**MINUTES OF THE ANKENY CITY COUNCIL**

Tuesday, September 8, 2026, 5:30 p.m.
Ankeny Kirkendall Library - City Council Chambers
Mayor Bobbi Bentz
Mayor Pro Tem Todd Shafer
Council Members: Matt Davis, Dustin Graber, Justin Hollinrake, Jeff Perry

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

**PUBLIC FORUM**

1. Ankeny Area Chamber of Commerce Executive Director Jamie Anderson provided a review of 2026 SummerFest.
2. David Carney, Ankeny, spoke about the zoning ordinances.

**APPROVAL OF AGENDA**

1. Council Member Graber moved, Shafer seconded, to approve and accept the September 8, 2026 agenda without amendment. Ayes: 4.

**PUBLIC HEARINGS**

1. PH 2026-38. Mayor Bentz announced this is the time and place for a public hearing on the matter of the adoption of plans, specifications, form of contract and estimate of cost for construction of certain public improvements described in general as construction of the Deer Creek Sanitary Trunk Sewer Extension – Phase 1 project. Notice of this hearing was published in the Des Moines Register on the 21st day of August, 2026.

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

   Mayor Bentz then asked for any public comment regarding the proposed project. Hearing none, Council Member Graber moved, Davis seconded, to close public hearing 2026-38. Ayes: 4. Council Member Davis moved, Graber seconded, to adopt 1) **RESOLUTION 2026-287** adopting plans, specifications, form of contract and estimate of cost $1,749,975.00; 2) receive and file report of bids received September 1, 2026; 3) adopt **RESOLUTION 2026-288** making award of construction contract with Wynn Company, LLC in the amount of $1,570,719.00 and 4) adopt **RESOLUTION 2026-289** approving contract and bonds with Wynn Company, LLC in the amount of $1,570,719.00. Ayes: Davis, Graber, Perry, Shafer.

**APPROVAL OF CONSENT AGENDA**

Minutes

1. Official council actions of the regular meeting of August 17, 2026, as published, subject to correction as recommended by the City Clerk.
2. Receive and file the minutes of the Library Board of Trustee meeting of July 16, 2026.
3. Receive and file the minutes of the Zoning Board of Adjustment meeting of July 7, 2026.
4. Receive and file the minutes of the Park Board meeting of June 29, 2026.

Licenses and Permits

5. Issuance and denial of liquor licenses and beer/wine permits as presented.

Finance/Budget

6. Payment #8 in the amount of $113,019.90 to Bolton & Menk, Inc., for engineering services on the NW 18th St Reconstruction - NW State St to NW Ash Dr. — Concept Study project.
7. Payment #5 in the amount of $65,690.99 to Foth Infrastructure and Environment, LLC for construction engineering services on the West First Street Widening and Improvements — Phase 2 Construction Engineering project.
8. Payment #8 in the amount of $18,497.92 to HDR Engineering, Inc., for engineering services on the NW State Street Corridor Improvements Study: W 1st Street to NW 18th Street project.
9. Payment #43 in the amount of $16,493.97 to HDR Engineering, Inc., for engineering services on the NW Irvinedale Elevated Storage Tank project.
10. Payment #44 in the amount of $22,455.97 to HDR Engineering, Inc., for engineering services on the NW Irvinedale Elevated Storage Tank project.
11. Payment #7 in the amount of $2,589.50 to HR Green, Inc., for engineering services on the SE Oralabor Road & SE Four Mile Drive Intersection Improvements project.
12. Payment #2 in the amount of $11,572.10 to Land Management Resources, Inc. for construction services on the 2026-2027 Native Vegetation Maintenance project.
13. Payment #3 in the amount of $19,211.00 to Olsson, Inc., for engineering services on the Systems Engineering for Adaptive Signal Control Technology project.
14. Payment #2 in the amount of $28,642.41 to RDG Planning & Design for engineering services on the Saylor Creek Channel Improvements project.
15. Payment #12 in the amount of $130,885.01 to Shekar Engineering PLC, for construction services on the SW Des Moines Street Utility Improvements project.
16. Payment #2 in the amount of $28,355.50 to Snyder & Associates, Inc., for engineering services on the NE 72nd Street Bridge Rehab project.
17. Payment #4 in the amount of $2,772.00 to Snyder & Associates, Inc., for engineering services on the North Ankeny Boulevard: 1st Street to N. 11th Street Landscaping Improvements project.
18. Payment #5 in the amount of $16,942.04 to Snyder & Associates, Inc., for engineering services on the N Ankeny Blvd/Reinhart Dr Signal project.
19. Payment #6 in the amount of $13,543.00 to Snyder & Associates, Inc., for engineering services on the NE 18th Street Bridge over I-35 project.

