



Polk County Aviation Authority Meeting

Thursday, September 7, 2023

5:00 PM

3700 SE Convenience Blvd, Ankeny, Iowa

INSTRUCTIONS TO JOIN ELECTRONIC MEETING:

Please join using this link: <https://zoom.us/j/98294550961?pwd=MzdjTERQR1Y1SVNWOGhxWFd1b2FRUT09>

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

A. ROLL CALL

B. APPROVAL OF AGENDA

1. Approval of the September 7, 2023 Agenda

Action# B1-1. Consider motion to approve and accept the September 7, 2023 agenda without amendment.

C. PUBLIC FORUM

1. Chad Chiocine: Request regarding Beekeeping

D. FBO REPORTS

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

E. FINANCE / BUDGET REPORTS

F. CONSENT AGENDA ITEMS

CA - 1 Consider motion to approve the August 10, 2023, minutes.

- CA - 2** Consider motion to approve Payment #10 in the amount of \$5,858.00 to McClure Engineering for AIP Site Work & GAVI Vertical Infrastructure for the North Property Line Box Hangars
- CA - 3** Consider motion to approve Payment #1 in the amount of \$6,988.75 to McClure Engineering for Site Work & Vertical Infrastructure – Construction Mgmt, Administration & Observation Service for the North Property Line Box Hangars
- CA - 4** Consider motion to approve Payment #10 in the amount of \$3,568.75 to McClure Engineering for General On-Call Engineering Services
- CA - 5** Consider motion to approve Task Order Two-Payment #4 in the amount of \$10,079.50 to HDR Engineering, Inc. for Environmental Assessment services.
- CA - 6** Consider motion to adopt **RESOLUTION** approving the lease termination and lease agreement with the individuals detailed on the attached.
- CA - 7** Consider motion to approve September 2023 Financial Reports
- CA - 8** Consider motion to approve Bills and Transfer of Necessary Funds in the amount of \$98,785.05

- **APPROVAL OF CONSENT AGENDA ITEMS**

1. Consent Agenda Items CA-1 through CA-8.

Action# F1-1. Consider motion to approve the recommendations for Consent Agenda Items CA-1 through CA-8.

G. REMOVED CONSENT AGENDA ITEMS

H. OLD BUSINESS

I. NEW BUSINESS

1. Consider motion to adopt **RESOLUTION** accepting the quotation for the replacement of the Rotating Beacon at the Ankeny Regional Airport from Van Maanen Electric in the amount of \$22,753.00.
2. Consider motion to approve the proposal from Speck USA in the amount of \$1,759.25 for the 2023 Pavement Markings program at the Ankeny Regional Airport.
3. Consider motion to adopt **RESOLUTION** authorizing the execution of Task Order No. 3 for design services with McClure Engineering Company for the Taxiway D Apron and Access Roadway Paving - Phase 4 Project.
4. Consider motion to adopt **RESOLUTION** authorizing the execution of Amendment No. 1 to Task Order No. 2 for Environmental Assessment Services with HDR Engineering for the Runway 18/36 Extension Project.
5. Consider motion to approve property, electronic data processing and boiler/equipment breakdown insurance with Cincinnati Insurance Companies for policy year 09/20/23 - 09/19/24 and authorize premium payment in the amount of \$39,742.

6. Consider motion to approve airport liability insurance with Ace Property and Casualty Insurance Company for policy year 9/20/23 - 09/19/26 and authorize premium payment in the amount of \$8,325.
7. Consider motion to approve public officials liability insurance with Hudson Insurance Company for policy year 09/20/23 - 09/19/24 and authorize premium payment in the amount of \$1,500.

J. REPORTS

1. Engineering Report

- a. Meeting with FAA : Possible Schedule and Funding for Runway 18/36 Reconstruction.
- b. North Property Line Box Hangars Project: Wetland Mitigation and Project Schedule.
- c. Airport Signing and Entry Improvements: Meeting with City.

2. Staff Report

- a. Update on Gutter Replacements - Six Tee Hangar Buildings
- b. Update on Emergency Patching of Runways.

3. Legal Counsel Report

4. Board Report

5. Chair Report

K. ADJOURNMENT

1. Request for Executive Session under Code Section 21.5.1 (c)
Following adjournment of the Executive Session, Council may take action on any matter discussed during the Executive Session.

Action# K1-1.

Consider motion to go into Executive Session, pursuant to the provisions of Iowa Code Section 21.5, subparagraph (c) "to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation".

2. Adjournment



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:

COUNCIL GOAL:

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ACTION REQUESTED:

LEGAL:

SUBJECT:

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EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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No Attachments Available



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Deliver Exceptional Service

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ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
Chad Chiocine: Request regarding Beekeeping

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

 **Print**

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?? ORIGINATING DEPARTMENT:

COUNCIL GOAL:

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ACTION REQUESTED:

LEGAL:

SUBJECT:

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

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 [FBO Report](#)

 [Waiting List](#)

FBO REPORT September 7th, 2023

FUEL SALES

07/26 - 08/25	2023 Gallons		2022 Gallons	Last Month
100LL	11,777.8		13,519.9	16,579.6
JET-A	36,204.0		37,730.0	41,970.0
Total Gallons	47,981.8		51,249.9	58,549.6
47,981.8 x \$.09/gallon=		\$ 4,318.36		

Self-Serve 100LL fuel sales: 4,768.2 gallons equaling 40% of total sales.

Based on what I can determine it looks like our Oshkosh fuel special brought in an additional 1,310 gallons in 100LL fuel sales.

T-HANGARS

ACCOUNTS RECIEVABLE: Nothing to report.

LEASES: Nothing to report.

INSURANCE RENEWALS: Nothing to report.

WAITING LIST: There are 68 people on the list, 28 of those on the list don't have an airplane, are building or restoring a plane or live out of state but will be moving back at some point.

Gary Smith (B-04) will be vacating his hangar in the next 60 days; Gary has a South facing hangar. Dave has contacted Scott Wallace (the next person in line for a South facing hangar) and he will take it once it becomes available. Mike Hubbell is next in line for a North facing hangar, has been contacted and he will take it when it becomes available.

VIOLATIONS: Nothing to report.

REPAIRS: Nothing to report.

MISC: Nothing to report.

AIRFIELD

LIGHTING:

Nothing to report.

MOWING:

In full swing.

EXEC1

— AVIATION —

SNOW REMOVAL:

Done for the season.

WILDLIFE:

PowerPollen has reported seeing a Doe on the Northeast corner of the airport inside the fence, Ernie has been notified but may not be able to do much until the crops are out of the ground.

MISC:

The South gate was not always closing. Controlled Access came out to look at it and believed the issue was the low sun in the morning hitting the sensor lens and causing the fault. This doesn't happen often, and conditions must be just right. When the tech opened the sensor case, he found that a small black "hood" was missing from both sensors, he installed the hood and no further issues have been detected. The "hood" is to shield the sensor from direct sunlight.

SPECIAL:

Nothing to report.

Waiting List

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

28 people do not have a plane to put in a hangar or now live out of state but may return to Iowa.

Pos	Date Added	Name	Plane	Phone	E-Mail	Notes	Passes
T HANGAR							
1	12/6/2018	Derek Meyer	Looking	515-240-1077	meyer.derek3@gmail.com	11/5/21 Dave K - e-mailed Derek asking if he is still interested and what type of plane he has. 11/12/21 no plane, would like to stay on the list. 05/05/23 Dave K emailed Derek to see if he was still intereted in being on the list and that if his name comes up and he doesn't have a plane the hangar will be offered to the next person in line. 05/08/23 Derek emailed back asing to see the lease to make sure he can comply with it. He did not indicate whether or not he has aquired a plane. 05/09/23 Dave K notified Derek that he is next on the list. Dave & Derek had a phone conversation and I explained that typically there is no subleasing to a friend. He will decide what to do when a hangar becomes available. 05/11/23 Derek emailed back and won't have a plane until next year, he would like to remain on the list.	1
2	7/17/2019	Jeff Davis	Looking	515-444-7673	jeffreypaulhomes@gmail.com	11/5/21 Dave K talked to Jeff, he'd like to stay on the list as he may buy a plane in a year. 05/08/23 Dave K emailed Jeff to see if he was still intereted in being on the list and that if his name comes up and he doesn't have a plane the hangar will be offered to the next person in line. 05/11/23 Jeff called Dave and said he doesn't have a plane yet but would like to remain on the list.	1
3	8/28/2019	Dan Stull	Looking	515-447-2339	dan@Stullcompanies.com	05/08/23 Dave K emailed Dan to see if he was still intereted in being on the list and that if his name comes up and he doesn't have a plane the hangar will be offered to the next person in line. 05/10/23 Dan e-mailed back and said he doesn't have a plane and may not have one by late summer, he would like to stay on the list.	1
4	6/7/2017	Mike Hubbell	Phoenix motorglider	515-988-3646	mchubbell@gmail.com	11/5/21 Dave K - e-mailed Mike asking if he is still interested and what type of plane he has. 11/7/21 Dave K texted Mike the e-mail that was sent. 11/7/21 he emailed back and would like to stay on the list. He has an SR22 and it thinking about adding a smaller plane, a car and a project in this hangar. 05/09/23 Dave K emailed Mike to let him know he was number four on the list and if he still wanted a hangar. 05/09/23 Mike emailed back, he sold his SR22, the motorglider will be here in July or August. I let him know if he's not ready to move in when his name comes up we move to the next person on the list. 05/22/23 Dave K e-mailed Mike to let him know a hangar will be available July 1st. 06/26/23 Dave K e-mailed Mike that he is next up on the list and I should have a hangar available at the end of July. I told him if he has a firm delivery date on his plane we may be able to do something. 08/04/23 Dave K - I emailed Mike to see if he has an ETA on his plane as I may have a hangar opening soon. 08/07/23 Mike called (Kappy spoke to him) and said the plane has been shipped and will be here in 30 days, he can prodice a BOL if needed. Dave emailed Mike that a BOL would be fine once a hangar come open and that I have one that should open this month. 08/28/23 Dave K emailed Mike to see is his plane was close to arriving and that the hangar he will be offred should open in the next 30 days or so.	1
5	10/31/2019	Mike Callison	Cessna 172 (N6922X)	515-505-9111	mlcallison8@gmail.com	11/5/21 Dave K - Called Mike, he wants to stay on the list. 08/07/23 Mike said they have a 172 that will go into the hangar once it becomes avialable. They plane was donated and needs assembled.	1
6	1/14/2020	James (Skip) Clark	Restoring a Long EXZ N989LE	224-420-1400	S2244201400@gmail.com	11/5/21 Dave K - texted asking if he is still interested. 11/5/21 He said to keep him on the list. 06/12/23 Dave K - Skip called while I was gone to see where he was on the list. I called him today and let him know. 06/22/23 Dave K notfied Skip that a hangar may be available in the next 30 days. 06/25/23 Dave K e-mailed Skip that the guy ahead of him hasn't made a decision on the hangar so if we offered it to him would he be ready to move right away? 06/26/23 Skip called and updated me on his situation, he is spending time between Iowa and Michigan (parental health issues) plus the plane is not airworthy yet, anticipated that it will be at the end of the year. I told him he'd retain his current spot.	1

7	4/20/2020	Scott Hogue	RV7 - N174MT Purchasing Saratoga	515-779-2447	rshogue12@gmail.com	Found this request in wrong file 05/28/2020. 11/5/21 Dave K - emailed asking if he is still interested. 11/22/21 Dave K texted to see if he's still interested. 11/22/21 He texted back that he'd like to remain on the list. 06/27/23 Dave K e-mailed Scott to see if he's interested in a hangar if one opens up in the next 30 days. 07/03/23 Dave K texted Scott to see if he received my e-mail and to resnd to it. 07/03/23 Scott texted Dave back, the e-mail address was wrong. Dave resent the e-mail.
8	4/22/2020	Kurt Wendl	Looking	515-883-0566	kurtwendl@gmail.com	05/28/20 Found this request in wrong file. 11/02/21 Dave K texted with Kurt, he will be moving back to DSM in 3 - 4 years asked be moved to bottom of the list. 05/16/23 Dave spoke with Kurt today, he will be back in Iowa in July 2025.
9	2/16/2016	Tom Burghardt	Cessna 340, RV7	515-418-2028	tlburghardt@stineseed.com	Has a Cessna 340, tail height to and plane too long for anything but a G Hangar. But also too deep. 11/5/21 Dave K - emailed asking if he is still interested. 11/22/21 Dave K texted Tom to see if he is interested. I never heard back from the email I sent. 11/22/21 Tom called, the 340 won't fit in the T hangars however he also has an RV7 that will fit. He'd like to remain on the list.
10	3/21/2016	CAP - Darrel Mullins	Saratoga or Motor glider	515-490-6779	darrelmullins@me.com	Dan: Passed 05/05/2020. 11/05/21 Dave K - emailed asking if he is still interested. 11/05/21 wants to stay on list.
11	5/7/2020	Todd Freeland	Additional Plane	515-208-0819	todd@innovative-me.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 emailed back and asked to remain on the list.
12	4/8/2016	Tom Kielty	Cessna 150	515-480-0313	tkielty73@gmail.com	11/5/21 Dave K - texted asking if he is still interested. 11/5/21 Tom texted back to keep him on the list.
13	5/28/2020	Nick Wynen	Bonanza	515-965-9568	nixkiks1@gmail.com	11/5/21 Dave K - Nick wants to remain on the waiting list.
14	6/10/2020	Kayode Fajingbesi	Cessna 182	713-825-8262	Kay.Faji@yahoo.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back that he would like to stay on the list.
15	6/10/2020	Darby Bauer	Looking	515-306-9465	darby.bauer@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back that he would like to stay on the list. He is going to buy a second plane for cross country travel.
16	8/3/2020	John Paszek	N615BJ	619-876-8164	paszekj@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 emailed back asking to remain on the list. May be moving to Denver in a year but unsure if that will be long term.
17	9/2/2020	Nate Booth	Looking	515-802-2385	nate@otis8.com	11/5/21 Dave K texted, he would like to remain on the list.
18	10/9/2020	Brooks Woolson	looking	515-559-6875	brooks.woolson@gmail.com	11/6/21 Dave K talked to him, he'd like to stay on the list.
19	11/2/2017	Andy Rowland	Cessna	515-210-2452	andy@arowland.com	10/20/20 Passed on the available hangar - Dan Stull. 11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He wants to remain on the list.
20	11/5/2020	James Stogdill	Looking for Bonanza	515-240-7700	revjames.stog@gmail.com	12/07/21 - Dave K He called checking on his place on the list. He e-mailed back on 11/05/21 but never got added. I added him.
21	11/12/2020	Nate Schneider	SR22 N223TF	319-383-3206	nathan_schneider@msn.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He wants to remain on the list.
22	11/20/2020	Todd Lenig	Looking	515-664-2451	tlenig@icloud.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 Wrote back to keep him on the list.
23	4/5/2021	Jacob Greenfield	Building Sonex B	(319)-573-9763	greenfj17@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He wants to remain on the list.
24	5/1/2021	Mike Hannam	Cessna Cardinal N2829X	515-556-7290	bigyellowjeep@msn.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back that he wants to stay on the list.
25	5/14/2021	Clay Wright	V Tail Bonanza	515-669-8969	claytonwright01@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/22/21 Dave k texted to see if he wanted to remain on the list. 11/22/21 He texted back and would like to remain on the list.
26	5/24/2021	Matt Ver Steeg	1946 Ercoupe 415-C	515-333-8787	mattversteeg@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back, he wants to stay on the list. He also has a Titan Tornado II SS.
27	6/8/2021	Paul Peterson	C180	651-336-2041	fr8tdog@juno.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back, he wants to stay on the list.
28	8/12/2021	David Hogan	RV6	949-410-5823	rv709rw@gmail.com	Called in, I told him to email me. Have not received email - Dan 11/22/21 Called Walter Aviation and spoke with Gretchen, she knows David. I asked her to pass my number along and for him to call me or I'll have to remove him from the list. 11/24/21 He replied back to stay on the list.
29	8/16/2021	Todd Anderson	N714AT	515-419-9142	todd@4andersons.com	11/5/21 Dave K - emailed asking if he is still interested.
30	8/23/2021	Kurt Wegge	LongEZ - N85LD	225-456-6092	123kwegge@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back, he wants to stay on the list.

