Action 39	Nov-25
	Flow rider private lessons, resident	\$106.00	Council Action 39	Nov-25
	Flow rider private lessons, non-resident	\$159.00	Council Action 39	Nov-25
	Springboard diving, resident	\$44.00	Council Action 39	Nov-25
	Springboard diving, non-resident	\$66.00	Council Action 39	Nov-25
	Lifeguard training, resident	\$125.00	Council Action 39	Nov-25
	Lifeguard training, non-resident	\$163.00	Council Action 39	Nov-25
	Lifeguarding review, resident	\$70.00	Council Action 39	Nov-25
	Lifeguarding review, non-resident	\$105.00	Council Action 39	Nov-25
	Adult and Pediatric FA/CPR/AED, resident	\$80.00	Council Action 39	Nov-25
	Adult and Pediatric FA/CPR/AED, non-resident	\$120.00	Council Action 39	Nov-25
	Lifeguard Instructor, resident	\$200.00	Council Action 39	Nov-25
	Lifeguard instructor, non-resident	\$300.00	Council Action 39	Nov-25
	Water safety instructor, resident	\$125.00	Council Action 39	Nov-25
	Water safety instructor, non-resident	\$163.00	Council Action 39	Nov-25
	Junior lifeguard training, resident	\$80.00	Council Action 39	Nov-25
	Junior lifeguard training, non-resident	\$120.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Special needs water aerobics, resident	\$16.00	Council Action 39	Nov-25
	Special needs water aerobics, non-resident	\$24.00	Council Action 39	Nov-25
	Prairie Ridge Aquatic Center, splash with a princess, resident	\$29.00	Council Action 39	Nov-25
	Prairie Ridge Aquatic Center, splash with a princess, non-resident	\$44.00	Council Action 39	Nov-25
Season Passes				
	Swim passes, single-person, resident	\$65.00	Council Action 39	Nov-25
	Swim passes, single-person, non-resident	\$98.00	Council Action 39	Nov-25
	Swim passes, key fob replacement	\$5.00	Council Action 39	Nov-25
Swimming Lessons				
	Learn to swim, resident	\$55.00	Council Action 39	Nov-25
	Learn to swim, non-resident	\$83.00	Council Action 39	Nov-25
	Learn to swim, private, resident	\$120.00	Council Action 39	Nov-25
	Learn to swim, private, non-resident	\$180.00	Council Action 39	Nov-25
	Learn to swim, special needs, resident	No charge	Council Action 39	Nov-25
	Learn to swim, special needs, non-resident	No charge	Council Action 39	Nov-25
	Learn to swim, older youth/adult, resident	\$55.00	Council Action 39	Nov-25
	Learn to swim, older youth/adult, non-resident	\$83.00	Council Action 39	Nov-25
	Transfer from one swim section to another after registration	\$5.00	Council Action 39	Nov-25

Community Centers

Admissions

Albaugh Community Center, day pass, resident	\$5.00	Council Action 39	Nov-25
Albaugh Community Center, day pass, non-resident	\$5.00	Council Action 39	Nov-25

Facility Rental

Albaugh Community Center:

Banquet room, Friday/Saturday/Sunday, resident, per hour, six (6) hour minimum	\$110.00	Council Action 39	Nov-25
Banquet room, Friday/Saturday/Sunday, non-resident, per hour, six (6) hour minimum	\$165.00	Council Action 39	Nov-25
Classroom, 5:30pm – 8:30pm Monday-Thursday, resident, per hour	\$25.00	Council Action 39	Nov-25
5:30pm – 8:30pm Monday-Thursday, non-resident, per hour	\$35.00	Council Action 39	Nov-25
Damage deposit	\$500.00	Council Action 39	Nov-25

Lakeside Center:

9am – 3pm, resident	\$360.00	Council Action 39	Nov-25
9am – 3pm, non-resident	\$540.00	Council Action 39	Nov-25
5pm – 12am, resident	\$420.00	Council Action 39	Nov-25
5pm – 12am, non-resident	\$630.00	Council Action 39	Nov-25
9am – 12am, resident	\$900.00	Council Action 39	Nov-25
9am – 12am, non-resident	\$1,350.00	Council Action 39	Nov-25
Each additional hour, resident	\$60.00	Council Action 39	Nov-25
Each additional hour, non-resident	\$90.00	Council Action 39	Nov-25

Outdoor Education Center (May – August):

9am – 3pm, resident	\$204.00	Council Action 39	Nov-25
9am – 3pm, non-resident	\$306.00	Council Action 39	Nov-25
5pm – 12am, resident	\$238.00	Council Action 39	Nov-25
5pm – 12am, non-resident	\$357.00	Council Action 39	Nov-25
9am – 12am, resident	\$510.00	Council Action 39	Nov-25
9am – 12am, non-resident	\$765.00	Council Action 39	Nov-25
Each additional hour, resident	\$34.00	Council Action 39	Nov-25
Each additional hour, non-resident	\$51.00	Council Action 39	Nov-25

Recreation Programs

Fee Type	Description	Amount	Authority	Date
	Burn & build bootcamp, resident	\$46.00	Council Action 39	Nov-25
	Burn & build bootcamp, non-resident	\$69.00	Council Action 39	Nov-25
	Cardio pickleball, resident	\$25.00	Council Action 39	Nov-25
	Cardio pickleball, non-resident	\$38.00	Council Action 39	Nov-25
	Drop-in single fitness class	\$10.00	Council Action 39	Nov-25
	Drop shot pickleball clinic, resident	\$7.00	Council Action 39	Nov-25
	Drop shot pickleball clinic, non-resident	\$11.00	Council Action 39	Nov-25
	Gentle yoga, resident	\$46.00	Council Action 39	Nov-25
	Gentle yoga, non-resident	\$69.00	Council Action 39	Nov-25
	Indoor golf, junior clinics, resident	\$94.00	Council Action 39	Nov-25
	Indoor golf, junior clinics, non-resident	\$141.00	Council Action 39	Nov-25
	Indoor golf, private 1-hour lesson, resident	\$80.00	Council Action 39	Nov-25
	Indoor golf, private 1-hour lesson, non-resident	\$120.00	Council Action 39	Nov-25
	Indoor golf, private lesson package (3 lessons), resident	\$210.00	Council Action 39	Nov-25
	Indoor golf, private lesson package (3 lessons), non-resident	\$315.00	Council Action 39	Nov-25
	Indoor golf simulator, per hour	\$25.00 - \$35.00	Council Action 39	Nov-25
	Line dancing, resident	\$18.00	Council Action 39	Nov-25
	Line dancing, non-resident	\$27.00	Council Action 39	Nov-25
	Pickleball Drills & Thrills clinic, resident	\$7.00	Council Action 39	Nov-25
	Pickleball Drills & Thrills clinic, non-resident	\$11.00	Council Action 39	Nov-25
	Pickleball league, 12 games & tournament, resident	\$62.00	Council Action 39	Nov-25
	Pickleball league, 12 games & tournament, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Pickleball t-shirts	\$20.00	Council Action 39	Nov-25
	Senior strength, resident	\$46.00	Council Action 39	Nov-25
	Senior strength, non-resident	\$69.00	Council Action 39	Nov-25
	Urban pole walking	No charge	Council Action 39	Nov-25
	Yoga for strength, resident	\$46.00	Council Action 39	Nov-25
	Yoga for strength, non-resident	\$69.00	Council Action 39	Nov-25
	Zumba gold, resident	\$46.00	Council Action 39	Nov-25
	Zumba gold, non-resident	\$69.00	Council Action 39	Nov-25
Season Passes				
Albaugh Community Center:				
	General membership, resident	\$94.00	Council Action 39	Nov-25
	General membership, non-resident	\$140.00	Council Action 39	Nov-25
	Senior membership, 60+, resident	\$47.00	Council Action 39	Nov-25
	Senior membership, 60+, non-resident	\$94.00	Council Action 39	Nov-25
	Key fob replacement	\$5.00	Council Action 39	Nov-25
Special Programs				
	Ankeny Art Center programs, adult, resident	\$36.00	Council Action 39	Nov-25
	Ankeny Art Center programs, adult, non-resident	\$54.00	Council Action 39	Nov-25
	Day trips or tours, resident	Varies	Council Action 39	Nov-25
	Day trips or tours, non-resident	Varies	Council Action 39	Nov-25
	Dinner delights, resident	\$165.00	Council Action 39	Nov-25
	Dinner delights, non-resident	\$247.50	Council Action 39	Nov-25
	Indoor concert	\$13.00	Council Action 39	Nov-25
	Senior Expo, attendees	No charge	Council Action 39	Nov-25
	Senior Expo, vendors	\$160.00	Council Action 39	Nov-25