20. Payment #7 in the amount of $11,014.08 to Snyder & Associates, for construction engineering services on the S Ankeny Blvd Improvements SE Peterson Dr to 1st St: Construction Engineering project.
21. Payment #13 in the amount of $11,959.13 to Snyder & Associates, Inc., for engineering services on the S Ankeny Blvd and Oralabor Rd Concept Study project.
22. Payment #20 in the amount of $1,977.39 to Snyder & Associates, Inc., for engineering services on the Sawgrass Park Dam Improvements project.
23. Payment #4 in the amount of $22,167.41 to WHKS & Co., for engineering services on the SE 3rd Street Area Collection Storm Sewer Improvements - Phase 1 project.
24. September 8, 2026 Accounts Payable by fund: General $762,990; Fire Gift $181; Hotel/Motel Tax $137,468; Road Use Tax $259,954; Friends of Ankeny Library $1,449; Solid Waste $119,878; Water $588,876; Sewer $837,298; Storm Water $40,463; Golf Course $54,403; Enterprise Capital Projects $290,589; Revolving $126,162; Risk Management $45,077; Health Insurance $903; Capital Projects $373,009; Payroll Totals $2,573,106; Transfers/ACH ($246,920); Agenda Payments Approved Separately ($575,718); Grand Total $5,389,168.

Community Development Items

25. **RESOLUTION 2026-290** accepting final plat, warranty deed to streets, platted easements, water connection fee, payment for the cost of turn lanes along NW 36th Street, and petition and waiver for potential NW 36th Street and NW Weigel Drive street assessments for Trestle Ridge Estates Plat 8.

Engineering Items

26. Approve the Professional Services Agreement with JEO Consulting Group, Inc. for engineering services to develop the Access Management Policy in an amount not to exceed $44,750.00.
27. **RESOLUTION 2026-291** approving plans and specifications, and accepting contracts, performance and maintenance bonds for the construction of paving for Baker Group Addition-Corporate Woods Improvements.
28. **East 1st Street & Trilein Drive Traffic Signal Upgrade:** approve: a) Final Change Order #1 increasing the contract amount by $2,920.00; b) Certificate of Completion; c) **RESOLUTION 2026-292** accepting the public improvements with Iowa Signal, Inc. in the amount of $37,928.70; and d) Final Payment #1 in the amount of $36,790.84; Retainage Payment in the amount of $1,137.86.
29. **RESOLUTION 2026-293** accepting public improvements for SW District Dr Traffic Improvements.
30. **RESOLUTION 2026-294** accepting the maintenance bond for utilities and paving in Trestle Ridge Estates Plat 8.

Capital Improvement Projects

31. Approve the Professional Services Agreement with Snyder & Associates, Inc. for the functional and preliminary design of the S Ankeny Boulevard and SE Oralabor Road Intersection Improvements project in an amount not to exceed $799,200.00.

32. **RESOLUTION 2026-295** accepting a proposal from On Track Construction in the amount of $98,325.00 for the construction of the 2026 Hydro Excavation and Sinkhole Repairs project.

Administrative Items

33. **RESOLUTION 2026-296** approving the Livestream Broadcast Policies & Procedures of Public Meetings Policy of the City of Ankeny, Iowa.
34. **RESOLUTION 2026-297** setting dates of a consultation and a public hearing on a proposed Metro North Air Park Urban Renewal Plan I for a proposed urban renewal area in the City of Ankeny, State of Iowa. (date of hrg: 10/5/26 @ 5:30 p.m.)
35. **RESOLUTION 2026-298** setting dates of a consultation and a public hearing on a proposed Metro North II Business Park Urban Renewal Plan I for a proposed urban renewal area in the City of Ankeny, State of Iowa. (date of hrg: 10/5/26 @ 5:30 p.m.)
36. **RESOLUTION 2026-299** approving the application of Accu-Mold LLC to the Iowa Economic Development Authority Business Incentives for Growth Program.
37. **RESOLUTION 2026-300** setting a public hearing on a development agreement between the City of Ankeny and Accu-Mold, LLC (date of hrg: 10/5/26 @ 5:30 p.m.)
38. Receive and file the Ankeny SummerFest 2026 Report.
39. Approve the Letter of Agreement for Generator Maintenance Services with Patriot Critical Power of Elkhart, Iowa, and authorize the Mayor to sign the Letter of Agreement.