31	8/31/2021	Sam Marcsisak	looking	515-208-7946	Sam@midowaelectric.com	11/5/21 Dave K - emailed asking if he is still interested. 11/08/21 emailed back asking to stay on list.
32	8/31/2021	Chad Larson	PA32	515-202-2394	CDLChadmark@hotmail.com	Dave K - Chad sent Dave an e-mail per Jeff Wagsness. Dave e-mailed Chad back letting him know he's been added to the list. 11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 he emailed back to stay on the list.
33	9/7/2021	Larry Plathe	looking - Malibu	515-508-1290	plathelarry@mchsi.com	11/5/21 Dave K - emailed asking if he is still interested.
34	10/4/2021	Kolbe Stenoien	Looking C172 or A36	515-201-6542	stenoien2@gmail.com	11/5/21 Dave K - emailed asking if he is still interested. 11/5/21 He emailed back that he wants to remain on the list.
35	8/6/2018	Ben Sweet	Looking	515-231-9062	ben.sweet_84@yahoo.com	11/3/21 Dave K - e-mailed Ben asking if he is still interested and what type of plane he has. He e-mailed right back asking to be moved to the bottom on the list.
36	11/29/2021	Nile Ackerman	RV-6	515-848-8075	nile.ackerman@gmail.com	11/29/21 Dave K - Request received. Preveious T Hangar customer, lives in Colorado now. Will be moving back to Iowa.
37	1/11/2022	Tom Drew	Looking	515-490-4555	tdrew@drewlawfirm.com	01/11/22 - Dan Stull e-mailed Dave K asking to add Tom to the list. I sent Tom an e-mail that he has been added and his position on the list.
38	1/26/2022	Solar Flying Club	Looking	515-240-5272	jvimage@msn.com	01/26/22 - Dave K - Jeneanne e-mailed me asking to have Solar added to the list, I sent her their position on the list.
39	1/28/2022	Paul Reinke	RANS S21 - Building	515-201-4762	preinke@energycontroltechnologies.com	01/28/22 - Dave K - Paul e-mailed asking to be put on the list.
40	2/3/2022	Dalton Headlee	Looking	515-975-3314	dalton.headlee@gmail.com	02/03/22 - Dave K - Dalton e-mailed asking to be put on the list.
41	3/3/2022	Ken King	Looking	515-350-6201	kennethscottking@gmail.com	03/03/22 - Dave K - Ken e-mailed asking to be put on the list.
42	3/16/2022	Adam Obrecht	Looking	515-224-7849	aobrecht@aowealthadvisory.com	03/16/22 - Dave K - Adam e-mailed asking to be put on the list.
43	4/21/2022	Austin Lanphier	Looking	641-295-3058	lanphierproduce@gmail.com	04/21/22 - Dave K - Austin e-mailed asking to be put on the list.
44	4/28/2022	Marc Broer	Stinson 108	515-249-8511	skycoupe318@gmail.com	04/28/22 - Dave K - Marc e-mailed asking to be put on the list.
45	5/31/2022	John Kolbo	Bellanca Viking	402-681-0976	johnkolbo18@gmail.com	05/31/22 - Dave K - John e-mailed asking to be put on the list.
46	6/2/2022	Bill Bergren	Cessna 182	515-669-6331	bbergren1728@gmail.com	06/02/22 - Dave K - Bill e-mailed asking to be put on the list.
47	6/17/2022	Jeremy Sikes	Cessna 182	505-934-3244	flyabq@yahoo.com	06/17/22 - Dave K - Jeremy e-mailed asking to be put on the list.
48	6/17/2022	Chris Foster	Cherokee 160	515-505-5612	fosterlimo@aol.com	06/21/22 - Dave K - Chris e-mailed asking to be put on the list.
49	7/10/2022	Harold Petro	Cessna 140	515-402-1558	harleyguydsm@gmail.com	07/10/22 - Dave K - Harold e-mailed asking to be put on the list.
50	7/11/2022	Greg Jensen	Cherokee 235	515-291-3909	gregj@jcorpdesignbuild.com	07/11/22 - Dave K - Greg e-mailed asking to be put on the list.
51	7/19/2022	Raymond Kingery	Looking	515-450-7467	Raymond.Kingery@uss.s.dhs.gov	07/19/22 - Dave K - Raymond e-mailed asking to be put on the list. Won't be in the area till 2023/2024
52	8/26/2022	Shaune Osborne	Looking	515-473-8903	leigh.osborne@mchsi.com	08/26/22 - Dave K - Shaune e-mailed asking to be put on the list.
53	9/6/2022	Nichole Needs	Cessna 150	515-518-7356	nichole.triplett@gmail.com	09/06/22 - Dave K - Nichole e-mailed asking to be put on the list.
54	9/7/2022	Gravis Alger	Cirrus SR22	515-650-1620	gravis.alger@gmail.com	09/07/22 - Dave K - Gravis e-mailed asking to be put on the list.
55	9/7/2022	David Switzer	Lancair 360	772-332-2016	davefromcoulee@comcast.net	09/07/22 - Dave K - David e-mailed asking to be put on the list.
56	2/14/2023	Dave Seybert	Piper Cherokee	515-313-5585	daves@exec1aviation.com	02/14/23 - Dave K - Dave e-mailed asking to be put on the list.
57	2/14/2023	Aaron Hopkins	Cessna 172	515-732-4133	aahopkins@gmail.com	02/14/23 - Dave K - Aaron e-mailed asking to be put on the list.
58	3/7/2023	Gabe Roth	Citabria	515-201-8569	groth9421@gmail.com	03/07/23 - Gabe e-mailed asking to be put on the list.
59	3/14/2023	Bob Folkestad	Citabria	515-314-2424	bobf@creativewerksinc.com	03/14/23 - Bob e-mailed asking to be put on the list.
60	4/6/2023	Jeff Vosberg	PA28-235 Pathfinder	515-351-0066	vosbergj@hotmail.com	04/06/23 - Jeff e-mailed asking to be put on the list.
61	4/11/2023	Joe Kirby	Cirrus SR22	319-270-9631	jokirby@bellevue.edu	04/11/23 - Joe e-mailed asking to be put on the list.
62	4/24/2023	Mark Barnett	Cirrus SR22	319-310-2783	sharp11blade@gmail.com	04/14/23 - Mark e-mailed asking to be put on the list.

63	10/24/2018	Todd Slezak	Arrow III	319-210-3793	slezcorp@gmail.com	11/3/21 Dave K - email sent asking if he was still interested in a hangar. 11/5/21 Dave K sent a text asking about his interest. 11/5/21 texted back to stay on list. 09/22/22 Dave K e-mailed that he was next up and to verify that he wants to remain on the list. 05/05/23 Dave K emailed Todd letting him know he is next up and to verify he still wants a hangar. 05/08/23 Dave K texted Todd to see if he saw my email, he would like moved to the bottom of the list as he has a partnership in Ames. I asked him to send that back to me as an e-mail. 05/13/23 Todd email and said to move him to the back of the list.
64	6/12/2023	Corbin McClavy	Looking	515-612-5125	cbinmc@gmail.com	06/12/23 - Corbin e-mailed asking to be put on the list.
65	1/10/2020	Andy Maysent	Looking	515-231-1422	amaysent@mecresults.com	11/05/21 Dave K - texted asking if he is still interested. 11/06/21 texted back to remain on list. 06/13/23 Dave K - Andy emailed that he won't be buying a plane for 2 - 3 years and that I could move him to the bottom of the list.
66	12/23/2019	Ben Welch	Lancair, Robinson, C172	217-443-4992	bwelch54@msn.com	11/05/21 Dave K - emailed asking if he is still interested. 11/05/21 He emailed back that he wants to stay on the list. 06/13/23 Dave K e-mailed Ben to see if he wanted to take a hangar when one becomes available. 06/22/23 Dave K notified Ben that J-05 is available starting July 1st. 06/22/23 Ben e-mailed back asking questions about the hangar. 06/23/23 Dave K sent an e-mail answering the questions. 06/24/23 Dave K sent a followup e-mail to see if he has any additional quesitons. 06/25/23 Ben e-mailed back and will pass this time, they will be in NV for the next three years as his son and wife attend medical school. I told him I'd keep him on the list and move him to the bottom. Dave K found Ben was on the list two other times, those have been removed.
67	7/11/2023	Ryan White	Cessna	515-707-0124	ryanwhite72@gmail.com	07/11/23 Dave K received an e-mail from Ryan to be added to the list.
68	8/10/2023	Ryan Brosz	Building RV-14	641-420-2700	rbrosz@gmail.com	08/10/23 Dave K received an e-mail from Ryan to be added to the list.

SOUTH HANGAR						
1	2/17/2020	Jeff Brandt	D8 - C172	515-321-0155	brandtjd67@gmail.com	06/22/23 Dave K e-mailed Jeff to see if he's intersted in the B-04 if it becomes available. 06/23/23 Jeff emailed back wanting to know who was going to fix the insulation and leaking roof. I told him I brought the issue to the airport manager and it's now out of my hands. I asked to to let me know if he wants it or not, if he doesn't I'll move to the next person on the list. 06/23/23 Jeff has decided he'll take the hangar when it becomes available. 08/28/23 Brant spoke to Dave, he's not quite ready to move to a South facing hangar, after speaking with Dan Stull we saw no reason we couldn't swap Jeff and Scott Wallace who is currently number 2).
2	9/27/2017	Scott Wallace	A6 - C150	515-991-6943	wallacets@msn.com	05/10/20 Dan: Passed on C4, stuck in Colorado. 06/22/23 Dave K e-mailed to see if he's still intersted in a South facing hangar when on becomes available. 06/22/23 Scott e-mailed back that he is still interested. 08/28/23 Dave K e-mailed Scott to see if he's intersted in moving to B-04 when it opens up in the next 60 days. Scott called right away, he'll take the hangar.
3	11/11/2020	Ken Ashley	E8 - RV7	515-782-2803	malibuf16@gmail.com	06/22/23 Dave K e-mailed to see if he's still intersted in a South facing hangar when on becomes available. 06/22/23 Ken emailed back and said he's ready to move when one becomes available.
4	1/27/2022	Scott Biller	E6 - Dakota	515-240-0858	Scott.Biller1@gmail.com	06/22/23 Dave K e-mailed to see if he's still intersted in a South facing hangar when on becomes available. 06/22/23 Scott emailed back that he's still interested.
5	2/15/2016	Paul Reinke	E4 - Mooney 201	515-201-4762	preinke@energycontroltechnologies.com	Paul is building a plane that will eventually go in the hangar. 06/22/23 Dave K e-mailed to see if he's still intersted in a South facing hangar when on becomes available.
6	12/27/2016	Dave Kalwishky	E10 - C182	515-314-7060	dave@kalwishky.com	Dianna: Declined A-2 on 12/16 and asked to stay on the list, but move to the bottom. / Dave K: passed on 06/28/22, asked to stay on list. 06/22/23 Dave K asked himself if he wanted to stay on the South facing list and he said yes.
7	1/30/2017	Tony Palmer	A9 - C182	515-681-0446	onfinalflying@icloud.com	Dave K: contacted Tony to see if he's intersted, he will get back to me tomorrow. Tony declined the hangar and asked to stay on the list. 06/22/23 Dave K e-mailed to see if he's still intersted in a South facing hangar when on becomes available.
8	7/11/2023	Ryan White	A10 - RV6	515-707-0124	ryanwhite72@gmail.com	07/11/23 Dave K received an e-mail from Ryan to be added to the list.

BOX HANGAR - The numbers do not represent any kind of order. They exist so we know how many pilots are interested.						
1	6/26/2022	JR Boesen	Cirrus			JR mentioned he might be intested in one of these.
2	6/26/2022	Ken Ashley	E8 - RV7	515-782-2803	malibuf16@gmail.com	Looking for a second plane, said he'd be intested in one of these hangars.
3	6/26/2022	Marty Jorgensen	F8 - C310R			I mentioned to Kirk Enos about the new hangars, let them know when the time comes.
4	7/9/2022	Paul Novak	Archer	515-240-3982	phnovak@aol.com	07/07/22 Dave K: Paul texted Dave asking to be put on the list.
5	2/17/2023	Mike Hubbell	SR 22 / Motorglider	515-988-3646	mchubbell@gmail.com	02/17/23 Dave K: Mike called in asking about his position on the T hangar list, we talked about these hangars and he asked to be put on the list.

GARAGE SPACE						
1	10/24/2018	Todd Slezak		319-210-3793	toddslezak@aol.com	
2	8/12/2019	Bob Folkestad		515-645-5902	bobf@creativewerksinc.com	
3	8/18/2019	Dan Stull		515-447-2339	dan@stullcompanies.com	
4	10/28/2020	Marc Broer			skycoupe318@gmail.com	Only wants B-SE
5	10/28/2020	Ken Anderson				Will Pass on all others. Only wants G-NW - For door size
6	11/17/2020	Nic Rupiper		515-564-9715	nicholasrupiper@yahoo.com	
7	4/6/2020	Jacob Greenfield	Building A/C	319-573-9783	greenfj17@gmail.com	
8	7/7/2020	Todd Freeland		515-208-0819	todd@innovative-me.com	
9	2/3/2022	Dalton Headlee		515-975-3314	dalton.headlee@gmail.com	
10	4/21/2022	Lisa Reilly		515-661-4553		

COMMUNITY HANGAR						
1	9/8/2021	Darrel Mullins	Saratoga	515-490-6779	darrelmullins@me.com	Dave K added him to the list from a phone call. 02/13/22 Sent email with his position on the list and if he wants to stay on it. 02/14/22 He e-mailed back and wants to stay on the list. 11/26/22 Dave K e-mailed and asked if he'd like to stay on the list. 11/28/22 Darrel emailed back and would like to stay on the list.
2	11/8/2021	Nate Schneider	SR22 N223TF	319-383-3206	nathan_schneider@msn.com	02/13/22 Sent email with his position on the list and if he wants to stay on it. 02/14/22 He e-mailed back and wants to stay on the list. 11/26/22 Dave K e-mailed and asked if he'd like to stay on the list.
3	2/7/2022	Craig Davidson	Piper Super Cub	515-393-7203	craigmel13@yahoo.com	02/07/22 - Request received. 02/13/22 Sent email with his position on the list and if he wants to stay on it. 11/26/22 Dave K e-mailed and asked if he'd like to stay on the list. 12/4/22 Craig emailed back and would like to stay on the list.
4	4/11/2023	Joe Kirby	Cirrus SR22	319-270-9631	josefkirby@gmail.com	04/01/23 - Joe called in, he is interested in space in a few months.



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:
City Clerk

COUNCIL GOAL:
Exercise Financial Discipline

??

ACTION REQUESTED:
Motion

LEGAL:
No Review Required

SUBJECT:
Consider motion to approve the August 10, 2023, minutes.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 Minutes

MINUTES OF THE POLK COUNTY AVIATION AUTHORITY (PCAA)
Thursday, August 10, 2023 - 5:00 PM
Ankeny Regional Airport, 3700 SE Convenience Blvd., Ankeny, Iowa

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

Approval of Agenda

Board Member Gardner moved, second by Novak, to approve the agenda without amendment. Ayes: 4.

FBO Report

Dave Kalwishky reviewed his FBO Report with the Board.

Finance / Budget Report

Gardner reported on the 8/10/23 listing of bills.

Consent Agenda Items

1. Approval of July 6, 2023, minutes.
2. Payment #6 to Concrete Technologies for services that include Taxiway D Apron and Access Roadway Paving – Phase 3 in the amount of \$5,655.40.
3. Payment #9 to McClure Engineering Company for General On-Call Engineering Services in the amount of \$9,631.25.
4. Payment #9 to McClure Engineering Company for services that include North Property Line Box Hangars in the amount of \$32,573.50.
5. **RESOLUTION 2023-17** approving the lease agreements with the individuals and/or organizations.
6. Approval of Bills and Transfer of Necessary Funds, \$66,582.32.
7. Approval of August 2023 Financial Reports.

Approval of Consent Agenda Items

Board Member Novak moved, second by Gardner, to approve Consent Agenda Items CA-1 through CA-7. Ayes: Novak, Gardner, Ashby, Wangsness.

New Business

1. **RESOLUTION 2023-18** authorizing the Board Chairperson to sign the construction contract for the North Property Line Box Hangars (Site Work and Vertical Infrastructure) project at the Ankeny Regional Airport. Gardner moved, second by Novak. Ayes: Gardner, Novak, Ashby, Wangsness.
2. **RESOLUTION 2023-19** confirming the granting of an underground electric easement to MidAmerican Energy Company for the installation of an electric cable to serve the Acme

Aviation Hangar on the Ankeny Regional Airport. Gardner moved, second by Novak. Ayes: Gardner, Novak, Ashby, Wangsness.

3. Runway 18/36 Emergency Partial Depth Patches Project: Motion to approve: a) Change Order #1 in the amount of \$2,173.42, which reduces the final contract amount based on as-built field measured quantities; b) Statement of Completion; c) **RESOLUTION 2023-20** accepting the public improvements as completed by Ridnour Construction of Windsor Heights, Iowa in the final amount of \$32,824.08; and d) Payment #1 Final in the amount of \$32,824.08. Gardner moved, second by Novak. Ayes: Gardner, Novak, Ashby, Wangsness.
4. Motion to approve the proposal from MidAmerican Energy Company to install an electric cable on airport property to serve the proposed North Property Line Box Hangars for the refundable amount of \$12,450.33. Gardner moved, second by Novak. Ayes: Gardner, Novak, Ashby, Wangsness.
5. Motion to accept the electrician's proposal to replace the non-working rotating beacon at the Ankeny Regional Airport. No motion. Item tabled until next meeting.
6. Motion to approve payment to Ridnour Construction of Windsor Heights, Iowa for 16 additional emergency pavement patches on Runway 18/36 in the amount of \$2,002.88. Gardner moved, second by Novak. Ayes: Gardner, Novak, Ashby, Wangsness.
7. Motion to approve the Special Event Application for the September 14, 2023 Above & Beyond Cancer Fundraiser to be held within the terminal building pending the required submittals. Novak moved, second by Gardner. Ayes: Novak, Gardner, Ashby, Wangsness.

