MINUTES
City Council Meeting
Council Chambers - 3600 86th St.
5:30 P.M. - Tuesday, April 7, 2026

3600 86th Street Urbandale, IA 50322
515.278.3900 I Urbandale.org

1. OPENING

The Urbandale City Council met in regular session on Tuesday, April 7, 2026, beginning at 5:30 P.M., in the Council Chambers - 3600 86th St., with Mayor Robert D. Andeweg presiding.

Answering roll call were the following Members:	Also present were:
Councilmember Patricia Boddy	Mayor Robert Andeweg
Councilmember Joe Cacciatore	City Manager David Jones
Councilmember Bridget Carberry Montgomery	Assistant City Manager Curtis Brown
Councilmember Amy Croll	Finance Director Nicci Lamb
Councilmember Blake Rozendaal	Director of Engineering & Public Works John Larson
	Assistant Director of Engineering Kristin Brostrom
	Assistant Director of Community Development Kristi Bales
	Chief of Police Rob Johansen
	Fire Chief/Emergency Preparedness Director Mike Cardwell
	Director of Marketing & Communications Derek Zarn
	City Clerk Nicole Lunders
	City Attorney Maria Brownell
	Management Analyst Annika Schilke
	Economic Development Specialist Ebonee Woods

Mayor Andeweg led the Pledge of Allegiance and recited the CHARACTER COUNTS! statement.

2. APPROVE AGENDA

Motion by Councilmember Croll, second by Councilmember Boddy to approve theApril 7, 2026 agenda.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal

Carried 5-0

3. PRESENTATIONS

3.1 Proclamation - 2026 Fair Housing Month

Mayor Andeweg presented the proclamation to Polk County Housing Trust Fund Executive Director Toby O'Berry, and Homeward Executive Director Angie Arthur.

4. CITIZENS' FORUM

No comments were made.

5. ADOPTION OF MINUTES

5.1 City Council Meeting Minutes - March 17, 2026

Motion by Councilmember Croll, second by Councilmember Cacciatore to approve the March 17, 2026 City Council meeting minutes.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

6. CONSENT AGENDA

6.1 Approve Bill Lists - March 17, 2026, March 26, 2026, and April 2, 2026

6.2 Approve Business Licenses

6.3 Approve Third and Final Reading - Ordinance 2026-17: Amending Title XV, Chapter 160, Section 160.03(B) of the Municipal Code of the City of Urbandale, Iowa

6.4 Approve Resolution 132-2026: Professional Services Agreement for Animal Licensing Services - PETDATA Technologies, LLC

6.5 Approve Purchase - Fire Station #42 Renovations Project - Phase 1 Furniture

6.6 Receive Civil Service Minutes - April 2, 2026

6.7 Receive Light Equipment Operator Certified List

6.8 Receive Board of Adjustment Minutes - March 4, 2026

6.9 Receive Planning & Zoning Commission Minutes - March 9, 2026 and March 23, 2026

Motion by Councilmember Rozendaal, second by Councilmember Croll to approve Consent Agenda items 6.1-6.9.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

7. PUBLIC HEARINGS

7.1 Public Hearing - “Timberline Village/Knapp Property” Rezoning from “A-1” Agricultural Reserve District to “R-1S” Suburban Density Single Family District (128th Street and Aurora Avenue) Case No. 010-2026-01.01

Mayor Andeweg stated that publication to consider the rezoning had been completed as required by State law and asked if there were any objections, written or oral, to the form of the notice. There were none.

Motion by Councilmember Cacciatore, second by Councilmember Boddy to open the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Kristi Bales presented information on the proposed rezoning. Discussion

included elements of the proposed development and the conditions of the rezoning. No comments were made.

Motion by Councilmember Croll, second by Councilmember Boddy to close the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Motion by Councilmember Croll, second by Councilmember Boddy to approve the first reading of Ordinance 2026-18: Amending Title XV, Chapter 160, Section 160.03(B) of the Municipal Code of the City of Urbandale, Iowa to rezone the "Timberline Village/Knapp Property" from "A-1" Agricultural Reserve District to "R-1S" Suburban Density Single Family District.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

7.2 Public Hearing and Consideration of Bids - 2026 Sewer Lining Program

Mayor Andeweg stated that publication to consider the project had been completed as required by State law and asked if there were any objections, written or oral, to the form of the notice. There were none.

Motion by Councilmember Croll, second by Councilmember Rozendaal to open the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

John Larson presented information on the project and a summary of the bids. No comments were made.