Ordinances

40. Third consideration of **ORDINANCE 2265**, an Ordinance vacating a portion of SW Ordnance Road right-of-way, originally dedicated as Seventh Street, Thomas 2nd Addition, and for a portion of alley west of SW Cherry Street, originally dedicated as Lot A, Block 5, Thomas 2nd Addition, containing 0.14 acres (+/-), sending it on its final passage and publication as required by law. **RESOLUTION 2026-301** accepting an easement agreement with Qwest Corporation, DBA CenturyLink QC, associated with Lot A, Block 5, Thomas 2nd Addition and vacated SW Ordnance Road right-of-way. **RESOLUTION 2026-302** authorizing the sale of real estate vacated by the City of Ankeny to Jacob D. Walton, Daniel B. Morris and Andrea M. Morris, Gena K. Johnson, and RGF, LLC.
41. Third consideration of **ORDINANCE 2266**, vacating a Public Utility Easement located on Lot 2, Plaza 36 Plat 2, sending it on its final passage and publication as required by law. **RESOLUTION 2026-303** authorizing the sale of property vacated by the City of Ankeny, Iowa, to DRA Properties, LC.

**APPROVAL OF CONSENT AGENDA**

1. Council Member Graber moved, seconded by Shafer, to approve the recommendations for Consent Agenda Items CA-1 through CA-41. Ayes: Graber, Shafer, Davis, Perry.

**LEGISLATIVE BUSINESS**

Approval of Ordinances

42. **Ord 2267.** An Ordinance amending the Zoning Regulations, Chapter 192, of the Municipal Code of the City of Ankeny, Iowa, by rezoning certain property owned by Bill Kimberley, LC, from the current R-1, One-Family Residence District to R-3, Multiple-Family Residence District Restricted to Single-Family Residential. Third consideration of Ordinance 2267 was held. No formal action was taken.
43. **Ord 2268.** An Ordinance repealing and replacing Chapters 190-197, Chapter 200, and the Official Zoning Map of the Municipal Code of the City of Ankeny, Iowa. Council Member Perry moved, Shafer seconded, to accept second consideration of ORDINANCE 2268. Ayes: Perry, Shafer, Davis, Graber.
44. **Ord 2269**. An Ordinance amending the Code of Ordinances for the City of Ankeny, Iowa by amending provisions related to the Zoning and Subdivision Code Update. Council Member Perry moved, Graber seconded, to accept second consideration of ORDINANCE 2269. Ayes: Perry, Graber, Davis, Shafer.
45. **Ord 2270**. An Ordinance amending Ordinance Nos. 1682 and 2192, providing that general property taxes levied and collected each year on all the taxable property located within the Amended Northeast Ankeny Urban Renewal Area, in the City of Ankeny, County of Polk, State of Iowa, by and for the benefit of the State of Iowa, City of Ankeny, County of Polk, Ankeny Community School District, and other taxing districts, be paid to a special fund for the payment of principal and interest on loans, monies advanced to and indebtedness, including bonds issued or to be issued, incurred by the City in connection with the Amended Northeast Ankeny Urban Renewal Area (Amendment No. 2 to the Amended and Restated Northeast Ankeny Urban Renewal Plan) Council Member Davis moved, Graber seconded, to accept first consideration of ORDINANCE 2270. Ayes: Davis, Graber, Perry, Shafer.
46. **Ord 2271**. An Ordinance amending the Municipal Code of the City of Ankeny, Iowa, by modifying Chapter 152, Sidewalk Regulations. Council Member Graber moved, Perry seconded, to accept first consideration of ORDINANCE 2271. Ayes: Graber, Perry, Davis, Shafer.

**NEW BUSINESS**

1. **Iowa Army National Guard—Request to suspend: 1) enforcement of decibel levels in the City's Noise Control ordinance; and 2) discharging weapons in the Public Health and Safety Code of the Ankeny Municipal Code.** Council Member Graber moved, Perry seconded, to approve the request by Iowa Army National Guard to suspend enforcement of certain provisions of Chapter 44 and Chapter 41.09. Council Member Graber moved, Perry seconded, to amend the motion to approve the request as recommended by staff. Ayes: Graber, Perry, Davis, Shafer.
2. **Liquor License Application.** Council Member Graber moved, Davis seconded, to rescind the City Council's action of August 17, 2026, which disapproved the Class C Retail Alcohol License (LC) application submitted by Ankeny Dram Shop FFE Leasing LLC, d/b/a Whiskey River Ankeny for the premises located at 1350 SW Vintage Pkwy. Ayes: Graber, Davis, Perry, Shafer. Council Member Graber moved, Davis seconded, to approve the issuance of the Class C Retail Alcohol License application submitted by Ankeny Dram Shop FFE Leasing LLC, d/b/a Whiskey

River Ankeny for the premises located at 1350 SW Vintage Pkwy. Ayes: Graber, Davis, Perry, Shafer.

**ADJOURNMENT**

1. Meeting was adjourned at 6:19 p.m. and was immediately followed by a Council Action Planning Session.

Michelle Yuska, City Clerk

Bobbi B. Bentz, Mayor

Published in the Des Moines Register on 9/18/26.