Reports

- A. Engineering Report – Moritz
 - a. North Property Line Box Hangars Project: Acquisition of Sanitary Sewer Easement on SPAL Property
 - b. ADA Compliance Review – Entrance into the Iowa Aviation Heritage Museum
- B. Staff Report – Moritz
 - a. Tee Hangar Buildings: Rain Gutter Repair Estimate by Jensen Builders
 - b. Schedule for Tee Hangar Inspections – September 12, 2023
 - c. Update on the FOD Commander – Runway 18/36 Cleaning
- C. Legal Counsel Report - None
- D. Board Report – None
- E. Chair Report – None

Executive Session

- A. At 5:45 p.m. Gardner moved, second by Novak, to go into Executive Session pursuant to the provisions of Iowa Code Section 21.5(1)(c) "to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation". Ayes: Gardner, Novak, Ashby, Wangsness. The Board adjourned the Executive Session and reconvened to regular session at 6:08 p.m.

Adjournment

The meeting was adjourned at 6:09 p.m.

Attest: _____
Diane Klemme, Recording Secretary

Signed: _____
Jeff Wangsness Chairperson

Published in the Des Moines Register on the 18th day of August, 2023.



ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

??

 **Print**

?? ORIGINATING DEPARTMENT:

Finance

COUNCIL GOAL:

Exercise Financial Discipline

??

ACTION REQUESTED:

Motion

LEGAL:

No Review Required

SUBJECT:

Consider motion to approve Payment #10 in the amount of \$5,858.00 to McClure Engineering for AIP Site Work & GAVI Vertical Infrastructure for the North Property Line Box Hangars

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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📎 [McClure Engineering Invoice #10 Box Hangars](#)

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: Ankeny Airport - North Property Line Box Hangars
(AIP Site Work and GAVI Vertical Infrastructure)
Contractor: McClure Engineering Company
Address: 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 2022001042-001 **PO #** N/A
Original Contract Date: October 6, 2022 **Vendor #** N/A

Date of Board Meeting 7-Sep-23 **PAYMENT REQUEST #** 10
PAYMENT PERIOD: From: 07/02/23 through: 07/29/23

Contract Summary

Original Contract Amount:	\$	163,360.00
Net change by Change Orders:	\$	-
Contract Amount to Date: (line 1 ± 2)	\$	163,360.00
Total completed and stored to date:	\$	157,468.00
Retainage: 0 % of Completed Work:	\$	-
Total Earned less Retainage:	\$	157,468.00
Less previous applications for payment:	\$	151,610.00
SUBTOTAL	\$	5,858.00

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

CURRENT PAYMENT DUE \$ 5,858.00

Balance to finish, including retainage: \$ 5,892.00

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

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

Engineer/Consultant Approval: McClure
Firm Name

Signature: [Signature] Date: 8/9/2023

PCAA Approval:

Signature: _____ Date: _____

City of Ankeny Staff Approval:

Signature: _____ Date: _____

Work Completed: See attached Progress Report.

Submit to: Paul Moritz, cc: Alexia Grgurich

Email: pmoritz@ankenyiowa.gov; AGrgurich@AnkenyIowa.gov Phone: 515-965-6420 Fax: 515-965-6416

Date Printed: 8/8/2023



1360 NW 121st Street
Clive, IA 50325

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

July 31, 2023
Project No: 2022001042-001
Invoice No: 10
Due Date: August 30, 2023

Project 2022001042-001 Ankeny: North Property Line Box Hangars (AIP Site Work and GAVI Vertical Infrastructure)

Professional Services from July 02, 2023 to July 29, 2023

Phase 1 Part I: Design and Bidding Services for both AIP and GAVI Services

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Existing Conditions	1,240.00	100.00	1,240.00	1,240.00	0.00
AIP Grant Administration	1,370.00	0.00	0.00	0.00	0.00
Preliminary Design	5,740.00	100.00	5,740.00	5,740.00	0.00
Soil Boring Coordination	920.00	100.00	920.00	920.00	0.00
30% Design	5,990.00	100.00	5,990.00	5,990.00	0.00
Sanitary Sewer /Lift Station Des IF NEED	3,470.00	100.00	3,470.00	3,470.00	0.00
Fire Flow Eval/Water Main Des IF NEEDED	2,520.00	100.00	2,520.00	2,520.00	0.00
90% Design	24,890.00	100.00	24,890.00	24,890.00	0.00
Sanitary Sewer /Lift Station Des IF NEED	4,060.00	60.00	2,436.00	2,030.00	406.00
Fire Flow Eval/Water Main Des IF NEEDED	3,820.00	60.00	2,292.00	1,910.00	382.00
Issued for Bid (100%)	6,220.00	100.00	6,220.00	6,220.00	0.00
Construction Permits	5,700.00	100.00	5,700.00	5,700.00	0.00
Advertise, Bidding, Contract Award	6,030.00	100.00	6,030.00	5,427.00	603.00
Topographic Survey	2,980.00	100.00	2,980.00	2,980.00	0.00
Project Management and Coordination	5,070.00	100.00	5,070.00	4,563.00	507.00
Total Fee	80,020.00		75,498.00	73,600.00	1,898.00
Total Fee					1,898.00
Total this Phase					\$1,898.00

Phase 2 Part II: GAVI Vertical Infrastructure Design and Bidding Services

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

Project	2022001042-001	Ankeny: North Property Line Box Hangars				Invoice	10
Existing Conditions	1,240.00	100.00	1,240.00	1,240.00	0.00		
AIP Grant Administration	1,370.00	0.00	0.00	0.00	0.00		
Preliminary Design	5,640.00	100.00	5,640.00	5,640.00	0.00		
Soil Boring Coordination	920.00	100.00	920.00	920.00	0.00		
30% Design	4,450.00	100.00	4,450.00	4,450.00	0.00		
90% Design	22,670.00	100.00	22,670.00	22,670.00	0.00		
Issued for Bid (100%)	5,670.00	100.00	5,670.00	5,670.00	0.00		
Construction Permits	5,700.00	100.00	5,700.00	2,850.00	2,850.00		
Advertise, Bidding, Contract Award	6,030.00	100.00	6,030.00	5,427.00	603.00		
Topographic Survey	2,980.00	100.00	2,980.00	2,980.00	0.00		
Project Management and Coordination	5,070.00	100.00	5,070.00	4,563.00	507.00		
Subconsultants-Bluestone Eng & SVPA Arch	21,600.00	100.00	21,600.00	21,600.00	0.00		
Total Fee	83,340.00		81,970.00	78,010.00	3,960.00		
Total Fee						3,960.00	
Total this Phase						\$3,960.00	
Total Due this Invoice						\$5,858.00	

Outstanding Invoices

Number	Date	Balance
9	6/30/2023	32,573.50
Total		32,573.50



PROGRESS REPORT

PROJECT #	2022001042-001		
PROJECT	ANKENY REGIONAL AIRPORT – NORTH PROPERTY LINE BOX HANGARS (AIP SITE WORK AND GAVI VERTICAL INFRASTRUCTURE)		
PRJ MNGR	JAY PUDENZ, P.E., LEED AP		
CLIENT	POLK COUNTY AVIATION AUTHORITY 410 WEST 1ST STREET ANKENY, IOWA 50021	Phone	515.965.6420
		Fax	
		Email:	pmoritz@ankenyiowa.gov

REPORT BY	JAY PUDENZ, P.E., LEED AP Email: jpudenz@mcclurevision.com		
REPORTING PERIOD	JULY 2023	NEXT REPORT	AUGUST 2023

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Prepared OE/AAA (Airspace Analysis) exhibit required to submit to the FAA for the project prior to construction
- ✓ Attended Airport Board Meeting and Public Hearing were project was anticipated to be awarded to low bidder
- ✓ Prepared remaining documents to submit to the City following receipt of signed contracts for the Site Plan Approval process

VALUE ADDED SERVICES

-

INPUT NEEDED

- N/A

FORECAST OF ACTIVITIES FOR NEXT PERIOD

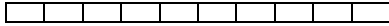
- Move into Construction Phase portion of contract
- This contract will remain open until completion of due to Grant Administration task being a part of this contract

Part I: AIP Site Work Design and Bidding-Services

Phase 200 – Existing Conditions



Phase 300 – AIP Grant Administration



Phase 400 – Preliminary Design



Phase 435 – Soil Boring Coordination



Phase 500.A – 30% Design



Phase 500.A1 – Sanitary Sewer/Lift Station Design,
IF NEEDED



Phase 500.A2 – Fire Flow Evaluation/Water Design,
IF NEEDED



Phase 500.B – 90% Design



Phase 500.B1 – Sanitary Sewer/Lift Station Design,
IF NEEDED



Phase 500.B2 – Fire Flow Evaluation/Water Design,
IF NEEDED



Phase 500.C – Issued for Bid (100%)



Phase 504 – Construction Permits



Phase 602 – Advertise, Bidding and Contract Award



Phase 700 – Topographic Survey



Phase 850 – Project Management and Coordination

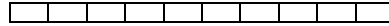


Part II: GAVI Vertical Infrastructure Design and Bidding Services

Phase 200 – Existing Conditions



Phase 300 – AIP Grant Administration



Phase 400 – Preliminary Design



Phase 435 – Soil Boring Coordination



Phase 500.A – 30% Design



Phase 500.B – 90% Design



Phase 500.C – Issued for Bid (100%)



Phase 504 – Construction Permits



Phase 602 – Advertise, Bidding and Contract Award



Phase 700 – Topographic Survey



Phase 850 – Project Management and Coordination



Phase 960 – Subconsultants (Bluestone Engineering, LLC and
SVPA Architects)





ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:
Finance

COUNCIL GOAL: ??
Exercise Financial Discipline

ACTION REQUESTED:
Motion

LEGAL:
No Review Required

SUBJECT:
Consider motion to approve Payment #1 in the amount of \$6,988.75 to McClure Engineering for Site Work & Vertical Infrastructure – Construction Mgmt, Administration & Observation Service for the North Property Line Box Hangars

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 McClure Engineering Invoice #1 Box Hangars Construction Mgmt

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Ankeny - North Property Line Box Hangars
(Site Work and Vertical Infrastructure):
Construction Management, Administration, and Observation

Project Title: _____ Service
Contractor: _____ McClure Engineering Company
Address: _____ 1360 NW 121st St, Suite A, Clive, IA 50325
Finance Budget Code: _____ 644 **Finance Project Code:** _____ N/A
Vendor Project or Invoice #: _____ 2022001042-002 **PO #** _____ N/A
Original Contract Date: _____ July 10, 2023 **Vendor #** _____ N/A

Date of Board Meeting _____ 7-Sep-23 **PAYMENT REQUEST #** _____ 1
PAYMENT PERIOD: From: _____ 07/02/23 through: _____ 07/29/23

Contract Summary

Original Contract Amount: _____ \$ 125,162.00
Net change by Change Orders: _____
Contract Amount to Date: (line 1 ± 2) _____ \$ 125,162.00

Total completed and stored to date: _____ \$ 6,988.75
Retainage: _____ 0 % of Completed Work: _____ \$ -
Total Earned less Retainage: _____ \$ 6,988.75
Less previous applications for payment: _____ \$ -
SUBTOTAL _____ \$ 6,988.75

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

CURRENT PAYMENT DUE _____ \$ 6,988.75

Balance to finish, including retainage: _____ \$ 118,173.25

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

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

Engineer/Consultant Approval: _____ McClure
Firm Name

Signature _____ Date 8/9/2023

PCAA Approval:

Signature _____ Date

City of Ankeny Staff Approval:

Signature _____ Date

Work Completed: See attached Progress Report.

Submit to: Paul Moritz, c: Jennifer Sease

Email: PMoritz@ankenyiowa.gov; JSease@Ankenyiowa.gov Phone: 515-965-6420 Fax: 515-965-6416

Date Printed: 8/21/2023



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

July 31, 2023
Project No: 2022001042-002
Invoice No: 1
Due Date: August 30, 2023

Project 2022001042-002 Ankeny - North Property Line Box Hangars (Site Work and Vertical Infrastructure): Construction Management, Administration, and Observation Services

Professional Services from July 02, 2023 to July 29, 2023

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

Total Labor 21.75 **1,090.74**

Overhead 207.09 % of 1,090.74 2,258.81 **2,258.81**

Billing Phase	Fee	Percent Complete	Earned	Previous Billing	Current Billing
Fixed Fee	8,100.00	7.00	567.00	0.00	567.00
Total Fee	8,100.00		567.00	0.00	567.00
Total Fee					567.00

		Current	Prior	To-Date
Total Billings		3,916.55	0.00	3,916.55
Contract Limit (not-to-exceed)				63,209.00
Contract Limit Remaining				59,292.45
			Total this Phase	\$3,916.55

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

Total Labor 14.00 **863.07**

Overhead 207.09 % of 863.07 1,787.33 **1,787.33**

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

Project	2022001042-002	Ankeny: N. Property Line Box Hangar - CA				Invoice	1
Fixed Fee		7,030.00	6.00	421.80	0.00	421.80	
Total Fee		7,030.00		421.80	0.00	421.80	
		Total Fee					421.80
		Current		Prior	To-Date		
Total Billings		3,072.20		0.00	3,072.20		
Contract Limit (not-to-exceed)					55,753.00		
Contract Limit Remaining					52,680.80		
		Total this Phase					\$3,072.20
Phase	3	Part IB: Construction Administration/Observation Services - GAVI Services: Subconsultant					
		Current		Prior	To-Date		
Total Billings		0.00		0.00	0.00		
Contract Limit (not-to-exceed)					6,200.00		
Contract Limit Remaining					6,200.00		
		Total this Phase					0.00
		Total Due this Invoice					\$6,988.75



PROGRESS REPORT

PROJECT #	2022001042-002		
PROJECT	ANKENY REGIONAL AIRPORT – NORTH PROPERTY LINE BOX HANGARS (SITE WORK AND VERTICAL INFRASTRUCTURE): CONSTRUCTION MANAGEMENT, ADMINISTRATION, AND OBSERVATION SERVICES		
PRJ MNGR	JAY PUDENZ, P.E., LEED AP		
CLIENT	POLK COUNTY AVIATION AUTHORITY 410 WEST 1ST STREET ANKENY, IOWA 50021	Phone	515.965.6420
		Fax	
		Email:	pmoritz@ankenyiowa.gov

REPORT BY	JAY PUDENZ, P.E., LEED AP Email: jpudenz@mcclurevision.com		
REPORTING PERIOD	JULY 2023	NEXT REPORT	AUGUST 2023

SUMMARY OF WORK DONE LAST PERIOD

- ✓ Prepared and submitted Contracts / bonds to Contractor
- ✓ Coordinated with Contractor to get signed Contracts / bonds back to the Owner for approval and signature
- ✓ Coordinated with Contractor on schedule for project
- ✓ Compiled Issued for construction (IFC) Plans and Specs
- ✓ Scheduled and held Pre-Construction Meeting on 7/28/2023 (includes prep of agenda)
- ✓ Began submittal review process with Contractor
- ✓ Reviewed door options to include in Change Order #1

VALUE ADDED SERVICES

-

INPUT NEEDED

- N/A

FORECAST OF ACTIVITIES FOR NEXT PERIOD

- Discuss items to be included in Change Order #1 (change to building to remove 1 bathroom and any other potential door add ons)
- Continued review of submittals

Construction Administration

Resident Project Representative

Construction Staking

[illegible]

Project Management and Coordination

Construction Administration

Resident Project Representative

Construction Staking

Project Closeout

Project Management and Coordination

Project Management and Coordination



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

??

 **Print**

?? ORIGINATING DEPARTMENT:

Finance

COUNCIL GOAL:

Exercise Financial Discipline

??

ACTION REQUESTED:

Motion

LEGAL:

No Review Required

SUBJECT:

Consider motion to approve Payment #10 in the amount of \$3,568.75 to McClure Engineering for General On-Call Engineering Services

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download

 [McClure Engineering Invoice #10 General On-Call](#)

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



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

Date of Board Meeting 7-Sep-23 **PAYMENT REQUEST #** 10
PAYMENT PERIOD: From: 07/02/23 through: 07/29/23

Contract Summary

Original Contract Amount:	\$	-
Net change by Change Orders:	\$	-
Contract Amount to Date: (line 1 ± 2)		\$28,361.00
Total completed and stored to date:		\$28,361.00
Retainage: 0 % of Completed Work:	\$	-
Total Earned less Retainage:		\$28,361.00
Less previous applications for payment:		\$24,792.25
SUBTOTAL	\$	3,568.75

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

CURRENT PAYMENT DUE \$ 3,568.75

Balance to finish, including retainage: -

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

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

Engineer/Consultant Approval: McClure Engineering Company
Firm Name
Signature: [Signature] Date: 8/9/2023

PCAA Approval:
Signature: _____ Date: _____

City of Ankeny Staff Approval:
Signature: _____ Date: _____

Work completed:

- Coordinated with Jensen Builders and MidAmerican on needed easement for Acme from MidAmerican for Phase 3 electric
- Contacted Contractor and scheduled work to be completed on 7/11/23 for emergency patching project
- Observed construction on-site on 7/11/23; Contractor completed patching on 145 patches
- Prepared Statement of Completion for project for August meeting
- Prepared Change Order #1 for overage on patches (145 actual vs. 108 estimated) and underage on kits needed (36 kits not needed)
- Prepared Payment Application for Contractor for \$32,824.08

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



1360 NW 121st Street
Clive, IA 50325

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

July 31, 2023
Project No: 2022001042-000
Invoice No: 10
Due Date: August 30, 2023

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

Professional Services from July 02, 2023 to July 29, 2023

Phase 163 General On-Call Services

	Hours	Rate	Amount	
Engineer I	16.50	125.00	2,062.50	
Engineering Technician II	2.00	135.00	270.00	
Professional Land Surveyor	.50	180.00	90.00	
Project Manager III	4.25	230.00	977.50	
Project Coordinator	1.25	135.00	168.75	
Totals	24.50		3,568.75	
Total Labor				3,568.75
		Total this Phase		\$3,568.75
		Total Due this Invoice		\$3,568.75

Outstanding Invoices

Number	Date	Balance
9	6/30/2023	9,631.25
Total		9,631.25



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:

Finance

COUNCIL GOAL:

Exercise Financial Discipline

??