Golf Course Banquet Services

Equipment Rental

Dance floor	\$150.00	Council Action 39	Nov-25
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Fee Type	Description	Amount	Authority	Date
	Easel	\$10.00	Council Action 39	Nov-25
	Podium	\$25.00	Council Action 39	Nov-25
	Projection screen	\$25.00	Council Action 39	Nov-25
	Projector	\$30.00	Council Action 39	Nov-25
	TV and/or slideshow	\$30.00	Council Action 39	Nov-25
	Wireless microphone	\$30.00	Council Action 39	Nov-25
Facility Rental				
	Pinnacle Club, Monday-Thursday, per hour, minimum two (2) hours	\$200.00	Council Action 39	Nov-25
	Pinnacle Club, Friday-Sunday, per hour, minimum two (2) hours	\$250.00	Council Action 39	Nov-25
	Apex/Summit Rooms, Monday-Thursday, per hour, minimum two (2) hours	\$150.00	Council Action 39	Nov-25
	Apex/Summit Rooms, Friday-Sunday, per hour, minimum two (2) hours	\$200.00	Council Action 39	Nov-25
	Honors Rooms, Monday-Friday, per hour, minimum two (2) hours	\$100.00	Council Action 39	Nov-25
Weddings at the Pinnacle Club				
	Wedding reception, 6-hour, Monday-Sunday	\$2,200.00	Council Action 39	Nov-25
	Additional hours, per hour	\$100.00	Council Action 39	Nov-25
	Custodial fee	\$100.00	Council Action 39	Nov-25
	Patio wedding ceremony, 3-hour, Monday-Sunday	\$500.00	Council Action 39	Nov-25
	Ceremony chair rental, per chair	\$3.00	Council Action 39	Nov-25
	Bar service, per hour	\$25.00	Council Action 39	Nov-25
	Cake cutting fee	\$75.00	Council Action 39	Nov-25
	Wedding slide show	\$30.00	Council Action 39	Nov-25

Golf Course Pro Shop

Admissions

Adult, 18 holes, walking, weekend	\$43.00	Council Action 39	Nov-25
Adult, 18 holes, walking, weekday	\$33.00	Council Action 39	Nov-25
Adult, 9 holes, walking, weekend	\$28.00	Council Action 39	Nov-25
Adult, 9 holes, walking, weekday	\$23.00	Council Action 39	Nov-25
Senior/Junior, 18 holes, walking, weekend	\$37.00	Council Action 39	Nov-25
Senior/Junior, 18 holes, walking, weekday	\$28.00	Council Action 39	Nov-25
Senior/Junior, 9 holes, walking, weekend	\$28.00	Council Action 39	Nov-25
Senior/Junior, 9 holes, walking, weekday	\$23.00	Council Action 39	Nov-25
Outings, walking, weekend	\$45.00	Council Action 39	Nov-25
Outings, walking, weekday	\$33.00	Council Action 39	Nov-25
Summer twilight, after 2:00 pm, walking, weekends	\$35.00	Council Action 39	Nov-25
Summer twilight, after 2:00 pm, walking, weekdays	\$27.00	Council Action 39	Nov-25
League, walking, weekday	\$21.00	Council Action 39	Nov-25

Driving Range Fees

Range pass per basket, approximately 30 balls	\$5.00	Council Action 39	Nov-25
Range pass – 50 baskets	\$225.00	Council Action 39	Nov-25
Range pass – 100 baskets	\$400.00	Council Action 39	Nov-25
Range pass – 200 baskets	\$700.00	Council Action 39	Nov-25

Equipment Rental

Golf clubs, 9 holes	\$15.00	Council Action 39	Nov-25
Golf clubs, 18 holes	\$25.00	Council Action 39	Nov-25
Pull cart, 9 holes	\$2.00	Council Action 39	Nov-25
Pull cart, 18 holes	\$4.00	Council Action 39	Nov-25

Golf Cart Fees

18 holes, per seat	\$18.00	Council Action 39	Nov-25
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Fee Type	Description	Amount	Authority	Date
	9 holes, per seat	\$14.00	Council Action 39	Nov-25
	18 holes, single rider	\$8.00	Council Action 39	Nov-25
	9 holes, single rider	\$4.00	Council Action 39	Nov-25
	League, weekday, per seat	\$10.00	Council Action 39	Nov-25
Recreation Programs				
	Operation State Champ, juniors, resident	\$82.00	Council Action 39	Nov-25
	Operation State Champ, juniors, non-resident	\$123.00	Council Action 39	Nov-25
	Pee-wee juniors, resident	\$68.00	Council Action 39	Nov-25
	Pee-wee juniors, non-resident	\$102.00	Council Action 39	Nov-25
Season Passes				
	Adult membership, Monday-Thursday, walking	\$1,300.00	Council Action 39	Nov-25
	Adult membership, Monday-Thursday, with cart	\$2,100.00	Council Action 39	Nov-25
	Senior, 60+ weekday only, Monday-Thursday, walking	\$1,090.00	Council Action 39	Nov-25
	Senior, 60+ weekday only, Monday-Thursday, with cart	\$1,890.00	Council Action 39	Nov-25
	Junior pass, Monday-Thursday	\$371.00	Council Action 39	Nov-25
	Links card	\$350.00	Council Action 39	Nov-25
	Links card, per round	\$30.00	Council Action 39	Nov-25

Hawkeye Park Sports Complex

Facility Rental

Adult field rental, per hour	\$30.00	Council Action 39	Nov-25
Additional remark, dragging and/or lining	\$20.00	Council Action 39	Nov-25
Complex fee, organized tournaments only or restroom access	\$50.00	Council Action 39	Nov-25
Miracle League field rental, private, per hour	\$30.00	Council Action 39	Nov-25
Sand volleyball court rental, per court, per hour	\$20.00	Council Action 39	Nov-25

User Group Fees

Hawkeye Park player fees, per player	\$5.00	Council Action 39	Nov-25
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Park Administration

Dog Park

Dog Park season passes, resident	\$30.00	Council Action 39	Nov-25
Dog Park season passes, non-resident	\$45.00	Council Action 39	Nov-25
Spring Pooch Pawty	\$5.00	Council Action 39	Nov-25
Howl-o-ween Party	\$5.00	Council Action 39	Nov-25

Facility Rental

Bandshell, private, resident	\$230.00	Council Action 39	Nov-25
Bandshell, private, non-resident	\$345.00	Council Action 39	Nov-25
Ankeny Market Pavilion (AMP), private, resident	\$400.00	Council Action 39	Nov-25
Ankeny Market Pavilion (AMP), private, non-resident	\$600.00	Council Action 39	Nov-25
Ankeny Market Pavilion (AMP), tables and chairs	\$200.00	Council Action 39	Nov-25
Centennial Park shelter, resident	\$40.00	Council Action 39	Nov-25
Centennial Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
Cherry Glen Park field, per hour	\$40.00	Council Action 39	Nov-25
Crestbruck Park shelter, resident	\$40.00	Council Action 39	Nov-25
Crestbruck Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
Dean Park shelter, resident	\$40.00	Council Action 39	Nov-25
Dean Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
Deer Creek Park shelter, resident	\$40.00	Council Action 39	Nov-25
Deer Creek Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
Georgetown Park shelter, resident	\$40.00	Council Action 39	Nov-25
Georgetown Park shelter, non-resident	\$60.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Hawkeye Park shelter, resident	\$40.00	Council Action 39	Nov-25
	Hawkeye Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
	Midway Park shelter, resident	\$40.00	Council Action 39	Nov-25
	Midway Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
	Miracle Park north shelter, resident	\$40.00	Council Action 39	Nov-25
	Miracle Park north shelter, non-resident	\$60.00	Council Action 39	Nov-25
	North Creek Park shelter, resident	\$40.00	Council Action 39	Nov-25
	North Creek Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
	Otter Creek Park field, per hour	\$30.00	Council Action 39	Nov-25
	Sawgrass Park shelter, resident	\$40.00	Council Action 39	Nov-25
	Sawgrass Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
	Summerfest Park shelter, resident	\$40.00	Council Action 39	Nov-25
	Summerfest Park shelter, non-resident	\$60.00	Council Action 39	Nov-25
	Sunrise Park field, per hour	\$30.00	Council Action 39	Nov-25
	Sunrise Park shelter (with indoor restrooms), resident	\$60.00	Council Action 39	Nov-25
	Sunrise Park shelter (with indoor restrooms), non-resident	\$90.00	Council Action 39	Nov-25
	Sunset Park field, per hour	\$30.00	Council Action 39	Nov-25
	Sunset Park shelter (with indoor restrooms), resident	\$60.00	Council Action 39	Nov-25
	Sunset Park shelter (with indoor restrooms), non-resident	\$90.00	Council Action 39	Nov-25
	Westwinds Park shelter, resident	\$40.00	Council Action 39	Nov-25
	Westwinds Park shelter, non-resident	\$60.00	Council Action 39	Nov-25

Park Dedication

Private Contributions

Bench	\$1,300.00	Council Action 39	Nov-25
Picnic table	\$1,500.00	Council Action 39	Nov-25
Sports equipment	\$250.00	Council Action 39	Nov-25
Tree	\$500.00	Council Action 39	Nov-25

Prairie Ridge Sports Complex

Facility Rental

Tournament rental, baseball fields, per field	\$60.00	Council Action 39	Nov-25
Tournament rental, softball fields, per field	\$50.00	Council Action 39	Nov-25
Tournament rental, additional remark, dragging and/or lining	\$25.00	Council Action 39	Nov-25
Tournament rental, temporary mounds, per hour	\$25.00	Council Action 39	Nov-25
Tournament rental, soccer field U9 & under/FB 70%, per field, per day	\$90.00	Council Action 39	Nov-25
Tournament rental, soccer field U10-U12/FB 80%, per field, per day	\$120.00	Council Action 39	Nov-25
Tournament rental, soccer field U13 & above/FB 100%, per field, per day	\$150.00	Council Action 39	Nov-25
Tournament rental, soccer field set up if not using existing dimensions	\$500.00	Council Action 39	Nov-25
Tournament rental, team fee to Ankeny Little League, per game	\$10.00	Council Action 39	Nov-25
Tournament rental, team fee to Iowa Rush Soccer, per game	\$5.00	Council Action 39	Nov-25
Tournament rental, team fee to Ankeny Girls Softball, per game	\$5.00	Council Action 39	Nov-25
Youth field rental, game ready, public, per hour	\$60.00	Council Action 39	Nov-25
Youth field rental, practice only, public, per hour	\$40.00	Council Action 39	Nov-25
Adult field rental, game ready, public, per hour	\$80.00	Council Action 39	Nov-25
Adult field rental, practice only, public, per hour	\$60.00	Council Action 39	Nov-25