Motion by Councilmember Boddy, second by Councilmember Cacciatore to close the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Motion by Councilmember Rozendaal, second by Councilmember Cacciatore to approve Resolution 129-2026: Adopting plans, specifications, form of contract, and estimate of costs for the 2026 Sewer Lining Program.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Motion by Councilmember Rozendaal, second by Councilmember Cacciatore to approve Resolution 130-2026: Making award of contract to Hydro-Klean, LLC, in the amount of $551,715.30, for the 2026 Sewer Lining Program.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Motion by Councilmember Rozendaal, second by Councilmember Cacciatore to approve Resolution 131-2026: Approving contract with Hydro-Klean, LLC, for the 2026 Sewer Lining Program.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

8. ESTABLISH PUBLIC HEARINGS

8.1 Establish Public Hearing - Vacation of a Public Access Easement - "Lot 61, Oakwood Haven Plat 1" (4750 86th Street), Case No. 014-2026-01.02

Motion by Councilmember Rozendaal, second by Councilmember Cacciatore to approve Resolution 020-2026: Establishing April 21, 2026, as a public hearing for consideration to vacate a Public Access Easement, Case No. 014-2026-01.02; and authorize the City Clerk to publish notice of the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

8.2 Establish Public Hearing - FY2026-2027 Operating Budget

Motion by Councilmember Croll, second by Councilmember Rozendaal to approve Resolution 125-2026: Establishing April 21, 2026 as a public hearing for consideration of the FY2026-2027 Operating Budget; and authorize the City Clerk to publish notice of the public hearing.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

9. PLANNING & ZONING ITEMS

9.1 “Des Moines Christian School/Early Education Building – Accessory Building” Site Plan No. 012-2025-05.01 (13831 Aurora Avenue)

Motion by Councilmember Croll, second by Councilmember Boddy to approve the “Des Moines Christian School/Early Education Building – Accessory Building” Site Plan No. 012-2025-05.01, subject to conditions.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

10. REGULAR AGENDA ITEMS

10.1 2026A Series A General Obligation Capital Loan Notes

Motion by Councilmember Carberry Montgomery, second by Councilmember Rozendaal to approve Resolution 126-2026: Directing the advertisement for sale of $8,040,000 General Obligation Capital Loan Notes, Series 2026A; and approving the electronic bidding procedures and official statement.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal
Carried 5-0

Motion by Councilmember Carberry Montgomery, second by Councilmember Rozendaal to approve Resolution 127-2026: Authorizing execution of an amendment to the Dissemination Agreement with Piper Sandler; and authorize the Mayor to sign the amendment.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal

Carried 5-0

10.2 Grant Application - Community Catalyst Building Remediation Program

Motion by Councilmember Boddy, second by Councilmember Cacciatore to approve the Community Catalyst Building Remediation Program application to the Iowa Economic Development & Finance Authority; and authorize the Mayor and Economic Development Director to execute all necessary documents related to the application.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal

Carried 5-0

10.3 Amendment to the Flock Group Inc. Professional Services Agreement

Motion by Councilmember Boddy, second by Councilmember Rozendaal to approve Resolution 111-2026: Authorizing execution of an amendment to the professional services agreement between Flock Group Inc. and the City of Urbandale; and authorize the Mayor to sign the amendment.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal

Carried 5-0

10.4 Bids - 86th Street Trail Project

Motion by Councilmember Croll, second by Councilmember Carberry Montgomery to approve Resolution 124-2026: Making award of contract to Howrey Construction, Inc. in the amount of $180,458.00, including Alternate 1, for the 86th Street Trail project.

AYES: Boddy, Cacciatore, Carberry Montgomery, Croll, and Rozendaal

Carried 5-0

11. CITY MANAGER'S REPORT

City Manager Jones provided an update on the proposed Special Census in 2027. A list of legislative priorities will be prepared for the annual Des Moines Partnership visit with legislators in Washington, DC.

12. MAYOR & COUNCIL ITEMS

Updates included: appreciation of staff work on ALPR review; DART update; lunch and learn preview information for the Sustainable Iowa Land Trust; foundation drain disconnect program update; MAC update; a request for review of potential e-bike regulations; and proposed state legislative changes.

13. ADJOURNMENT

Mayor Andeweg adjourned the meeting at 7:19 P.M.

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Robert D. Andeweg, Mayor

ATTEST:

Nicole Lunders, City Clerk

Published: April 17, 2026