ACTION REQUESTED:

Motion

LEGAL:

No Review Required

SUBJECT:

Consider motion to approve Task Order Two-Payment #4 in the amount of \$10,079.50 to HDR Engineering, Inc. for Environmental Assessment services.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download

 [HDR Engineering - Invoice 4 for Evironmental Assessment Task Order Two](#)

APPLICATION FOR PARTIAL PAYMENT OF CONTRACT



Project Title: PCAA - Environmental Assessment (EA) Task Order Two
Contractor: HDR Engineering Inc.
Address: 300 East Locust Street, Suite 210, Des Moines, IA 50309
Finance Budget Code: 644 **Finance Project Code:** N/A
Vendor Project or Invoice #: 1200527544 **PO #** N/A
Original Contract Date: February 9, 2023 **Vendor #** N/A

Date of Board Meeting 8/10/2023 **PAYMENT REQUEST #** Four (4)
PAYMENT PERIOD: From: 06/04/23 through: 07/01/23

Contract Summary

Original Contract Amount:	\$	221,304.00	
Net change by Change Orders:	\$	-	
Contract Amount to Date: (line 1 ± 2)	\$	221,304.00	
Total completed and stored to date:	\$	34,270.30	
Retainage: 0 % of Completed Work:	\$	-	
Total Earned less Retainage:	\$	34,270.30	
Less previous applications for payment:	\$	24,190.80	
SUBTOTAL	\$		10,079.50

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

CURRENT PAYMENT DUE \$ 10,079.50

Balance to finish, including retainage: \$ 187,033.70

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

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

Engineer/Consultant Approval: HDR Engineering Inc.
Firm Name

Jerry Searle 11-Jul-23
Signature Date

PCAA Approval:
Signature Date

City of Ankeny Staff Approval:
Signature Date

Work completed: Task Order 2: Purpose & Need, Task 3: Alternatives; Archaeological Report; Wetland/Stream Delineation Report; FA

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

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



HDR Engineering Inc.
Omaha NE 68106-2973
Phone: (402) 399-1000

Bill To:
Polk County Aviation Authority
410 West 1st Street
ANKENY, IA 50023

Invoice

Reference Invoice Number with Payment

HDR Invoice No. 1200537848
Invoice Date July 11, 2023
Invoice Amount Due \$10,079.50
Payment Terms 30 NET

Remit to PO Box 74008202
Chicago, IL 60674-8202
ACH/EFT Payments Bank of America ML US
ABA # 081000032
Account # 355004076604

Environmental Assessment (EA) for the Ankeny Regional Airport

For Professional Services
From: June 4, 2023 To: July 1, 2023

Professional Services	Fee	Percent Complete	Fee Earned To Date	Previous Fee Invoiced	Current Fee Invoiced
Environmental Assessment	\$201,590.00	17.00%	\$34,270.30	\$24,190.80	\$10,079.50
Conduct Public Hearing	\$14,106.00	0.00%	\$0.00	\$0.00	\$0.00
Cultural Resources Survey	\$5,608.00	0.00%	\$0.00	\$0.00	\$0.00
	\$221,304.00	15.49%	\$34,270.30	\$24,190.80	\$10,079.50

Fee Amount	\$221,304.00
Fee Invoiced to Date	\$34,270.30
Fee Remaining	\$187,033.70

Total Invoice	10,079.50
Amount Due this Invoice(USD)	10,079.50



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING
September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT: COUNCIL GOAL: ??
Finance Exercise Financial Discipline

ACTION REQUESTED:
Motion

LEGAL:
No Review Required

SUBJECT:
Consider motion to adopt **RESOLUTION** approving the lease termination and lease agreement with the individuals detailed on the attached.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 [Hangar Lease Agreement Darrin McBroom](#)

JOS

HANGAR and GROUND SPACE LEASE

Agreement made by and between the Polk County Aviation Authority, 410 West First Street, Ankeny, Iowa 50023, herein referred to as Lessor, and Darrin McBroom, having a principal address at 5630 NW 5th Ct. Des Moines, IA 50313, herein referred to as Lessee.

Primary Phone: 816-806-4321 Alternate Phone: _____

E-mail: darrin.mcbroom@drake.edu

Airplane Make and Model: Piper Arrow 1974 Arrow II

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

Airplane Identification Number: N-40967

Is this aircraft sometimes stored at another airport? ☒ No ☐ Yes

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

SECTION ONE – HANGAR AND GROUND SPACE

Lessor leases to Lessee that portion of the airport premises described as follows: Hangar # J-05, together with the other improvements currently located on such premises.

Lessee shall not park cars, vans, trucks or other vehicles on the Airport other than in designated parking areas or in the leased premises while Lessee is flying its aircraft. Lessee's right to drive on the Airport property shall be governed by City of Ankeny, Polk County Aviation Authority and United States Homeland Security statutes, regulations, rules and directives.

SECTION TWO – TERM

Subject to earlier termination as provided below in this agreement, the initial term of this agreement shall be the period commencing on July 1st, 2023 and ending on December 31, 2023. This agreement shall immediately terminate in the event that Lessee does not have an airworthy plane in the hangar within ninety (90) days after commencement of this agreement. Provided, however, if Lessee is using the hangar to finish building a plane, Lessee may continue to lease the hangar for the initial term under the terms and conditions herein. An extension in the event the plane has not been issued a tail number by the end of the initial term may be requested with a showing of progress toward completion and a firm completion date.

In the event Lessee requests early Lease termination, Lessee will be required on the date of requesting Lease termination to: (1) not be in default under the Lease; and (2) tender a check for three months rental payments or the remainder of the Lease term, whichever is less. Provided, however, in the event that a replacement Lessee is found for the hangar Lessee shall be required to pay rental payments only until commencement of the term of the replacement Lessee.

SECTION THREE – RENTALS AND CHARGES

At the time of execution of this Lease Agreement, Lessee shall pay to Lessor the sum of **One Hundred Ninety-Five Dollars (\$195.00)** to be held and disbursed as a rental deposit.

Upon the termination of this Lease, absent any damages beyond the normal wear and tear to the leased premises, failure to return keys requiring an expense to rekey, and absent any default or violation of the provisions of this Lease which allows Lessor to retain all or part of the security deposit, Lessor shall refund Lessee's security deposit in accordance with applicable state and local laws. In the absence of any state or local laws regarding the returning of security deposits, and upon the above conditions being met, Lessor shall refund Lessee's security deposit within thirty (30) days of the date of termination of this Lease. Also, in the absence of any state or local laws, if Lessee gives Lessor an incorrect or incomplete forwarding address, or if Lessee does not give Lessor a forwarding address, and Lessor is unable, after reasonable

investigation, to determine Lessee's new mailing address within sixty (60) days from the date of termination of the Lease, the security deposit shall become the unconditional property of the Lessor.

Lessee agrees to pay Lessor for the exclusive use of the Tee-hangar the sum of **Two Thousand Three Hundred Forty Dollars (\$2,340.00)** per annum, computed at the rate of **One Hundred Ninety-Five Dollars (\$195.00)** per month. Rentals under this section shall be paid in advance in monthly installments due and payable no later than the first day of each month, and if not received by said date are delinquent.

In the event of continued possession by Lessee, beyond the expiration of its tenancy (and absent a written agreement by both parties for an extension of this lease, or for a new lease) Lessee shall pay rent in a monthly amount equal to **One Hundred Fifty Percent (150%)** of the monthly rental amount.

In the event the leased premises or the means of access thereto shall be damaged by fire or other cause, the rent shall not abate, provided that the hangar is not rendered untenable by such damage. In the event the leased premises is rendered untenable and the Lessor elects to repair it the rent shall abate for the period during which such repairs are being made, provided the damage was not caused by the acts or omissions of Lessee, its employees, agents or invitees, in which case the rent shall not abate.

SECTION FOUR – PROHIBITED ACTS

- a. Lessee shall not use the leased premises to compete in any way with any service offered by a Fixed Base Operator (FBO) located on the airport, including flight instructions, air charter, fuel or oil sales and maintenance, except Lessee may use the leased premises for maintenance performed by Lessee upon Lessee's aircraft.
- b. Except as set out in Section Two above, Lessee shall not use the leased premises for storage of unflyable aircraft or the construction of aircraft. Lessee shall keep only flight-worthy aircraft housed in the leased premises.
- c. Lessee shall not use the leased premises for storage of aircraft fuel, lubricating oil or any other flammable or combustible material except for that fuel or lubricating oil used by Lessee's aircraft which is in the aircraft when it is housed on the leased premises and no more than two (2) cases of lubricating oil in closed containers. **No cans containing gasoline, and no cleaning solvents including corrosives unless less than a gallon and contained in a nonflammable cabinet, are allowed to be kept on the leased premises.** No open flames or devices, including but not limited to propane or kerosene heaters, that utilize open flames are allowed on the leased premises. Lessee shall commit no waste on the leased premises and further agrees that no waste material, rags, or refuse of any kind or character will be allowed to accumulate in or about the premises.
- d. Lessee shall not erect or permit any signs upon the leased premises, and shall make no alteration to the premises unless approved in writing by the Lessor.
- e. Lessee acknowledges that Lessor must have access to the leased premises at all times. No personal or double locks shall be installed on the leased premises. Lessee shall use only airport-issued locks to lock or secure the leased premises. Keys shall be returned upon termination of the Lease.
- f. Lessee shall not incur damage to the leased premises; reasonable wear and tear excepted.

SECTION FIVE – MAINTENANCE AND UTILITIES

- a. Lessor shall provide electricity to the leased premises. Provided, however, electricity shall be used for lights, electric heater, air compressor and refrigerator only. Lessor reserves the right to assess an additional fee for consumption of utilities by Lessee beyond normal requirements as determined by the Lessor.
- b. Lessee shall provide for and supply at its expense all janitorial service with respect to the interior of the leased premises used exclusively by Lessee, and Lessee shall, at its own expense, keep the interior of the leased premises in good condition, in a clean and orderly manner at all times, free from litter, trash and debris.

SECTION SIX – STATUTES, ORDINANCES, LICENSES, RULES AND REGULATIONS

Lessee shall obtain, at its expense, all necessary licenses and permits. Lessee shall comply with all federal, state and local laws and ordinances. Further, Lessee shall comply with all the terms and conditions of any bonds used to acquire any airport property and with all rules and regulations promulgated by Lessor.

Lessee shall at all times comply with all applicable federal, state and local environmental laws and regulations with regard to the Ankeny Regional Airport.

Lessee shall indemnify, defend and hold Lessor harmless against and with respect to any and all damages, claims, losses, liabilities, fines, penalties, and expenses of any kind, including without limitation, reasonable legal and consulting expenses (including attorney and expert fees and the costs of litigation before any court or agency), incurred by Lessor or which are asserted against or imposed upon Lessor by any other party (including without limit any governmental entity) to the extent the event or environmental condition was caused or contributed to by Lessee's activities on or use of the Airport.

SECTION SEVEN – INSURANCE AND WAIVER

Lessee shall, at Lessee's expense, keep Lessee's aircraft insured with adequate insurance at all times during the effective dates of this Lease and shall likewise be solely responsible for securing at its own expense whatever insurance coverage it may desire on the contents of the leased premises. With this Lease, Lessee shall deliver to the Lessor certificates or binders evidencing the existence of the required insurance.

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

SECTION EIGHT – INDEMNIFICATION OF LESSOR

Lessee agrees to pay Lessor, indemnify Lessor and hold Lessor harmless against any and all liability for injuries to persons or damage to property caused by Lessee's negligent use of or occupancy of the leased premises or caused by the negligence of any Lessee's employees, officers, agents, guests or invitees; provided, however, that Lessee shall not be liable for any injury, damage, or loss occasioned by the negligence of Lessor or its agents or employees and provided further that Lessor shall give to Lessee prompt and timely notice of any claim made or suit instituted which in any way directly or indirectly, contingent or otherwise, affects or might affect Lessee, and Lessee shall have the right to compromise and defend the suit to the extent of its own interest, and Lessee shall do the same regarding prompt and timely notice.

To the extent permitted by law, Lessee hereby releases Lessor, its elected and appointed officials, its agents, employees and volunteers and others working on behalf of the Lessor, from and against any and all liability or responsibility to Lessee or anyone claiming through or under Lessee by way of subrogation or otherwise, for any loss or damage to property caused by fire or any other casualty and for any Lessee liability or workers compensation loss. This provision shall be applicable and in full force and effect only with respect to loss or damage occurring during the term of this Agreement. Lessee's policies of insurance shall contain a clause or endorsement to the effect that such release shall not adversely affect or impair such policies or prejudice the right of Lessee to recover thereunder.

SECTION NINE – TERMINATION BY LESSOR

If Lessee fails to make any payment due under this agreement within ten (10) days of the date on which such payment is due, or cure any other event of default within ten (10) days, Lessor, at its option, may terminate this agreement and take possession of so much of Lessee's personal property as is reasonably necessary to secure payments of the amounts due and unpaid. Lessor shall also have the right to immediately terminate this agreement in the event Lessee performs or allows to be performed any prohibited activities on the premises.

SECTION TEN – INSPECTION BY LESSOR

Lessor or its agent may enter the premises now or hereafter leased exclusively to Lessee at any reasonable time for any purpose necessary or incidental to the performance of its obligations under this Agreement, and to assure the safety of other Tee-hangar Lessees and airport users.

Lessor shall maintain the building and appurtenances; provided however, that Lessor shall not be obligated to make repairs occasioned by the negligent uses or action of Lessee; including but not limited to Lessee's alteration of the hangar

door opener. If Lessor determines that the necessary repairs are the result of Lessee's negligence, Lessor shall notify Lessee in writing and Lessee shall have thirty (30) days within which to complete the repairs. If the repair is not completed in the allotted time, Lessor may have the damage repaired and bill Lessee for the cost.

SECTION ELEVEN – ASSIGNMENT AND SUBLETTING

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

SECTION TWELVE – SUBORDINATION

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

SECTION THIRTEEN – NOTICE

All notices and other communications given pursuant to this Lease shall be in writing and shall be (1) mailed by first class, United States Mail, postage prepaid, certified, with return receipt requested, and addressed to the parties hereto at the address specified next to their signature block, (2) hand delivered to the intended address, (3) sent by facsimile transmission, followed by a confirmatory letter, or (4) sent by electronic transmission, followed by a confirmatory letter. A copy of all notices to Lessee shall be delivered in one of the afore described methods to:

LESSOR:

Polk County Aviation Authority

c/o Exec 1 Aviation

3700 SE Convenience Blvd

Ankeny, Iowa 50021

e-mail: hangar@exec1aviation.com

LESSEE:

Name: Darrin McBroom

Address: 5630 NW 5th Ct.

City, State Zip: Des Moines, IA, 50313

e-mail: darrin.mcbroom@drake.edu

All notices shall be effective upon delivery to the address of the addressee. The parties hereto may change their addresses by giving notice thereof to the other in conformity with this provision.

LESSOR:

Name: Polk County Aviation Authority

Signed: Jeff Wangsness
3BABC8B8F346D460...

Title: Jeff Wangsness Chairperson

Date: 8/10/23

LESSEE:

Name: Darrin McBroom

Signed: Darrin McBroom

Title: N/A

Date: 6/29/2023



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:

Finance

COUNCIL GOAL:

Exercise Financial Discipline

??