Miscellaneous Service Charges

Fee Type	Description	Amount	Authority	Date
	Tournament rental, lights, per hour, one (1) hour minimum	\$25.00	Council Action 39	Nov-25
	Tournament rental, extra services, per hour	\$25.00	Council Action 39	Nov-25
Prairie Ridge Maintenance Reimbursement				
	Sports group lease agreements	Varies	Varies	Apr-25
User Group Fees				
	Prairie Ridge Sports Complex fee, per field, per day	\$25.00	Council Action 39	Nov-25

Rally Complex

Facility Rental				
	Youth field rental, game ready, public, per hour	\$60.00	Council Action 39	Nov-25
	Youth field rental, practice only, public, per hour	\$40.00	Council Action 39	Nov-25
	Pickleball court rental, public, per court, per hour	\$10.00	Council Action 39	Nov-25
	Pickleball court rental, tournament/event, per court, per hour, minimum five (5) courts	\$10.00	Council Action 39	Nov-25
User Group Fees				
	Pickleball court rental, tournament/event, complex fee	\$100.00	Council Action 39	Nov-25

Recreation

Adult Recreation				
	AR Workshop art classes, contracted programming	Varies	Council Action 39	Nov-25
	Bags, spring league, resident	\$43.00	Council Action 39	Nov-25
	Bags, spring league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Bags, fall league, resident	\$29.00	Council Action 39	Nov-25
	Bags, fall league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Bags, Summerfest tournament	\$20.00	Council Action 39	Nov-25
	Bags, registration late fee	\$10.00	Council Action 39	Nov-25
	Bags, Hawkeye Park user fee, per team	\$5.00	Council Action 39	Nov-25
	Kickball, fall league, resident	\$158.00	Council Action 39	Nov-25
	Kickball, fall league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Kickball, spring league, resident	\$248.00	Council Action 39	Nov-25
	Kickball, spring league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Kickball, registration late fee	\$25.00	Council Action 39	Nov-25
	Kickball, Hawkeye Park user fee, per team	\$10.00	Council Action 39	Nov-25
	Miracle league	No charge	Council Action 39	Nov-25
	Pickleball league, resident	\$62.00	Council Action 39	Nov-25
	Pickleball league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Pickleball tournament, spring & fall, resident	\$26.00	Council Action 39	Nov-25
	Pickleball tournament, spring & fall, non-resident	\$39.00	Council Action 39	Nov-25
	Pickleball clinics, Lifetime Fitness, resident	\$62.00	Council Action 39	Nov-25
	Pickleball clinics, Lifetime Fitness, non-resident	\$93.00	Council Action 39	Nov-25
	Pickleball, registration late fee	\$10.00	Council Action 39	Nov-25
	Salsa dancing, resident	\$68.00	Council Action 39	Nov-25
	Salsa dancing, non-resident	\$102.00	Council Action 39	Nov-25
	Softball, officiated, fall men's, resident	\$283.00	Council Action 39	Nov-25
	Softball, officiated, fall men's, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Softball, officiated, men's, resident	\$524.00	Council Action 39	Nov-25
	Softball, officiated, men's, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Softball, un-officiated, spring coed, resident	\$254.00	Council Action 39	Nov-25
	Softball, un-officiated, spring coed, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Softball, un-officiated, fall coed, resident	\$137.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Softball, un-officiated, fall coed, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Softball, un-officiated, Summerfest tournament	\$244.00	Council Action 39	Nov-25
	Softball, registration late fee	\$25.00	Council Action 39	Nov-25
	Softball, Hawkeye Park user fee, per team	\$75.00	Council Action 39	Nov-25
	Tae Kwon Do, resident	\$82.00	Council Action 39	Nov-25
	Tae Kwon Do, non-resident	\$123.00	Council Action 39	Nov-25
	Tennis clinics, adult, resident	\$62.00	Council Action 39	Nov-25
	Tennis clinics, adult, non-resident	\$93.00	Council Action 39	Nov-25
	Volleyball, court, coed, resident	\$286.00	Council Action 39	Nov-25
	Volleyball, court, coed, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Volleyball, court, men's, resident	\$286.00	Council Action 39	Nov-25
	Volleyball, court, men's, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Volleyball, court, women's, resident	\$286.00	Council Action 39	Nov-25
	Volleyball, court, women's, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Volleyball, court, registration late fee	\$25.00	Council Action 39	Nov-25
	Volleyball, sand, fall league, resident	\$142.00	Council Action 39	Nov-25
	Volleyball, sand, fall league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Volleyball, sand, spring league, resident	\$224.00	Council Action 39	Nov-25
	Volleyball, sand, spring league, non-resident, additional per player	\$10.00	Council Action 39	Nov-25
	Volleyball, sand, Summerfest tournament	\$70.00	Council Action 39	Nov-25
	Volleyball, sand, registration late fee	\$25.00	Council Action 39	Nov-25
	Volleyball, sand, Hawkeye Park user fee, per team	\$20.00	Council Action 39	Nov-25
	Yoga in the Park	No charge	Council Action 39	Nov-25
Gym Rentals				
	Cancellation fee	\$10.00	Council Action 39	Nov-25
	Abbie Grove, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Abbie Grove, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Ashland Ridge, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Ashland Ridge, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Crocker, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Crocker, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	East, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	East, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Heritage, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Heritage, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Northeast, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Northeast, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Northview east gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Northview east gym, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Northview main gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Northview south gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Northwest, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Northwest, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Parkview east gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Parkview east gym, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Parkview main gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Prairie Ridge east gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Prairie Ridge east gym, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Prairie Ridge main gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Prairie Trail, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Prairie Trail, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Rock Creek, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Rock Creek, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Southeast, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Southeast, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Southview aux gym, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Southview east gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Southview main gym, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Terrace, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
	Terrace, half court gym rental, per hour	\$25.00	Council Action 39	Nov-25
	Westwood, full court gym rental, per hour	\$50.00	Council Action 39	Nov-25
Miscellaneous				
	Blue/gray shirts	\$14.00	Council Action 39	Nov-25
Youth Recreation				
	All-Around Athlete, resident	\$57.00	Council Action 39	Nov-25
	All-Around Athlete, non-resident	\$86.00	Council Action 39	Nov-25
	All day athlete lock-in, resident	\$38.00	Council Action 39	Nov-25
	All day athlete lock-in, non-resident	\$57.00	Council Action 39	Nov-25
	Ankeny Art Center programs, youth	Varies	Council Action 39	Nov-25
	AR Workshop art classes	Varies	Council Action 39	Nov-25
	Babysitting class, resident	\$52.00	Council Action 39	Nov-25
	Babysitting class, non-resident	\$78.00	Council Action 39	Nov-25
	Basketball, 2-3 grade, resident	\$75.00	Council Action 39	Nov-25
	Basketball, 2-3 grade, non-resident	\$113.00	Council Action 39	Nov-25
	Basketball, 4-7 grade, resident	\$108.00	Council Action 39	Nov-25
	Basketball, 4-7 grade, non-resident	\$162.00	Council Action 39	Nov-25
	Basketball, Hoop Stars Camp, resident	\$88.00	Council Action 39	Nov-25
	Basketball, Hoop Stars Camp, non-resident	\$132.00	Council Action 39	Nov-25
	Basketball, Little Dunkers, resident	\$42.00	Council Action 39	Nov-25
	Basketball, Little Dunkers, non-resident	\$63.00	Council Action 39	Nov-25
	Basketball, Winter Hoop Stars, resident	\$59.00	Council Action 39	Nov-25
	Basketball, Winter Hoop Stars, non-resident	\$89.00	Council Action 39	Nov-25
	Basketball, registration late fee	\$10.00	Council Action 39	Nov-25
	Balloon twisting, resident	\$15.00	Council Action 39	Nov-25
	Balloon twisting, non-resident	\$23.00	Council Action 39	Nov-25
	Baton, summer session, resident	\$50.00	Council Action 39	Nov-25
	Baton, summer session, non-resident	\$75.00	Council Action 39	Nov-25
	Begin 2 Win programs, resident	\$33.00	Council Action 39	Nov-25
	Begin 2 Win programs, non-resident	\$50.00	Council Action 39	Nov-25
	Blank Park Zoo Nature Club	Varies	Council Action 39	Nov-25
	Blast Ball, 3-year old, resident	\$36.00	Council Action 39	Nov-25
	Blast Ball, 3-year old, non-resident	\$54.00	Council Action 39	Nov-25
	Blast Ball, 4-year old, resident	\$36.00	Council Action 39	Nov-25
	Blast Ball, 4-year old, non-resident	\$54.00	Council Action 39	Nov-25
	Blast Ball, registration late fee	\$10.00	Council Action 39	Nov-25
	Brainiac summer camp	Varies	Council Action 39	Nov-25
	Build2Break: breakdancing, resident	\$80.00	Council Action 39	Nov-25
	Build2Break: breakdancing, resident	\$120.00	Council Action 39	Nov-25
	Challenge island summer camps, resident	\$284.00	Council Action 39	Nov-25
	Challenge island summer camps, non-resident	\$426.00	Council Action 39	Nov-25
	Cheerleading, resident	\$50.00	Council Action 39	Nov-25
	Cheerleading, non-resident	\$75.00	Council Action 39	Nov-25
	Computer classes, youth tech	Varies	Council Action 39	Nov-25
	Encore Dance Academy program, resident	\$57.00	Council Action 39	Nov-25
	Encore Dance Academy program, non-resident	\$86.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	E-sports game night, resident	\$26.00	Council Action 39	Nov-25
	E-sports game night, non-resident	\$39.00	Council Action 39	Nov-25
	Father/daughter dance, resident	\$40.00	Council Action 39	Nov-25
	Father/daughter dance, non-resident	\$60.00	Council Action 39	Nov-25
	Fishing Derby	No charge	Council Action 39	Nov-25
	Fun with science, resident	\$17.00	Council Action 39	Nov-25
	Fun with science, non-resident	\$26.00	Council Action 39	Nov-25
	Friday Fun Night, resident	\$22.00	Council Action 39	Nov-25
	Friday Fun Night, non-resident	\$33.00	Council Action 39	Nov-25
	Hola Amigos Spanish!, resident	\$75.00	Council Action 39	Nov-25
	Hola Amigos Spanish!, non-resident	\$113.00	Council Action 39	Nov-25
	Kindermusik with Pied Piper Studios, resident	\$87.00	Council Action 39	Nov-25
	Kindermusik with Pied Piper Studios, non-resident	\$131.00	Council Action 39	Nov-25
	Kids create art classes	Varies	Council Action 39	Nov-25
	Kids Maker's Market, resident	\$21.00	Council Action 39	Nov-25
	Kids Maker's Market, non-resident	\$32.00	Council Action 39	Nov-25
	Lacrosse Camp, with gear, resident	\$44.00	Council Action 39	Nov-25
	Lacrosse Camp, with gear, non-resident	\$66.00	Council Action 39	Nov-25
	Lacrosse Camp, without gear, resident	\$49.00	Council Action 39	Nov-25
	Lacrosse Camp, without gear, non-resident	\$74.00	Council Action 39	Nov-25
	Laser tag, resident	\$35.00	Council Action 39	Nov-25
	Laser tag, non-resident	\$52.50	Council Action 39	Nov-25
	Letter to Santa	No charge	Council Action 39	Nov-25
	Lil' Ninjas, resident	\$71.00	Council Action 39	Nov-25
	Lil' Ninjas, non-resident	\$107.00	Council Action 39	Nov-25
	Little Artist, resident	\$34.00	Council Action 39	Nov-25
	Little Artist, non-resident	\$51.00	Council Action 39	Nov-25
	Live Healthy Track Meet	No charge	Council Action 39	Nov-25
	Magicamp, resident	\$55.00	Council Action 39	Nov-25
	Magicamp, non-resident	\$83.00	Council Action 39	Nov-25
	Magiclass, parent/child, resident	\$50.00	Council Action 39	Nov-25
	Magiclass, parent/child, non-resident	\$75.00	Council Action 39	Nov-25
	Miracle League	No charge	Council Action 39	Nov-25
	Nerf Night, resident	\$28.00	Council Action 39	Nov-25
	Nerf Night, non-resident	\$42.00	Council Action 39	Nov-25
	Parkour, resident	\$77.00	Council Action 39	Nov-25
	Parkour, non-resident	\$116.00	Council Action 39	Nov-25
	Pickleball clinics, resident	\$63.00	Council Action 39	Nov-25
	Pickleball clinics, non-resident	\$95.00	Council Action 39	Nov-25
	Pink Stew Entertainment Programs, resident	Varies	Council Action 39	Nov-25
	Pink Stew Entertainment Programs, non-resident	Varies	Council Action 39	Nov-25
	Skateboarding 101, resident	\$38.00	Council Action 39	Nov-25
	Skateboarding 101, non-resident	\$57.00	Council Action 39	Nov-25
	Safe at Home by Safe Sitter, resident	\$33.00	Council Action 39	Nov-25
	Safe at Home by Safe Sitter, non-resident	\$50.00	Council Action 39	Nov-25
	Soccer, Fall, resident	\$55.00	Council Action 39	Nov-25
	Soccer, Fall, non-resident	\$83.00	Council Action 39	Nov-25
	Soccer, Hot Shots Camp, resident	\$60.00	Council Action 39	Nov-25
	Soccer, Hot Shots Camp, non-resident	\$90.00	Council Action 39	Nov-25
	Soccer, Tiny Tot, resident	\$36.00	Council Action 39	Nov-25
	Soccer, Tiny Tot, non-resident	\$54.00	Council Action 39	Nov-25
	Soccer, Indoor, resident	\$42.00	Council Action 39	Nov-25
	Soccer, Indoor, non-resident	\$63.00	Council Action 39	Nov-25