ACTION REQUESTED:

Motion

LEGAL:

No Review Required

SUBJECT:

Consider motion to approve September 2023 Financial Reports

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 September Financial Reports

POLK COUNTY AVIATION AUTHORITY**Balance Sheet**

As of August 31, 2023

Aug 31, 23**ASSETS**

Current Assets

Checking/Savings

101 · FIRST INTERSTATE BANK 5,847,952.99

102 · FIRST NATIONAL BANK 44,370.91

Total Checking/Savings 5,892,323.90

Accounts Receivable

112 · ACCOUNTS RECEIVABLE 5.88

Total Accounts Receivable 5.88

Other Current Assets

113 · PRE-PAID EXPENSES 2,479.06

114 · LEASE RECEIVABLE 765,621.97

Total Other Current Assets 768,101.03

Total Current Assets 6,660,430.81

Fixed Assets

140 · NON-DEPRECIABLE ASSETS 6,956,965.27

141 · DEPRECIABLE ASSETS 25,509,562.79

180 · CONSTRUCTION IN PROGRESS 1,451,613.53

181 · ACCUMULATED DEPRECIATION (17,999,204.14)

Total Fixed Assets 15,918,937.45

TOTAL ASSETS 22,579,368.26**LIABILITIES & EQUITY**

Liabilities

Current Liabilities

Accounts Payable

202 · ACCOUNTS PAYABLE 64,552.95

Total Accounts Payable 64,552.95

Other Current Liabilities

206 · DEFERRED REVENUE 12,457.65

207 · HANGAR/LEASE ADVANCE DEPOSITS 15,755.00

209 · DEFERRED LEASE REVENUE 754,008.79

Total Other Current Liabilities 782,221.44

Total Current Liabilities 846,774.39

Total Liabilities 846,774.39

Equity

3000 · INVESTED IN CAPITAL ASSETS 15,884,598.93

3001 · UNRESTRICTED NET ASSETS 5,874,189.02

3003 · RESTRICTED FOR AIRPORT IMPROVE (26,194.08)

Total Equity 21,732,593.87

TOTAL LIABILITIES & EQUITY 22,579,368.26

POLK COUNTY AVIATION AUTHORITY
Profit & Loss Budget vs. Actual

July through August 2023

	Jul - Aug 23	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
400 · MEMBER GOVERNMENT ASSESSMENTS	0.00	1,326,932.00	(1,326,932.00)	0.0%
401 · LEASE AND LICENSE FEE INCOME	41,321.53	246,000.00	(204,678.47)	16.8%
403 · FUEL FEE INCOME	5,269.46	51,000.00	(45,730.54)	10.33%
407 · OTHER REVENUE	300.00	0.00	300.00	100.0%
Total Income	46,890.99	1,623,932.00	(1,577,041.01)	2.89%
Gross Profit	46,890.99	1,623,932.00	(1,577,041.01)	2.89%
Expense				
601 · OFFSITE MANAGEMENT SERVICES	0.00	66,300.00	(66,300.00)	0.0%
602 · POSTAGE & OFFICE SUPPLIES	270.89	900.00	(629.11)	30.1%
603 · ONSITE MANAGEMENT SERVICES	10,000.00	60,000.00	(50,000.00)	16.67%
609 · FINANCIAL SERVICES	1.40	100.00	(98.60)	1.4%
610 · ADVERTISING & PROMOTION	44.80	700.00	(655.20)	6.4%
611 · PUBLICATIONS	125.91	2,500.00	(2,374.09)	5.04%
612 · CONFERENCES AND SEMINARS	1,154.01	4,000.00	(2,845.99)	28.85%
613 · LEGAL SERVICES	3,045.00	23,000.00	(19,955.00)	13.24%
614 · AUDIT SERVICES	0.00	13,900.00	(13,900.00)	0.0%
616 · GENERAL INSURANCE	1,093.42	6,600.00	(5,506.58)	16.57%
617 · PROPERTY INSURANCE	6,043.56	38,400.00	(32,356.44)	15.74%
618 · PUBLIC OFFICIALS INSURANCE	238.14	1,500.00	(1,261.86)	15.88%
630 · SNOW REMOVAL & MOWING	3,958.00	102,000.00	(98,042.00)	3.88%
631 · REPAIRS & MAINTENANCE (General)	51,746.69	101,000.00	(49,253.31)	51.23%
640 · UTILITIES	930.40	6,900.00	(5,969.60)	13.48%
644 · AIRPORT PLANNING & ENGINEERING	3,568.75	75,000.00	(71,431.25)	4.76%
645 · MISCELLANEOUS	0.00	100.00	(100.00)	0.0%
703 · NORTH PROPERTY LINE BOX HANGARS	26,194.08	0.00	26,194.08	100.0%
721 · TAXIWAY D ACCESS ROAD	0.00	1,200,000.00	(1,200,000.00)	0.0%
729 · STRENGTHEN & EXTEND RW 18/36	0.00	920,000.00	(920,000.00)	0.0%
736 · REMOVE & REPLACE PAVEMENT	0.00	1,041,000.00	(1,041,000.00)	0.0%
Total Expense	108,415.05	3,663,900.00	(3,555,484.95)	2.96%
Net Ordinary Income	(61,524.06)	(2,039,968.00)	1,978,443.94	3.02%
Other Income/Expense				
Other Income				
402 · INVESTMENT INCOME	40,116.52	27,000.00	13,116.52	148.58%
504 · FAA GRANT REIMBURSEMENT	0.00	1,791,460.00	(1,791,460.00)	0.0%
505 · STATE GRANT REIMBURSEMENT	0.00	600,000.00	(600,000.00)	0.0%
Total Other Income	40,116.52	2,418,460.00	(2,378,343.48)	1.66%
Net Other Income	40,116.52	2,418,460.00	(2,378,343.48)	1.66%
Net Income	(21,407.54)	378,492.00	(399,899.54)	(5.66%)

POLK COUNTY AVIATION AUTHORITY

A/R Aging Summary

As of August 31, 2023

	Current	1 - 30	31 - 60	61 - 90	> 90	TOTAL
MILLER, DENNIS (FARM LEASE)	0.00	0.00	0.00	0.00	5.88	5.88
TOTAL	0.00	0.00	0.00	0.00	5.88	5.88

Index

Sheet	Project Name	Contractors	Grant Eligible?	Original Contract Amount	Change orders & Non-Contract	Total Project Cost	Expenditures to date	Remaining Obligation	Retainage	Expected Grant Receipts	Grant Funds Received to date:	FY Completed
Sheet01	General Engineering - 2022 Agreement	McClure Engineering	EXP	28,361.00	-	28,361.00	28,361.00	-	-	-	-	-
Sheet08	General Planning - 2022 Agreement	HDR Engineering	EXP	42,000.00	-	42,000.00	12,692.01	29,307.99	-	-	-	-
Sheet09	Wildlife Exclusion Fence	McClure & Minturn	FAA	1,734,213.00	39,286.51	1,773,499.51	1,773,499.51	-	-	1,560,177	1,560,177	FY18
Sheet02	IKV Grading & Drainage Plan	HDR Engineers	EXP	43,304.00	-	43,304.00	43,304.00	-	-	-	-	FY19
Sheet10	Protect RW18 Land Acquisition-LGI	Snyder & Associates	FAA	18,900.00	743,119.59	762,019.59	762,019.59	-	-	685,653	685,653	FY19
Sheet17	3-Year Vegetation Control Agreement	Perficut ('17-'19)	EXP	28,445.00	(13,710.00)	14,735.00	14,735.00	-	-	-	-	FY20
Sheet15	Drainage Channel Improvements	McClure & RW Excavating	laDOT	191,633.80	11,925.19	203,558.99	203,558.99	-	-	76,950	76,950	FY20
Sheet16	Taxiway D Apron Access Road & Utilities - Phase 1	McClure & Sternquist	laDOT	633,250.00	54,844.02	688,094.02	688,094.02	-	-	225,000	225,000	FY20
Sheet06	Taxiway Rehab & Reconstruction-2018	McClure & Con-Struct	FAA	1,635,735.05	7,406.00	1,643,141.05	1,643,141.05	-	-	1,393,240	1,393,240	FY21
Sheet14	Bi-Fold Hangar Door Replacement	Jensen Builders	laDOT	130,075.00	9,900.00	139,975.00	139,975.00	-	-	75,000	75,000	FY21
Sheet05	SE Convenience Blvd Extension	City of Ankeny	EXP/RISE	877,279.79	115,104.30	992,384.09	991,544.82	-	-	-	-	FY21
Sheet04	Taxiway D Access Road & Utilities - Phase 2	McClure, SandStone	EXP	746,334.00	(19,963.60)	726,370.40	726,370.40	-	-	-	-	FY22
Sheet21	Taxiway D Apron and Access Roadway Paving-Phase 2	McClure, Concrete Tech	EXP	682,393.50	6,027.81	688,421.31	685,371.31	3,050.00	-	-	-	FY22
Sheet12	Protect RW18 Land Acquisition-Clark	Various	TBD	-	897,154.77	897,154.77	897,154.77	-	-	-	-	FY23
Sheet19	Protect RW18 Land Acquisition-Disposal	Various	EXP	-	29,955.00	29,955.00	29,955.00	-	-	-	-	FY23
Sheet18	3-Year Vegetation Control Agreement	Perficut ('20-'22)	EXP	47,586.00	-	47,586.00	47,066.00	520.00	-	-	-	FY22
Sheet03	Wildlife Hazard Mitigation	USDA, APHIS, General	EXP	39,000.00	-	39,000.00	30,643.07	8,356.93	-	-	-	-
Sheet20	Runway 18/36 Rehabilitation	McClure & Fahrner	FAA	631,380.24	18,270.99	649,651.23	649,651.23	-	-	584,686	584,686	-
Sheet07	Taxiway D Apron and Access Roadway Paving-Phase 3	McClure, Concrete Tech	laDOT	736,490.90	41,046.73	777,537.63	775,208.03	2,329.60	-	312,682	312,682	-
Sheet11	Strengthen & Extend RW 18/36	McClure & HDR	EXP	212,717.00	221,304.00	434,021.00	216,260.35	217,760.65	-	-	-	-
Sheet22	North Property Line Box Hangars	McClure & CMT	IDOT	288,522.00	6,520.00	295,042.00	170,388.75	124,653.25	-	-	-	-
Sheet23	3-Year Vegetation Control Agreement	Perficut ('23-'25)	EXP	47,586.00	-	47,586.00	12,316.00	35,270.00	-	-	-	-
Sheet24	-	0	EXP	-	-	-	-	-	-	-	-	-
Grayed out = Completed items, no new charges expected												-
				8,795,206.28	2,168,191.31	10,963,397.59	10,541,309.90	421,248.42	-	4,913,388	4,913,388	-
									\$ -	\$ -		
									^= 204 Retainage Pay		^ = 110 Grant AR	



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

 **Print**

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?? ORIGINATING DEPARTMENT:
Finance

COUNCIL GOAL:
Exercise Financial Discipline

??

ACTION REQUESTED:
Motion

LEGAL:
No Review Required

SUBJECT:
Consider motion to approve Bills and Transfer of Necessary Funds in the amount of \$98,785.05

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 Listing of Bills

POLK COUNTY AVIATION AUTHORITY
LISTING OF BILLS TO BE APPROVED
FOR THE SEPTEMBER 7, 2023 BOARD MEETING

Vendor	Amount	Date of Invoice	Description
Brick Gentry Law Firm	1,530.00	08/30/23	General legal services
Controlled Access	8,814.00	08/25/23	North T Hangar - new gate installed
Cutting Edge Outdoors, LLC	1,290.00	08/23/23	Perimeter mowing and additional fence line mowing on 8/19/23
Cutting Edge Outdoors, LLC	1,290.00	06/02/23	Perimeter mowing and additional fence line mowing on 05/19/23
Deluxe Checks	243.87	08/11/23	Check stock order for new bank account at FNB PAID BY e-check 08/11/23
Des Moines Register	125.91	07/31/23	July A/P, minutes
Exec 1 Aviation	5,000.00	08/31/23	On-site management fee
Exec 1 Aviation	1,378.00	08/11/23	Mowing services, Taxiway D between fence and runway 08/11/23
McClure Engineering	3,568.75	07/29/23	Professional services through 07/29/23
MidAmerican Energy	446.74	08/10/23	Lift station; Runway lights
Paul Moritz	1,154.01	08/30/23	Reimbursement of 2023 IPAA Conference attendance and travel expenses
Perficut	1,348.00	08/07/23	Aquatic Herbicide Application 08/04/23
Perficut	1,800.00	08/30/23	Fenceline Weed Control on 8/23/23 & Fall Lawn Application 8/29/23
Ridnour Construction	32,824.08	07/14/23	ANK 20517008 - Runway 18/36 Emergency Partial Depth Patches Project Final Payment PAID 08/21/23 W CHECK 4697 from F
Ridnour Construction	1,877.70	08/22/23	Runway Fast Patch applied on 15 holes, material & labor 15 X \$125.18/hr
Tenant: All Energy	717.41	08/15/23	Tenant hangar lease termination - refund
Total Airport Operations Fund	\$ 63,408.47		
McClure Engineering	6,988.75	07/29/23	North Property Line Box Hangars; Construction Mgmt, Admin, Observation 07/02/23 - 07/29/23
McClure Engineering	5,858.00	07/29/23	North Property Line Box Hangars; AIP Site Work & GAVI Vertical Infrastructure 07/02/23 - 07/29/23
MidAmerican Energy	12,450.33	08/18/23	North Property Line Box Hangars - Construction Underground Electric Service Extension Proposal for Speculative Use
HDR Engineering	10,079.50	06/30/23	Task Order Two: Environmental Assessment services 06/04/23 - 07/01/23
Total Capital Improvements Fund	\$ 35,376.58		
Grand Total	\$ 98,785.05		FY 2023 charges paid in FY 2024



ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL: ??
Upgrade Essential Infrastructure

ACTION REQUESTED:
Resolution

LEGAL:
No Review Required

SUBJECT:
Consider motion to adopt **RESOLUTION** accepting the quotation for the replacement of the Rotating Beacon at the Ankeny Regional Airport from Van Maanen Electric in the amount of \$22,753.00.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 [Resolution](#)

 [Request for Quotes](#)

 [Van Maanen Quote](#)

RESOLUTION NO. 2023-

**RESOLUTION ACCEPTING THE QUOTATION FOR THE REPLACEMENT OF THE
ROTATING BEACON AT THE ANKENY REGIONAL AIRPORT, ANKENY IOWA**

WHEREAS, as recently reported by staff, the rotating beacon located within the entrance roundabout has reached the end of its useful life and is no longer operating; and

WHEREAS, the Polk County Aviation Authority (PCAA) Board, at their meeting on August 10, 2023 authorized staff to facilitate the replacement of the said rotating beacon as soon as possible; and

WHEREAS, at the said August 10, 2023 meeting, the PCAA Board further authorized staff to solicit competitive quotations for the replacement of the said rotating beacon; and

WHEREAS, staff prepared a request for competitive quotations for replacing the said beacon, and distributed the request to three local electrical contractors; and

WHEREAS, staff received the following responses to the request:

<u>Contractor</u>	<u>Total Bid</u>
Van Maanen Electric	\$22,753.00
Baker Electric	\$39,285.00
Voltmer Electric	No Bid Submitted

NOW THEREFORE, BE IT RESOLVED BY THE POLK COUNTY AVIATION AUTHORITY that the quotation from Van Maanen Electric in the amount of \$ 22,753.00 for the replacement of the rotating beacon at the Ankeny Regional Airport, is hereby accepted and approved for construction.

PASSED AND APPROVED, This 7th day of September, 2023.

POLK COUNTY AVIATION AUTHORITY

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

REQUEST FOR QUOTES SENT TO THREE ELECTRICAL CONTRACTORS:

Austin: I received your contact info from Dave Joens at McClure. Our rotating beacon at the Ankeny Regional Airport quit functioning and needs to be replaced with a new unit. I am sending you this request for an informal bid to remove and replace the rotating beacon fixture. The beacon is located on the pole within the traffic circle just to the west of the terminal building. Per FAA standards, the beacon will need to be a high-intensity unit: ADB Safegate L-802A(L) LED Rotating Beacon. See attached data sheet for this fixture.

Please provide a quote to:

1. Complete the replacement of the existing rotating beacon within 30 calendar days after you receive delivery of the beacon unit from the manufacturer/supplier.
2. Provide a man lift and all other equipment and materials needed to replace the beacon.
3. Provide the specified beacon unit.
4. Remove and dispose of the existing beacon unit.
5. Mount, install, connect and test the new beacon so that it is fully functional upon completion.
6. Complete the work using traffic control so that the entrance to the airport can remain open during the project.
7. Provide an invoice upon completion and final inspection. You will then receive payment after the next regular meeting of the PCAA Board.

Let me know if you need me to provide an aerial showing the location of the beacon for reference. Please e-mail your quote back to me by Wednesday, August 9th or before. Call me or reply to this message if you need additional information. Thanks.

Paul Moritz, PE | Airport Manager
City Manager's Office
410 W. First St.
Ankeny, IA 50023-1557
ph/fx/txt: 515-965-6428





Phone 641-791 WIRE(9473) • Fax 641-791-9484

500 Iowa Speedway Drive
Newton, IA 50208

08/17/2023

**ANKENY AIRPORT
ROTATING BEACON REPLACEMENT**
Ankeny, Iowa

Van Maanen Electric, Inc. scope of work:

- Skilled workmanship and craftsmanship
- Daily clean-up of job site
- Complete demo of (1) rotating beacon
- Provide and install (1) new rotating beacon
- Complete testing of new rotating beacon
- Includes traffic control
- Includes all equipment needed to complete replacement of rotating beacon

Exclusions

- Taxes

Base Price \$ 22,753.00

If you have any questions feel free to call.

Sincerely,

A handwritten signature in black ink, appearing to read 'Josh Hetzler'.

Josh Hetzler
641-791-9473



ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Upgrade Essential Infrastructure

??