Fee Type	Description	Amount	Authority	Date
	Soccer, starts at home with Iowa Rush, resident	\$27.00	Council Action 39	Nov-25
	Soccer, starts at home with Iowa Rush, non-resident	\$41.00	Council Action 39	Nov-25
	Soccer, registration late fee	\$10.00	Council Action 39	Nov-25
	Softball, girls, 6U	AGSA sets fee	Council Action 39	Nov-25
	Softball, girls, 8U	AGSA sets fee	Council Action 39	Nov-25
	Softball, girls, 9U	AGSA sets fee	Council Action 39	Nov-25
	Softball, girls, 10U/11U	AGSA sets fee	Council Action 39	Nov-25
	Softball, girls, 12U/14U	AGSA sets fee	Council Action 39	Nov-25
	Softball, girls, registration late fee	\$10.00	Council Action 39	Nov-25
	Sylvan Learning Center camps, resident	\$150.00	Council Action 39	Nov-25
	Sylvan Learning Center camps, non-resident	\$225.00	Council Action 39	Nov-25
	T-ball, resident	\$36.00	Council Action 39	Nov-25
	T-ball, non-resident	\$54.00	Council Action 39	Nov-25
	T-ball, registration late fee	\$10.00	Council Action 39	Nov-25
	Tennis Clinics, resident	\$63.00	Council Action 39	Nov-25
	Tennis Clinics, non-resident	\$95.00	Council Action 39	Nov-25
	Tippi Toes dance, resident	\$104.00	Council Action 39	Nov-25
	Tippi Toes dance, non-resident	\$156.00	Council Action 39	Nov-25
	Tot flag football, resident	\$36.00	Council Action 39	Nov-25
	Tot flag football, non-resident	\$54.00	Council Action 39	Nov-25
	Tot flag football, registration late fee	\$10.00	Council Action 39	Nov-25
	Triathlon Prep Program, resident	\$73.00	Council Action 39	Nov-25
	Triathlon Prep Program, non-resident	\$110.00	Council Action 39	Nov-25
	Tumble Tots, resident	\$57.00	Council Action 39	Nov-25
	Tumble Tots, non-resident	\$86.00	Council Action 39	Nov-25
	Ultimate disc league camp, resident	\$87.00	Council Action 39	Nov-25
	Ultimate disc league camp, non-resident	\$131.00	Council Action 39	Nov-25
	Volleyball, grade 4-7 youth, resident	\$62.00	Council Action 39	Nov-25
	Volleyball, grade 4-7 youth, non-resident	\$93.00	Council Action 39	Nov-25
	Volleyball, Spikefest Camp, resident	\$93.00	Council Action 39	Nov-25
	Volleyball, Spikefest Camp, non-resident	\$140.00	Council Action 39	Nov-25
	Volleyball, little spikers, resident	\$47.00	Council Action 39	Nov-25
	Volleyball, little spikers, non-resident	\$71.00	Council Action 39	Nov-25
	Volleyball, registration late fee	\$10.00	Council Action 39	Nov-25
	Youth triathlon, resident	\$44.00	Council Action 39	Nov-25
	Youth triathlon, non-resident	\$66.00	Council Action 39	Nov-25

Police Department

Animal Control

Miscellaneous Service Charges

Animal impound	\$45.00	Ankeny Code Ch. 55	Jan-11
Service fee, licensed animal	\$25.00	Ankeny Code Ch. 55	Jan-11
Service fee, unlicensed animal	\$45.00	Ankeny Code Ch. 55	Jan-11
Failure to license fee, first offense	\$50.00	Ankeny Code Ch. 56	Apr-14
Failure to license fee, second and subsequent offense(s)	\$100.00	Ankeny Code Ch. 56	Apr-14

Police Administration

Miscellaneous Service Charges

Rape aggression defense (RAD) class fee	\$35.00	Resolution 2020-156	Mar-20
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Fee Type	Description	Amount	Authority	Date
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Police Operations

Fines

Noise control	\$100.00	Ankeny Code Ch. 44	Jun-20
Parking tickets – regular violation	\$15.00	Ankeny Code Ch. 70	Dec-20
Parking tickets – snow ordinance and/or restricted winter parking on narrow streets	\$40.00	Ankeny Code Ch. 70	Dec-20
Parking tickets – improper use of a persons with disabilities parking permit	\$100.00	Ankeny Code Ch. 70	Dec-20

Police OT Reimbursement

Regular - special detail event-per hour, two (2) hour minimum based on 1.5 times the top hourly pay rate of an officer, plus administrative costs of 12.65%	Actual costs based on current pay scale	Resolution 2024-166	Mar-24
Holiday - special detail event-per hour, two (2) hour minimum based on 2.0 times the top hourly pay rate of an officer, plus administrative costs of 12.65%	Actual costs based on current pay scale	Resolution 2024-166	Mar-24