ACTION REQUESTED:
Motion

LEGAL:
No Review Required

SUBJECT:
Consider motion to approve the proposal from Speck USA in the amount of \$1,759.25 for the 2023 Pavement Markings program at the Ankeny Regional Airport.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 Parking Lot Spec. Bid
 Speck USA Bid
 Bid Tabulation

Parking Lot Specialties LC

3040 Gateway Drive

Carlisle, IA 50047

(515) 262-1155

<http://www.parkinglotspecialties.com>



Estimate

ADDRESS

Polk County Aviation
Authority

SHIP TO

Polk County Aviation
Authority

ESTIMATE # 18090

DATE 08/24/2023

JOB NAME/ADDRESS

Ankeny Regional Airport

DATE	ACTIVITY	QTY	AMOUNT
	Restripping Sweep and clean surface where marking is being applied to eliminate loose dirt material and dust then apply yellow waterborne 1952 F Type 1 and 2 paint with FAA Type1 Gradation A glass beads for stall lines, ADA symbols and hash areas in two parking Lots, along with painting 20 T parking positions with 4 inch wide lines. Work to be done in 2 mobilizations Monday through Friday excluding Holidays. Additional mobilizations will be billed at \$295.00 each. **THIS DOES NOT INCLUDE FULL LOT CLEANING*** Please call for scheduling 515-210-6206	1	2,495.00

Ankeny Regional Airport
Ankeny Iowa

SUBTOTAL

2,495.00

TAX

0.00

TOTAL

\$2,495.00

Accepted By

Accepted Date

**Speck USA**

P.O. Box 21009
Des Moines, IA 50321

Phone: (515) 285-4649
Email:

Bid Proposal

Bid Date
08/24/2023
Bid No
B227
Payment Terms
Net 30 Days

Bill To: City of Ankeny Airport Mngr
410 W 1st St.
Ankeny, IA 50023

Re: Paul Moritz
Ankeny Regional Airport
Convenience Blvd
Ankeny, IA

Scope of Work

Description	Extended Price
Restripe - Restripe specified lines and other parking area markings. Includes Parking Stalls, Hatched Areas, ADA Stencils, and Airplane Tiedown Striping.3373LF	1,759.52

Price based on 2-trips. Add \$500.00 for each additional mobilization. Parking Lot cleaning is not included. Change order if needed \$160 per man hour may result in additional mobilization charge.

TERMS AND CONDITIONS: This proposal may be withdrawn by Speck USA if not accepted within 30 days. Customer shall inform Speck USA of the existence and location of any and all underground utilities, public and private. Customer shall indemnify, defend and hold harmless Speck USA, its officers, directors, employees and agents against all claims, demand, losses and expenses, including but not limited to attorney fees and court costs, resulting or arising from Customer's failure to provide accurate information on the existence and location of any and all underground utilities, public or private and/or hazardous materials at the project site. Payment is due upon completion. Interest of 1.65% per month will be charged on any amount that remains unpaid when due. The Customer agrees to pay all collection costs and expenses, including attorneys' fees and court costs, incurred by Speck USA as a result of the Customer failing to pay any amount when due. This Proposal embodies the entire agreement of the parties hereto and there are no promises, terms, conditions, or obligations other than those contained herein. The terms of this Proposal supersedes all previous communications, representations or agreements, whether oral or written, between the parties. This Proposal may not be released, discharged, abandoned, changed, or modified in any manner except by an instrument in writing signed by each of the parties hereto. To the extent the provisions of this Proposal conflict with the provisions of any other agreement between Speck USA and Customer, the provisions of this Proposal shall prevail.

Subtotal \$ 1,759.52
Sales Tax (if applicable) \$ ~~123.17~~

Total Due \$ ~~1,882.69~~

\$1,759.52

Approved By

Client Signature

PM
8/29/

Ankeny Regional Airport
2023 Pavement Markings
Bid Tabulation - September 7, 2023

			Parking Lot
Item	Description	Speck USA	Specialties
1	Cleaning	Included	Included
2	Second Mobilization	\$500.00	Included
3	Painting	\$1,259.52	\$2,495.00
Total		\$1,759.52	\$2,495.00

Iowa Plains
Signing
No Bid
No bid
No bid



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Deliver Exceptional Service

??

ACTION REQUESTED:
Resolution

LEGAL:
No Review Required

SUBJECT:
Consider motion to adopt **RESOLUTION** authorizing the execution of Task Order No. 3 for design services with McClure Engineering Company for the Taxiway D Apron and Access Roadway Paving - Phase 4 Project.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 Resolution
 Task Order 3

RESOLUTION 2023-

A RESOLUTION AUTHORIZING THE EXECUTION OF TASK ORDER NO. 3 FOR DESIGN SERVICES WITH McCLURE ENGINEERING COMPANY, INC. FOR THE TAXIWAY D APRON AND ACCESS ROADWAY PAVING - PHASE 4 PROJECT

WHEREAS, the Polk County Aviation Authority is responsible for the maintenance and expansion of the facilities at the Ankeny Regional Airport, including runways, taxiways and ramp areas and

WHEREAS, to provide vehicular access and aircraft access to the Phase 4 hangar pads, it will be necessary for the Taxiway D Apron and Access Roadway Paving – Phase 4 Project to be completed, and

WHEREAS, the construction of the said Project will need to be completed as soon as possible to serve the anticipated expansion of the privately-owned box hangars along Taxiway D, and

WHEREAS, McClure Engineering Company has prepared Task Order No. 3 which establishes the scope of the design services needed to engineer the said Project for an amount not to exceed \$85,980.00.

NOW, THEREFORE, BE IT RESOLVED, that the Polk County Aviation Authority approves Task Order No. 3 for the Taxiway D Apron and Access Roadway Paving – Phase 4 Project, and further authorizes the Chairperson to sign the said task order.

Dated at Ankeny, Iowa, this 7th day of September, 2023.

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

Project No.: 2022001042-003
Project Name: Taxiway D Apron and Access Roadway Paving – Phase 4
Ankeny Regional Airport (IKV)
Project Manager: Jay A. Pudenz, P.E., LEED AP

**TASK ORDER NO. 3
AGREEMENT FOR ENGINEERING SERVICES
ANKENY REGIONAL AIRPORT
ANKENY, IOWA**

This **TASK ORDER NO. 3**, made on the ____ day of _____, 2023, under the terms and conditions established in the **MASTER AGREEMENT**, dated the 6th day of October, 2022, by and between **McClure, of Clive, Iowa** (herein referred to as "**Consultant**") and the **Polk County Aviation Authority (PCAA)**, (hereinafter referred to as "**Owner**"). Services shall be performed per the fees, terms and conditions outlined in this Task Order. The Consultant shall provide engineering services at the request of the **Owner** which consists of the items listed below, located at the **Ankeny Regional Airport (IKV)**.

PROJECT DESCRIPTION:

**DESIGN AND BIDDING SERVICES
TAXIWAY D APRON AND ACCESS ROADWAY PAVING – PHASE 4
ANKENY REGIONAL AIRPORT, ANKENY, IOWA**

1. The **Owner** shall provide information, which shall set forth the **Owner's** objectives, schedule, constraints, budget with reasonable contingencies and other applicable criteria. (See Exhibit 'E' for **Owner's** responsibilities).
2. The **Consultant** shall provide the following services, including:

Item	Included	Not Included
100. <u>Airport Master Planning and Reports</u>		
1. Preliminary Planning and Reports		X
2. Project Concepts		X
3. Capital Improvements Plan		X
4. Evaluation of Alternatives for Improvement		X
5. Master Planning Design/Concepts		X
200. <u>Existing Conditions</u>		
1. Data Gathering/Inventory		X
2. Existing Condition Drawings		X
3. Storm Sewer Televising		X
4. Geographical Information Systems		X
5. Environmental Assessment		X
6. Airspace Obstruction Survey		X
300. <u>Airport Improvement Program (AIP) Grant Administration</u>		
1. Prepare AIP Grant Application		X
2. Prepare AIP Sponsor Certifications		X
3. Prepare AIP Invoice Summary & assist Owner with monthly Reimbursement requests		X
4. Prepare AIP Sponsor Quarterly Performance Requests		X
5. Prepare AIP Financial Reports (SF-271 and SF-425 Forms)		X
6. Update 3-year DBE Program (FY23-FY-25)		X
7. Prepare Pavement Maintenance Program in accordance with FAA AC 150/5380-7B		
• Inventory of existing pavement conditions		X
• Compilation of current reports (network definition map, DOT pavement condition index report, recent geotechnical report)		X
• Preparation of Program Report (sections include General Information, Inspection Schedule, Pavement Inventory, Reports, Inspection Reports, Distress Identification Index, Economic Analysis/Network Priority Ranking, and Program Funding and		X
400. <u>Preliminary Design</u>		
1. Conduct Project Kickoff Meeting via teleconference. Prepare agenda and distribute minutes.	X	
2. Confirm Scope, Extent and Character of the Project:		
• Final Design Criteria	X	
• Field Survey to Determine Existing Conditions (1-4 hour visit by PM and Eng II)	X	
• Pre-trip preparation		
• Post trip processing		
• Develop Construction Item List	X	
• Review Project Questions and Issues	X	
• Coordinate Building Layouts with Hangar Tenants	X	
• Operation and Maintenance Concepts		
• Utility Requirements	X	
• Project Limits Exhibit	X	
435. <u>Soil Boring Coordination</u>		
1. Prepare Geotechnical Scope of Work and submit to Geotechnical Firm	X	
2. Review Geotechnical Scope/Fee Proposal and coordinate contract approval with Owner	X	
3. Coordinate field exploration with Owner	X	
4. Review Geotechnical Report and provide comments	X	

Item	Included	
500. <u>Final Design</u>		
A. <u>30% Design Phase</u>		
1. Prepare 30% "Opinion of Probable Construction Cost" and Project Budget.		X
2. Perform 30% QA/QC by Senior Airport Engineer.		X
3. Furnish 30% Documents.		X
4. Conduct 30% Review Meeting at Owner's Location. Prepare agenda and distribute minutes		X
5. Prepare Draft CSPP Document		X
B. <u>90% Design Phase</u>		
1. Formally Address Owner 30% Comments		X
2. Prepare 90% Project Drawings (See Exhibit 'C', Table 1)	X	
3. Prepare 90% Specifications (See Exhibit 'C', Table 2)	X	
4. Prepare 90% Engineer's Report		X
5. Prepare 90% "Opinion of Probable Costs" and Project Budget	X	
6. Perform 90% QA/QC by Senior Airport Engineer	X	
7. Furnish 90% Documents (See Exhibit 'C', Table 3)	X	
8. Conduct 90% Review Meeting at Owner's Location. Prepare agenda and distribute minutes	X	
9. Prepare Draft and Final CSPP Document		
• Submit Draft CSPP		X
• Address FAA Draft CSPP comments		X
• Submit Final CSPP		X
C. <u>Issued for Bid (IFB) Package (100% Phase)</u>		
1. Formally Address Owner 90% Comments	X	
2. Prepare IFB (100%) Drawings, Specifications, and Bid Documents	X	
3. Prepare IFB (100%) Documents	X	
504. <u>Construction Permits</u>		
1. Erosion Control Plan/Permit		X
• Apply for NPDES Permit from DNR (Owner will be operator listed on permit). Consultant will not be liable for fines arising from noncompliance with SWPPP. The Owner shall be the Permit holder and shall pay for all costs associated with permit.		
• Prepare Storm Water Pollution Prevention Plan (SWPPP)		
2. Iowa DOT Right-of-Way Permit		X
3. City Permits		X
4. County Permits		X
5. Other Permits, including Army Corps of Engineers Section 404 Permit		X
6. File and submit FAA OE/AAA Case Study along with runway offset exhibits	X	
• FAA Obstruction Evaluation/Airport Airspace Analysis (OE/AAA) Form		
600. <u>Construction Administration</u>		
1. Prepare and Distribute Issued for Construction Plans and Specifications.		X
2. Provide general administration of construction contract as Owner's representative.		X
3. Prepare Construction Observation Program per FAA guidelines		X
4. Conduct Preconstruction Conference. Prepare agenda and distribute minutes.		X
5. Visit site of construction at appropriate stages of construction to observe Contractor's work.		X
6. Issue interpretations and clarifications of contract documents.		X
7. Review Shop Drawings.		X
8. Act as initial interpreter of the requirements of the Contract Documents.		X
9. Review and process the Contractor's application for payment.		X
10. Review certified payrolls for prevailing wage rates.		X
11. Attend Construction Progress Meetings (assume 2).		X
12. Conduct Final Inspection. Prepare agenda and distribute minutes.		X
602. <u>Advertising, Bidding, Contract Award</u>		
1. Assist Owner in advertising for and obtaining bids	X	
2. Conduct Prebid Conference at Owner's location (1 meeting). Prepare agenda and minute	X	
3. Provide Drawings, Specifications, and Bid Documents	X	
4. Issue Addenda to interpret or clarify bid documents.	X	
5. Respond to Bidders questions at discretion of Owner.	X	
6. Attend Bid opening (electronically via Quest CDN).		X
7. Prepare Bid Tabulation	X	
8. Review Bidders quals, bids, and other documents. Make recommendation for award of contract.	X	
9. Distribute Executed Construction Contracts		
• 3 Copies to Contractor	X	
• 2 Copies to Owner	X	
• 1 Copy to FAA		X
• 1 Copy to Engineer	X	
603. <u>Quality Assurance (QA) Material Testing Coordination</u>		
1. Coordinate QA Testing between Owner & Contractor in accordance with IDOT/FAA standards		X
2. Request for Proposal to Testing Firms		X
3. Review Proposals/Recommendation for Award		X
4. Provide QA Testing in accordance with Iowa DOT/FAA standards		X
650. <u>Resident Project Representative</u>		
1. Provide a Resident Project Representative to be on-site for up to eight (8) hours per day for 30 of the 40 working days during construction. The total time is not to exceed 240 hours. (see Exhibit 'D', "A Listing of Duties, Responsibilities and Limitations of Authority of the Resident Project Representative" in the original agreement).		X

Item	Included	Not Included
700. <u>Topographic Survey</u>		
1. Research existing survey control network system	X	
2. Establish bearings of centerlines	X	
3. Locate all standard topographic features	X	
4. Collect Cross Sections	X	
5. Collect joint intersections on taxiway and apron taxilane	X	
6. Perform topographic survey in turf areas	X	
7. Process Survey Work into CAD topographic base files	X	
760. <u>Construction Staking</u>		
1. Establish field construction controls		X
2. Set Control Points		X
800. <u>Project Closeout</u>		
1. As-Built Record Drawings		X
2. Hard Copies (2 copies included with this contract)		X
3. Electronic Copies (1 CD included with this contract)		X
4. Prepare AIP Grant Closeout Report		X
850. <u>Project Management and Coordination</u>		
1. Continual Communication/Coordination with Owner and Airport (phone, email, letters)	X	
2. Provide updates on project schedule	X	
3. Provide monthly progress reports to Owner	X	
4. Maintain documentation of pertinent correspondence (email, letters, telephone logs)	X	
5. Prepare independent fee analysis package		X
6. Perform business and contract administration (assume 6 months)	X	
7. Conduct internal design review meetings (3-people prior to 90% submittals)	X	
8. Coordination between sub-consultants	X	
9. Other Meetings		
• Special meetings with Council/Staff		X
• Public Informational Meetings		X
• Regulatory Agencies		X
960. <u>Subconsultants</u>		
1. N/A		X

3. Payment to the Consultant shall be made on the following basis:

Section 3.1: Basis of Compensation

<u>Item</u>	<u>Description</u>	<u>Lump Sum (LS)</u>
☐	100. Preliminary Planning and Reports	\$
☐	200. Existing Conditions	\$
☐	205. Geographic Information Systems (GIS)	\$
☐	300. Airport Improvement Program (AIP) Grant Administration	\$
☒	400. Preliminary Design	\$ 6,960
☒	435. Soil Boring Coordination	\$ 1,260
☒	500. Final Design	\$
	A. 30% Design	\$
	B. 90% Design	\$ 39,750
	C. Issued for Bid (100%)	\$ 10,630
☒	504. Construction Permits	\$ 1,240
☐	600. Construction Administration	\$
☒	602. Advertise, Bidding, Contract Award	\$ 10,330
☐	603. Quality Assurance Testing Coordination	\$
☐	650. Resident Project Representative	\$
☒	700. Topographic Survey	\$ 7,430
☐	760. Construction Staking	\$
☐	800. Project Closeout	\$
☒	850. Project Management and Coordination	\$ 8,380
☐	960. Subconsultants	\$

Section 3.2: Additional Services

- 3.2.1 Any services rendered by the Consultant beyond those described in the Scope of Services shall be compensated on a lump sum basis as set forth in Section 3.1.
- 3.2.2 The **Consultant's** estimate of the amount that will become payable for Additional Services is only an estimate. If it becomes apparent that this estimated compensation amount will be exceeded, the **Consultant** and **Owner** shall mutually negotiate in writing to additional compensation exceeding said estimated amount.

Section 3.3: Other Payment Provisions

- 3.3.1 Progress Payments: Payment to the Consultant shall be made on a monthly basis, within 30 days of invoice for work completed to date. Amounts unpaid 30 days after invoice date shall bear interest from the date payment is due at a rate of 1.5% per month compounded and shall include costs for attorney fees and other collection fees related to collecting fees for service. The amounts due for Additional Services will also be invoiced monthly.
- 3.3.2 Reimbursable Expense Definition: Reimbursable expenses include, but are not limited to, transportation, subsistence, reproduction of reports, drawings, specifications, and other Project documents, courier services, materials, supplies, equipment rental and other costs specific to the Project.