Police Support Services

Alarm Permits

New	\$25.00	Resolution 2025-205	Apr-25
New – late registration penalty	\$50.00	Resolution 2025-205	Apr-25
Renewal	\$15.00	Resolution 2025-205	Apr-25
Renewal – late registration penalty	\$25.00	Resolution 2025-205	Apr-25
Alarm system with a duress, one-plus duress, or holdup alarm	\$25.00	Resolution 2025-205	Apr-25

False Alarm Fees

4th false alarm per 365-day period	\$50.00	Resolution 2025-205	Apr-25
5th false alarm per 365-day period	\$75.00	Resolution 2025-205	Apr-25
6th and subsequent false alarm per 365-day period	\$100.00	Resolution 2025-205	Apr-25
Alarm business employee causes a false alarm	\$50.00	Resolution 2025-205	Apr-25
Alarm business employee knowingly makes false statements	\$200.00	Resolution 2025-205	Apr-25
Alarm business failure to verify alarm before contacting law enforcement	\$100.00	Resolution 2025-205	Apr-25
False alarm education program fee	\$10.00	Resolution 2025-205	Apr-25

Fingerprinting

Residents	\$15.00	Resolution 2020-156	Mar-20
Non-residents	\$20.00	Resolution 2020-156	Mar-20
Government/School District	\$10.00	Resolution 2020-156	Mar-20
Third or more card, each	\$5.00	Resolution 2020-156	Mar-20

Police OT Reimbursement

Regular - special detail event-per hour, two (2) hour minimum based on 1.5 times the top hourly pay rate of an officer, plus administrative costs of 12.65%	Actual costs based on current pay scale	Resolution 2024-166	Mar-24
Holiday - special detail event-per hour, two (2) hour minimum based on 2.0 times the top hourly pay rate of an officer, plus administrative costs of 12.65%	Actual costs based on current pay scale	Resolution 2024-166	Mar-24

Reports

Incident report	\$5.00	Resolution 2023-149	Apr-23
Call for service information	\$5.00	Resolution 2023-149	Apr-23

Fee Type	Description	Amount	Authority	Date
	Digital media, per CD	\$5.00	Resolution 2025-196	Apr-25
	Digital media, per DVD	\$5.00	Resolution 2025-196	Apr-25
	Digital media, per flash drive	\$10.00	Resolution 2025-196	Apr-25
	Public records request			
	Records, copies, shipping and handling	Actual cost incurred	Resolution 2025-196	Apr-25
	Administration fee, first 30 minutes	No charge	Resolution 2025-196	Apr-25
	Administration fee, per hour	Employee hourly rate	Resolution 2025-196	Apr-25
	Personal local record check	\$5.00	Resolution 2020-156	Mar-20
	Letter size, 8.5"x11", black & white, per copy	\$0.25	Resolution 2025-196	Apr-25
	Letter size, 8.5"x11", color, per copy	\$0.50	Resolution 2025-196	Apr-25
	Legal size, 8.5"x14", black & white, per copy	\$0.25	Resolution 2025-196	Apr-25
	Ledger size, 11"x17", black & white, per copy	\$0.30	Resolution 2025-196	Apr-25

Public Works Department

Storm Water Administration

Grading Permits

Construction Site Erosion and Sediment Control (COSESCO) permit	\$300.00	Resolution 2025-206	Apr-25
per acre or portion thereof for sites over one (1) acre total	\$75.00	Resolution 2025-206	Apr-25
COSESCO permit for sites less than one (1) acre total	\$200.00	Resolution 2025-206	Apr-25

Miscellaneous Service Charges

Late payment penalty, delinquent bills not paid within 25 days, added to each bill	5%	Ankeny Code Ch. 92	Apr-12
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Other Reimbursements

Storm water management facility maintenance inspection	Actual costs	Individual contracts	Varies
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Utility Service Fees

Storm water management fees			
Underdeveloped, flat rate, per month	No charge	Ankeny Code Ch. 107	May-24
Single-family and two family residential, per month, per ERU, max 4 ERUs	\$8.50	Ordinance 2254 Ankeny Code Ch. 107	May-26
Commercial, industrial and multi-family, per month, per ERU, max 110 ERUs	\$8.50	Ordinance 2254 Ankeny Code Ch. 107	May-26

Risk Management Fund

Risk Management

Damage to Public Infrastructure

Damage to public infrastructure such as, but not limited to, fire hydrants, traffic signs and signals, and vehicles, caused by a vehicle accident	Actual cost for repair or replacement	Iowa Code Ch. 321.493	Dec-22
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ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Ord 2260 Consider motion to accept third consideration of **ORDINANCE 2260**, an Ordinance vacating a Public Ingress/Egress Easement, located on Outlot U, Spectrum 36 Plat 1 and Outlot Y, Spectrum 36 Plat 2, sending it on its final passage and publication as required by law.

Consider motion to adopt **RESOLUTION** authorizing the sale of property vacated by the City of Ankeny, Iowa, to Threshold Development, LLC.

ORIGINATING DEPARTMENT
Development Services

COUNCIL GOAL
Ensure Economic Vitality

ACTION REQUESTED
Ordinance – 3rd Reading
Motion
LEGAL

EXECUTIVE SUMMARY

Threshold Development, LLC has requested the vacation of a Public Ingress/Egress Easement located on Outlot U, Spectrum 36 Plat 1, and Outlot Y, Spectrum 36 Plat 2 to facilitate future development of the sites. This ingress/egress easement served as a maintenance access route for maintaining the Otter Creek Trunk Sewer. With the development of the Spectrum 36 area and extensions of public right-of-way along NE Spectrum Drive, all public purposes served by said easement are no longer necessary. Any future easement needs will be provided during the platting process of either outlot.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve the request to vacate the Public Ingress/Egress Easement.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

Legal publication and notification.

ACTION REQUESTED

ATTACHMENTS

1. Ordinance
2. Easement Exhibit A
3. Aerial Map
4. Applicant Letter
5. Resolution
6. Quit Claim Deed

WHEN RECORDED RETURN TO:

City of Ankeny, City Clerk
410 W 1st Street
Ankeny, IA 50023

Preparer Information: Jake Heil, City of Ankeny, Iowa, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023

Phone: (515) 963-3544

ORDINANCE

**ORDINANCE VACATING A PUBLIC INGRESS/EGRESS EASEMENT, LOCATED ON
OUTLOT U, SPECTRUM 36 PLAT 1 AND OUTLOT Y, SPECTRUM 36 PLAT 2**

WHEREAS, pursuant to notice published in the manner required by law, on the 1st day of June, 2026, the City Council of the City of Ankeny, Iowa, held a public hearing to consider a request to vacate a public ingress/egress easement, as shown on the attached Exhibit A; and

WHEREAS, the City Council finds that all public purpose served by said easement is no longer necessary; and

WHEREAS, the City Council has determined that it is in the best interest of the citizens of Ankeny that said easement be vacated.

BE IT ENACTED by the City Council of the City of Ankeny, Iowa:

SECTION I. The City of Ankeny does hereby vacate and release said easement, as shown on the attached Exhibit A.

SECTION II. All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.

SECTION III. This Ordinance shall be in effect upon its final passage and publication as required by law.

PASSED AND APPROVED this 6th day of July, 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

**PUBLISHED IN
THE DES MOINES REGISTER
ON THE _____ DAY OF _____, 2026**

**1st Con _____ (Public Hearing)
2nd Con _____
3rd Con _____**

EXHIBIT A

A STRIP OF LAND 20.00 FEET IN WIDTH ACROSS THE NORTH ONE-HALF OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 80 NORTH, RANGE 23 WEST OF THE 5TH P.M., POLK COUNTY, IOWA BEING SITUATED 10.00 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 6: THENCE 500° 09' 53" W, 15.24 FEET ALONG THE EAST LINE OF SAID SECTION 6: THENCE N89° 52' 08" W, 33.00 FEET TO A POINT ON THE WEST RIGHT OF WAY LINE OF N.E. 29TH STREET AND THE POINT OF BEGINNING: THENCE CONTINUING N 89° 52' 08" W. 906.79 FEET: THENCE S 61° 50' 36" W. 84.44 FEET: THENCE S 37° 50' 43" W, 108.85 FEET: THENCE S02° 36' 11" W, 160.97 FEET, TO THE BEGINNING OF A CURVE TANGENT TO SAID LINE: THENCE SOUTHERLY, SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY, 39.62 FEET ALONG THE CURVE CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 20.00 FEET AND A CENTRAL ANGLE OF 113° 20' 25" AND BEING SUBTENDED BY A CHORD WHICH BEARS S 59° 21' 23" W. 33.45 FEET; THENCE N63° 53' 24" W TANGENT TO SAID CURVE, 335.54 FEET; THENCE N 80° 21' 12" W, 69.21 FEET; THENCE S 43° 40' 56" W, 261.72 FEET: THENCE N 81° 57' 30" W. 75.16 FEET: THENCE N58° 01' 12" W, 106.93 FEET: THENCE S 74° 40' 18" W, 78.08 FEET: THENCE S 14° 42' 28" W. 130.22 FEET; THENCE S 11° 41' 26" E, 119.44 FEET: THENCE S 20° 56' 04" W, 58.08 FEET: THENCE S 58° 33' 02" W, 166.41 FEET; THENCE S 11° 45' 54" W, 109.03 FEET; THENCE S 70° 19' 07" W, 172.49 FEET TO A POINT ON THE EASTERLY END OF THE 100' WIDE TEMPORARY CONSTRUCTION EASEMENT; AND THERE TERMINATING, CONTAINING IN ITS WIDTH 1.37 ACRES.

27.00
1106 gm



Doc ID: 020708710004 Type: GEN
Recorded: 01/07/2008 at 10:31:29 AM
Fee Amt: \$27.00 Page 1 of 4
Revenue Tax: \$0.00
Polk County Iowa
JULIE M. HAGGERTY RECORDER
File# 2008-00052433

BK 12503 PG 26-29

RETURN TO:

Prepared by: James E. Graham, 1715 South G Avenue, Nevada, Iowa 50201
For: City of Ankeny, 210 S. Ankeny Blvd., Ankeny, Iowa 50021

(515) 382-1698
(515) 963-3523

SANITARY SEWER EASEMENT

KNOW ALL BY THESE PRESENT:

That we, the undersigned, **OTTER CREEK LAND AND CATTLE, L.C.**, for the consideration of Two Thousand Three Hundred Forty and No/100 --- (\$2,340.00) --- DOLLARS and other valuable consideration in hand paid by the CITY OF ANKENY, IOWA, a municipal corporation, do grant and convey unto the City of Ankeny, Iowa, a perpetual easement for sanitary sewer right-of-way under, through and across the following described real estate, which includes the right to enter, reenter, construct, maintain, repair, and replace a sanitary sewer, together with necessary appurtenances:

Perpetual Sewer Easement

A strip of land 30.00 feet in width in the Northwest Quarter of the Southeast Quarter of Section 6, Township 80 North, Range 23 West of the 5th P.M., Polk County, Iowa as shown on the Plat of Easement attached hereto and by reference made a part hereof, and being more particularly described as follows:

Commencing at the East Quarter Corner of said Section 6; thence N89°59'25"W, 2324.13 feet along the North line of the Southeast Quarter of said Section 6; thence S00°00'35"W, 825.19 feet to the point of beginning; thence S35°23'00"E, 30.00 feet; thence S54°37'00"W, 191.74 feet to a point on the Easterly right of way line of U.S. Interstate #35; thence N13°15'01"W, 32.39 feet along said line; thence N54°37'00"E, 179.53 feet to the point of beginning, containing 0.13 acres.

That said perpetual easement is granted unto the City of Ankeny, Iowa, for the purpose of the construction, installation, maintenance, repair and replacement of the following described public improvement:

Sanitary Sewer

In connection herewith it is specifically agreed that by this perpetual easement, the City of Ankeny shall have the right to enter upon said premises as shall be necessary to construct, reconstruct, inspect, repair, operate and maintain, repair and replace a sanitary sewer, and service any and all of said improvements and all appurtenances thereto, together with the right to use and operate said improvements as it deems necessary.

That said municipal corporation shall restore said described land to a satisfactory condition after construction and any other entry on said land in substantially the same condition as prior to entry.

It is further agreed that the grantors may make any lawful use of said land, except that no permanent structures shall be built or placed upon the above described perpetual easement, and that if such improvements are built or constructed, in violation of this perpetual easement, the City of Ankeny shall in no way be responsible for any damages thereto resulting from the construction, maintenance or repair of the aforesaid improvements.

That the grantors do hereby covenant with said grantee, that said grantors hold said real estate by fee simple title; that they have good and lawful authority to sell and convey the same, that said grantors covenant to warrant and defend the said premises against the lawful claims of all persons whomsoever.

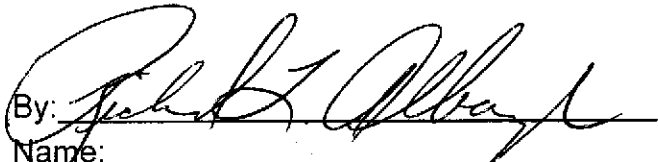
The City of Ankeny shall exercise due care in entering or reentering said real estate and shall compensate the grantors for actual damages caused to said real estate or to grantors' remaining property.

The City of Ankeny shall hold grantors harmless and indemnify grantors from any liability incurred by grantors as a result of the City's exercise of the granted rights.

IN WITNESS WHEREOF I have hereunto affixed my hands this

21 day of December, 2007.

OTTER CREEK LAND AND CATTLE, L.C.

By: 
Name:
Title:

By: _____
Name:
Title:

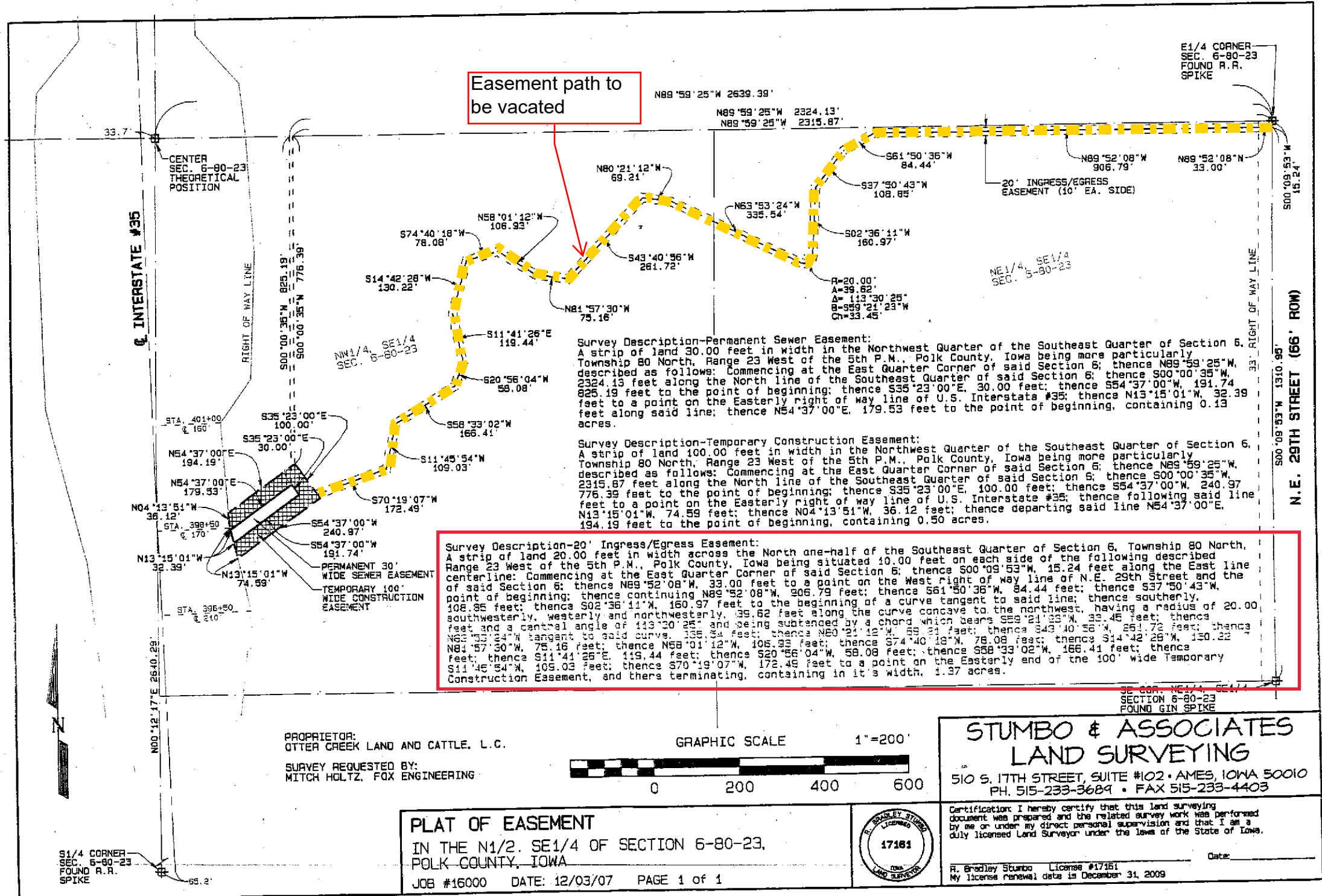
STATE OF IOWA :
COUNTY OF STORY : SS

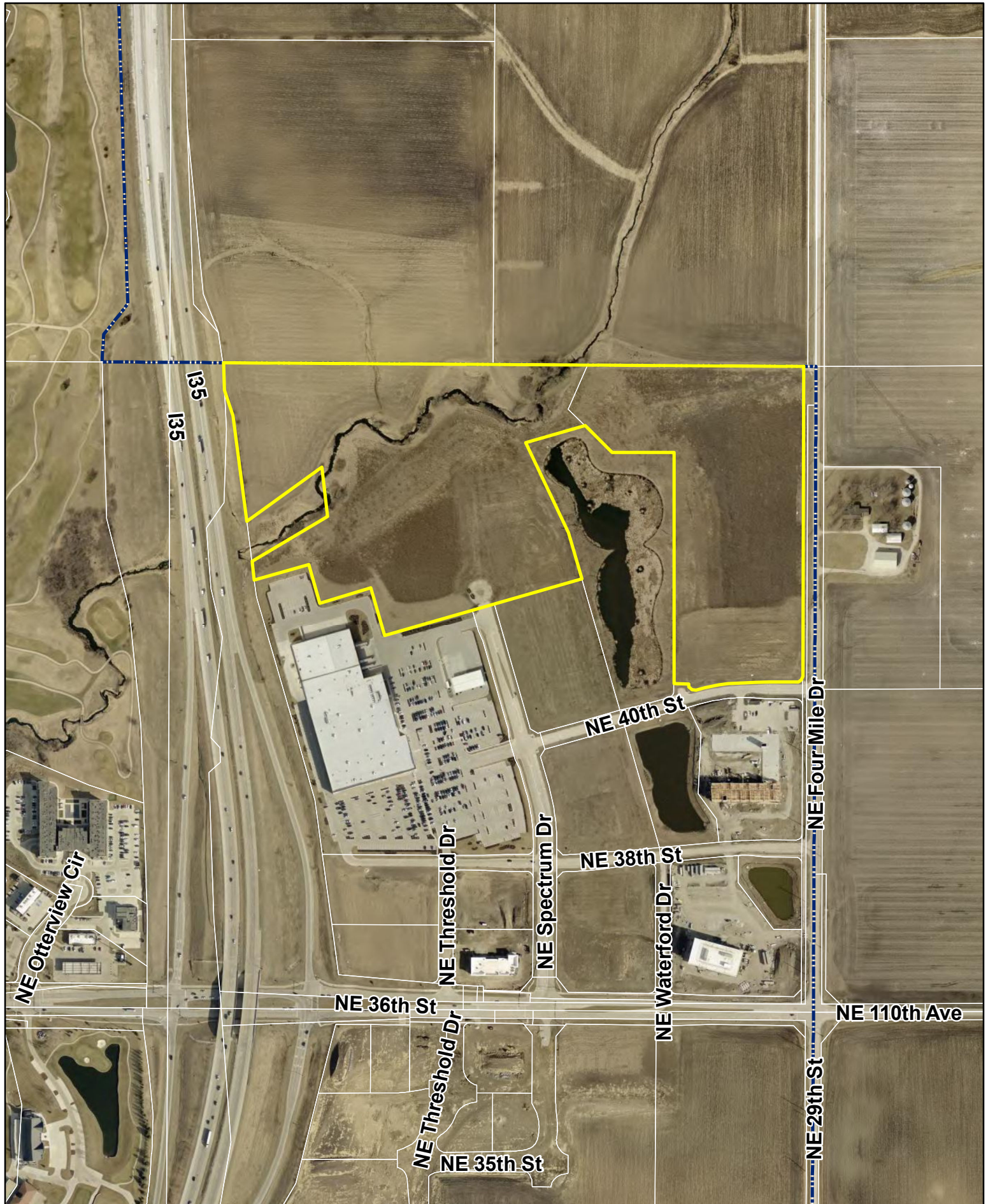
On this 21 day of December, 2007, before me, the undersigned, a Notary Public in and for the State of Iowa personally appeared Richard L. Albough

To me known to be the identical person(s) named in and who executed the within and foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.




Notary in and for the State of Iowa





April 29, 2026

Honorable Mayor & City Council
City of Ankeny
220 West 1st Street
Ankeny, Iowa 50023

RE: SPECTRUM 36
INGRESS_EGRESS EASEMENT VACATION REQUEST
S&A PROJECT NO. 126.0447.01

Dear Honorable Mayor and City Council Members:

On behalf of Threshold Development, LLC, please find the accompanying request to vacate an ingress-egress easement located in the northern portion of the Spectrum 36 development.

This ingress-egress easement was granted to the City in 2007 when the Otter Creek Trunk sewer was extended under Interstate 35 and stopped at the east ROW line of the interstate. This easement provided the City an access route from County NE 29th Street westerly along the south side of Otter Creek to reach what was at that time, the uppermost Otter Creek trunk sewer manhole for sewer maintenance as needed.

Since that time, the Otter Creek Trunk Sewer and NE Spectrum Drive have been extended with permanent easements and ROW to provide access to the Otter Creek trunk sewer and subsequent lateral sewers. This ingress-egress easement is no longer necessary and thus the request to vacate it from land that will be developed as future residential areas in the Spectrum 36 development

Please feel free to contact me at your convenience should you have any questions or comments. Thank you for your thoughtful consideration.

Sincerely,
SNYDER AND ASSOCIATES, INC.



Jon L. Hanson, P.E.

cc: Brian Martin, Threshold Development
file

RESOLUTION

RESOLUTION AUTHORIZING THE SALE OF PROPERTY VACATED BY THE CITY OF ANKENY, IOWA, TO THRESHOLD DEVELOPMENT, LLC

WHEREAS, by Ordinance No. 2260 the City has vacated certain property, as shown on the attached Exhibit A; and

WHEREAS, Threshold Development, LLC has offered to purchase said property for an amount equal to the costs incurred by the City to vacate said property; and

WHEREAS, a public hearing on said vacation and sale was held on the 1st day of June, 2026, pursuant to published notice as required by law; and

WHEREAS, this Council, having heard all comments for and against said offer to purchase said property, determines that the offer should be accepted.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Ankeny, Iowa:

1. That the City accepts the offer of Threshold Development, LLC to purchase, for an amount equal to the costs incurred by the City in preparing all proceedings and documents necessary to affect vacation and conveyance, the property as shown on the attached Exhibit A; and
2. That the Mayor and City Clerk are hereby authorized and directed to execute and deliver a quit claim deed conveying the aforesaid property to the purchaser upon receipt of the full amount of the purchase price. The Clerk shall compute such amount.

PASSED AND APPROVED this 6th day of July, 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

WHEN RECORDED RETURN TO:

City of Ankeny, City Clerk
410 W 1st Street
Ankeny, IA 50023

Preparer Information: Jake Heil, City of Ankeny, Iowa, 1210 NW Prairie Ridge Drive, Ankeny, IA 50023

Phone: (515) 963-3544

Address Tax Statements: Threshold Development, LLC, 7049 Vista Drive, West Des Moines, IA 50266

QUIT CLAIM DEED

BE IT KNOWN BY ALL:

That the CITY OF ANKENY, IOWA, a municipal corporation of the County of Polk, State of Iowa, in consideration of the sum of ONE AND NO/100 DOLLARS (\$1.00) in hand paid by Threshold Development, LLC, does hereby QUIT CLAIM unto said Threshold Development, LLC, all its right, title, and interest in and to the following described property situated in Polk County, Iowa, to-wit:

SEE ATTACHED EXHIBIT A

No Declaration of Value is required under the conditions of Exemption No. 6. No transfer tax is required; consideration is less than \$500.00, and the Grantor is a municipal corporation.

DATED this 6th day of July, 2026.

CITY OF ANKENY, IOWA

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

STATE OF IOWA, COUNTY OF POLK, ss:

On this 6th day of July, 2026, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Bobbi B. Bentz and Michelle Yuska, to me personally known, who being by me duly sworn did say that they are the Mayor and City Clerk, respectively, of the City of Ankeny, Iowa; that the seal affixed to the above and foregoing instrument is the corporate seal of said corporation, and that said instrument was signed pursuant to a Resolution adopted by the City Council of Ankeny, Iowa, on the 6th day of July, 2026, and the said Bobbi B. Bentz and Michelle Yuska acknowledged the execution of said instrument to be their voluntary act and deed and the voluntary act and deed of said corporation, by it and by them voluntarily executed.

Notary Public in and for the State of Iowa



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Ord 2261 Consider motion to accept third consideration of **ORDINANCE 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, sending it on its final passage and publication as required by law.

ORIGINATING DEPARTMENT
City Manager's Office

COUNCIL GOAL

ACTION REQUESTED
Ordinance – 3rd Reading
LEGAL
No legal review required

EXECUTIVE SUMMARY

The proposed amendments revise Chapter 31 to better align the City's Human Rights Commission with its intended advisory and referral role. The ordinance clarifies that the Commission is nonjudicial in nature, recognizes the authority of the Iowa Office of Civil Rights, and emphasizes the use of that agency's procedures and programs. The revised purpose language also removes older policy language that is broader than the current operational role described in the proposed chapter amendments.

A key amendment is the revision to member terms from three years to two years. This change is mandatory as a result of Senate File 579, signed by Governor Reynolds on March 10, 2026, and effective July 1, 2026. The ordinance has therefore been drafted to bring Chapter 31 into compliance with state law.

CITY MANAGER/STAFF RECOMMENDATIONS:

Consider motion to accept third consideration of ORDINANCE 2261.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

The City does not anticipate a fiscal impact associated with the proposed changes to Chapter 31.

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

ATTACHMENTS

1. Ord - Chapter 31 HRC - Redlined
2. Ord - Chapter 31 HRC - Revised Ordinance

ORDINANCE XXXX

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

BE IT ENACTED by the City Council of the City of Ankeny, Iowa:

SECTION 1. SECTION MODIFIED: That Section 31.01 Purpose of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.01 PURPOSE.

~~The purpose of this chapter is to establish a nonjudicial Human Rights Commission consistent with the Iowa Civil Rights Act; to recognize the authority of the Iowa Civil Rights Commission and foster use of its procedures and programs; and to proclaim a public policy of nondiscrimination by securing freedom from discriminatory practices, protecting individual dignity, ensuring their full productive capacities, preserving the public safety, health, and general welfare, and promoting the interests, rights, and privileges of individual citizens within the City.~~

The purpose of this chapter is to establish a nonjudicial Human Rights Commission consistent with the Iowa Civil Rights Act; to recognize authority of the Iowa Office of Civil Rights and foster use of its procedures and programs.