4. This Agreement represents the entire and integrated Agreement between the **OWNER** and the **CONSULTANT**.

		Included	Not Included
Exhibit 'A'	Consultant Terms and Conditions Standard Agreement		X
Exhibit 'B'	Hourly Rate Schedule		X
Exhibit 'C'	Detailed Scope of Work / Table 1 - Drawings / Table 2 - Specifications / Table 3 - Deliverables	X	
Exhibit 'D'	Subconsultant(s) Contract		X
Exhibit 'E'	Owner's Responsibilities to Consultant	X	
Exhibit 'F'	Duties and Responsibilities of Resident Project Representative (RPR)		X
Exhibit 'G'	Project Exhibit / CIP Data Sheet	X	
Exhibit 'H'	Opinion of Probable Costs	X	
Exhibit 'I'	Federal Provisions		X
Exhibit 'J'	Estimated Cost of Consultant Services		X

SPECIAL INSTRUCTIONS:

OWNER: Polk County Aviation Authority
Ankeny, Iowa

ENGINEER: McClure Engineering Company
Clive, Iowa

By: _____

By: _____

Name _____

Name: Jay A. Pudenz, P.E., LEED AP

Title _____

Title: Project Manager

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EXHIBIT C

McCLURE ENGINEERING COMPANY

DETAILED SCOPE OF WORK

TAXIWAY D APRON AND ACCESS ROADWAY PAVING – PHASE 4

Table 1. Estimated Project Drawings

Index of Plan Sheets		
SHEET NO.	SHEET TITLE	DESCRIPTION
--	COVER SHEET	COVER SHEET
01	GN-01	INDEX OF PLAN SHEETS AND ESTIMATED QUANTITIES
02	GN-02	REFERENCE NOTES
03	GN-03	REFERENCE NOTES
04	GN-04	GENERAL LEGEND AND ABBREVIATIONS
05	GN-05	GENERAL AIRPORT NOTES
06	GN-06	STOCKPILE LOCATION MAP
07	GN-07	GEOMETRIC LAYOUT AND SURVEY CONTROL PLAN
08	GN-08	PROJECT LAYOUT PLAN
09	GN-09	SAFETY AND PHASING PLAN
10	GN-10	SAFETY DETAILS
11	DR-01	STORM SEWER AND UNDERDRAIN PLAN
12	DR-02	UNDERDRAIN DETAILS
13	DR-03	SANITARY AND STORM SEWER DETAILS
14	GR-01	GRADING AND DRAINAGE PLAN
15	GR-02	EROSION CONTROL DETAILS
16	PA-01	PROPOSED TYPICAL SECTIONS AND DETAILS
17	PA-02	PROPOSED TYPICAL SECTIONS AND DETAILS
18	PA-03	PLAN AND PROFILE - ACCESS ROAD (PHASE 4)
19	PA-04	PLAN AND PROFILE - APRON
20	PA-05	JOINT LAYOUT PLAN
21	PA-06	ELEVATION AND GEOMETRIC PLAN
22	PA-07	PAVEMENT JOINT DETAILS
23	MA-01	PAVEMENT MARKING PLAN
24	EL-01	ELECTRICAL LEGEND AND SYMBOLS
25	EL-02	ELECTRICAL AND DEMOLITION PLAN
26	EL-03	ELECTRICAL LAYOUT AND WIRING PLAN
27	EL-04	MISCELLANEOUS ELECTRICAL DETAILS
28	EL-05	ELECTRICAL SCHEDULE AND DETAILS
29	XS-01	PHASE 4 APRON CROSS SECTIONS
30	XS-02	PHASE 4 APRON CROSS SECTIONS
31	XS-03	PHASE 4 APRON CROSS SECTIONS
32	XS-04	PHASE 4 ACCESS ROAD CROSS SECTIONS
33	XS-05	PHASE 4 ACCESS ROAD CROSS SECTIONS
34	XS-06	PHASE 4 ACCESS ROAD CROSS SECTIONS

Table 2. Estimated Specifications

Front End Specifications	
Cover	
Engineering Seals	
Table of Contents	
Notice of Public Hearing and Letting	
Instruction to Bidders	
TSB Affirmative Action	
Bid Bond	
Contract/Performance Bond/Payment Bond/Identity of Subcontractors	
Notice of Award/Notice to Proceed/Acceptance	
Insurance Requirements	
Pay Estimate/Change Order/Release by Claimants	
General Provisions	
General Notes/Project Meetings/Construction Progress Schedules	
Technical Specifications	
Section 2010 - Earthwork, Subgrade, and Subbase	
Section 3010 - Trench Excavation and Backfill	
Section 4010 - Sanitary Sewers	
Section 4020 - Storm Sewers	
Section 4030 - Pipe Culverts	
Section 4040 - Subdrains and Footing Drain Collectors	
Section 7010 - Portland Cement Concrete Pavement	
Section 7030 - Sidewalks, Shared Use Paths, And Driveways	
Section 8030 - Temporary Traffic Control	
Section 9010 - Seeding	
Section 9040 - Erosion and Sediment Control	
Section 11020 - Mobilization	
Section 2010 - Earthwork, Subgrade, And Subbase	
Section 3010 - Trench Excavation and Backfill	
Section 4010 - Sanitary Sewers	
Section 4020 - Storm Sewers	
P-620 - Runway and Taxiway Marking	
L-108 - Underground Power Cable for Airports	
L-110 - Airport Underground Electrical Duct Banks and Conduits	
L-115 - Electrical Manholes and Junction Structures	
L-125 - Installation of Airport Lighting Systems	

Table 3. Deliverables

	90% Submittal*			IFB (100%) Submittal*		
	Plans		Spec Book	Plans		Spec. Book
	Full	Half		Full	Half	
Owner		1	1	1	2	2
Engineer		1	1	1	2	2
Plan Houses*					4	4
Bidders					5	5
Total		2	2	2	13	13

* For submittals to plan houses, a PDF file will be provided for plans and specs.

McCLURE ENGINEERING COMPANY OWNER'S RESPONSIBILITIES



OWNER shall do the following in a timely manner so as not to delay the services of the **CONSULTANT**:

1. Designate in writing a person to act, as **OWNER'S** representative with respect to the services to be rendered under this Agreement. Such person shall have complete authority to transmit instructions, receive information, interpret and define **OWNER'S** policies and decisions with respect to **CONSULTANT'S** services for the Project.
2. Provide all criteria and full information as to **OWNER'S** requirements for the Project, including design objectives and constraints, space, capacity and performance requirements, flexibility and expendability, and any budgetary limitations; and furnish copies of all design and construction standards, which **OWNER** will require to be included in the drawings and specifications.
3. Assist **CONSULTANT** by placing at **CONSULTANT'S** disposal all available information pertinent to the Project including previous reports and any other data relative to design or construction of the Project.
4. Arrange for access to make all provisions for **CONSULTANT** to enter upon public and private property as required for **CONSULTANT** to perform services under this Agreement.
5. Examine all studies, reports, sketches, drawings, specifications, proposals and other documents presented by **CONSULTANT**, obtain advice of an attorney, insurance counselor and other consultants as **OWNER** deems appropriate for such examination and render in writing decisions pertaining thereto within a reasonable time so as not to delay the services of **CONSULTANT**.
6. Furnish approvals and permits from all governmental authorities having jurisdiction over the Project and such approvals and consents from others as may be necessary for completion of the Project.
7. Attend the prebid conference, bid opening, preconstruction conferences, construction progress and other job related meetings and substantial completion inspection and final payment inspection.
8. Give prompt written notice to **CONSULTANT** whenever **OWNER** observes or otherwise becomes aware of any development that affects the scope or timing of **CONSULTANT'S** services, or any defect or non-conformance in the work of any Contractor.
9. Arrange for financing and pay for services as agreed to in this Agreement.

EXHIBIT G

McCLURE ENGINEERING COMPANY

PROJECT EXHIBIT / CIP DATA

TAXIWAY D APRON AND ACCESS ROADWAY PAVING – PHASE 4



**AIRPORT STATE FUNDING PROJECT
DATA SHEET**

Fiscal Year: 2024

Submit a separate data sheet for each project.**Airport:**

Ankeny Regional Airport

Date:

May 25, 2023

**Project Type
(Check one only):**

- ☒ Airport Improvement Program (AIP)
☐ Commercial Service Vertical Infrastructure (CSVI)
☐ General Aviation Vertical Infrastructure (GAVI)

Project Description:

Taxiway D Apron and Access Roadway Paving - Phase 4 - Project will add pavement to the existing apron area along Taxiway D (Phases 1-3) in order to accommodate additional future hangars. The existing access road and paved swale will also be extended. The project includes excavation, subgrade, subbase, PCC paving, pavement marking, storm sewer/underdrain installation, and taxiway light installation.

**Engineering Firm
(If unknown, write unknown):**

McClure

Shown on current Airport Layout Plan (ALP)☒ Yes ☐ No**Current ALP Date:**

March 01, 2021

Sketch:

Attach separate sketch from ALP if applicable.

**Project Justification
(Include detailed
information and
data to support
need):**

Phase 4 of 4. Phases 1 through 3 have been funded and built, allowing for past and ongoing hangar construction. There is an urgent need for hangars as the Airport has over 40 aircraft on a waiting list. Hangars will be built to accommodate cabin class aircraft. Project includes PCC paving, lighting, and storm sewer improvements for Phase 4. See Figures 1 & 2 for the project layout. Figure 3 shows the most current view of the site, with existing hangars connected to the Phase 2 apron, and existing hangar connected to the Phase 3 apron.

**Detailed Cost
Estimate (Attach
separate sheet if
necessary):**

Attached

	Amount	Percentage
Total Project Cost:	\$1,038,100.00	100%
Local Share:	\$570,955.00	55%
Requested State Share:	\$467,145.00	45%

Signature

Airport Manager

Sponsor's Title

Please e-mail the signed application to: Shane.Wright@iowadot.us

Figure 1

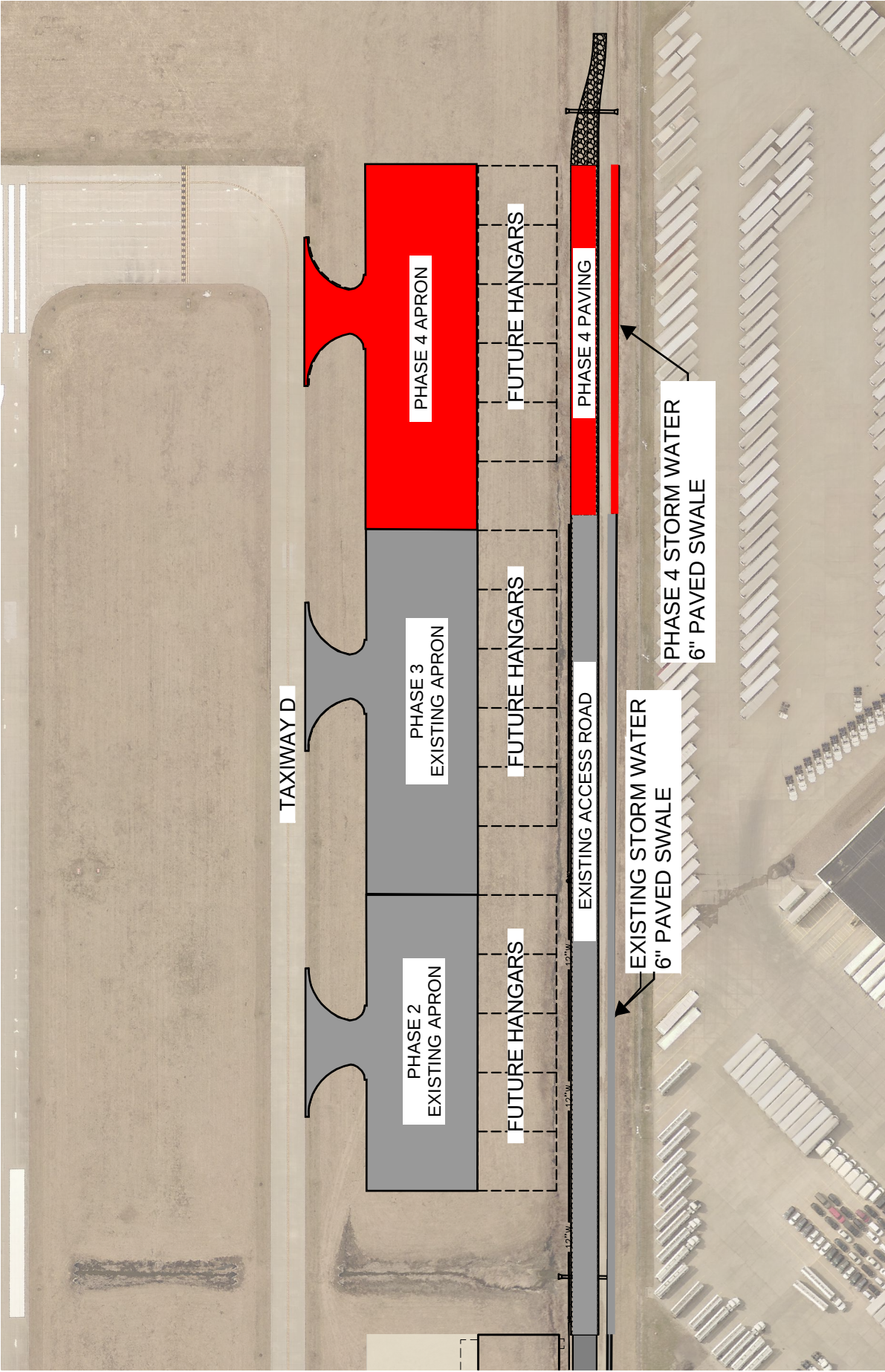


Figure 2



EXHIBIT H

McCLURE ENGINEERING COMPANY

OPINION OF PROBABLE COSTS

TAXIWAY D APRON AND ACCESS ROADWAY PAVING – PHASE 4



OPINION OF PROBABLE PROJECT COST**PROJECT:** TAXIWAY D APRON AND ACCESS ROADWAY PAVING - PHASE 4**AIRPORT** ANKENY REGIONAL AIRPORT**DATE:** MAY 2023

ITEM NO.	ITEM DESCRIPTION	QUANTITY	UNIT	COST/UNIT	COST
GP-50-1	CONSTRUCTION STAKING	1	LS	\$ 10,000.00	\$10,000
C-102-1	SILT FENCE, INSTALL AND REMOVE	900	LF	\$ 5.00	\$4,500
C-102-2	STORMWATER POLLUTION PREVENTION PLAN (SWPPP) PREPARATION AND MANAGEMENT	1	LS	\$ 5,000.00	\$5,000
C-102-3	TEMPORARY SEEDING AND MULCHING	1	AC	\$ 2,500.00	\$2,500
C-105-1	MOBILIZATION	1	LS	\$ 50,000.00	\$50,000
C-105-2	TRAFFIC CONTROL	1	LS	\$ 5,000.00	\$5,000
C-105-3	PCC QUALITY ASSURANCE TESTING	1	LS	\$ 7,500.00	\$7,500
P-152-1	UNCLASSIFIED EXCAVATION	600	CY	\$ 15.00	\$9,000
P-152-2	EMBANKMENT IN PLACE	600	CY	\$ 20.00	\$12,000
P-209-1	6" AGGREGATE BASE COURSE	5,200	SY	\$ 12.00	\$62,400
P-501-1	7" PCC PAVEMENT (APRON)	4,900	SY	\$ 72.00	\$352,800
P-501-2	7" PCC PAVEMENT (ACCESS ROAD)	1,300	SY	\$ 72.00	\$93,600
SP-1	ENGINEERING FABRIC	5,600	SY	\$ 3.00	\$16,800
P-620-1	PAVEMENT MARKINGS	1	LS	\$ 12,500.00	\$12,500
D-701-1	24 INCH RCP STORM SEWER	100	LF	\$ 150.00	\$15,000
D-701-2	FLARED END SECTION, 24 INCH RCP	2	EA	\$ 2,500.00	\$5,000
D-701-3	PAVED STORM SEWER SWALE	240	SY	\$ 150.00	\$36,000
D-705-1	6" PERFORATED UNDERDRAIN, IN TRENCH	1,200	LF	\$ 30.00	\$36,000
D-705-2	6" UNDERDRAIN CLEANOUT STRUCTURE	6	EA	\$ 1,500.00	\$9,000
D-705-3	CONNECTION TO EXISTING CLEANOUT STRUCTURE OR PIPE	2	EA	\$ 1,000.00	\$2,000
T-901-1	SEEDING, FERTILIZING, AND MULCHING	1	AC	\$ 7,000.00	\$7,000
T-905-1	TOPSOIL, STRIP, SALVAGE, AND RESPREAD	2,000	CY	\$ 15.00	\$30,000
L-108-1	#8 AWG, 5kV, L-824, TYPE C, INSTALLED IN TRENCH, DUCT BANK, OR CONDUIT	1,900	LF	\$ 7.00	\$13,300
L-108-2	#6 AWG BARE COUNTERPOISE WIRE, INSTALLED IN TRENCH, INCLUDING GROUND RODS AND CONNECTORS	700	LF	\$ 8.00	\$5,600
L-108-3	SPLICES, PERMANENT	2	EA	\$ 1,000.00	\$2,000
L-108-4	CABLE TESTING	1	LS	\$ 2,500.00	\$2,500
L-110-1	2" SCHEDULE 40 PVC/HDPE CONDUIT, IN TRENCH	900	LF	\$ 10.00	\$9,000
L-110-2	2" SCHEDULE 80 PVC/HDPE CONDUIT, IN DUCT BANK	60	LF	\$ 30.00	\$1,800
L-115-1	ELECTRICAL HANDHOLE	2	EA	\$ 1,000.00	\$2,000
L-125-1	SALVAGE/RELOCATE EXISTING MITL ON NEW BASE	2	EA	\$ 1,000.00	\$2,000
L-125-2	INSTALL NEW MEDIUM INTENSITY TAXIWAY LIGHT ON CONCRETE BASE	16	EA	\$ 1,800.00	\$28,800
L-125-3	LOCATION AND PROTECTION OF EXISTING ELECTRICAL EQUIPMENT	1	LS	\$ 5,000.00	\$5,000
TOTAL ESTIMATE OF PROBABLE CONSTRUCTION COST					\$855,600
GEOTECHNICAL INVESTIGATION					\$7,500
TOPOGRAPHIC SURVEY					\$7,500
DESIGN PHASE ENGINEERING					\$70,000
BIDDING SERVICES					\$10,000
CONSTRUCTION SERVICES					\$80,000
SPONSOR ADMINISTRATION					N/A
QA MATERIAL TESTING (EST.)					\$7,500
FAA INSTRUMENT APPROACH PROCEDURE DEVELOPMENT					N/A
FAA FLIGHT INSPECTION					N/A
TOTAL ESTIMATE OF PROBABLE PROJECT COST					\$1,038,100



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

??