SECTION 2. SECTION MODIFIED: That Section 31.03 Commission Appointed of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.03 COMMISSION APPOINTED.

1. The City Human Rights Commission shall consist of ~~five~~three (~~5~~3) members appointed by the Mayor with approval of the City Council. ~~Appointments shall take into consideration the various racial, religious, cultural, and social groups and geographical areas within the City insofar as may be practicable.~~
2. The term of appointment shall be ~~two~~three (~~2~~3) years from January 1 of the year in which the appointment is made, except that for the purpose of maintaining an appropriate staggering of terms, the Mayor may prescribe a shorter term for any appointment or reappointment. In the event that a vacancy occurs in the membership of the commission by death, resignation or otherwise prior to the normal expiration of the appointee's term, the Mayor, with the approval of the City Council, shall appoint a person to serve out the remainder of the unexpired term.
3. Any member or all members of the commission may be removed from office at any time by the Mayor with the approval of the City Council. The commission shall annually elect one of its members to be Chairperson.
4. The members of the commission shall serve without salary, wages or other compensation provided that they may receive reimbursement for actual and necessary expenses incurred as

allowed by the City Council pursuant to such procedures and policies, ~~for the reimbursement of expenses as shall be established by the City from time to time.~~

5. The members of the commission shall meet as needed to carry out the purpose of the commission. The members shall establish such procedures and policies as needed~~ed~~ for that purpose.

SECTION 3. SECTION MODIFIED: That Section 31.04 Powers and Duties of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.04 POWERS AND DUTIES.

The commission's powers and duties include:

1. ~~Receiving information, concerns, or inquiries from residents regarding human rights matters and referring such matters to the appropriate City official, the Iowa Office of Civil Rights, or another agency having jurisdiction. Studying the existence, character, causes, and extent of discrimination within the City because of race, creed, color, sex, sexual orientation, gender identity, national origin, religion, ancestry or disability, and to attempt the elimination of such discrimination by education and understanding.~~
2. ~~Assisting the City with promoting public awareness, and education concerning human rights, and equal opportunity non-discrimination principles through informational activities and as approved by the City. Promoting good will among the various racial, religious, and ethnic groups within the City and to minimize or eliminate discriminatory practices.~~
3. Providing intake assistance for complaints from individuals who may be victims of discriminatory practices and refer such complaints to the Iowa Office of Civil Rights~~Iowa Civil Rights Commission~~ for investigation and adjudication.
4. ~~With approval of the City Council and with the assistance of the City staff, receiving administering, dispensing and accounting for any City funds that may be allocated, any donations that may be voluntarily contributed to the commission, or any grants that may be awarded to the commission for furthering the purposes of this chapter.~~
5. ~~Making recommendations to the City Council for such further legislation concerning discrimination because of race, creed, color, sex, sexual orientation, gender identity, national origin, religion, ancestry or disability as it may deem necessary and desirable.~~
6. Preparing and transmitting to the City Manager, Mayor and City Council an annual written report describing activities and functions. ~~from time to time, as deemed necessary by the commission, through written report or oral presentation to the City Council, describing its activities and functions.~~

SECTION 4. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION 5. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval, and publication as provided by law.

PASSED at Ankeny, Iowa, this BLANK day of BLANK MONTH, 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

Published in the
Des Moines Register
on the BLANK day of BLANK MONTH, 2026

1st Consideration 00/00/2026
2nd Consideration 00/00/2026
3rd Consideration 00/00/2026

ORDINANCE XXXX

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

BE IT ENACTED by the City Council of the City of Ankeny, Iowa:

SECTION 1. SECTION MODIFIED: That Section 31.01 Purpose of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.01 PURPOSE.

The purpose of this chapter is to establish a nonjudicial Human Rights Commission consistent with the Iowa Civil Rights Act; to recognize authority of the Iowa Office of Civil Rights and foster use of its procedures and programs.

SECTION 2. SECTION MODIFIED: That Section 31.03 Commission Appointed of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.03 COMMISSION APPOINTED.

1. The City Human Rights Commission shall consist of three (3) members appointed by the Mayor with approval of the City Council.
2. The term of appointment shall be two (2) years from January 1 of the year in which the appointment is made, except that for the purpose of maintaining an appropriate staggering of terms, the Mayor may prescribe a shorter term for any appointment or reappointment. In the event that a vacancy occurs in the membership of the commission by death, resignation or otherwise prior to the normal expiration of the appointee's term, the Mayor, with the approval of the City Council, shall appoint a person to serve out the remainder of the unexpired term.
3. Any member or all members of the commission may be removed from office at any time by the Mayor with the approval of the City Council. The commission shall annually elect one of its members to be Chairperson.
4. The members of the commission shall serve without salary, wages or other compensation provided that they may receive reimbursement for actual and necessary expenses incurred as allowed by the City Council pursuant to such procedures and policies.
5. The members of the commission shall meet as needed to carry out the purpose of the commission. The members shall establish such procedures and policies as needed for that purpose.

SECTION 3. SECTION MODIFIED: That Section 31.04 Powers and Duties of the Code of Ordinances of the City of Ankeny, Iowa, is repealed and the following adopted in lieu thereof:

31.04 POWERS AND DUTIES.

The commission's powers and duties include:

1. Receiving information, concerns, or inquiries from residents regarding human rights matters and referring such matters to the appropriate City official, the Iowa Office of Civil Rights, or another agency having jurisdiction.
2. Assisting the City with promoting public awareness, and education concerning human rights, and equal opportunity non-discrimination principles through informational activities and as approved by the City.
3. Providing intake assistance for complaints from individuals who may be victims of discriminatory practices and refer such complaints to the Iowa Office of Civil Rights for investigation and adjudication.
4. Preparing and transmitting to the City Manager, Mayor and City Council an annual written report describing activities and functions.

SECTION 4. SEVERABILITY CLAUSE. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision, or part thereof not adjudged invalid or unconstitutional.

SECTION 5. WHEN EFFECTIVE. This ordinance shall be in effect from and after its final passage, approval, and publication as provided by law.

PASSED at Ankeny, Iowa, this BLANK day of BLANK MONTH, 2026.

Bobbi B. Bentz, Mayor

ATTEST:

Michelle Yuska, City Clerk

Published in the
Des Moines Register
on the BLANK day of BLANK MONTH, 2026

1st Consideration 00/00/2026
2nd Consideration 00/00/2026
3rd Consideration 00/00/2026



ANKENY CITY COUNCIL

Ankeny City Council Agenda

July 6, 2026
5:30 PM

Bobbi Bentz, Mayor
Todd Shafer, Mayor Pro Tem

Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

ITEM NAME

Boards & Mayoral Appointments to Boards and Commissions
Commissions

ORIGINATING DEPARTMENT COUNCIL GOAL
City Clerk

ACTION REQUESTED
Motion
LEGAL

EXECUTIVE SUMMARY

The Mayor requests that council approve the recommendations she is making for appointments to Boards and Commissions.

- Cultural Arts Board: Appoint Rachel Bennett and Sue Hudson to a four-year term, expiring April 30, 2030, and Paul Haugen to fill a four-year term, expiring April 30, 2027.
- Economic Development Council: Reappoint Amy Wiederin and Blaine Tuttle to a three-year term, expiring June 30, 2029
- Human Rights Commission: Appoint Amy Ratekin to fill a two-year term effective July 17, 2026, expiring December 31, 2027, and Monica Goodlett to fill a two-year term effective July 17, 2026, expiring December 31, 2026.
- Library Board of Trustees: Reappoint Heather Stephenson and appoint Julie Heitz to a four-year term, expiring June 30, 2030.

CITY MANAGER/STAFF RECOMMENDATIONS:

Approve appointments as presented.

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S)

FISCAL IMPACT

PUBLIC OUTREACH EFFORTS

ACTION REQUESTED

Consider motion approving Mayoral appointments to Boards and Commissions as presented.

ATTACHMENTS

1. 2026-7-6 Boards and Commissions Appointments (3)

Boards and Commissions Appointments

Board or Commission	Seat Number	Current Appointment	Term Expires	Reappointment Application Received	Appointment 7/06/2026	New Term Expires
Cultural Arts Board	4	Vacant	4/30/2030		Rachel Bennett	4/30/2030
Cultural Arts Board	5	Vacant	4/30/2030		Sue Hudson	4/30/2030
Cultural Arts Board	7	Bill Konnath	4/30/2027	resigned	Paul Haugen	4/30/2027
Economic Development Council	1	Vacant	6/30/2026		*	6/30/2029
Economic Development Council	2	Amy Wiederin	6/30/2026	Yes	Amy Wiederin	6/30/2029
Economic Development Council	3	Blaine Tuttle	6/30/2026	Yes	Blaine Tuttle	6/30/2029
Economic Development Council	4	Bethanie Langner	6/30/2027	resigned	*	
Economic Development Council	9	Vacant	6/30/2028		*	
Human Rights Commission	1	Vacant	12/31/2027		Amy Ratekin	12/31/2027
Human Rights Commission	2	Vacant	12/31/2026		Monica Goodlett	12/31/2026
Human Rights Commission	3	Vacant	12/31/2027		*	
Library Board of Trustees	1	Heather Stephenson	6/30/2026	Yes	Heather Stephenson	6/30/2030
Library Board of Trustees	2	Miranda Piepho	6/30/2026	No	Julie Heitz	6/30/2030

* Seeking applicants