 **Print**

?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL: ??
Exercise Financial Discipline

ACTION REQUESTED:
Resolution

LEGAL:
No Review Required

SUBJECT:
Consider motion to adopt **RESOLUTION** authorizing the execution of Amendment No. 1 to Task Order No. 2 for Environmental Assessment Services with HDR Engineering for the Runway 18/36 Extension Project.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 Resolution
 Amendment 1 to Task Order 2

RESOLUTION 2023-

A RESOLUTION AUTHORIZING THE EXECUTION OF AMENDMENT NO. 1 TO TASK ORDER NO. 2 FOR ENVIRONMENTAL ASSESSMENT SERVICES WITH HDR ENGINEERING, INC. FOR THE RUNWAY 18/36 EXTENSION PROJECT

WHEREAS, the Polk County Aviation Authority (PCAA) is responsible for the maintenance and expansion of the facilities at the Ankeny Regional Airport, including runways, taxiways and ramp areas and

WHEREAS, on February 9, 2023 the PCAA entered into Task Order No. 2 with HDR Engineering to facilitate the environmental assessment necessary to justify the future extension of Runway 18/36, and

WHEREAS, HDR Engineering is currently completing the assessment to justify the runway extension to the Federal Aviation Administration (FAA) so that the runway extension project can be scheduled and qualifies for partial funding by the FAA, and

WHEREAS, upon review the FAA has determined that a Phase 1 Archaeological Survey and Report for the Area of Potential Effect (APE) will be required to finalize the assessment by HDR, and

WHEREAS, the said survey and report will need to be completed on the open ground located directly to the north of the end of Runway 18/36, and

WHEREAS, HDR will contract with Tallgrass Archaeology LLC as a subconsultant to complete the specialized survey and report for an amount not to exceed \$26,776.00.

NOW, THEREFORE, BE IT RESOLVED, that the Polk County Aviation Authority approves Amendment No. 1 to Task Order No. 2 for environmental assessment services with HDR Engineering for the Runway 18/36 Extension Project, and further authorizes the Chairperson to sign the said amendment.

Dated at Ankeny, Iowa, this 7th day of September, 2023.

Jeff Wangsness, Chairperson

ATTEST:

Diane Klemme, Recording Secretary

AMENDMENT 1 TO TASK ORDER NO. 2

THIS AMENDMENT #1 TO Task Order No. 2 Environmental Assessment for Ankeny Regional Airport is made by and between Polk County Aviation Authority (“OWNER”) and HDR Engineering, Inc. (HDR) (“ENGINEER”).

WHEREAS, OWNER and ENGINEER entered into Task Order No. 2, dated February 9, 2023; and

WHEREAS, OWNER and ENGINEER wish to amend Task Order No. 2 as contained herein.

OWNER and ENGINEER hereby agree as follows:

1.1 Task Order No. 2 is hereby amended as follows:

Section 2.0 Scope of Work shall be modified to include the following: Phase I Archaeological Survey and Report for the Area of Potential Effect (APE) studied within the 2023 Environmental Assessment at the Ankeny Regional Airport.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment #1 to Task Order No. 2 and accept all of the modifications contained herein, this ____ day of _____, 2023.

“OWNER”

“ENGINEER”

BY: _____

BY: _____

NAME: Jeff Wangsness

NAME: Matthew Tondl

TITLE: Chair

TITLE: Sr. Vice President

ATTACHMENT 1



Ankeny Regional Airport, Task Order Two - Amendment 1, Environmental Assessment

Personnel	Eric Hanson	Jerald Searle	Craig Hunter	Colton Pospishil		
Rate Category/Description	Project Manager	Airport Planner	Project Principal	Accountant	Total Hours	Total Cost
Direct Rate	\$ 75.70	\$ 73.46	\$ 101.04	\$ 26.99		
TASK 9 – Additional Cultural Resource Investigation						
9.1 Amendment Admin & Accounting	1	2	1	4	8	\$ 432
Subtotals	1	2	1	4	8	\$ 432
Total Task Labor Cost						\$ 432
Subtotal Labor Hours	1	2	1	4	8	8
Subtotal Labor Cost	\$ 75.70	\$ 146.92	\$ 101.04	\$ 107.96		\$ 432
Direct Labor						\$ 432
Overhead (157.28)%						\$ 679
Total Labor						\$ 1,110
Fixed Fee (16%)						\$ 178
Facilities Cost of Money (.2857%)						\$ 3
Subconsultant Cost						\$ 25,484
Total						\$ 26,776
Totals	\$ 75.70	\$ 146.92	\$ 101.04	\$ 107.96		
Expenses						
TASK 9 –						
Direct Expenses						
Mileage						
Printing						
Subconsultant Cost - Tallgrass Archeology		\$25,484.32				
Total Direct Costs		\$25,484.32				



COST PROPOSAL and SCOPE OF WORK

Submitted by: Tallgrass Archaeology LLC

2460 S. Riverside Drive, Iowa City, Iowa 52246

Submitted to: HDR

8/4/23

Project: Phase I Survey of the Ankeny Airport Improvement Project

Tallgrass Archaeology LLC can complete the **Archaeological Phase I survey and report** for the total lump sum price of \$25,484.32. This total shall not be exceeded within the scope of the work described below.

Scope of Work:

Phase I Archaeological Investigation: The project area is an approximately 42-acre parcel located south of Oralabor Road. This location sits on an upland interfluvium between the Fourmile Creek and Saylor Creek valleys. Approximately 11 acres of the project area have been previously surveyed. No archaeological sites or notable locations have been previously recorded in the project area. Historic aerial photographs show that the project area consisted of farm fields during the twentieth century. Modern aerial photographs show approximately 9 acres of the project area to be in agricultural field, while the remaining 33 acres are mowed grass.

The Phase I survey for this area will consist of the systematic subsurface testing at 15-meter intervals to examine the archaeological potential in areas with low ground surface visibility and the pedestrian survey of areas with higher ground surface visibility. Low visibility areas include timber, fallow fields, and manicured lawns, while farm fields are likely to have higher ground surface visibility (see attached plan map). If any archaeological sites are encountered, then subsurface testing will be conducted at 10-meter or less intervals at that location, as per the guidelines for Phase I testing of sites as approved by the Association of Iowa Archaeologists (AIA) in October 2022. If possible, any archaeological sites discovered will be evaluated for potential eligibility under the integrity considerations and significance criteria of the National Register of Historic Places. The results of the Phase I investigation will be summarized in a report that adheres to the AIA guidelines for Phase I investigations.

Cost Assumptions and Requirements:

1. The size of the finalized project area will not exceed the 42 acres (17 hectares) pictured on the attached project plan map. If additional survey area is needed, Tallgrass reserved the right to adjust its scope of work and cost estimate as necessary.
2. Access to private property will be arranged by HDR prior to fieldwork.

Additional Services

Any professional service not included or mentioned in this agreement are considered additional services. Additional services, if approved or requested by HDR will be performed at the hourly rate utilized by this budget, available upon request.

Billing:

HDR will compensate Tallgrass Archaeology LLC for the total lump sum price within ~~30 days of the completion of the Phase I report.~~ **10 days of receiving payment from the owner.**

Project Plan Map



Proposal Acceptance:

I/We have received copies of the **Cost Proposal and Scope of Work** for this project. I/we have reviewed and understand them completely and accept this proposal. By signing below, I understand that I agree to comply with the requirements listed on the **Cost Proposal and Scope of Work**.

Client

Company Name: _____

Print Name: _____

Title: _____

Signature: _____

Date: _____

Contact Phone Number: _____

Contact Email: _____

Tallgrass Archaeology LLC

Print Name: _____

Date: _____

Signature: _____

Title: _____

Address: 2460 S. Riverside Drive, Iowa City, Iowa 52246

Phone: 319-354-6722

Website: www.tallgrassarchaeology.comEmail: cindy.nagel@tallgrassarchaeology.com



ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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 **Print**

?? ORIGINATING DEPARTMENT:

COUNCIL GOAL:

??

ACTION REQUESTED:

LEGAL:

SUBJECT:

Consider motion to approve property, electronic data processing and boiler/equipment breakdown insurance with Cincinnati Insurance Companies for policy year 09/20/23 - 09/19/24 and authorize premium payment in the amount of \$39,742.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??**No**

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 PCAA Insurance Renewal

Coverages & Carrier	22/23 Renewal	23/24 Renewal	Difference
Property	34,116	38,204	4,088
Blanket Building Limit - 90%	5,246,226	5,797,078	550,852
Personal Property Limit	101,500	112,157	10,657
Airport Towers & Antennas	155,000	171,275	16,275
Water Treatment Equipment in the Open	31,000	34,255	3,255
Fencing	1,066,050	1,177,985	111,935
Business Income-Included in Enhancement FA258	100,000	100,000	0
Deductible	1,000	5,000	
Wind/Hail Deductible Per Building	2%	2%	
Electronic Data Processing	250	250	-
Data Processing Equipment	10,000	10,000	
Business Income	10,000	10,000	
Deductible	500	500	
Mechanical Breakdown Deductible	1,000	1,000	
Boiler/Equipment Breakdown	1,213	1,288	75
Network Systems Coverage	Unlimited	6,000,000	
Deductible	1,000	1,000	
Airport Liability	6,435	8,325	1,890
Each Occurrence	10,000,000	10,000,000	
Deductible	Nil	Nil	
Terrorism and War Coverage	Included	Included	
Public Officials Liability	1,402	1,500	98
Official Liability Limit-Each Wrongful Act	1,000,000	1,000,000	
Annual Aggregate	1,000,000	1,000,000	
Deductible	2,500	2,500	
TOTAL ACCOUNT PREMIUM	43,416	49,567	6,151

Quote Options			
Inland Marine	-	207	207
Add tarmac cleaning mat (scheduled value)	0	5,575	

Renewal Notes			
Payment is due within 30 days of the effective date - Public Officials			
Renewal is being offered on a three year auto renewal term; premium to be billed annually - Airport Liability			



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

 **Print**

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?? ORIGINATING DEPARTMENT:

COUNCIL GOAL:

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ACTION REQUESTED:

LEGAL:

SUBJECT:

Consider motion to approve airport liability insurance with Ace Property and Casualty Insurance Company for policy year 9/20/23 - 09/19/26 and authorize premium payment in the amount of \$8,325.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

Click to download
 PCAA Insurance Renewal

Coverages & Carrier	22/23 Renewal	23/24 Renewal	Difference
Property	34,116	38,204	4,088
Blanket Building Limit - 90%	5,246,226	5,797,078	550,852
Personal Property Limit	101,500	112,157	10,657
Airport Towers & Antennas	155,000	171,275	16,275
Water Treatment Equipment in the Open	31,000	34,255	3,255
Fencing	1,066,050	1,177,985	111,935
Business Income-Included in Enhancement FA258	100,000	100,000	0
Deductible	1,000	5,000	
Wind/Hail Deductible Per Building	2%	2%	
Electronic Data Processing	250	250	-
Data Processing Equipment	10,000	10,000	
Business Income	10,000	10,000	
Deductible	500	500	
Mechanical Breakdown Deductible	1,000	1,000	
Boiler/Equipment Breakdown	1,213	1,288	75
Network Systems Coverage	Unlimited	6,000,000	
Deductible	1,000	1,000	
Airport Liability	6,435	8,325	1,890
Each Occurrence	10,000,000	10,000,000	
Deductible	Nil	Nil	
Terrorism and War Coverage	Included	Included	
Public Officials Liability	1,402	1,500	98
Official Liability Limit-Each Wrongful Act	1,000,000	1,000,000	
Annual Aggregate	1,000,000	1,000,000	
Deductible	2,500	2,500	
TOTAL ACCOUNT PREMIUM	43,416	49,567	6,151

Quote Options			
Inland Marine	-	207	207
Add tarmac cleaning mat (scheduled value)	0	5,575	

Renewal Notes			
Payment is due within 30 days of the effective date - Public Officials			
Renewal is being offered on a three year auto renewal term; premium to be billed annually - Airport Liability			



ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:

COUNCIL GOAL:

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ACTION REQUESTED:

LEGAL:

SUBJECT:

Consider motion to approve public officials liability insurance with Hudson Insurance Company for policy year 09/20/23 - 09/19/24 and authorize premium payment in the amount of \$1,500.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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 PCAA Insurance Renewal

Coverages & Carrier	22/23 Renewal	23/24 Renewal	Difference
Property	34,116	38,204	4,088
Blanket Building Limit - 90%	5,246,226	5,797,078	550,852
Personal Property Limit	101,500	112,157	10,657
Airport Towers & Antennas	155,000	171,275	16,275
Water Treatment Equipment in the Open	31,000	34,255	3,255
Fencing	1,066,050	1,177,985	111,935
Business Income-Included in Enhancement FA258	100,000	100,000	0
Deductible	1,000	5,000	
Wind/Hail Deductible Per Building	2%	2%	
Electronic Data Processing	250	250	-
Data Processing Equipment	10,000	10,000	
Business Income	10,000	10,000	
Deductible	500	500	
Mechanical Breakdown Deductible	1,000	1,000	
Boiler/Equipment Breakdown	1,213	1,288	75
Network Systems Coverage	Unlimited	6,000,000	
Deductible	1,000	1,000	
Airport Liability	6,435	8,325	1,890
Each Occurrence	10,000,000	10,000,000	
Deductible	Nil	Nil	
Terrorism and War Coverage	Included	Included	
Public Officials Liability	1,402	1,500	98
Official Liability Limit-Each Wrongful Act	1,000,000	1,000,000	
Annual Aggregate	1,000,000	1,000,000	
Deductible	2,500	2,500	
TOTAL ACCOUNT PREMIUM	43,416	49,567	6,151

Quote Options			
Inland Marine	-	207	207
Add tarmac cleaning mat (scheduled value)	0	5,575	

Renewal Notes			
Payment is due within 30 days of the effective date - Public Officials			
Renewal is being offered on a three year auto renewal term; premium to be billed annually - Airport Liability			



ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL: ??
Upgrade Essential Infrastructure

ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
Meeting with FAA : Possible Schedule and Funding for Runway 18/36 Reconstruction.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Exercise Financial Discipline

??

ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
North Property Line Box Hangars Project: Wetland Mitigation and Project Schedule.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Ensure Economic Vitality

??

ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
Airport Signing and Entry Improvements: Meeting with City.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL

POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL: ??
Upgrade Essential Infrastructure

ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
Update on Gutter Replacements - Six Tee Hangar Buildings

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:
Deliver Exceptional Service

??

ACTION REQUESTED:

LEGAL:
No Review Required

SUBJECT:
Update on Emergency Patching of Runways.

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

ADDITIONAL INFORMATION:

ATTACHMENTS:

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ANKENY CITY COUNCIL
POLK COUNTY AVIATION AUTHORITY MEETING

September 7, 2023
5 : 00 PM

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?? ORIGINATING DEPARTMENT:
City Manager

COUNCIL GOAL:

??

ACTION REQUESTED:
Motion

LEGAL:

SUBJECT:
Request for Executive Session under Code Section 21.5.1 (c)

EXECUTIVE SUMMARY:

FISCAL IMPACT: ??No

STAFF RECOMMENDATIONS:

PREVIOUS COUNCIL/COMMISSION/BOARD ACTION(S):

PUBLIC OUTREACH EFFORTS:

ACTION REQUESTED:

Action: Consider motion to go into Executive Session, pursuant to the provisions of Iowa Code Section 21.5, subparagraph (c) “to discuss strategy with counsel in matters that are presently in litigation or where litigation is imminent where its disclosure would be likely to prejudice or disadvantage the position of the governmental body in that litigation”.

ADDITIONAL INFORMATION:

Following adjournment of the Executive Session, Council may take action on any matter discussed during the Executive Session.

ATTACHMENTS:

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No Attachments Available